

# CAPABILITY STATEMENT



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## *Do you have the same risks that cost this owner over \$500,000?*

One of our Directors, Sam, was recently engaged as an expert witness to investigate an insurance claim made by a building owner / occupier. The liner in one of the site's water tanks was damaged and the owner / occupier had engaged a contractor to repair it. After attending site and reviewing the claim, it became obvious that the contractor that repaired the liner did not hold the licences required to maintain or clean fire tanks.

Unfortunately for the owner / occupier, the insurer therefore refused to accept the claim and left the owner / occupier more than \$500,000 out of pocket. Under the current legislation, the improperly licenced contractor got away with little more than a slap on the wrist. This is obviously not fair on the building owner / occupier who thought they had engaged an appropriate professional.

Scenarios like this one are far too common. Building owners and managers often do not realise they have engaged improperly licenced contractors to maintain their fire system until it is too late. To protect yourself from this type of risk, you must ensure that your contractors hold the relevant licences.

Sam Hannant is a licensed plumber who has specialised in fire services for around 15 years. His passion for the fire industry and community safety are demonstrated by his industry involvement as a Councillor on the Master Plumbers' Association of Queensland ("MPAQ"), a member of the MPAQ and QBCC Fire Committees and as the Master Plumbers' Australia representative on four Australian Standards committees relating to fire, including tanks.

Sam's brother Israel Hannant is an experienced commercial diver who is also passionate about diving, compliance and safety standards. Israel is a Level 3 commercial diver as well as a qualified dive medic technician. He has been working exclusively as a commercial diver for 5 years and his experience includes work in tanks, reservoirs, dams, rivers and seaways.

At FTA, we inspect, clean and maintain potable tanks, fire tanks, reservoirs and other waterways in accordance with the relevant standards and legislative requirements. In doing so, we hope to protect our clients from liability (such as the unfortunate situation above) and maintain community safety.

**Act now and call us before it is too late!**



## ***Education is key!***

There is a large regulatory framework surrounding the fire protection industry including legislation, regulations, building codes and Australian Standards.

Section 104D of the *Fire and Emergency Services Act 1990* (Qld) provides that the occupier of a building must maintain at all times every prescribed fire safety installation to a standard of safety and reliability in the event of a fire. Penalties for non-compliance for building owners / occupiers can include fines of up to \$220,000 or 3 years in prison (as at March 2020). This seems incredibly unfair, especially in circumstances where the penalty for a contractor who does non-compliant work is only around \$4,000.

Building owners must also ensure that they engage properly licensed contractors to perform maintenance on their fire protection system. For example, AS1851 provides that inspecting and testing water tanks for fire safety systems is classified as plumbing works and must be completed by a licensed plumber. However, many tank contractors do not hold a plumbing licence. Using improperly licensed contractors can lead to a breach of an owner / occupier's obligations under the abovementioned legislation and can void insurances in the event of a fire or system failure because the system has not been properly maintained.

In our view, there is a serious lack of information available for building owners / occupiers to understand their fire protection obligations and education is key to a solution.



***We envision*** safe, unobstructed water supply to all fire systems and access to clean water for all Australians. To achieve this, every tank and reservoir across Australia must be cleaned and maintained properly and comply with industry standards.

***Our mission*** is to set the standard for the inspection, cleaning and maintenance of potable tanks, fire tanks, reservoirs and waterways across Australia.

We also aim to ***educate*** the community about fire and water safety and educate building owners / occupiers on their legal obligations. We believe that education will not only protect our clients from potential liability but also increase the standard of work being done in our industry and thereby promote community safety.

***Our values*** drive the success of our team.

We are experts in our field who are passionate about what we do and maintain a high level of attention to detail. We strive to provide excellence in client service, innovative solutions and strong technical compliance.

Our top down approach transcends these values through our company.



### ***Put simply, your needs are our concern!***

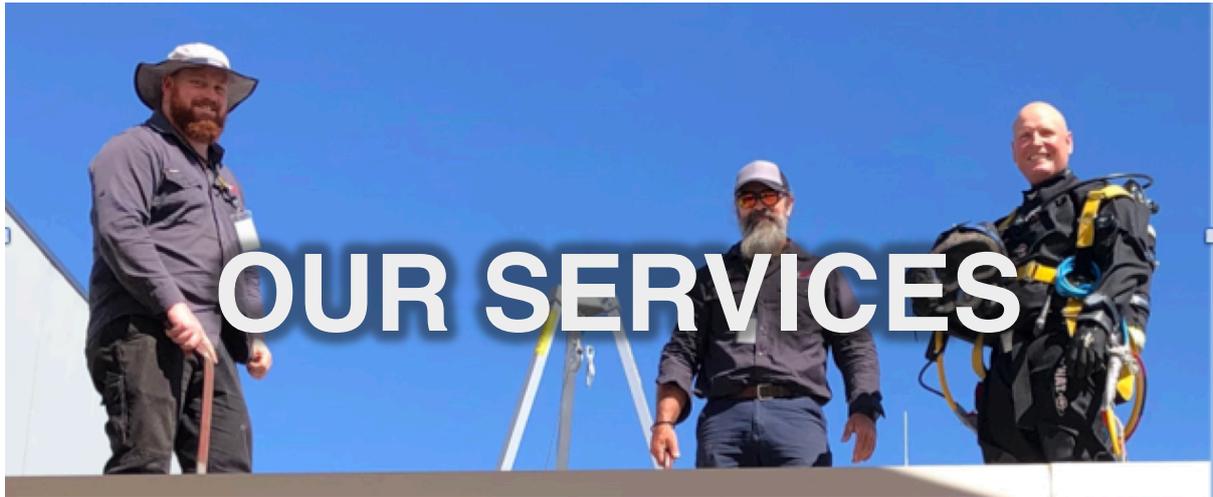
We are a family owned and operated business that strives to provide excellence in client service, innovative solutions and unparalleled technical compliance. We have a high level of attention to detail and take pride in ensuring that your tanks and reservoirs are inspected, cleaned and maintained to the highest standard.

We are specialists in our respective fields and we are passionate about our work. We hold all the relevant licences, insurances and equipment required under the relevant legislation and standards. We guarantee that our services exceed current industry practices, giving you confidence and value for money.

Unfortunately, our industry is under regulated and there are many improperly licensed providers purporting to provide a similar service, often for a cheaper price. In our experience, defects often arise when improperly licenced or inexperienced contractors clean and maintain your tanks and reservoirs. This can result in damage or loss that leads to legal ramifications for the owner / occupier. We encourage all of our potential clients, whether they engage us or not, to carefully check the qualifications of their contractors.

### ***Our Core Competencies*** include:

- Relevant QBCC Licensing;
- Licenced plumbers;
- Licenced fire certifiers;
- Commercial diving certifications;
- Confined space certification; and
- Working at heights certification.



*Our specialist services* are primarily channelled through two key focus areas – Water Storage Tanks (including potable tanks and fire tanks) and Reservoirs. An overview of our basic services includes:

**WATER  
STORAGE  
TANKS**

- Inspections
- Cleaning
- Refurbishing / maintenance
- Liner replacements
- Leak detections
- Full tank installations and repairs

**RESERVOIRS**

- Cleaning
- Inspections
- Leak detection
- Refurbishment – including (but not limited to) ladder, directional cone, and Pax mixer installations and positioning



## Legal Requirements

At FTA, we adhere to all relevant legislation and Australian Standards when working on fire tanks including but not limited to AS 1852-2012 (*Routine service of fire protection systems and equipment*), AS 2304 (*Water storage tanks for fire protection systems*), AS/NZS 3500 (*Plumbing and drainage*) and AS/NZS 2845 (*Water supply – Backflow prevention devices*).

Section 5 of AS 1851-2012 (*the Australian Standard for Routine service of fire protection systems and equipment*) provides the requirements for routine servicing (inspection, testing, preventive maintenance and survey) of fire tanks at the following frequencies:

1. Monthly and six-monthly;
2. Yearly;
3. Ten yearly; and
4. Other frequencies where applicable.

## Our Services

With licenced plumbers, a fire certifier and a fully qualified commercial dive team, we offer a full range of services for water storage tanks including:

1. Inspections;
2. Cleaning;
3. Maintenance (includes repairs, replacing faulty valves, replacing ladders and removing old / installing new liners);
4. Refurbishments; and
5. Leak detection.

While we use a range of methods (including ROVs and / or draining the tank), we believe the best way to perform these services is to use our dive team, who actually enter the tank to complete the mandatory inspections and carry out the cleaning and required maintenance.

ROVs can be useful for some inspections but are quite limited once any cleaning and / or maintenance is required. It is also difficult for an ROV to perform many of the tasks

required in an inspection like accurately determining the depth of sediment, testing the tightness of nuts and bolts and / or feeling the liner to see if there is water caught behind it.

We therefore believe that using divers is paramount to inspect, clean and maintain tanks in accordance with the relevant legislation and standards. Using divers is also more cost effective and sustainable in that hundreds of thousands of litres of water are not wasted by draining the tank for each inspection and / or clean.

**Inspections** cover mandatory items such as water level, float valves, registered air-gaps, overflow sizing, flow testing, leakage, damage, corrosion, ladders, sediment, vents, signs, gaskets and seals and so on (Section 5.4, AS1851-2012). As discussed above, these things can be more thoroughly inspected using our dive team than with an ROV.

**Maintenance / refurbishments** are required when defects are discovered in the inspection process. For example, if an inspection reveals that an existing ladder has corroded, our divers can enter the tank to remove it and replace it with a new ladder.

**Cleaning** – top end equipment allows our divers to vacuum up any sediment while inside the tank. Visit our website [www.firetanksaustralia.com.au](http://www.firetanksaustralia.com.au) to view footage of us cleaning a fire tank on a previous job. We also work with our clients to determine appropriate disposal of water removed from their tanks to meet their environmental management policies and EPA requirements.

**Leak detection** – our divers inject a food grade dye into problem areas in the tank to detect leaching. Once a leak is found, we use an appropriate solution, which may include applying food grade sealant to repair the leak, patching the liner or replacing the liner.





Our team also have extensive experience working in reservoirs.

**Inspections** are performed by our commercial dive team. We have ROV capabilities with high definition photo and video footage for reservoirs that require an inspection only. Alternatively, inspections are done during the cleaning of the reservoir – high definition photos and videos are provided to show the key elements of the inspection and to show the condition of the reservoir before and after the clean.

**Cleaning** is also done by our commercial dive team using state of the art diving and cleaning equipment. Reservoirs are thoroughly inspected and cleaned with minimal water loss. Our reservoir cleaning equipment is designated for use in potable water only and it is subject to a thorough sterilisation process prior to use on each job.

**Leak detection** – as with leak detection in tanks, our dive team injects a food grade dye into problem areas in the reservoir to detect leaching. Once a leak is found, the diver uses food grade sealants to repair the leak (where possible).

**Maintenance / refurbishment** in reservoirs can involve a range of tasks. For example, steel ladders, ladder cages and platforms can corrode and contaminate the water supply. FTA can remove and replace ladders with custom-built FRP ladders. State of the art underwater power tools are used for the removal and installation. Non-corrosive HDPE directional cones can be installed to direct the water flow from the inlet to circulate water and eliminate dead zones on the reservoir. Non-corrosive HDPE outlet covers can be fitted to ensure sediment is not taken up in the water supply and act as a protective barrier to divers working while the reservoir is online.



# MAJOR CLIENTS

*Within our first few months of operation*, we had started to develop strong relationships with clients who could see value in the service we provide. Some of our recent clients in Queensland and New South Wales include those listed below – we note that this site-specific information is provided on a strictly confidential basis.

<b>COMPANY/ORGANISATION</b>	<b>WHAT WAS SERVICED/INSPECTED?</b>	<b>WHERE?</b>
<i>NSW Main Roads</i>	St Helena Tunnel & Tugun Bypass Tunnel Fire Tanks	Byron Bay, NSW & Gold Coast, QLD
<i>Downer Coal Mine</i>	Fire Tanks	Millmerran, QLD
<i>Gold Coast Airport</i>	Fire Tanks	Tugun, QLD
<i>ST Joseph's College</i>	Fire Tanks	Brisbane, QLD
<i>Stockland Shopping Centre</i>	Fire Tanks	Rockhampton, QLD
<i>Currumbin Clinic (aged care facility)</i>	Fire Tanks	Gold Coast, QLD
<i>EMF</i>	Fire Tanks	Nerang, QLD



### **Sam Hannant: Director and Co-Founder**



Our fire Certifier, Sam is a plumber, drainer and gasfitter by trade who has specialised in the provision of fire services for over 14 years. He has extensive experience in certifying, installing, testing and maintaining all types of commercial fire systems – high rise buildings, hospitals, schools, government buildings, stadiums, shopping centres, airports and so on. His experience is second to none.

Sam is passionate about the fire industry and about community safety. He is involved at industry level as follows:

- Councillor, Master Plumbers’ Association of Queensland (“MPAQ”);
- Member, MPAQ Fire Committee;
- Member, QBCC Fire Committee; and
- The Master Plumbers’ Australia representative on the Australian Standards Committee for four (4) different Australian Standards:
  - o AS2419.1-2005 – Fire hydrant installations system design, installation and commissioning;
  - o AS1851-2012 – Routine service of fire protection systems and equipment;
  - o AS2304-2011 – Water storage tanks for fire protection systems; and
  - o AS291-2013 – Fixed fire protection installations – pump set systems.

Sam has also been engaged as an expert witness in several legal and insurance matters related to the fire industry.

### **Israel Hannant: Director and Co-Founder**



As a Level 3 commercial diver and qualified dive medic technician with a passion for safety and compliance, Israel is the backbone of our diving division.

Israel has been working exclusively as a commercial diver for the last 5 years with experience in tanks, reservoirs, dams, rivers and seaways. With a professional focus on reservoirs and tanks, he employs industry-leading techniques for inspecting, cleaning and maintaining water tanks (including fire tanks) and reservoirs.



**Our organisation** is comprised of two directors who are specialists in their respective fields of plumbing / fire protection and commercial diving. Those Directors oversee the company's operations and communicate effectively with the other parties that are vital to the company's success.





***Don't wait until it's too late!***

Call us to discuss the specific requirements for your reservoirs, tanks and waterways.

By using FTA, you can be confident that you will receive excellent client service from a contractor who is properly licensed and insured and is conducting all work in accordance with the relevant legislation and standards.

Connect with us today through any of the channels below.

**Call us today on (07) 5559 1919**



**Visit our Website: Fire Tanks Australia**

**<https://firetanksaustralia.com.au/>**



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