Assessment Requirements for CPPDSM4049 Implement maintenance program for managed properties
Assessment Requirements for CPPDSM4049 Implement maintenance program for managed properties

Modification History

Release 1.
Replaces superseded equivalent CPPDSM4049A Implement maintenance plan for managed properties.
This version first released with CPP Property Services Training Package Version 5.

Performance Evidence

A person demonstrating competency in this unit must satisfy all of the elements, performance criteria, foundation skills and range of conditions of this unit.

The person must also develop and implement a maintenance program for one of the following managed properties:

- business property
- commercial property
- development property, including subdivision and multi-unit sites
- holiday rental
- industrial property
- investment property
- periodic rental property
- residential property
- retail property
- rural property
- strata community.

In doing the above, the person must:

- determine property maintenance requirements for managed properties
- develop a property maintenance program for managed properties that includes procedures for selecting maintenance contractors and maintaining safety and security of clients
- establish and maintain a key register for managed properties
- monitor security of managed properties
- apply knowledge of agency practice, ethical standards and legislative requirements associated with establishing, implementing and reviewing a maintenance program for managed properties
- review the property maintenance program for the above managed property.
Knowledge Evidence

A person demonstrating competency in this unit must demonstrate knowledge of:

- basic knowledge of property contracts and administrative requirements relating to implementing a property maintenance program
- building codes and Australian standards relating to implementing a property maintenance program
- building construction practices relating to implementing a property maintenance program
- common building styles
- common building faults
- common hazards to public and personal safety associated with particular types of maintenance work in buildings
- industry benchmarks and ethical standards for property maintenance procedures
- key register, including:
  - its purpose
  - operating procedures
  - risks associated with its inadequate management
- management strategies relating to different types of residential, industrial, commercial, rural and retail property
- work health and safety (WHS) issues and requirements relating to maintenance programs for managed properties
- property maintenance:
  - methods
  - programs
  - requirements
  - schedules
- property safety and security requirements
- key requirements of federal, and state or territory legislation and local government regulations relating to:
  - anti-discrimination and equal employment opportunity
  - consumer protection and trade practices
  - employment and industrial relations
  - environmental issues
  - financial services
  - industrial relations
  - leases and tenancy agreements
  - WHS
  - privacy
  - strata communities
  - taxation
- procedures for reporting repairs and maintenance to owners
- risks and risk management strategies associated with property maintenance
Assessment Requirements for CPPDSM4049 Implement maintenance program for managed properties

Assessment Conditions

The following must be present and available to learners during assessment activities:

- equipment:
  - computer system with internet, email and printing facilities
- physical conditions:
  - managed properties
  - specialist advice required to develop maintenance programs for managed properties
- specifications:
  - organisational policies and procedures relating to developing and implementing maintenance programs for managed properties
  - legislation and regulations impacting on maintenance programs for managed properties
- relationship with team members and supervisor:
  - member of a work team in a property industry context.

Assessor requirements

As a minimum, assessors must satisfy the assessor requirements in the Standards for Registered Training Organisations (RTOs) current at the time of assessment.

Links

Companion Volume implementation guides are found in VETNet -