



CPD COURSES

Sydney
Sales (AM) or
Prop Mgmt (PM)
Fri 10th Jul

Sydney
Business Broking
Wed 22nd Jul

Gosford
Sales & Prop Mgmt
Thu 30th Jul

Blue Mountains
Sales & Prop Mgmt
Fri 31st Jul

Castle Hill
Sales & Prop Mgmt
Thu 6th Aug

Northern Beaches
Sales & Prop Mgmt
Wed 12th Aug

Ballina
Sales & Prop Mgmt (AM)
or Strata (PM)
Mon 17th Aug

Sydney
Strata
Thu 20th Aug

Sydney
Commercial & Retail
Sales & Leasing
Wed 26th Aug

Asbestos.....a timely update

Whilst we have discussed the risks of asbestos in previous newsletters and in our CPD training, the recent NSW Government initiative stemming from the "Mr Fluffy" concerns, renews the need to bring this to the attention of Property Managers and Strata Managers.

So who or what is Mr Fluffy? Mr Fluffy was a company that filled roof cavities with loose asbestos insulation between 1968 to 1979. This type of asbestos is particularly harmful as it is in a raw form, it is easily disturbed and can be inhaled easily.

The company has been identified as having filled roofs in both NSW and Canberra. Whilst there were some previous initiatives in Canberra to treat affected homes and remove the asbestos fibres, the concern remains that there may be leftover fibres or even properties that were not treated at all.

The Mr Fluffy Company was not known for great record keeping, so identifying the properties that were worked on by them is not as easy as looking up a register. In Canberra there have been approximately 1,000 properties identified as being affected, however, the final number in NSW is as yet unknown, with 65 properties identified so far.

The NSW Government announced this week their voluntary purchase and demolition programme for any NSW property that receives a positive reading for the loose fill asbestos. The program will offer homeowners a choice of actions:

1. a NSW Government purchase of premises and land or
2. a NSW Government purchase of the premises only.

There will also be a level of compensation/funding available to the owners to assist in things like finding other accommodation, moving expenses, replacement of affected furnishings.

The NSW Government has released a number of guidelines that they recommend for agents:

1. Agents should inform their principals that properties constructed before 1980 may contain loose-fill asbestos insulation.
2. At the time of conducting their initial inspection, agents should ask their principal to complete a questionnaire which includes the following questions:

**CPD
2 HOUR
SEMINARS**

(8am - 10am unless otherwise specified)

Full 12 points!!

Parramatta
Sales & Prop Mgmt
Thu 9th Jul

Sydney
Trust Accounting
Thu 16th Jul

Liverpool
Sales & Prop Mgmt
Fri 17th Jul

Castle Hill
Sales & Prop Mgmt
Mon 20th Jul

Newcastle
Sales & Prop Mgmt
Wed 22nd Jul

Ballina
Trust Accounting
Mon 27th Jul

Tweed Heads
Trust Accounting
Mon 27th Jul
2pm - 4pm

Sydney
Sales & Prop Mgmt
Fri 31st Jul

Newcastle
Trust Accounting
Fri 7th Aug

Bankstown
Sales & Prop Mgmt
Thu 13th Aug

- What date was the property originally constructed?
 - Has the property been renovated since it was originally built? If so, obtain details.
 - Is the principal aware of the presence of any loose-fill asbestos insulation in the property?
 - If yes, the principal should specify all locations where they believe loose-fill asbestos insulation is present.
 - Has a Licensed Asbestos Assessor inspected the property for loose-fill asbestos insulation? If yes, is a copy of the report available?
3. If, based on the instructions received from the principal, the agent becomes aware of the presence of loose-fill asbestos or suspects that loose-fill asbestos may be present on the property built prior to 1980, the agent should consider practical measures to ensure the health and safety of their workers, clients and others. In this regard, the agent should take the following steps:
- Request the Principal register for free testing (available until 14 August 2016 in specified local government areas).
 - Request the Principal provide any test results to the agent.
 - Request the Principal inform the residents of the test result.
 - If the likelihood of exposure to airborne asbestos fibres is high, the agent should exclude their workers and clients from approaching the site.

Finally, there is free testing available for properties that were built prior to 1980 in 36 Local government Areas until August 2016. The local areas include:

- | | |
|----------------------------|-----------------------------|
| Albury City Council | Bankstown City Council |
| Bega Valley Shire Council | Berrigan Shire Council |
| Bombala Council | Boorowa Council |
| Cooma Monaro Shire Council | Eurobodalla Shire Council |
| Goulburn Mulwaree Council | Greater Hume Shire Council |
| Ku-ring-gai Shire Council | Lithgow City Council |
| Manly Council | North Sydney Council |
| Orange City Council | Palerang Council |
| Parramatta City Council | Queanbeyan City Council |
| Snowy River Shire Council | The Hills Shire Council |
| Tumbarumba Council | Upper Lachlan Shire Council |
| Wagga Wagga City Council | Warrindah Council |
| Yass Valley Shire Council | Young Shire Council |

Til next time,
Wishing you every success in your business ventures,
Rosy Sullivan



www.acop.edu.au
enquiries@acop.edu.au

CERTIFICATE OF REGISTRATION COURSES

Sydney

Mon 13th – Wed 15th Jul

Sydney

(Dist Ed + 2 day workshop)

Sat 18th – Sun 19th Jul

Gosford

(Dist Ed + 1 day workshop)

Tue 21st Jul

Castle Hill

Mon 3rd – Wed 5th Aug

Penrith

(Dist Ed + 1 day workshop)

Fri 14th Aug

Ballina

(Dist Ed + 1 day workshop)

Tue 18th Aug

Newcastle

(Dist Ed + 1 day workshop)

Fri 21st Aug

FINANCE AND MORTGAGE BROKING COURSES

Cert IV in Finance & Mortgage Broking Sydney

Mon 10th - Wed 12th Aug

Dip of Finance & Mort Broking Mgmt

Upgrade for existing Cert IV holders

Sydney

Thu 13th - Fri 14th Aug

News from the Office

The ACOP team have been working extremely hard over the past few weeks. We celebrated our remote team member Steph's birthday with a fantastic tall chocolate American mud cake, which unfortunately Steph didn't have the delight of trying because she is also working very hard for us in London.

As well as all the cake in the office we've had plenty of courses running in Sydney and regional NSW. We held our CPD workshops in Wollongong, Gosford and Bankstown. We also held courses in Newcastle, Parramatta and Melbourne.

With all these courses and a busy office the team is definitely looking forward to the weekend and we are all praying that the sun will be shining!

Have you ever thought about being a trainer?

ACOP are working in collaboration with another Registered Training Organisation to offer the **Cert IV in Training and Assessment - TAE40110.**

This is the essential qualification required if you want to be a trainer in the adult vocational industry.

Why not expand your skills and knowledge and add that extra string to your bow and enhance your future career options.

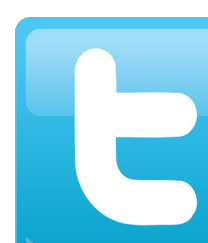
Course Brochure

2 Hr Trust Accounting Regional Seminars

Do you need a quick refresher course to update your Trust accounting knowledge?

27th Jul	Tweed Heads	25th Aug	Wollongong
27th Jul	Ballina	28th Aug	Goulburn
7th Aug	Newcastle	16th Oct	Tamworth

Social Media



Property Licence Courses

Experienced Agents Property Licence Program Parramatta

Mon 13th - Fri 17th Jul

Trust Accounting Parramatta

Mon 13th - Wed 15th Jul

Property Management Parramatta

Wed 15th - Fri 17th Jul

Business Broking Agency Practices Sydney

Thu 25th - Fri 26th Jun

Sales for Real Estate Sydney

Tue 21st - Fri 24th Jul

Strata Management Agency Practices Sydney

Tue 7th - Fri 10th Jul

Stock & Station Agency Practices Sydney

Mon 2nd - Fri 6th Nov

Financial Management Sydney

Thu 30th - Fri 31st Jul

Staff Management Sydney

Mon 27th - Tue 28th Jul

Auctioneer Accreditation Sydney
Fri 18th Sep

Is it Time You Upgraded to Your Licence?

ACOP runs an Experienced Agents Property Licence Program which, in conjunction with Recognition of Prior Learning (RPL) assessment, will enable you to complete your Real Estate Licence qualification in 5 days with take home assessments.

We will also assist you with completion and submission of your licence application to NSW Fair Trading free of charge.

Free Assessment

Send us your resume & copies of any qualification transcripts you may have for a free and confidential preliminary RPL assessment.

CPD

Online CPD now available for Real Estate Sales, Property Management, Commercial & Retail Sales & Leasing, Business Broking, Strata, Stock and Station and On-site Residential Property Management.

\$99



Australian College of Professionals

The College trainers will be conducting Certificate of Registration and CPD courses in city and country areas of NSW in 2014.

Ring 1300 88 48 10 to book

or

visit our website - www.acop.edu.au

Customised and in-house CPD courses are available. We come to you!

Real Estate, Strata, Business Broking, On-site Residential or Stock & Station.

In Sydney, courses are run at Bankstown, Castle Hill, the CBD at St Andrew's House, Liverpool, Northern Beaches and Parramatta.

