

Strata emergency planning

City of Canada Bay
Buildings Network information session
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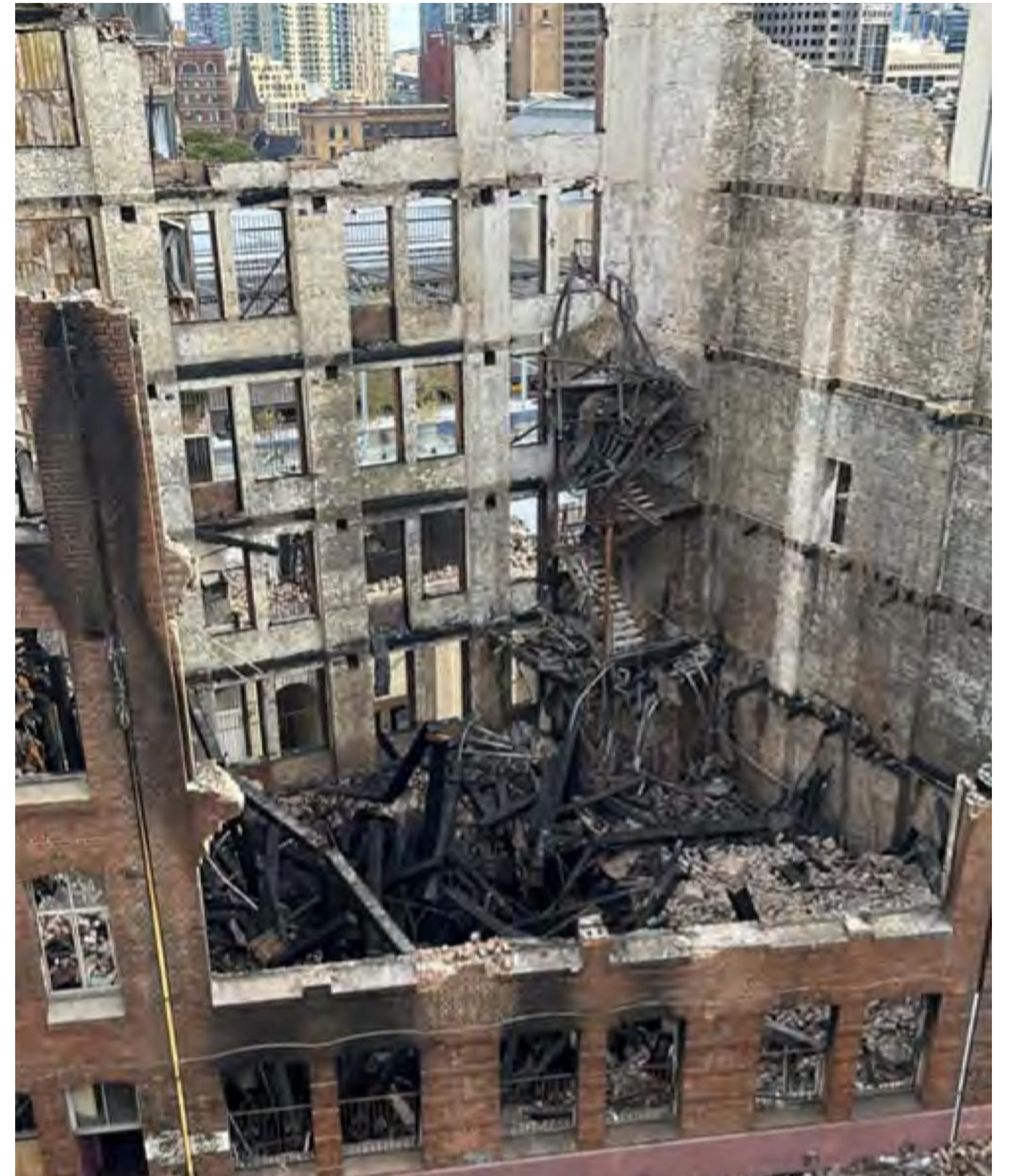
Caption

‘What’s the worst that could happen?’

Hat Factory fire, Surry Hills 2023

More than 100 people evacuated from four adjoining buildings

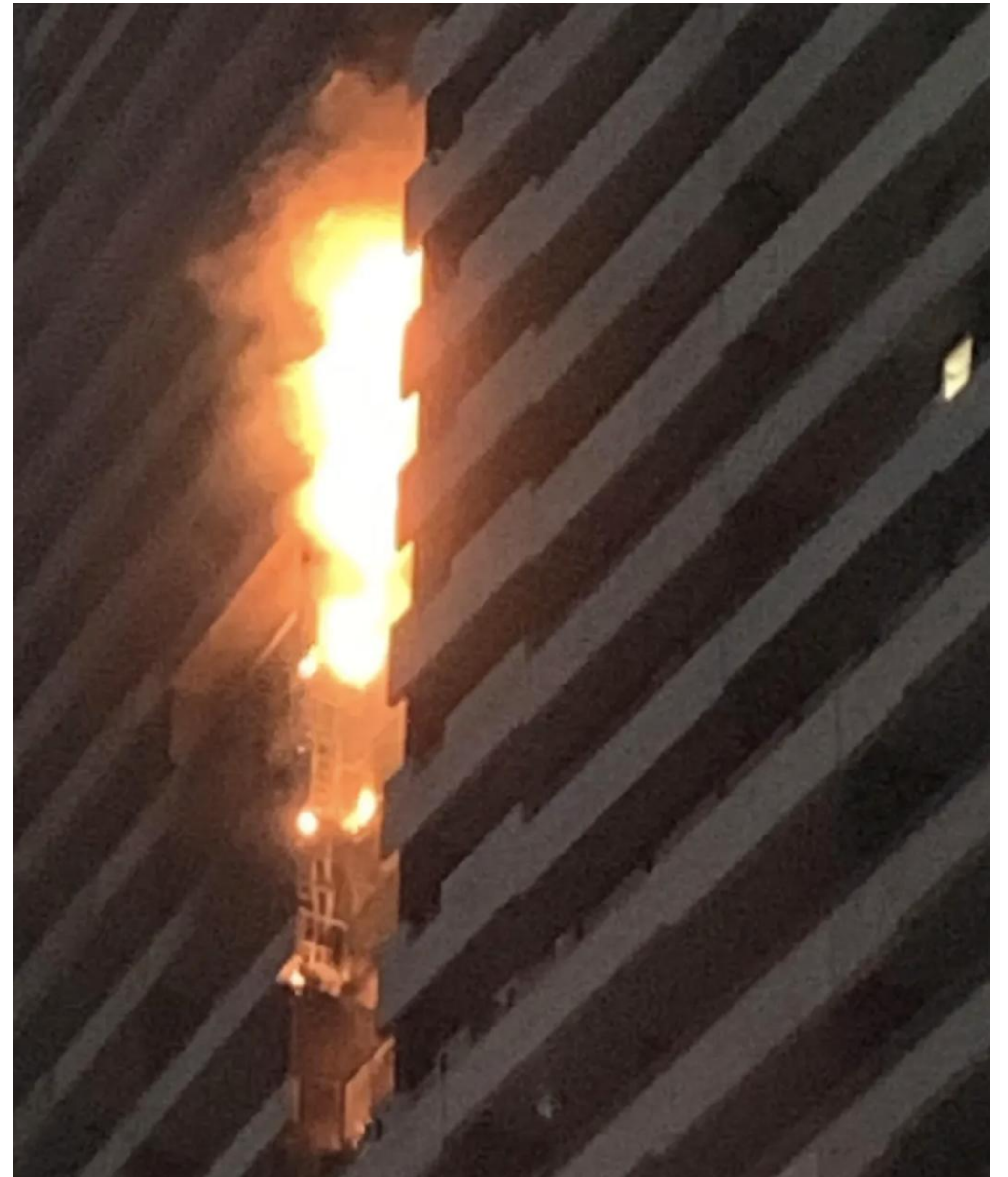
Electricity, gas and water shut off for months in two buildings.



‘What’s the worst
that could happen?’

Neo 2000 building,
Melbourne 2019

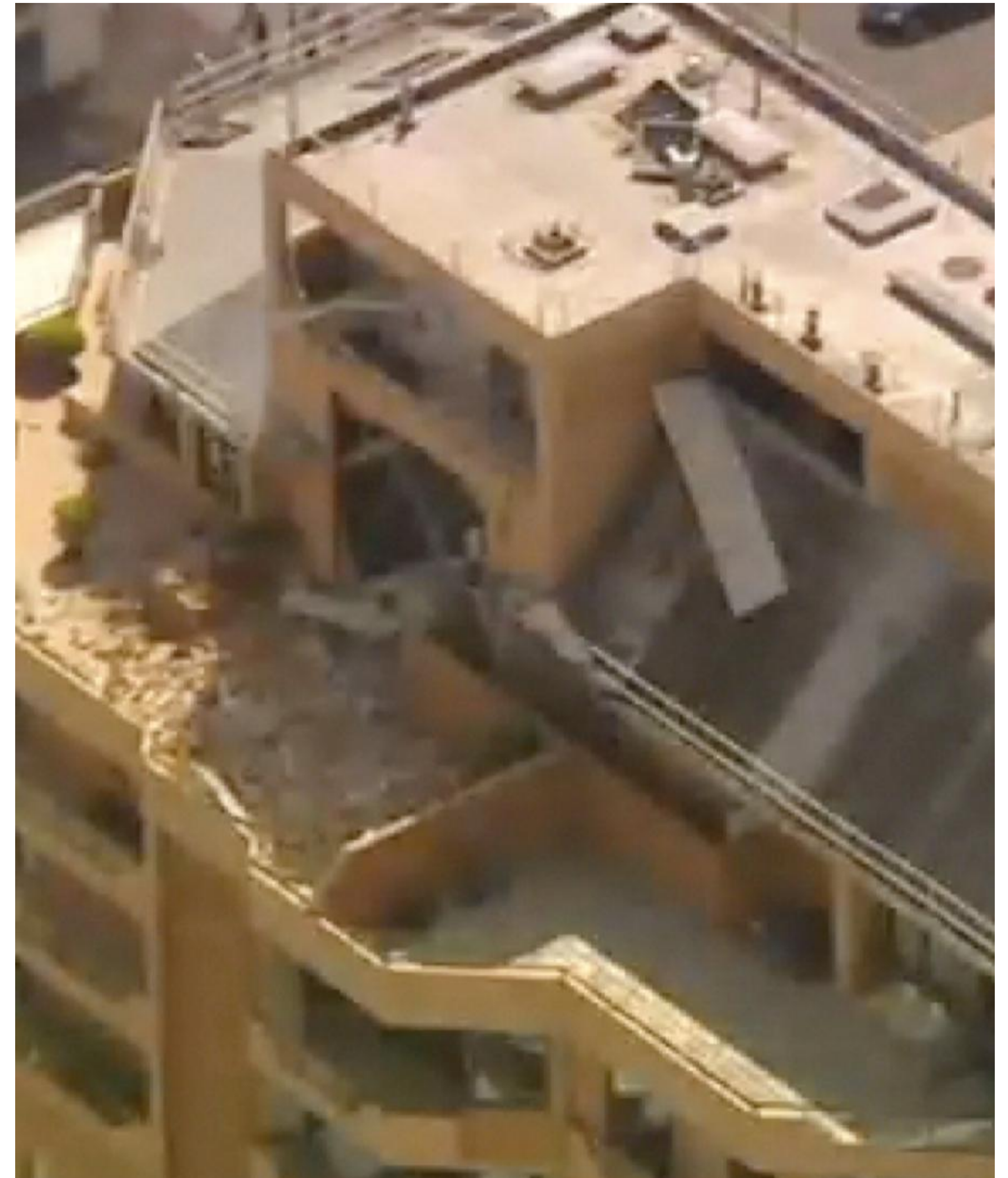
371 apartments evacuated for
almost three weeks



‘What’s the worst
that could happen?’

Eastgate Gardens
Bondi 2009

Gas explosion on rooftop plant
30 stories uninhabitable for
almost eight months



The research

Survey 2023-24

Key problems

- Poor understanding of strata by owners, emergency services
- Safety mostly compliance driven – mainly around fire.
- Complex relationships
- Lack of processes
- Hard for committees to act fast



Strata disaster:
How prepared are
our apartment
communities for
emergencies and
disasters?



The research

Survey 2023-24

Key problems

- Only 52% of buildings have a contact list to alert residents
- Only 16% have an emergency communications plan
- Only 14% have a list of vulnerable residents and pets
- Only 3% have an emergency plan
- Committees overworked, time-poor and ill-equipped



Strata disaster:
How prepared are
our apartment
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emergencies and
disasters?



The response

City of Sydney
engaged OCN to develop and
trial an emergency planning
system.

Comprises:
A guideline document
Templates
Risk assessment tool
Resources

Emergency Planning Guideline

10 steps to improve the preparedness and resilience
of your strata community.



This guideline supports strata committees to prepare for, respond to,
and recover from emergencies and disasters.

PLEASE NOTE

This document is under regular revision as we conduct our pilot work.

Check back on the OCN website at ocn.org.au/getprepared/
for the latest version.

Ten steps



Who has time for that?

- Reality gets in the way of planning for most strata committees
- So we're developing a process so that no matter how much time you have – even as little as an hour – you can improve your preparedness

The one-hour option: three things

- Compile a list of all residents and their contact details. Identify any who are vulnerable and help them write a personal emergency evacuation plan (step 8)
- If you have a strata manager and/or building manager, ask them about the plans they have in place for dealing with emergencies and disasters – how prepared are they?
- Empower your strata committee to act quickly in an emergency (step 10)

Next steps

- Fill in the template
- Risk assessment tool – identify highest priorities
- Divide and conquer.

To find out more

ocn.org.au



Caption