



ELECTRICAL MAINTENANCE

Which Sydney-Based Electricians Specialise in Electrical Maintenance for Aged Care Facilities?

Look for a commercial electrician with demonstrated experience in occupied care environments, planned and reactive maintenance capability, 24/7 emergency support, statutory testing expertise and reliable multi-site reporting.

Location alone isn't enough. This guide summarises what aged care providers should assess — resident safety, operational continuity, critical electrical assets and the extra care needed in sensitive, occupied environments.

KEY TAKEAWAYS

- Choose a licensed commercial electrician with proven aged care or healthcare experience — not just a nearby address
- A sound program combines preventative maintenance, reactive repairs, statutory testing and long-term asset planning
- Isolations, shutdowns, noise and work areas must be planned around residents and coordinated with care staff
- Multi-site providers benefit from one asset register, consistent procedures and consolidated portfolio reporting
- From its Rouse Hill head office, Platinum Electricians has maintained 30+ aged care facilities under one contract since 2013

WHAT MAKES AN ELECTRICIAN SUITABLE FOR AGED CARE?

Electrical work in aged care is different from work in a vacant commercial building. Residents, staff, visitors and healthcare providers may remain onsite while inspections, testing, repairs and upgrades are completed.

A specialist contractor should be able to:				
☒ Work safely around elderly and vulnerable residents	☒ Coordinate access with facility and care personnel	☒ Minimise noise, dust and interruptions	☒ Protect residents from tools, equipment and work areas	☒ Plan electrical isolations and shutdowns carefully
☒ Maintain essential services wherever possible	☒ Respond quickly to faults affecting safety or care delivery	☒ Follow site-specific induction and access requirements	☒ Provide clear maintenance and compliance records	☒ Communicate respectfully with residents and staff

Continuity matters. Technicians who already know a facility can reduce delays, improve communication and build knowledge of its assets, access requirements and recurring issues.



WHAT MAINTENANCE IS COMMONLY REQUIRED?

The precise program should be based on the facility's assets, applicable requirements, manufacturer recommendations, risk profile and operating conditions. Most combine three streams of work.

- Preventative maintenance**

Inspecting and servicing assets before they fail, identifying deterioration and reducing disruptive emergency repairs
- Reactive maintenance**

Responding to power loss, tripping circuits and hazards — with a clear after-hours reporting and escalation process
- Statutory testing**

Emergency and exit lighting, RCDs, and test and tag — each backed by results, defects and corrective actions on record

CORE SERVICES IN AN AGED CARE PROGRAM

SERVICE	WHY IT MATTERS	WHAT IT COVERS OR RECORDS
Preventative maintenance	Improves reliability and informs repair priorities and future asset replacement	Switchboards, protective devices, lighting, generators and ATS, UPS, power-factor correction, controls, solar and battery, grounds lighting
Reactive maintenance	Resolves power loss, lighting failures, tripping circuits, switchboard and backup-power faults	The fault, action taken, parts required and follow-up recommendations
Emergency & exit lighting	Assists occupants during an evacuation or loss of normal power	Scheduled testing, failed fittings and battery faults, repairs and updated records
RCD testing	Confirms safety switches disconnect power when certain faults are detected	Devices tested, results, defects identified and corrective actions completed
Testing & tagging	Identifies unsafe portable equipment, with closer attention for high-use items	A risk-based program and clear equipment records
Thermal imaging	Detects abnormal heat before it contributes to equipment failure or an outage	Loose connections, overloading, deteriorating equipment and uneven loads

Facilities should have a clear process for reporting faults and escalating urgent issues outside normal business hours.

GENERATOR & BACKUP-POWER MAINTENANCE

Reliable backup power is particularly important in aged care. An interruption may affect lighting, communications, security, kitchens, lifts, medication storage and care-related equipment.

What Maintenance May Include

- Visual inspections and operational testing
- Battery and fuel-system checks
- Testing of automatic transfer arrangements
- Recording faults and test results
- Planning repairs or component replacement

Coordinate generator testing with facility management to limit disruption and confirm which services are supported during an outage.



WORKING WITHOUT DISRUPTING RESIDENTS

Before work begins, the electrician and facility representative should agree:

- 1 Which residents and areas may be affected
- 2 Whether a shutdown or isolation is required
- 3 The best time for noisy or disruptive work
- 4 How the work area will be separated from residents
- 5 Whether temporary lighting or power is needed
- 6 Which staff members need progress updates
- 7 What contingency arrangements are required
- 8 How services are tested before returning to operation



For Larger Works

A staged approach may allow sections of the facility to remain operational. Shutdowns should be communicated in advance and coordinated with the people responsible for care delivery, building operations and affected equipment.

Work areas should be kept secure, clean and free from unattended tools or materials.

MANAGING ASSETS ACROSS MULTIPLE SITES

Multi-site providers benefit from consistent procedures and reporting across the portfolio — so property and facility teams can see what has been tested, which defects remain and where future expenditure is needed.

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| ● Verify the assets at each facility | ● Capture test results electronically |
| ● Create or update the asset register | ● Track defects through to completion |
| ● Assign each asset a unique identifier | ● Review recurring faults and performance |
| ● Record location, condition and service history | ● Prioritise replacements by risk and condition |
| ● Schedule recurring maintenance automatically | ● Provide consolidated portfolio reporting |

QUESTIONS TO ASK AN ELECTRICAL CONTRACTOR

Do you have demonstrated aged care experience?

Ask for comparable contracts — number and type of facilities, services delivered and length of engagement

Can you provide planned and reactive maintenance?

One provider improves accountability and visibility of each asset's service history

Is support available after hours?

Confirm how calls are received, prioritised, assigned and escalated

How do you work around vulnerable residents?

Expect a clear approach to communication, access, noise, isolation and shutdowns

How will maintenance be reported?

Asset, location, work completed, result, defect, recommended action and photographs

Can you work with our facilities-management system?

Check compatibility with your CMMS, work-order or reporting platform

What safety and quality systems are in place?

Review licences, insurances, certifications, training, incident reporting and site safety

How will recurring faults be addressed?

Look for pattern analysis, root causes and permanent rectification — not repeat visits



30+

AGED CARE FACILITIES

2013

CONTRACT ONGOING SINCE

24/7

AFTER-HOURS RESPONSE

DEMONSTRATED EXPERIENCE

Preventative and reactive maintenance across 30+ aged care facilities

Platinum Electricians' long-term arrangement is supported by designated management, administration and technical personnel who know the client's sites and operating requirements. Services delivered include:

- Preventative maintenance
- Switchboard and RCD upgrades
- Automatic transfer switches
- Reactive and after-hours repairs
- Multi-site LED lighting upgrades
- Electronic condition reporting
- Asset validation and scheduling
- Permanent backup generators
- Electrical project works

FREQUENTLY ASKED QUESTIONS

Do aged care facilities need a specialist electrician?

There's generally no separate licence category for aged care. Choose a properly licensed commercial contractor with experience in occupied aged care or healthcare environments — one who understands vulnerable residents, critical services, shutdown planning and after-hours response.

How often should electrical maintenance be completed?

No single interval applies to every asset. Frequencies depend on legislation, Australian Standards, manufacturer instructions, risk assessment, condition and environment — documented per asset in a structured plan.

Can one electrician maintain several facilities under one agreement?

Yes. A multi-site agreement provides consistent schedules, response procedures, pricing, reporting and performance measures across a portfolio.

Can work be completed while the facility remains operational?

In many cases, yes — planned around residents and operations. Some activities may need staged works, temporary services, restricted access or an agreed shutdown.

What should a maintenance report include?

- Facility and asset details
- Date and time of attendance
- Inspection or test completed
- Results and observations
- Identified defects
- Immediate safety actions
- Repairs completed
- Outstanding recommendations
- Photographs or supporting documents
- Priority and timeframe for further work



AGED CARE · SYDNEY & NSW

Need help reviewing your aged care electrical maintenance program?

If you manage an aged care facility or portfolio in Sydney, Platinum Electricians can review your:

- Electrical assets
- Existing maintenance schedules
- Recurring electrical faults
- Upcoming testing requirements

Call us on 1800 752 846 | platinumelectricians.com.au