



A few hundred dollars to manage vs thousands to fix.
Is it worth rolling the dice on the risk of meth contamination?



Critical times to consider testing for meth...

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With an entrenched and growing meth habit in this country, people involved with property need to make a conscious decision around whether or not meth testing is part of their risk management practice.



Below are critical times to consider whether a meth test should be done. The list is comprehensive, but not exhaustive. Some of these times relate to all property owners, others to specific groups:

WHEN	WHY	WHO
1 Before you buy	Buy the problem, you own it. No insurance. All the expense rests with the new owner	All Buyers
2 Before a tenancy starts	Shows the property is fit to occupy and allows people responsible for damage to be held accountable	Investor / tenant
3 On suspicion during a tenancy*	Nipping meth related behaviour in the bud requires evidence and early action	Investor
4 Periodically during a tenancy*	People's habits change. Testing periodically through a tenancy reminds people the risk is being managed	Investor
5 Before you paint	Painting masks meth making it more expensive to fix. Are you covering up a meth problem?	Investor
6 Before you change insurers	Insurers avoid pre-existing risks. Unless you know there are no meth issues, a change could be costly	Investor
7 At the end of a tenancy	Draws a line in the sand around meth related behaviour during the period of the tenancy	Investor
8 Before you sell	If you do not know the meth status of your property, a positive result can compromise the sale	Owners

* Careful consideration needed if testing mid-tenancy and no pre-tenancy meth test exists

Without making a conscious decision around the risks presented by meth use and manufacture in our communities, people are literally rolling the dice on this risk, with tens of thousands of dollars riding on the result.

When the cost of mitigating this risk is only a few hundred dollars, is it a risk worth taking?

Contact our team: 0800 638 452 | info@shhsolutions.com | **Book a test:** <https://www.methsolutions.co.nz/book-a-test/>