

TERMS & CONDITIONS

Last updated: 01-12-2025

Welcome to sek-ts.co.uk (the “Site”). These Terms & Conditions (“T&Cs”) govern your use of the Site and—where applicable—your contractual relationship with **SEK Technical Services Ltd** (“we”, “us”, “our”) in relation to **Life Safety Fire Risk Assessments** and associated consultancy services.

By using the Site or commissioning services from us, you agree to be bound by these T&Cs.

1. Definitions

- **“Company”** refers to SEK Technical Services Ltd.
 - **“User/Client”** refers to any visitor to the Site or purchaser of services.
 - **“Services”** refers to consultancy, Life Safety Fire Risk Assessments, audits, reports, and all professional activities undertaken by us.
 - **“Content”** means all information published on the Site.
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2. Acceptance of Terms

2.1 By accessing the Site or engaging our services, you accept these T&Cs.

2.2 We may amend these T&Cs at any time. Updated versions take effect once published.

3. Intellectual Property

3.1 All Content is owned by the Company or its licensors.

3.2 You may not reproduce, modify, republish, or distribute Content without written permission.

3.3 All assessment reports, risk matrices, design drawings, templates, and technical documents remain our intellectual property unless expressly transferred in writing.

4. Acceptable Use of the Site

- 4.1 You must not misuse the Site or attempt to gain unauthorised access.
 - 4.2 You must not submit or transmit malicious code, viruses, or harmful software.
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5. Website Information Disclaimer

- 5.1 All Content is provided on an “as-is” basis for general guidance only.
 - 5.2 It does **not** constitute professional advice; formal advice is provided only through commissioned services.
 - 5.3 We do not guarantee the accuracy, completeness, or reliability of any Site Content.
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6. Limitation of Liability

To the maximum extent permitted under UK law:

- We shall not be liable for indirect, consequential, or financial losses arising from use of the Site or our Services.
 - We do not accept liability for losses caused by inaccurate or incomplete information supplied by the Client.
 - We are not liable for failures to comply with legal obligations where the Client has not acted upon the recommendations in our reports.
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7. Contracts for Life Safety Fire Risk Assessments

This section specifically applies when clients request a **Life Safety Fire Risk Assessment (LSFRA)** and receive a **formal quotation** from us.

7.1 Formation of Contract

7.1.1 A binding contract is formed when:

- we issue a written quotation; and
- The client accepts it in writing (email) or signs the quote via the online portal link.

7.1.2 Quotations are valid for **30 days** unless otherwise stated.

7.1.3 By accepting the quotation, the Client agrees to these T&Cs.

7.2 Scope of Work

7.2.1 The scope of the LSFRA is defined exclusively by the quotation and accompanying documentation.

7.2.2 Our assessments follow applicable fire-safety legislation and recognised standards, including (where relevant):

- Regulatory Reform (Fire Safety) Order 2005
- Fire Safety Act 2021
- PAS 79 / other industry-accepted methodologies

7.2.3 The assessment is **non-intrusive** unless otherwise agreed in writing.

7.3 Client Responsibilities

The Client agrees to:

- Provide full and accurate information about the premises.
- Supply access to all required areas.
- Ensure a responsible person or representative is available on the scheduled assessment date.
- Notify us in advance of any hazards, restrictions, or special access needs.
- Act on significant findings and recommendations documented in the final report.

We are not responsible for consequences arising from the Client's failure to implement recommendations.

7.4 Delivery of Reports

7.4.1 Draft or final reports will be delivered electronically unless otherwise agreed.

7.4.2 Delivery times are estimates and may vary depending on site complexity.

7.4.3 Reports will identify hazards, risk ratings, and recommendations, but **do not** guarantee legal compliance—implementation remains the Client's responsibility.

7.5 Payment Terms

7.5.1 Invoices are issued upon completion unless otherwise stated.

7.5.2 Payment terms are **14 days** from the invoice date.

7.5.3 We may withhold delivery of reports until full payment has been received.

7.5.4 Late payments may incur statutory interest of **3% per day** under the Late Payment of Commercial Debts (Interest) Act 1998.

7.6 Cancellation, Rescheduling & Access Failure

7.6.1 Cancellation more than 48 hours before the scheduled assessment is free.

7.6.2 Cancellation within 48 hours may incur a fee up to **50% of the quoted price**.

7.6.3 If our assessor cannot access the premises due to the Client's actions/omissions (e.g., no access, locked areas, missing keys), we will charge:

- **The full quoted cost of the site visit.**
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7.7 Limitation of Liability Specific to Fire Risk Assessments

7.7.1 Our assessments are based on conditions at the time of inspection only.

7.7.2 We cannot guarantee that uninspected or concealed areas are compliant.

7.7.3 We are not liable for:

- changes made to the building after the assessment,
- failure of the Client to act upon recommendations,
- regulatory enforcement actions imposed due to non-compliance.

Our aggregate liability for any service-related claims shall not exceed the total fee paid for the assessment.

8. Indemnity

The Client agrees to indemnify SEK Technical Services Ltd against claims arising from the Client's misuse of the Site, breach of these T&Cs, or failure to act on professional advice.

9. External Links

We are not responsible for third-party websites linked from our Site and accept no liability for their content or accuracy.

10. Termination of Access

We may suspend or terminate Site access at any time without notice.

11. Severability

If any clause is deemed unenforceable, the remainder of these T&Cs remains valid.

12. Governing Law

These T&Cs are governed by the laws of England & Wales.

Any disputes shall be subject to the exclusive jurisdiction of the courts of England & Wales.