Fire Risk Assessment

Client Name:

Address:

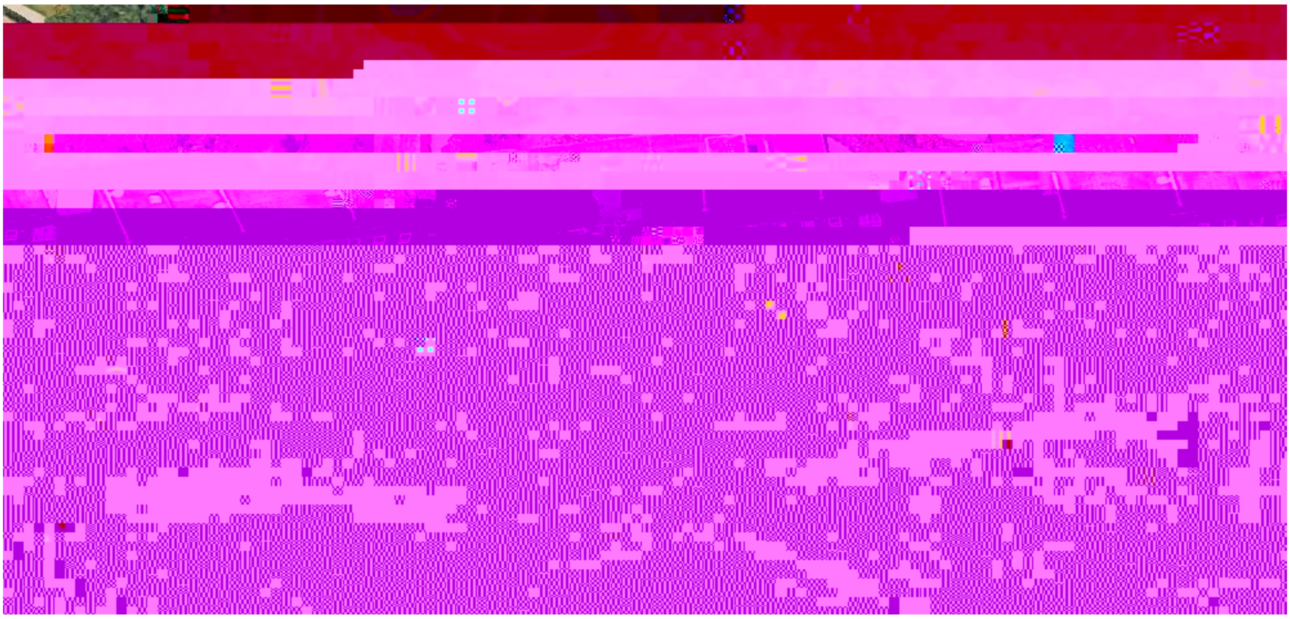
Date of assessment:

Assessor:

Validated by: Date:

Suggested Date of Review:

Reference Number:



Scope and Terms of this Assessment

1 THE PREMISES

2 THE OCCUPANTS

3 OCCUPANTS ESPECIALLY AT RISK FROM FIRE

4 FIRE LOSS EXPERIENCE

5 OTHER RELEVENT INFORMATION

1. Residential buildings with 2 or more domestic premises with common areas.

2. Residential buildings between 11 and 17.9 metres in height.

3. Residential buildings 18 metres (or 7 storeys) and above in height.

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7

8

9 ARSON

10 PORTABLE HEATERS AND HEATING AND VENTILATION INSTALLATIONS

11 COOKING

12 LIGHTNING

13

14

15 DANGEROUS SUBSTANCES

16 OTHER SIGNIFICANT FIRE HAZARDS THAT WARRANT CONSIDERATION

19 EMERGENCY ESCAPE LIGHTING

20 FIRE SAFETY SIGNS AND NOTICES

21 MEANS OF GIVING WARNING IN CASE OF FIRE

22 MANUAL FIRE EXTINGUISHING APPLIANCES

23 RELEVANT AUTOMATIC FIRE EXTINGUISHING SYSTEMS

29

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31

Fire Risk Assessment

Potential consequences of fire → Likelihood of fire ↓	Slight harm	Moderate harm	Extreme harm
Low			
Medium			
High			

Medium

Low:

Medium:

High:

Slight harm

Slight harm:

Moderate harm:

Extreme harm:

Tolerable

Comments:

Risk Level	Action and timescale
Trivial	
Tolerable	
Moderate	
Substantial	
Intolerable	

NOTE THAT, ALTHOUGH THE PURPOSE OF THIS SECTION IS TO PLACE THE FIRE RISK IN CONTEXT, THE ABOVE APPROACH TO RISK ASSESSMENT IS SUBJECTIVE AND FOR GUIDANCE ONLY. ALL HAZARDS AND DEFICIENCIES IDENTIFIED IN THIS REPORT SHOULD BE ADDRESSED BY IMPLEMENTING ALL RECOMMENDATIONS CONTAINED IN THE FOLLOWING ACTION PLAN. THE FIRE RISK ASSESSMENT SHOULD BE REPEATED REGULARLY.

ACTION PLAN

Tolerable

Item	Recommendation	Priority	Timescale
	Unnecessary accumulation and inappropriate storage of combustible materials		

	Fire resistance of doors to meter cupboards/store rooms/plant rooms in the common areas were not adequate/adequately secured		Instruction raised to complete the appropriate works.
	Fire resistance of all/some flat entrance doors observed to be inadequate and not maintained.		FED under review to meet FD30s with accredited Third Party Inspector and BM TRADA
	Procedures in the event of fire not appropriately displayed		This information is present on the upper block, notice board on order for lower block.

