

Fire Risk Assessment

Whiston House
New Street
Walsall
WS1 3DN

07 May 2021 Review



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1.1 Scope and Purpose

- 1.1.1 A surveyor for whg has identified the significant findings and made recommendations and / or action plans in order to assist the Responsible Person in meeting their obligations under the Regulatory Reform (Fire Safety) Order 2005 (RRFSO) to the extent of responsibility for premises or parts of premises falling under its control. As this is a high rise block it falls under category 1 and a fire risk assessment on this block will be completed once a year.
- 1.1.2 The initial Fire Risk Assessment has been prepared and presented by Senior Building Surveyor on 30th May 2019
- 1.1.3 The sole purpose of this report is to provide an assessment of the risk to life from fire, and to assist whg in reducing the risk of fire to which the property may be exposed.

1.2 Legislation

- 1.2.1 The applicable legislation is the Regulatory Reform (Fire Safety) Order 2005. The RRFSO essentially replaces or amends all previous fire regulations and laws, for all buildings, other than those where the Health and Safety Executive (HSE) or the local authority is the enforcing authority.
- 1.2.2 The aim of the RRFSO is to consolidate the general fire safety precautions of various parts of legislation. The legislation places the responsibility for enforcing fire precautions within buildings on the local Fire Authorities. The responsibility for enforcement is retained by the Health & Safety Executive.
- 1.2.3 A risk-based approach is required under the RRFSO, in contrast to the prescriptive process previously imposed. The RRFSO requires that the 'Responsible Person' should undertake a fire safety risk assessment, such that it can be demonstrated that the fire safety precautions are adequate and maintained to reduce the exposure of 'relevant persons', see article 8 below:

"the responsible person must – (a) take such general fire precautions as will ensure so far as is reasonably practical the safety of its employees and (b) in relation to relevant persons who are not in their employ as may reasonably be required to ensure the premises are safe"

- 1.2.4 The Responsible Person can be defined as the owner, occupier, employer or person(s) in control of the building, whilst the relevant persons are described in the RRFSO as: -

'Any person who is or may be lawfully on the premises, and also any person in the immediate vicinity of the premises who is at risk from a fire in the premises', other than fire-fighters at the time of a fire'.

1.2.5 Under the RRFSO, it is required that the following information is stored and available for inspection onsite or be available:

- The Fire Risk Assessment
- Where actions are required, proof of completion
- Record books detailing the preventative and proactive measures and any arrangements associated with fire safety; planning, organisation, control, monitoring, review etc.
- Staff training
- Previous Fire Events
- Dates of Fire Risk Assessment and reviews
- Copies of equipment test certificates

1.3 Limitations and Exclusions

- 1.3.2 The information and advice detailed within this report has been compiled following the principles of Publicly Available Specification; PAS79, and is considered to present a suitable level of fire safety taking in account the complexity of the building, proposed occupancy levels and local conditions. This report should be fully understood by the Responsible Person and the findings actions highlighted to be addressed within the timescales identified.
- 1.3.3 Unless explicitly stated this report does not include detailed evaluation of any fire protection equipment in terms of its adequacy or reliability, nor has the integrity of fire compartmentation been verified.
- 1.3.4 It is not considered practical for many older buildings to achieve full compliance with the current Building Standards due to their age and structural form. Consequently, the actions identified and recommended within this report should not be interpreted as a means of achieving compliance, but as a method of reducing risk and enhancing Life Safety and property protection.
- 1.3.5 The assessment relies on information obtained by the assessor by whg from their associated maintenance records prior of to the site visit.
- 1.3.6 This fire risk assessment covers the conditions of the property on the day of the inspection and from additional appropriate sources provided to the assessor by whg however does not necessarily apply to changes in conditions made after that date.
- 1.3.7 It is the whg's' responsibility to keep the fire risk assessment up to date; especially through any significant changes that may have taken place at the property.
- 1.3.8 It is considered reasonable to assume that any works identified will be in line with the recommendations of this report and be carried out with appropriate materials and in a competent manner.

1.4 Audit and Publication process

- 1.4.1 Following the preparation of this document a qualitative audit is undertaken prior to its publication. We endeavour to achieve this within 30 days of the fire risk assessment date.
- 1.4.2 As part of this audit process the remedial action target date will be inserted according to priority.
- 1.4.3 A compliance check will be undertaken following 91 days of published date.

Date of Assessment	Reason for Assessment	Comments	Name of Assessor
29.05.2019	New risk assessment documentation.	Transition from the previous FRA format.	Steve Lister
Date Published 30.05.2019			Steve Lister
Date of Review 07.05.2021	Second annual review	First review was by Manjit Nangla on 30.05.20	Martin Bakewell

Brief Description of Property & Construction	<p>Whiston House is a 6 storey purpose built block of flats, built in 1965 for the local authority.</p> <p>Each floor 1-6 consists of 8 flats, the ground consists of 4 flat's</p> <p>Whiston House is a system built construction with concrete walls and external brickwork skin. In 2015 the block was refurbished both externally and the common parts internally. This included an external thermal wrap consisting of Rockwool slab insulation with a silicone render finish to all elevations. Internally the double swing doors to the communal areas were replaced for a single swing doors, this work was passed by the local authority under a building notice.</p> <p>Individual customer front doors were upgraded to incorporate additional fire safety measures (intumescent/ cold smoke seals) All flats have projecting balconies.</p> <p>The block was also upgraded to a communal heating system with the gas boiler being located in the adjacent ground floor plant room.</p>				
No of Floors	6	No of Stair cases	2	Approximate Floor Footprint Area (sq. m)	650m ²
No of Basement levels	0	Location and Use of stairs	North and south of the building with 4 final exits. The stairs are a transition space for residents and visitors and would be used for any evacuation by the Fire and Rescue Service.	Occupancy	Residential.
Area covered by this Assessment	<p>This Fire Risk Assessment (FRA) does not identify individual persons at risk. It reviews current fire prevention methods, housekeeping and identifies how whg can reduce or eliminate the risk of fire.</p> <p>The assessment has been carried out following the Local Government Group guidance "Fire Safety in purpose-build block of Flats" (type 2 survey) it does not include destructive testing beyond the front door of the flat. The areas covered within this assessment are communal areas, community room, bin storage rooms, Plant room, service cupboards, dry risers, flat entrance doors, escape routes and also the external perimeters around the building.</p>				

Evacuation Strategy (including Provisions for Disability)	<p>Whiston House is a hi-rise residential block. Fire warning systems are provided within the block and they are connected to Auto-dial systems for an early warning in the event of a fire. Localised automatic detection may be provided within each residence but this is not interconnected between individual flats.</p> <p>Physical separation between individual flats and communal areas reduces the potential for fire spread and imperforate structural protection to the stairwell maintains the availability of the circulation stair for evacuation and firefighting access.</p> <p>In the event of fire occurring, a 'stay safe' policy has been promoted by whg where residents will not evacuate unless directly affected by fire or smoke; or instructed to do so by the fire service.</p> <p>The risk to tenants within their home is not considered by this assessment; however, this may be individually addressed by community fire safety, care workers or via SPIN (Supporting People In Need) where appropriate.</p>
Property Safety Strategy	<p>Physical compartmentation is present between the circulation stairwell, the residential flats and the communal areas. Fire doors located across the communal landings and at the access points to the stairwell assist in preventing lateral and vertical fire spread.</p> <p>Fire stopping works have been installed to further prevent the passage of fire and smoke. This has included the installation of intumescent seals to the stairwell and landing doors, the sealing up of vertical shafts and the infill of gaps within cupboards and inset electrical meter cupboards.</p> <p>.</p>
Fire Scenario	<p>The likelihood of accidental fire occurring within the communal areas is very low due to the lack of potential ignition sources and fuels.</p> <p>The electrical distribution cupboards contain a viable ignition source but this is considered to be a low risk. The potential for fire is greater within the customer's homes where uncontrolled activities are permitted, i.e. cooking and smoking.</p> <p>If an accidental fire occurs within a residence, the alarm will have to be raised locally and the Fire and Rescue Service contacted. Fire spread will be restricted from entering into the communal areas provided the flat entrance door is kept closed.</p> <p>The fire will continue to develop within the room of origin, involving the available combustible fuels until positive intervention by the attending Fire and Rescue Service.</p>

Person responsible for Fire Safety	Designation	Contact Details				
		Office	Mobile	Email	Other	
Paul Dockerill	Director of energy and programme management	0300 555 6666	0752552009	Paul.dockerill@whgrp.co.uk		
Person responsible for Fire Safety Maintenance Programme	Designation	Contact Details				
		Office	Mobile	Email	Other	
Nigel Harris	Home Maintenance Services	0300 555 6666	07831387364	Nigel.harris@whgrp.co.uk		
Person providing assessment information	Designation	Contact Details				
		Office	Mobile	Email	Other	
Martin Bakewell	Contracts Manager whg	0300 555 6666	07778476894	martin.bakewell@whgrp.co.uk		
Name of Owner	Location	Activity	Persons Present - Max Nos. (approx.) Daytime / Silent Hours			
			Employees	Young Persons	Members of Public	Tenants
Whg 100 Hatherton Street Walsall WS1 1AB	Whiston House New Street Walsall WS1 3DN		<5	Unknown	>5	42>
Persons at Risk	Location	Activity	Reason and Numbers			
			Sleeping	Disability	Remote Location	Other

Risk Category	Summary of provision	Qualifying comments
Risk to Life	Risk to life is assessed as LOW .	No significant issues identified within the communal areas.
Risk to Firefighters	Risk to life is assessed as LOW .	No significant issues identified within the communal areas.
Risk to Property	Risk to property is assessed as MEDIUM .	
Risk of Fire	Risk of accidental fire is assessed as LOW to MEDIUM	The potential for fire is low within the communal areas due to the lack of potential possible ignition sources.
Risk of Fire Spread	Risk of fire spread assessed as MEDIUM	Timber pipe boxing within the communal areas
Residual Risks	Accumulations of salvage and stored full waste bins	This poses a risk to the building and communal heating infrastructure
Overall Summary	The overall grading for this block has been assessed as MEDIUM The findings throughout the FRA which impact the grading have been listed for action within Sections 7-9 of this report. Implementation of these actions will reduce the overall grading to LOW	
Additional Recommendations		
Assessment Review Period	This block is identified as a category 1; a fire risk assessment will be reviewed once every 12 months.	Any changes e.g. Use, Tenant profile, structural alterations or other change may affect the outcomes of this assessment and therefore may require it to be reviewed immediately. All new findings must be actioned and the FRA updated accordingly.

The priority reflects the most significant finding within the category. Other, less urgent issues may also have been identified and should be addressed.	PRIORITY
Major Improvement required within a short timescale. Signifies risk to life or property or failure to observe statutory requirements.	HIGH (7 Days)
Minor Improvement required within short to medium term timescale. Signifies minor infringement or poor process.	MEDIUM (45 Days)
Minor improvement recommended. Actions are not necessarily statutorily required but would improve the culture and effect of the fire safety strategy. No fixed timescale but should be considered medium to long term.	LOW (90 Days)
Improvement or refurbishment works to enhance and improve current fire safety measures.	PROGRAMME (90 day to assess and formulate into future programme)
The information required in this section does not apply to this particular property.	NOT APPLICABLE

Service Areas.

- PT- Projects Team.
- NC - Neighbourhood Contracts.
- NIO - Neighbourhood Impact Officers.
- ELE – Electrical team

7 Findings and High Priority

- PMO – Programme Management Office

Report and Photo Reference	Significant findings	Urgent Action Required	Target Date for Remedial Work	Date Corrective Action Completed	Signed	Service area
7.1.0 No image	On the day of inspection, the surveying team could not access the lift motor room, it was locked and only authorised people have access	Provide access to inspect the lift motor room for the annual FRA inspection	20.05.21			NIO
7.1.1 Image 1	Contractors have left barriers by the front elevation of the block.	Remove and store the barriers in a safe location until collected by the contactor	20.05.21			NIO
7.1.2 No image	The dry riser cupboards by flats 1, 12 and 13 could not be opened.	Emailed Projects Team Team leader and an order was raised to repair as necessary.	20.05.21	10.05.21		PT
7.1.3 Image 2	The fire door to flat 34 is damaged.	The relevant RTL is already aware of this and a second email was sent asking for the door to be renewed	20.05.21			Neil Harriman
7.1.4 Image 3	There are several areas of non-fire rated glazing and damaged panes of glass in	The relevant RTL is already aware of this and a second email was sent asking for the glazing to be attended too	20.05.21			Neil Harriman

and 8	the stairwell and lobby door					
7.1.5 Image 4	A polycarbonate sheet has been fitted in the stair well frame by flat 36	The relevant RTL is already aware of this and a second email was sent asking for the glazing to be attended too	20.05.21			Neil Harriman
7.1.6 Image 5	Several books have been left on the main entrance area.	Remove and correctly dispose of the books	20.05.21			NIO
7.1.7 Image 6	2 bags of black of rubbish have been left in the refuse room on the 2 nd floor	Remove and correctly dispose of the black bags	20.05.21			NIO
7.1.8 Image 7	Cigarette butts were evident on the floor that leads to the roof area	Letter all customers to remind that smoking is not allowed within the communal area	20.05.21			TS
7.1.9 No image	The right-hand side refuse area door does not fully close in the frame	Adjust the door so that it closes correctly in the frame	20.05.21			PT
7.1.10 No image	The 5 th floor refuse door does not fully close into the frame	Adjust the door so that it closes correctly in the frame	20.05.21			PT
7.1.11 No image	The 1 st floor refuse door does not fully close into the frame	Adjust the door so that it closes correctly in the frame	20.05.21			PT

7.1.12	Fire alarm, dry riser, lightening conductor, information on previous fires and lift service records not available at time of inspection	Information sought from Neighbourhood Contracts on 12.05.21	20.05.21			NC
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Report and Photo Reference	Significant findings	Prompt Action Required	Target Date for Remedial Work	Date Corrective Action Completed	Signed	Service area
8.1.0 No image	The transom panel above the electrical service cupboards does not appear to be fire rated.	Change the transom panels above all the electrical services cupboard doors for a fire rated boarding giving 60 minutes fire resistance	26.06.21			PT
8.1.1 No image	Automatic opening vents are fitted to the stairwells. WMFS have queried if they are connected to the fire alarm panel	Steve Lister has asked Neighbourhood Contracts to contact the contractor to confirm this actually happens	26.06.21			NC
8.1.2 Image 10	There are still several areas in the dry risers, stop tap boxes, ventilation shafts, electrical services cupboards and cleaners cupboards in the refuse chute areas where pink fire retardant foam has been used to fire proof breaches in the compartmentation.	Remove expanded pink foam to all cables in service cupboards and replace with a collar (where applicable) intumescent mortar or mastic. Followed by coated intumescent slab and sealant where practical. (seek advice on the safe method of removal of expanded foam from around cables)	26.06.21			PT
8.1.3 Image 11	There is an area of missing block work at the top of the stop tap box by flat 38	Use fire retardant batts and mastic to fire proof this breach	26.06.21			PT
8.1.4 Image	There is a wooden panel in the 5 th floor refuse chute area	Replace the wooden panel with a fire-retardant board	26.06.21			PT

12						
8.1.5 Image 13	The seal to refuse chute hopper on 4 th floor is missing	Replace the missing seal	26.06.21			PT
8.1.6 Image 14	There is a hole in the ceiling of the electrical services cupboard by flat 22	Fill the hole with suitable fire-retardant mortar or mastic	26.06.21			PT
8.1.7 Image 15	There are drill holes in the wall of the electrical services cupboard by flat 28	Fill the holes with suitable fire-retardant mortar or mastic	26.06.21			PT
8.1.8 Image 16	There is a hole in the ceiling of the electrical services cupboard by flat 2	Fill the hole with suitable fire-retardant mortar or mastic	26.06.21			PT
8.1.9 Image 17	On the 3 rd floor the landing floor sign has been vandalised to make it look like the number 8	Remove the vandalism to the sign to restore it to the number 3	26.06.21			NIO
8.1.10 No image	In the ground floor salvage area there are customers stores, the contents of which are unknown	Write to all customers of the block to remind them of the need to keep the stores free of combustible materials	26.06.21			TS
8.1.11 Image 18	On the boiler room ceiling there are insulated boards but the fire resistance is unknown	Confirmation is required that the boarding is fire rated	26.06.21			Mark Bird

8.1.12 Image 22	There is no door closer fitted to the fire door to ground floor cleaners	Fit a suitable door closer to the door	26.06.21			PT
8.1.13 Image 19	Some of the faces of the "fire door keep shut" signs have worn away so the wording is no longer visible	Replace all worn signage	26.06.21			NIO
8.1.14 Image 20	WMFS have raised concerns that there are combustibles on the balconies	Write to all customers in the block to remind them of the importance of keeping the balconies free of combustible materials and to be aware of fire risks when using the balconies	26.06.21			TS

Report and Photo Reference	Significant findings	Long Term Action Required	Target Date for Remedial Work	Date Corrective Action Completed	Signed	Service area
	No items					

	Significant findings	Long term action required	Target date for remedial work	Date corrective action completed	Signed	Service Area
10.1.0	General to all floors The communal heating pipe boxing on the communal areas and refuse rooms appears to be constructed with softwood battens and plywood sheeting; this would not provide adequate fire protection to the service pipework in the event of a fire and will not conform to Building Regulations B2 6.4. Internal fire spread linings.	Evidence should be provided to ensure the existing materials used are compliant with Building Regulations B2 6.4 and will resist the spread of fire. Ensure all wiring attached to the boxing conforms to BS7671 2008 (Amendment 3 chapter 52) "Wiring systems in escape routes shall be supported in such a way that they will not be liable to premature collapse in the event of a fire. Fire clips are to be used both within trunking and where clipped to a wall. Cables must be secured at appropriate intervals by proven metal supports that have adequate fire resistance and fixed to non-combustible substrate of the building"	19.08.21			PMO (Programme Management)
10.1.1	General to all floors There is a large amount of PVCu trunking in the common areas stairwells and services cupboards.	Install appropriate cable trays'/trunking and or fixings. Ensure all wiring attached to the boxing conforms to BS7671 2008 (Amendment 3 chapter 52) "Wiring systems in escape routes shall be supported in such a way that they will not be liable to premature collapse in the event of a fire. Fire clips are to be used both within trunking and where clipped to a wall. Cables must be secured at appropriate intervals by proven metal	19.08.21			PMO (Programme Management)

		supports that have adequate fire resistance and fixed to non-combustible substrate of the building"				
10.1.2	General to all floors In the dry risers and services openings there are large quantities of old telecommunication wiring that may interfere in the use of the dry risers	On the next programme remove all redundant wiring and clip all essential wiring with fire retardant clips	19.08.21			PMO (Programme Management)
10.1.3	On the stairwell lobbies there is still the original Georgian Wired Glazing, some of which has been painted black, whilst it offers some fire rating it needs up grading to match the lobby glazing	Remove all Georgian Wired Glazing and replace with fire rated glazing.	19.08.21			PMO (Programme Management)

The following information was gathered during the assessment process and is subject to change due to changes in occupancy, use, structural alteration etc. All subject areas should be re-visited during any re-assessment process to identify a new overall assessment outcome.

11 Life safety issues

11.1	Areas to Assess	Yes	No	Assessor Comments
11.1.1	Are there persons at significant risk within the property	✓	<input type="checkbox"/>	The age and mobility profile of this block suggests that some customers may have mobility and sensory impairments. Whiston House is a residential building and not staffed, therefore customers must ensure they take necessary fire precautions within their flat and regularly familiarise themselves with whg's stay safe policy and fire safety guidance.
11.1.2	Staff work out of hours or are lone working	✓	<input type="checkbox"/>	There are many lone visits within the organisation along with the out of hour's team attending when needed.
11.1.3	There are existing risks to Firefighters	<input type="checkbox"/>	✓	No significant risks to firefighters in this block, the block is at low risk of fire.
11.1.4	Visitors and Contractors are controlled	✓	<input type="checkbox"/>	whg have no control over none whg appointed contractors.

12.1	Areas to Assess	Yes	No	Assessor Comments
12.1.1	There are persons who require additional assistance in emergency situations within the property	✓	<input type="checkbox"/>	The age profile of this block suggests that some of customers may have mobility and sensory impairments. Whiston House is a residential building and not staffed, therefore customers must ensure they take necessary fire precautions within their flat and regularly familiarise themselves with whg's "stay safe" policy and fire safety guidance.
12.1.2	Fire evacuation procedures consider disabled personnel	✓	<input type="checkbox"/>	The age profile of this block suggests that some of customers may have mobility and sensory impairments. Whiston House is a residential building and not staffed, therefore customers must ensure they take necessary fire precautions within their flat and regularly familiarise themselves with whg's "stay safe" policy and fire safety guidance.
12.1.3	'Disability specific' signs are in place e.g. to indicate wheelchair routes to refuge areas etc	<input type="checkbox"/>	✓	There are no refuge areas or Disability specific signage within Whiston House.
12.1.4	The need to support the evacuation of visually impaired persons has been considered and procedures established	<input type="checkbox"/>	✓	The age profile of this block suggests that some of customers may have mobility and sensory impairments. Whiston House is a residential building and not staffed, therefore customers must ensure they take necessary fire precautions within their flat and regularly familiarise themselves with whg's "stay safe" policy and fire safety guidance.
12.1.5	Hearing impaired occupants can readily identify the fire warning system actuation.	<input type="checkbox"/>	✓	As 12.1.1
12.1.6	People with Cognitive disorders have been considered, procedures established and people informed	<input type="checkbox"/>	✓	As 12.1.1



(Please click the relevant tick boxes)

13.1	Areas to Assess	Yes	No	Assessor Comments
13.1.1	Significant potential Ignition sources are present	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13.1.2	There are significant potential ignition processes in use	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13.1.3	Process control measures are in place	<input type="checkbox"/>	<input type="checkbox"/>	
13.1.4	Gas-powered appliances are in use	<input checked="" type="checkbox"/>	<input type="checkbox"/>	There are no individual gas appliances within Whiston House except within the ground floor plant room communal heating system; Customers are also advised not to use bottled gas appliances within this block.
13.1.5	Space heating method is appropriate	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13.1.6	No Smoking signs are visible	<input checked="" type="checkbox"/>	<input type="checkbox"/>	On each floor and stair landing
13.1.7	Suitable provisions are made for smokers	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Customers may smoke within their own flat but smoking is not allowed in the common parts of Whiston House.
13.1.8	There are signs of breaches of policy	<input checked="" type="checkbox"/>	<input type="checkbox"/>	There is evidence of smoking on the top floor landing
13.1.9	There is lightning or earthing control	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Whiston House has lightning protection
13.1.10	It is tested and records maintained in accordance with BS 6651 BS7430	<input type="checkbox"/>	<input type="checkbox"/>	Information requested from Neighbourhood Contracts
13.1.11	Contractors are regularly monitored during work	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

13.1.12	Contractors work methods are pre-approved (hot work permits, SSOW)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	All whg contractors are to provide risk and method statements prior to works. No hot works are allowed in Whiston House by whg contractors
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14.1.1	Communal electrical equipment is appropriate to the use of the property and is not misused	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
14.1.2	Communal electrical equipment is operated by time switches	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Where applicable (lighting/main entrance doors)
14.1.3	Communal portable electrical equipment has been inspected on a regular basis and results recorded	<input type="checkbox"/>	<input checked="" type="checkbox"/>	None present
14.1.4	There is evidence of overloading of electrical sockets or extensive use of cable drums, multi way extensions or transformer plugs in communal areas.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
14.1.5	The fixed electrical installation in the communal area is checked regularly in accordance with current IEE Regulations.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<u>S:\LART\whiston DVC report 26.01.21.pdf</u>
14.1.6	Records of testing are maintained and available	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
14.1.7	Defects noted during testing have been rectified	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
14.1.8	Cupboards containing Main Electrical Distribution boards are free from combustible storage or the storage is so positioned as to pose a low risk of fire	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

14.2 Solar Photovoltaic Panels

14.1.1	Areas to Assess	Yes	No	Assessor Comments
14.2.1	Does the block have solar photovoltaic panels?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
14.2.2	<u>Compliance with fire safety legislation</u> Has a suitable and sufficient fire risk assessment been undertaken in compliance with the Regulatory Reform (Fire Safety) Order 2005 or been reviewed following the installation of PV panels?	<input type="checkbox"/>	<input type="checkbox"/>	
14.2.3	<u>Fire safety management</u> Are windblown litter and leaves not allowed to accumulate, especially around or beneath PV panels?	<input type="checkbox"/>	<input type="checkbox"/>	
14.2.4	Is the possibility of deliberate fire rising from outside the building by intruders or from within by staff addressed?	<input type="checkbox"/>	<input type="checkbox"/>	
14.2.5	Is automatic smoke detection inside a building, especially those that are normally unoccupied, in which electrical control equipment for PV panels is located?	<input type="checkbox"/>	<input type="checkbox"/>	
14.2.6	Are a suitable number of appropriate portable fire extinguishers available adjacent to the control and switchgear and immediately accessible in the case of a fire?	<input type="checkbox"/>	<input type="checkbox"/>	
14.2.7	Is care taken that obstructions and stored materials do not reduce the level of ventilation provided for the inverters?	<input type="checkbox"/>	<input type="checkbox"/>	

14.2.8	Is the installation serviced and maintained in accordance with the installer's instructions?	<input type="checkbox"/>	<input type="checkbox"/>	
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15.1	Areas to Assess	Yes	No	Assessor Comments
15.1.1	The property has experienced fires or other incidents in the previous 12 months	<input type="checkbox"/>	<input checked="" type="checkbox"/>	No fires have been reported at this block within the last 12 months.
15.1.2	All incidents have been investigated and recorded	<input type="checkbox"/>	<input type="checkbox"/>	
15.1.3	Combustible materials are stored in close proximity to the building	<input checked="" type="checkbox"/>	<input type="checkbox"/>	There are some plastic security barriers by the front elevation of the block
15.1.4	There is a regular, routine check of Fire Safety measures undertaken	<input checked="" type="checkbox"/>	<input type="checkbox"/>	This block is subject to a daily inspection by the Neighbourhood Impact Officers (NIO's) who have been trained on basic fire safety measures and more specific training on basic fire door inspections.
15.1.5	Safety Check findings are recorded and identified problems corrected	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Issues are recorded and raised by the NIO's for whg's repairs teams
15.1.6	Access to the site and / or property is effectively controlled	<input checked="" type="checkbox"/>	<input type="checkbox"/>	The block benefits from a secure door entry system controlled by the customers.
15.1.7	There is CCTV or physical monitoring	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Whiston House has the benefit of CCTV which is monitored 24hrs by whg's own CCTV security team.
15.1.8	Tapes/discs are kept for a minimum of 30 days (CCTV protocol)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
15.1.9	Gates / perimeter access points are suitably protected to prevent unauthorised access but permit egress	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

16.1	Areas to Assess	Yes	No	Assessor Comments
16.1.1	The standard of general housekeeping is adequate	✓	<input type="checkbox"/>	But there were 2 black bags dumped in the 5 th floor refuse room and some books had been left in the front entrance
16.1.2	Fuel sources and ignition sources are kept Apart	✓	<input type="checkbox"/>	
16.1.3	There are significant potential sources of Fuel	<input type="checkbox"/>	✓	No access available to lift motor room on the day of inspection.
16.1.4	There are accumulations of unnecessary combustible materials or waste	✓	<input type="checkbox"/>	See 13.1.3
16.1.5	Soft furnishings have compliant upholstery Finishes	<input type="checkbox"/>	<input type="checkbox"/>	There are no soft furnishings within the common parts of Whiston House.
16.1.6	There are sources of Oxygen or supporters of combustion, apart from ambient air	<input type="checkbox"/>	<input type="checkbox"/>	Given the profile of the customers within Whiston House, some of the customers may be on medical oxygen, the local Fire and Rescue Service will be notified of such addresses by the oxygen supplier
16.1.7	There are potential sources of dust ignition	<input type="checkbox"/>	✓	

17.1	Areas to Assess	Yes	No	Assessor Comments
17.1.1	Hazardous chemicals are present	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
17.1.2	Suitable arrangements are in place to manage the elimination or reduction of risks from hazardous substances	<input checked="" type="checkbox"/>	<input type="checkbox"/>	whg manage any asbestos within the building in accordance with the Control of Asbestos Regulations 2012 Regulation 4. (CAR 2012)
17.1.3	Hazardous chemicals are effectively controlled during use and in storage	<input type="checkbox"/>	<input type="checkbox"/>	
17.1.4	Waste materials are adequately controlled	<input checked="" type="checkbox"/>	<input type="checkbox"/>	whg manage any asbestos within the building in accordance with the Control of Asbestos Regulations 2012 Regulation 4. (CAR 2012)
17.1.5	Suitable and appropriate signage is present	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Where identified asbestos products are labelled in accordance with (CAR 2012)
17.1.6	Material safety data sheets are available	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Material data sheets are available for all products used by whg and their contractors.
17.1.7	Appropriate PPE and/or specialised equipment are available as necessary	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
17.1.8	Staff members are aware of the materials, the data sheet contents and safety procedures	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

18.1	Areas to Assess	Yes	No	Assessor Comments
18.1.1	There is a risk of hidden Fire Spread within the structure	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
18.1.2	There is a risk of vertical or lateral spread within the property e.g. between occupancies or via common areas	<input checked="" type="checkbox"/>	<input type="checkbox"/>	The presence and suitability of the high level heating pipework boxing cannot be confirmed as class 0.
18.1.3	The basement (where present) is separated from the ground storey by 30 minutes FR construction (minimum)	<input type="checkbox"/>	<input type="checkbox"/>	
18.1.4	The risk of Fire Spread is effectively controlled	<input checked="" type="checkbox"/>	<input type="checkbox"/>	The ground floor chute has the benefit of a fuse able link fire damper at the base of the chute.
18.1.5	The property is sub divided into fire compartments	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
18.1.6	There are unprotected openings, gaps or holes in compartment walls in the communal areas.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	There are breaches in the electrical services cupboards and the service cupboard by flat 38
18.1.7	Wall and ceiling linings routes add to the risk of flame spread	<input checked="" type="checkbox"/>	<input type="checkbox"/>	As 18.1.2
18.1.8	The building has cladding on its external faces	<input checked="" type="checkbox"/>	<input type="checkbox"/>	100mm Rockwool insulation to all elevations with a silicone render finish.
18.1.9	As built cladding specifications and completion certification are available	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

18.1.10	The cladding meets Building Regulations Requirements	<input checked="" type="checkbox"/>	<input type="checkbox"/>	At the time of installation
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19.1	Areas to Assess	Yes	No	Assessor Comments
19.1.1	Fire Doors are provided where necessary, are identified and freely available for use	✓	<input type="checkbox"/>	All communal fire doors were inspected. A sample of Individual flat doors have been sampled previously and there has been no change in the doors
19.1.2	Corridor smoke-control doors are provided where necessary	✓	<input type="checkbox"/>	
19.1.3	Fire and smoke-control doors are in good condition, tight fitting to and free from distortion	✓	<input type="checkbox"/>	
19.1.4	Smoke stop and intumescent seals are present, and in good condition	✓	<input type="checkbox"/>	
19.1.5	Self-closing devices are present and functional and engage with the latch	✓	<input type="checkbox"/>	Most communal door closers were functioning correctly minor adjustment is required to a small number of doors
19.1.6	Where double doors are present, they close in line and have a selector where necessary	<input type="checkbox"/>	<input type="checkbox"/>	
19.1.7	The door threshold gap is consistent and doesn't foul the floor covering	<input type="checkbox"/>	<input type="checkbox"/>	

19.1	Areas to Assess	Yes	No	Assessor Comments
19.1.8	Doorframes are secure to the wall with no visible gaps present.	✓	<input type="checkbox"/>	
19.1.9	Fire and smoke-control doors are indicated by signs	✓	<input type="checkbox"/>	
19.1.10	Glazing panels are fire rated, undamaged with fire rated framework	<input type="checkbox"/>	✓	There are several non-fire rated glazing panels installed, some glass is broken and damaged and a poly carbonate sheet is installed in one frame
19.1.11	Automatic self-closing devices/hold open devices are present	<input type="checkbox"/>	✓	
19.1.12	Automatic self-closing devices/hold open devices are closed at critical times	<input type="checkbox"/>	<input type="checkbox"/>	
19.1.13	Automatic self closers are interlinked to the fire alarm system via smoke detection and/or alarm sounder circuit	<input type="checkbox"/>	<input type="checkbox"/>	
19.1.14	Correct signage is present for automatically self-closing doors	<input type="checkbox"/>	<input type="checkbox"/>	

20.1	Areas to Assess	Yes	No	Assessor Comments
20.1.1	Sufficient internal escape routes are provided, available, appropriate for the likely users and lead to a place of safety	✓	<input type="checkbox"/>	
20.1.2	Travel distances are acceptable	✓	<input type="checkbox"/>	
20.1.3	Internal Escape Routes are adequately indicated by appropriate pictogram signs along their entire route to final exit point	✓	<input type="checkbox"/>	
20.1.4	Signs are in good condition, unobstructed, legible and firmly fixed	✓	<input type="checkbox"/>	
20.1.5	Sliding or revolving doors are present on escape routes	<input type="checkbox"/>	<input type="checkbox"/>	
20.1.6	Pass doors are provided for sliding or revolving doors	<input type="checkbox"/>	<input type="checkbox"/>	
20.1.7	Doors open in the direction of escape where appropriate	✓	<input type="checkbox"/>	
20.1.8	Final exit doors are visible, accessible and easily opened	✓	<input type="checkbox"/>	
20.1.9	Means of escape doors not in normal use are routinely checked	<input type="checkbox"/>	✓	Generally inspected during routine maintenance.
20.1.10	Final exit doors are indicated internally by appropriate pictogram signs	✓	<input type="checkbox"/>	
20.1.11	All Final Exit Points are indicated externally 'Fire Exit – Keep Clear'	✓	✓	Signage required

20.1	Areas to Assess	Yes	No	Assessor Comments
20.1.12	Final exit points lead into areas from where further dispersal can take place and are not in danger from fire and smoke	✓	<input type="checkbox"/>	
20.1.13	Where required and appropriate, panic fastenings are fitted to the final exit doors	<input type="checkbox"/>	<input type="checkbox"/>	
20.1.14	All panic fastening methods of use are indicated e.g. 'Push Bar/Pad to Open'	<input type="checkbox"/>	<input type="checkbox"/>	
20.1.15	Non-standard securing devices are present on final exit doors with their method of operation clearly displayed	✓	<input type="checkbox"/>	Whiston House has electro magnetic door securing devices installed which disengage in the event of a fire alarm activation
20.1.16	Where non-standard securing devices are fitted, they are appropriate for the likely users	✓	<input type="checkbox"/>	
20.1.17	Where fitted, magnetic locks release automatically on fire alarm actuation and/or have manual override	✓	<input type="checkbox"/>	Fireman's switch overrides the door entry system
20.1.18	Where present, exit doors or corridor doors with powered, automatic opening revert to normal operation during fire alarm actuation	✓	<input type="checkbox"/>	
20.1.19	Internal corridor escape routes are protected where necessary	✓	<input type="checkbox"/>	
20.1.20	Inner rooms are protected by auto detection or vision panels	<input type="checkbox"/>	<input type="checkbox"/>	None present.
20.1.21	Protected stairwell escape routes are provided	✓	<input type="checkbox"/>	
20.1.22	Floors, walkways, floor coverings, stairs and stair coverings are in good condition, free from obstruction or trip hazard	✓	<input type="checkbox"/>	
20.1.23	Handrails are provided on stairs and are in good condition	✓	<input type="checkbox"/>	
20.1.24	Internal escape routes are adequately lit by artificial or natural lighting	✓	<input type="checkbox"/>	
20.1.25	Emergency Escape Lighting is provided along internal escape routes	✓	<input type="checkbox"/>	

20.1	Areas to Assess	Yes	No	Assessor Comments
20.1.26	The internal Emergency Escape Lighting is in good repair	✓	<input type="checkbox"/>	
20.1.27	Emergency Escape Lighting is regularly tested in accordance with BS5266, findings and corrective works recorded	✓	<input type="checkbox"/>	<u>S:\LART\Emergency lighting 2021.pdf</u>

21.1	Areas to Assess	Yes	No	Assessor Comments
21.1.1	External escape routes are provided, available, free from obstruction or hazard and lead to a place of safety	✓	<input type="checkbox"/>	
21.1.2	External escape routes are regularly monitored and maintained to ensure continuing availability for use	✓	<input type="checkbox"/>	
21.1.3	External escape routes are clearly indicated by pictogram signs along their entire route to final exit point	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.4	Glazing within 2 metres horizontally and 9m vertically below an external escape stair, is fire resisting	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.5	External metal escape stairs and platforms have been examined by a structural engineer within the last three years	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.6	Records of examination of stairs are maintained and available	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.7	Stair treads and handrails are in good condition	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.8	External escape routes are adequately lit by mains powered lighting	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.9	The external mains lighting control is automatic Where not, the control switch is clearly identifiable	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.10	Emergency Escape Lighting is provided along external escape routes	<input type="checkbox"/>	<input type="checkbox"/>	
21.1.11	External Emergency Escape Lighting is in good repair	✓	<input type="checkbox"/>	

21.1.12	External Emergency Escape Lighting is regularly tested and findings recorded	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
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22.1	Areas to Assess	Yes	No	Assessor Comments
22.1.1	Portable Firefighting Equipment is provided, sufficient in number and appropriate to the risks present	✓	<input type="checkbox"/>	Only within the lift motor room and the boiler room
22.1.2	Dry Powder extinguishers are present	<input type="checkbox"/>	✓	Lift motor room is still to be inspected but the ones in the boiler room are foam and CO2
22.1.3	It is wall mounted or on dedicated floor stands with the operating handle at approximately 1m from the ground	✓	<input type="checkbox"/>	
22.1.4	Extinguisher security tags are present	✓	<input type="checkbox"/>	
22.1.5	Portable Firefighting Equipment positions are clearly indicated by signs where necessary and accessible on exit routes	✓	<input type="checkbox"/>	
22.1.6	Portable Firefighting Equipment is annually tested to BS5306 -3 2009 and results recorded	✓	<input type="checkbox"/>	
22.1.7	Access for Fire and Rescue is satisfactory	✓	<input type="checkbox"/>	
22.1.8	A fire hydrant is in close proximity to the building	✓	<input type="checkbox"/>	
22.1.9	It is clearly marked and freely available	<input type="checkbox"/>	✓	
22.1.10	An open water supply is provided	<input type="checkbox"/>	✓	
22.1.11	Where provided, the Fire and Rescue Service access is maintained	✓	<input type="checkbox"/>	

23.1	Areas to Assess	Yes	No	Assessor Comments
23.1.1	Sprinklers or drenchers are present	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
23.1.2	They cover the whole property	<input type="checkbox"/>	<input type="checkbox"/>	
23.1.3	Spare heads are available	<input type="checkbox"/>	<input type="checkbox"/>	
23.1.4	The system is maintained with servicing records available which are appropriate and current	<input type="checkbox"/>	<input type="checkbox"/>	
23.1.5	Fixed flooding Installations are present	<input type="checkbox"/>	<input type="checkbox"/>	
23.1.6	The system is maintained with servicing records available which are appropriate and current	<input type="checkbox"/>	<input type="checkbox"/>	
23.1.7	A Dry Riser installation is present	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
23.1.8	The inlet and outlets are clearly indicated and available for use	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
23.1.9	The system is maintained in accordance with BS9990 2006, servicing records are available, appropriate and current	<input type="checkbox"/>	<input type="checkbox"/>	Information requested from Neighbourhood Contracts

24.1	Areas to Assess	Yes	No	Assessor Comments
24.1.1	There is smoke/ventilation control present	<input type="checkbox"/>	<input checked="" type="checkbox"/>	The stairwells are both provided with AOV's
24.1.2	The system is maintained, servicing records are available, appropriate and current	<input type="checkbox"/>	<input type="checkbox"/>	Information requested from Neighbourhood Contracts
24.1.3	Ventilation ducts which breach compartments have automatic fire dampers	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
24.1.4	The dampers are identifiable, maintained with servicing records available which are appropriate and current	<input type="checkbox"/>	<input type="checkbox"/>	

25 Fire evacuation lift and fire fighting shafts

25.1	Areas to Assess	Yes	No	Assessor Comments
25.1.1	A firefighting/evacuation lift is provided	<input type="checkbox"/>	<input checked="" type="checkbox"/>	There is an override facility for the fire and rescue service to take control of the lift.
25.1.2	It is clearly indicated as a firefighting/evacuation lift	<input type="checkbox"/>	<input type="checkbox"/>	
25.1.3	DO NOT USE IN THE EVENT OF FIRE signage is displayed	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
25.1.4	The lift is maintained with servicing records available which are appropriate and current	<input type="checkbox"/>	<input type="checkbox"/>	Information requested from Neighbourhood Contracts_
25.1.5	A firefighting shaft is provided	<input type="checkbox"/>	<input checked="" type="checkbox"/>	

25.1.6	The firefighting shaft is protected and maintained in good order	<input type="checkbox"/>	<input type="checkbox"/>	
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26.1	Areas to Assess	Yes	No	Assessor Comments
26.1.1	A manually operated, electrical Fire Warning System is provided throughout the property	✓	<input type="checkbox"/>	
26.1.2	The alarm sound is uniform, clearly identifiable and audible throughout the property	✓	<input type="checkbox"/>	Contractor confirms when testing
26.1.3	Call points are sited appropriately, available and readily identifiable	✓	<input type="checkbox"/>	Only within the boiler room.
26.1.4	The warning system contains sensory warning devices including visual and aural stimuli	<input type="checkbox"/>	✓	
26.1.5	Automatic Detection is provided throughout the property	✓	<input type="checkbox"/>	
26.1.6	The automatic detection type is appropriate for the identified risks	✓	<input type="checkbox"/>	
26.1.7	The Fire Warning system is connected to an Alarm Receiving Centre (ARC)	✓	<input type="checkbox"/>	All activations are dialled to Pro guard
26.1.8	The Testing regime is in accordance with BS5839 and results recorded	✓	<input type="checkbox"/>	
26.1.9	Automatic detection is tested in accordance with BS5839 and results recorded	<input type="checkbox"/>	<input type="checkbox"/>	Information requested from Neighbourhood Contracts.
26.1.10	A zone plan is available at the Control Panel	✓	<input type="checkbox"/>	This is in the form of a list of zone locations.

27.1	Areas to Assess	Yes	No	Assessor Comments
27.1.1	There is a Fire Safety Management Policy	✓	<input type="checkbox"/>	
27.1.2	The Responsible Person is identified	✓	<input type="checkbox"/>	
27.1.3	There has been a recent Fire and Rescue Service inspection	✓	<input type="checkbox"/>	
27.1.4	Improvement notices have been served	<input type="checkbox"/>	✓	An email has been received identifying some deficiencies
27.1.5	Improvement Notices/ inspection results have been actioned and completed	<input type="checkbox"/>	<input type="checkbox"/>	
27.1.6	There are previous Fire Risk Assessments	✓	<input type="checkbox"/>	Undertaken annually
27.1.7	Previous assessment findings have been actioned and completed	✓	<input type="checkbox"/>	In part
27.1.8	Risks to Occupants identified in the FRA have been notified to them	<input type="checkbox"/>	✓	whg intend to publish the findings of this risk assessment to all customers in Whiston House following it's completion

28.1	Areas to Assess	Yes	No	Assessor Comments
28.1.1	Fire Safety is included in Induction training for all new staff	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.2	Staff members are regularly trained in Fire Safety topics appropriate to their responsibilities	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.3	Fire Marshalls / Wardens / Co-ordinators are trained and appointed	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.4	Training is delivered by competent persons	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.5	Training includes the practical use of Firefighting equipment	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.6	Where PEEPs are in use, Fire Marshalls / Wardens are aware of them	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.7	Evidence of training is maintained	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.8	Employees/occupants are informed of Fire Risk Assessment findings	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.9	Visitors and / or Contractors are given a Fire Safety brief or copy of procedures	<input type="checkbox"/>	<input type="checkbox"/>	
28.1.10	The impact of outside undertakings on fire safety is assessed and Occupants informed of any corrective measures	<input type="checkbox"/>	<input type="checkbox"/>	

29.1	Areas to Assess	Yes	No	Assessor Comments
29.1.1	Emergency Evacuation Procedures are identifiable in common areas and/or alongside at each call point	✓	<input type="checkbox"/>	Fire Action Plan notices are displayed on each floor, several variations of this signage have been used giving conflicting information. The signage needs to be consistent and reflect whg's stay safe policy
29.1.2	The procedures identify how the Fire and Rescue Service is to be summoned	✓	<input type="checkbox"/>	
29.1.3	The Evacuation Procedures consider disability with reference to the evacuation chairs / lifts / refuges	<input type="checkbox"/>	✓	The customer profile of this block suggests that a proportion of the customers may have mobility and sensory impairments. Whiston House is a residential building and not staffed, therefore customers must ensure they take necessary fire precautions within their flat and regularly familiarise themselves with whg's "stay safe" policy and fire safety guidance.
29.1.4	Evacuation Drills are carried out frequently and results recorded	<input type="checkbox"/>	✓	
29.1.5	All employees / occupiers participate	<input type="checkbox"/>	<input type="checkbox"/>	
29.1.6	Assembly Point locations are clearly identified and are suitable and adequate for access, safety in use and numbers	✓	<input type="checkbox"/>	
29.1.7	Evacuation Chairs are available and/or located on all levels	<input type="checkbox"/>	✓	
29.1.8	Sufficient trained users are available and practice use of the chair	<input type="checkbox"/>	<input type="checkbox"/>	
29.1.9	Refuge Areas are provided and clearly identified including dedicated route.	<input type="checkbox"/>	<input type="checkbox"/>	There are no identified refuge areas within Whiston House.
29.1.10	Refuge areas have communications which are routinely tested	<input type="checkbox"/>	<input type="checkbox"/>	
29.1.11	A suitable lift is identified and available for use during evacuation.	<input type="checkbox"/>	<input type="checkbox"/>	

29.1.12	The Emergency procedures / signs make reference to the use of evacuation chairs / lifts / refuges	<input type="checkbox"/>	<input type="checkbox"/>	
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30.1	Areas to Assess	Yes	No	Assessor Comments
30.1.1	There is a detailed Emergency Plan available and known to Occupiers	<input type="checkbox"/>	<input checked="" type="checkbox"/>	WMFS to coordinate when applicable
30.1.2	A Firefighting Plan containing property specific information is provided and immediately accessible	<input type="checkbox"/>	<input checked="" type="checkbox"/>	WMFS to coordinate when applicable
30.1.3	The Firefighting Plan is regularly reviewed and contains current information including floorplans	<input type="checkbox"/>	<input checked="" type="checkbox"/>	WMFS to coordinate when applicable
30.1.4	The property location is easily recognised externally by the Fire and Rescue Service	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
30.1.5	Persons are nominated and trained to respond to fire	<input type="checkbox"/>	<input checked="" type="checkbox"/>	The customer profile of this block suggests that a proportion of the customers may have mobility and sensory impairments. Whiston House is a residential building and not staffed, therefore customers must ensure they take necessary fire precautions within their flat and regularly familiarise themselves with whg's "stay safe" policy and fire safety guidance.
30.1.6	A Person is nominated to liaise with the Fire and Rescue Service	<input type="checkbox"/>	<input checked="" type="checkbox"/>	

PHOTO REF 01

REPORT REF 7.1.1

PHOTO REF 02

REPORT REF 7.1.3



PHOTO REF 03

REPORT REF 7.1.4

PHOTO REF 04

REPORT REF 7.1.5



PHOTO REF 05

REPORT REF 7.1.6

PHOTO REF 06

REPORT REF 7.1.7



PHOTO REF 07

REPORT REF 7.1.8

PHOTO REF 08

REPORT REF 7.1.4



PHOTO REF 09

REPORT REF 10.1.3

PHOTO REF 10

REPORT REF 8.1.2



PHOTO REF 11

REPORT REF 8.1.3

PHOTO REF 12

REPORT REF 8.1.4



PHOTO REF 13

REPORT REF 8.1.5



PHOTO REF 14



REPORT REF 8.1.6

PHOT REF 15

REPORT REF 8.1.7



PHOTO REF 16



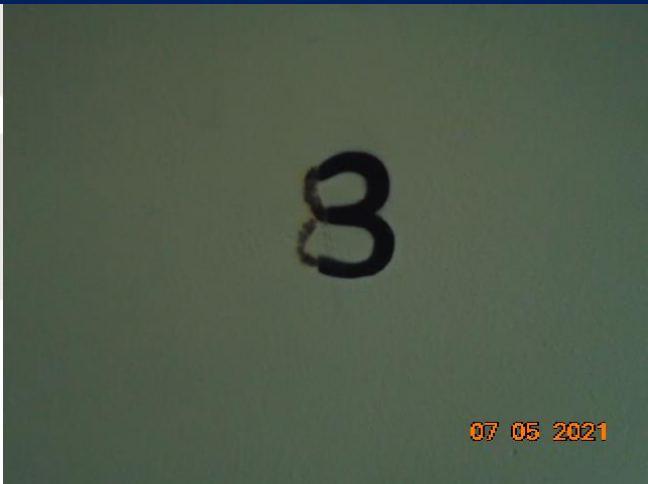
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PHOT REF 19

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PHOTO REF 20

REPORT REF 8.1.14



PHOTO REF 21

REPORT REF 10.1.2

PHOTO REF 22

REPORT REF 8.1.12

