

Dorothy Pettingell House

Assessment of fire risk and recommended actions: summary

Inspection: June 2023 A SUMMARY OF THE RECOMMENDATIONS SET OUT WITHIN SECTION C TO THE REPORT ASSESSMENT OF IDENTIFIED RISKS AND RECOMMENDED ACTION

KEY Action ! Completed or on regular programme

* Work in progress; completion by March 2024

@ Please call Michael Kilkelly with any queries

MUST DO	SHOULD DO	COULD DO
<p>! It should be verified that the system is set to return to the unlocked position upon a loss of power or system error, in accordance with BS 9999.</p>	<p>! All combustibles should be removed from the areas identified. The common areas should be routinely inspected and combustible materials should be removed when observed.</p> <p>* An arrangement to maintain the laundry equipment in place. Accumulations of lint ETC should be routinely removed/cleared from the laundry equipment.</p> <p>! It should be ensured that all front doors to the flats are fitted with suitable positive action self-closing devices.</p> <p>* Flat entrance doors throughout. Gaps along the bottom edge of any fire door should not exceed 10mm.</p> <p>* It is recommended that a formal fire door inspection is undertaken throughout the property to identify all fire door deficiencies.</p> <p>* The areas identified should be adequately fire stopped, allowing 1 hour's fire structural fire resistance to be achieved.</p> <p>* Display suitable 'Push Bar to Exit' signs above the opening mechanisms on the fire exit doors identified.</p> <p>* Comprehensive Fire safety instructions to residents had not been displayed within a prominent location in the common areas.</p> <p>* The responsible person must provide relevant information about fire doors, particularly residents' flat entrance doors.</p>	<p>! Arrangements should be maintained to periodically remove dirt and grease ETC from the communal cooking equipment.</p>