

MUST DO	SHOULD DO	COULD DO
No actions required	<ul style="list-style-type: none">* Arrange for the fixed electrical installations in the common areas to be periodically inspected by an approved contractor (NICEIC or equivalent.)* Gaps along the bottom edge of any fire door should not exceed 10mm. Where this is exceeded, the door should be adjusted to compensate for the gap without compromising the allowable 3mm gap on side and top edges of the door.* In accordance with Article 17 of The Regulatory Reform 'Fire Safety' Order 2005 that requires any facilities, equipment or devices provided for fire safety purposes must be: 'Subject to a suitable system of maintenance and are maintained in an efficient state, in efficient working order & in good repair.'* If the fire resistance of the containment panels cannot be confirmed, then they should be upgraded/replaced with approved fire rated materials affording a minimum 30 minutes fire resistance.* It is recommended that a formal compartmentation survey is undertaken within the building to identify all compartmentation damage/breaches and to specify appropriate remedial works.* In accordance with BS 7671; all wiring systems should be supported such that they will not be liable to premature collapse in the event of a fire.* The emergency lighting system should be subject to annual maintenance, in accordance with British Standard 5266-8.* Automatic fire detection should be installed within the areas identified & incorporated into the current fire alarm detection & warning system in place in accordance with BS 5839-1.* All fire extinguishers kept on site should be regularly maintained & have tamper seals/safety pins securely fitted.* It should be ensured that appropriate 'Stay Put' Fire Action notices are distributed to and discussed with the residents.* In line with the 'Fire Safety Regulations 2022' which applies to all buildings in England that comprise of two or more domestic premises & Section 156 of the 'Building Safety' act, The responsible person must provide Fire Safety Instructions & information to new residents.* In line with the 'Fire Safety Regulations 2022' which applies to all buildings in England that comprise of two or more domestic premises, the responsible person must display fire safety instructions in a conspicuous part of the building.* The current Fire Policy and Fire Emergency Plan should be developed so as to clearly identify areas of responsibility & interlocking procedures to be followed in the event of a fire by all parties involved with the management of the property (i.e. Sutton Housing Society, ACS & Friends of the Elderly).	<ul style="list-style-type: none">! Install mandatory 'Fire Door - Keep Shut' signs on both sides of all fire doors situated along the escape routes throughout the premises.! Mandatory 'Keep Locked Shut' signs should be installed on the doors identified.! Install mandatory 'Automatic Fire Door - Keep Clear' signs on both sides of the automatic fire doors situated along the escape routes throughout the premises.