

Committee:	Safety Committee	Agenda Item No.:	8.
Date:	9 th February 2010	Category	
Subject:	Update on Fire Risk Assessment Reviews	Status	Open
Report by:	Property and Estates Manager		
Other Officers involved:	Health and Safety Officer		
Director	Director of Development		
Relevant Portfolio Holder	Regeneration		

RELEVANT CORPORATE AIMS

COMMUNITY SAFETY – Ensuring that communities are safe and secure

CUSTOMER FOCUSED SERVICES – Providing excellent customer focused services

REGENERATION – Developing healthy, prosperous and sustainable communities

STRATEGIC ORGANISATIONAL DEVELOPMENT – Continually improving our organisation.

Helps corporate aims by improving fire safety in Council properties for the benefit of residents, staff and Council's assets.

TARGETS

Not applicable

VALUE FOR MONEY

Fire Risk Assessments highlight any deficiencies in fire safety that might exist within a Council property which when rectified reduces the chance of future fire damage to buildings and the subsequent costs involved.

THE REPORT

The Regulatory Reform (Fire Safety) Order 2005 replaced or modified around 100 separate pieces of legislation – including the Fire Precautions Act 1971 – and replaced them with one all-embracing set of regulations.

The Council were required by this legislation to carry out a fire risk assessment for all our premises which are workplaces and all places open to

the public with the exception of the housing stock, but including common areas to these.

Fire Risk Assessments were carried out in 2006 by an independent consultant and comprehensive reports produced for all the respective sites.

The Council employed the same consultant in 2009 to review the FRA's and to identify what has not been implemented but also if anything has changed. This review is now completed and was indicated that while progress had been made since the original FRA's there were still a substantial number of risks outstanding. At the Safety Committee on 27th April 2009 it was agreed that all Heads of Service be contacted and given a deadline of 30th June 2009 for them to action any Priority 1 or 2 items which were identified in the review as being still outstanding or give reasons why not. A schedule was provided at this meeting showing a breakdown of risks.

SUMMARY

Heads of Service were contacted week commencing 11th January 2010 for them to state the position regarding any outstanding items. The table below shows the current situation. There are now no outstanding Priority 1 and 2 risks remaining except the clarification regarding lobbies in blocks of flats, from 145 outstanding risks reported in April 2009.

FRA Update 9/2/10 – Outstanding Risks			
<i>Dept</i>	<i>Outstanding on 3/8/09</i>	<i>Outstanding on 9/2/10</i>	<i>Description</i>
Housing	15	0	<p><u>All grouped Dwellings</u> PAT testing in communal areas outstanding. All PA Testing is now completed and is now included in the ongoing corporate facilities contract</p> <p><u>Hides Green, Bolsover / Orchard Close, Bolsover / Pattison Street, Bolsover / The Paddocks, Bolsover</u> No smoke detector in small lobbies. DB has discussed this with the Fire Risk Consultant who carried out the assessments and they confirm that these are not a requirement but their interpretation of the recommendations at the time the assessments were carried out. They are to review these recommendations and come back to the Council to clarify before the end of January 2010.</p>

FRA Update 9/2/10 – Outstanding Risks			
<i>Dept</i>	<i>Outstanding on 3/8/09</i>	<i>Outstanding on 9/2/10</i>	<i>Description</i>
Community Services	6	0	<p><u>Community House, New Houghton / Orchard Centre, Bolsover / Eastfield Drive, South Normanton</u> No certificate available to show fixed wire testing done. <i>Fixed wire testing has been incorporated into the Cofely contract and the work there is programmed to be completed before the end of February 2010</i></p> <p>No records to show emergency escape lighting system is regularly tested. <i>To be implemented monthly and recorded in Fire Log. This has now been incorporated into the Cofely contract and the work is programmed to be implemented monthly and recorded in the Fire Log.</i></p>
<u>Summary</u>			
All Priority 1 and 2 identified risks are now rectified or programmed into the facilities contract to be implemented.			

IMPLICATIONS

Financial : None - funded from existing budget
 Legal : Yes – compliance with Building Regulations and Fire Officers requirements
 Human Resources : None

RECOMMENDATION

That the report be noted.

ATTACHMENT: N
 FILE REFERENCE:
 SOURCE DOCUMENT: