

HEB SAFETY SOLUTIONS

FIRE SAFETY RISK ASSESSMENT

**Moreton Hall Preparatory School
Mount Road
BSE
IP32-7BJ**



Assessor: Mr Paul Grahame
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	Prepared by:	Reviewed by:	Accepted by:
	Name	Name	Name
Initial issue: 16th December 2016	Mr Paul Grahame	Mr Justin Hunt	Mr Justin Hunt
Updated: 26th January 2018	N/A	Mr Andrew Skinner	Mr Andrew Skinner

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PREMISES DETAIL

1.1 Introduction

Intro paragraph

1.2 Premises overview

Use of premises	Educational Purposes
Number of storeys	4 Storeys
Number of areas assessed	35 separate areas within the grounds
Single or multi-occupation?	Multi as students and house masters
Are the premises vulnerable to deliberate fire starting?	No
Is there a history of fires or false alarms?	No
Is a license or registration in force or applied for?	No
Are the premises subject to an alterations notice	Not
Total number of persons in the building at any one time	60+ as visitors to school or sports/activity days etc
Sleeping occupants?	Yes male and Female areas, also +18 in house responsible persons
Lone workers in remote areas	N/A
Under 18's	Boarding students Male/Female
Employees / Students / Visitors with disabilities	Measures in place for the grade 1 listed school, there is a portable ramp used for access when needed which is periodically checked
Visitors / Contractors / Deliveries etc	Single access and egress route in to the school which leads to the front of the building

1.3 Security measures and fire safety equipment

Measure	To designated standard or manufacturer
Fire alarm system	Yes and periodically checked
Automatic fire detection system	Yes present throughout the school
Emergency lighting	Yes present throughout the school
Fire Extinguishers	Yes and all extinguishers checked for 2016
CCTV internal and external	Not seen, a deterrent at the Outdoor swimming pool
Sprinkler System	No

Fire Suppression System	Some doors only with self-closing hinges on magnetic brackets
Signage	Yes improved with good visibility
Intruder alarm	Not sure on schools policy and procedures

1.4 Legislation applicable to premises of this type

- The Regulatory Reform Fire Safety Order 2005
- The Management of Health and Safety Regulations 1999
- Disability Discrimination Act 1995
- BS 9999:2008 – Code of Practice for the fire safety in the design, use and management of buildings
- BS 5266 – Emergency lighting
- BS 5306 – Fire extinguishing installations and equipment on premises
- BS 7937:2000 – Specification of portable extinguishers for use on cooking oil fires
- BS 5839 – Fire detection and alarm systems for buildings
- BS 7671:2008 – Requirements for electrical installations
- BS 5499 – Safety signs and symbols

1.5 Duties imposed by the legislation

- Conduct a fire risk assessment of the premises
- Identify the fire safety measures necessary as a result of the fire risk assessment
- Implement the fire safety measures contained within the assessment using risk reduction principles
- Implement fire safety arrangements for the continuing control and review of the measures
- Comply with the specific requirements of the current fire safety regulations
- Keep the assessment current through regular review
- Keep written records of the findings and actions taken

1.6 Further fire safety duties

- **You must** appoint one or more competent persons, depending on the size and nature of the premises, to undertake any required preventative and protective control measures

- **You must** provide your employees with clear and relevant information on the risks to them identified by the fire risk assessment; about the measures you have taken to prevent fires and how these measures will protect them if a fire breaks out
- **You must** inform non-employees, such as temporary or contract workers, of the relevant risks to them, and provide them with information about who are the nominated competent persons, and about the fire safety procedures for the premises
- **You must** co-operate and co-ordinate with other responsible persons who also have premises within the building, inform them of any significant risks and how you will seek to reduce or control such risks that might affect the safety of their employees
- **You must** provide the employer of any person from an outside agency who is working on your premises (for example – agency staff) with clear and relevant information on the risks to those employees and the preventative and protective measures taken. You must further provide those employees with appropriate instructions and relevant information about the risks to them
- If you are not the employer but have control of the premises which contains more than one workplace, you are also responsible for ensuring that the requirements of the Order are complied with in those parts over which you have control
- **You must** establish a suitable means of contacting the emergency services and provide them with any relevant information about dangerous substances
- **You must** provide appropriate information, instruction and training to your employees, during normal working hours, about the fire precautions in your workplace on initial employment and at relevant intervals throughout their employment
- **You must** ensure that the premises and any equipment provided in connection with fire fighting, fire detection and warning, emergency exits and routes are covered by a suitable system of maintenance and are maintained by a competent person in an efficient state, in efficient working order and in good repair

2.0 IDENTIFICATION OF FIRE HAZARDS

2.1 Ignition Sources

- Arson
 - Disgruntled employee/student/visitor
 - Opportunist
- Electrical and gas installations
 - Server Systems
 - Gas supply to building
- Discarded cigarettes in smoking areas
- Friction from plant and equipment
- Hot work during maintenance or process such as welding/braising/hairstyling
- Kitchen equipment producing heat and naked flames
 - Gas fired ovens
 - Hot surfaces within cooking areas
- Ill-maintained electrical equipment
 - Overheating of electrical equipment due to lack of overload of sockets
 - Overheating of electrical equipment due to lack of maintenance and testing
- Hot machinery/lighting in specific areas such as drama areas making contact with combustible materials
- Chemical agents
- Central heating boilers

2.2 Fuel Sources

- Flammable liquids including cooking oils
- Flammable chemicals including cleaning substances
- Display material
- Paper and books
- Props and scenery
- Waste and litter
- Plastics and rubber
- Office and classroom furniture including stationery
- Storage material and boxes
- Biomass chippings

2.3 Oxygen Sources

- Natural ventilation

3.0 PEOPLE AT RISK

An assessment has been made of persons likely to be at risk if there is a fire. This assessment has taken into consideration:

- School children in unsupervised areas;
- School Children with language difficulties (e.g. overseas students from a non-or limited English speaking country);
- Employees who work alone and/or in isolated areas, e.g. facility management staff, cleaners and security personnel;
- People who are unfamiliar with the premises, e.g. visitors, delivery personnel, supply teachers and members of the public;
- People with disabilities (including mobility impairment, or hearing or vision impairment, etc.);
- People who may have some other reason for not being able to leave the premises quickly, e.g. young children or babies in a nursery; those who you know have special needs or the elderly;
- Any other people in the immediate vicinity of the premises.

Who is at risk	Control measures in place	Level of risk H/M/L	Further action to be taken
3.1 Employees over 18 years of age	<ul style="list-style-type: none"> • Fire alarm system both audible and visual • Automatic fire detection system • Emergency lighting • Fire Extinguishers • Intruder alarm / warning system • Fire suppression in cooking areas • Fire doors • Evacuation plan • Signage 	Medium	<p>Ensure employees are fully aware of their responsibilities</p> <p>Employees to receive fire safety training in line with responsibilities</p> <p>When complete risk will be:</p> <p><u>Low</u></p>
3.2 Personnel under 18 years of age school children who board and those invited on premises for activity's	<ul style="list-style-type: none"> • Disabled refuge's • Fire drill practice • Fire Safety Plan • Compartmentalisation • Regular maintenance and inspection regime 	Medium	<ul style="list-style-type: none"> • Ensure training is received and confirmation confirmed • Review Fire Risk Assessment on a regular basis • Continue with fire evacuation training • Ensure requirements for young persons with regards to fire safety is written into fire safety

			<p>management arrangements</p> <p>When complete risk will be:</p> <p><u>Low</u></p>
<p>3.3 People who share premises with you or sports court</p>	<ul style="list-style-type: none"> • Fire alarm system both audible and visual • Automatic fire detection system • Emergency lighting • Fire Extinguishers • Intruder alarm • Fire suppression in cooking areas • Fire doors • Evacuation plan • Signage • Disabled refuge's • Fire drill practice • Fire Safety Plan • Compartmentalisation • Regular maintenance and inspection regime 	Medium	<ul style="list-style-type: none"> • Ensure co-operation with anyone else who shares fire safety responsibilities • Ensure other organisations are made aware of your procedures by briefing and nominal roles • Coordinate activities with other occupiers <p>When complete risk will be:</p> <p><u>Low</u></p>
<p>3.4 Contractors and Visitors who use facilities</p>		Medium	<ul style="list-style-type: none"> • Ensure personnel working on premises sign in (in place with badges) • Ensure fire procedures are made known to visitors and contractors • Identify fire wardens to visitors and contractors • Training needed <p>When complete risk will be:</p> <p><u>Low</u></p>
<p>3.5 Disabled personnel including those with language difficulties or where English is a second language</p>		Medium	<ul style="list-style-type: none"> • Identify disability/difficulty and provide means for the person to recognise and react to the alarm • Devise a means of identifying relevant people in the event of a fire • Designate people to give assistance

			<ul style="list-style-type: none">• Provide training and guidance for those assisting• Ensure procedure written in to management plan <p>When complete risk will be:</p> <p><u>Low</u></p>
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4.0 EVALUATION OF RISKS

Action points arising from the following questions can be found in Part 5.0 of this report.

4.1 Electrical and Machinery		
1	Is portable appliance testing carried out?	Yes
2	Are fixed electrical installations periodically inspected and tested?	Yes
3	Is there a suitable policy regarding the use of personal electrical appliances?	Yes
4	Is the use of extension cables and multi – adaptors appropriate and managed safely?	No
5	Is lightening protection provided for the building?	TBC
6	Has machinery been assessed against the requirements of PUWER?	TBC
Comments: More training needed on overloaded sockets, this has got better but some extensions are overloaded still.		

4.2 Housekeeping and Storage		
7	Is general housekeeping satisfactory?	Yes in most areas
8	Are significant ignition sources separated from combustible material?	Yes
9	Are electrical cupboards and server rooms kept clear of storage?	Yes
10	Are hazardous materials stored appropriately?	Yes in most areas
11	Are highly flammable substances kept/stored on premises?	Yes but Not in the main building
12	If so, are they stored appropriately?	Yes
13	Is the upholstery of the foam furniture in good condition?	Yes unsure of age
Comments: Housekeeping needs constant monitoring in areas and periodically inspections to be conducted. Monitoring has been conducted and the housekeeping has been rectified since the inspection. This is better but with the school plays etc this has dropped over the Christmas period.		

4.3 Fire Prevention – General

14	Are all fire resisting doors closed at night?	Yes
15	Is the building at risk from deliberate fires?	Yes, some heating is by open fires but the fuel and ignition source are well apart
16	Is there a no smoking policy on the premises?	Yes

17	Are there designated areas for smoking?	Yes
18	Is external storage and waste or combustible material kept away from the building?	Yes
19	Is there a permit to work system for employees and outside contractors, which includes hot work?	Yes
20	During the assessment was any building work being carried out?	Yes
21	Did the building work introduce hazardous ignition sources?	No
22	Is there adequate management control of contractors doing building work?	Yes
Comments: Work carried out was from the schools caretaker, the school does have open fires for a heating source for the children that will be covered later.		

4.4 Heating and Cooking

23	Is cooking carried out on a commercial basis?	Yes
24	Does any cooking involve the use of deep fat fryers, ranges and ovens?	Yes
25	Are grease filters, hoods and extraction ducting degreased and cleaned	Yes
26	Are emergency cut off switches, valves and cocks provided and accessible with their location and use indicated by signage?	Yes
27	Is mains gas supplied to the premises?	Yes
28	Are fixed heating installations, gas appliances and boilers subject to regular maintenance by competent contractors?	Yes

29	Are portable heaters in use	Yes
30	Are suitable measures taken to minimise the hazard of ignition of combustible material within the area?	Yes
Comments: 4.4/30 there is open fires in the school for heating purposes. Signage is needed on the cut off valves; most valves in the kitchen are marked with white sticky labels.		

4.5 Means of Escape		
31	Are all gangways, corridors and stairways forming part of the escape routes free from obstruction and not used for storage? This includes hanging displays on corridors and stairwells.	Yes
32	Do all doors open in the direction of travel?	Yes
33	Are all floors and stairway surfaces in good condition and free from tripping and/or slipping hazards?	Yes
34	Are there adequate final exit doors?	Yes
35	Are all exit doors in good condition and immediately and easily opened?	Yes
36	Are electronic locking devices fitted to exit doors?	Yes
37	If so, are they appropriately and safely fitted and maintained?	Yes
38	Are sliding doors or revolving doors relied upon for a means of escape?	N/A
39	Is artificial lighting provided where necessary and is it good working order?	Yes
40	Are there any automatic or manual systems installed to assist with means of escape (e.g. pressurised stairs, smoke control systems, evac chair etc)	No
41	If so, are adequate testing and servicing procedures carried out?	Yes
42	Are travel distances acceptable?	Yes
43	Are there appropriate assembly points located outside of the premises that all personnel can reach safely and remain in safety?	Yes
44	Are all self closing fire doors/shutters free from obstruction, not held open by unauthorised means such as wedges, fire extinguishers etc?	Yes
45	Do all fire doors close fully on their rebates and available at all times?	No
46	Are all fire doors fitted with three hinges and have suitable and serviceable intumescent strips and cold smoke seals?	TBC
47	Are all fire doors in good condition and provided with appropriate and correct signage that says 'fire door keep shut' or 'automatic fire door keep clear'?	Some
48	Are all fire resisting doors fitted to plant rooms and service cupboards in good condition, kept locked shut and provided with appropriate signage that says 'fire door keep locked shut'?	Some

49	Are all fire doors and exit routes clearly indicated by appropriate signage that avoid confusion, including directional arrows where required, with the 'running man' pictogram? Are they marked on the outside to stop blockage by vehicles etc	No
Comments: Most doors are not fitted with intumescent strips and cold smoke seals; most are the original doors and sit on two hinges only (Grade 1 doors permission must be gained from the school to change).		

4.6 Means of escape – external		
50	Are external stairs and gangways examined by a competent contractor at three yearly intervals?	Yes
51	Are external stairs and gangways suitably protected from fire in the premises and adjoining property?	Yes
52	Are external routes illuminated and without obstruction or trip hazards?	Yes
53	Do external routes lead to a place of safety?	Yes
Comments: All external routes from the upper floors the stair wells have periodical checks and the reports are in the main office. External inspections of the fire exits will be needed.		

4.7 Means to limit fire spread and development		
54	Is compartmentalisation of a reasonable standard? (Base this on a visual inspection of accessible areas, with a degree of sampling including false roof voids)	No, grade 1 listed building
55	Is there a reasonable limitation on linings that may prevent fire spread?	N/A
56	Are fire dampers/Vents, where fitted, tested regularly?	N/A
57	Are service shafts between floors adequately fire stopped?	N/A
58	Are doors to service shafts to a suitable fire resistant standard?	N/A
Comments: From the top attic floor there is a standard wooden escape hatch.		

4.8 Emergency Lighting		
59	Is emergency lighting provided and is it fully serviceable? (based on visual inspection)	Yes
60	Is emergency lighting maintained in accordance with British Standard 5266	Yes
61	Is emergency lighting tested in accordance with British Standard 5266	Yes
62	If no emergency lighting is provided or required, indicate justification	N/A.
Comments: There is emergency lighting in all corridor's and class rooms. Top floor dormitory's need checking for serviceability as some green emergency power lights not present. Signage is needed to correspond with the lighting layout.		

4.9 Signs and notices		
63	Do the existing signs and notices comply with the relevant legislation and approved code of practice (i.e. Safety Signs and signals Regulations 1996)	No
64	Are additional signs required?	Yes
Comments: 63: Information & signage has improved a lot over the year.		

4.10 Portable and fixed fire fighting equipment		
65	Is there adequate provision of portable fire extinguishers that are appropriate for the fire risks where they are positioned?	No
66	Are fire extinguishers/blankets suitably positioned on brackets securely fitted to the wall or mounted on floor bases and available for immediate use (not hidden or obstructed)?	Yes.
67	Are fire extinguishers clearly identified?	No
68	Are extinguishers serviced on an annual basis?	Yes
69	Is fixed firefighting systems provided?	Yes
70	If so, are they tested and maintained regularly?	Yes
Comments: 65: Fire extinguishers are needed closer on the walls to the open fires. 66: Fire blanket only seen in the Kitchen. 67: signage needed above and around the wall mounts. 68, 69: all inspected 08/2015.		

4.11 Fire warning and alarm systems		
71	Is the means for giving an alarm of fire appropriate to the premises?	Yes
72	Is an electrical / manual system installed?	Yes
73	If so, does it appear to comply with British Standard 5839? Based on visual inspection.	Yes
74	Is automatic fire detection installed?	Yes
75	Are all dust covers removed from detectors?	Yes
76	Are the means for giving a warning of fire maintained in accordance with British Standard 5839 and the results recorded?	Yes
77	Are the means for giving a warning of fire tested on a weekly basis and the results recorded?	Yes
78	Is there a remote monitoring centre?	No
79	Are all parts of the premises that are accessible by any person, within audible and/or visual range of a fire sounder or a warning device, even when plant and machinery are running?	Yes
Comments: All records are kept in the main office.		

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4.12 Management of fire safety		
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80	Is there a nominated person to manage fire safety matters in the premises?	Yes
81	Is there a nominated person to assist in undertaking fire safety measures?	Yes
82	Is there an established fire safety and emergency plan?	Yes
83	Are all staff given fire safety instruction on employment?	Yes
84	Are all staff given periodic refresher fire safety training at regular intervals?	Yes
85	Are suitable and complete 'fire action' notices prominently displayed in relevant areas?	Yes
86	Are suitable arrangements in place for summoning the fire and rescue service?	Yes
87	Have appropriate members of staff been instructed to summon the fire and rescue services when required?	Yes
88	Are staff trained to recognise and use portable fire extinguishers?	Yes
89	Have an appropriate number of staff been trained to act as fire wardens?	Yes
90	Are routine in-house inspections carried out of fire safety matters relating to the premises (i.e. daily dept checks and weekly management tours)?	Yes
91	Are fire drills/evacuation drills carried out at appropriate intervals?	Yes
92	Is there a fire log book available for inspection by a visiting enforcing authority?	Yes
93	Is the fire log book up to date?	Yes
94	Do all furnishings comply with current furniture and fittings regulations?	TBC
95	Are quilts or duvets flame retardant	Yes
96	Do mattresses achieve the flammability standard as stated in BS6807	Yes
97	Do pillows meet the ignition standard in BS7175 Section 2?	Yes
98	If dangerous substances are, or could be used, is there a risk assessment conducted as required by the Dangerous Substances and Explosive Atmospheres Regulations 2002?	No

Comments: The School needs to confirm the standards and purchase of the schools bedding. Stores register needed to be shown for the science lab and held in main office.

4.13 Management of persons with disabilities and visitors		
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99	Are persons with disabilities (either temporary or permanent disability) employed?	Yes
100	Do persons with disabilities have access to the premises?	Yes
101	Are there procedures in place to assist persons with disabilities to evacuate the premises in the event of a fire?	Yes

102	Is the managerial control of visitors satisfactory?	Yes
Comments: Unsure if people with disabilities work at the school. I did not see any ramps present or optional lifts. School needs to confirm the safety plan for people with disabilities and the R/A.		

4.14 Access and safety of fire and rescue services		
103	Is there adequate access for fire and rescue service vehicle?	Yes
104	Is there adequate access for fire fighters approaching on foot?	Yes
105	Is access for fire fighting and means of escape clear and unobstructed?	Yes
106	Date of last visit of fire and rescue personnel, if known?	TBC
107	Are hydrants and other water supplies located close to the premises?	Yes
108	Are local fire and rescue services made aware of the presence of any hazardous materials used or stored on the premises?	TBC
109	Is external signage provided to warn attending fire and rescue personnel of hazardous storage?	No
110	Are suitable fire fighters switches provided?	No
111	Has the management considered issues that may significantly damage or affect the environment in the event of a fire such as contaminated water run off?	TBC
112	Has the possibility of fire spread to and or from adjacent or adjoining premises been considered?	Yes
Comments: No Hydrants at the school but there is the school's bore-hole, school bore-hole does supply water to the building. School needs to supply details to the Fire services in the event of an emergency.		

4.15 Records		
Are appropriate records kept on:		
113	Fire detection and alarm systems?	Yes
114	Emergency Lighting?	Yes
115	Fire extinguishers?	Yes
116	Fire Drills?	Yes
117	Fixed fire fighting systems?	Yes
118	Automatic closing doors/shutters?	Yes
119	Smoke control systems?	TBC
120	Evacuation / Fire fighting equipment	TBC
121	Fire training?	Yes
122	Will a copy of the fire risk assessment be kept on the premises and be available for inspection by the enforcing authority?	Yes

Comments: Held in the main office in the fire register folder. Fire training needed for staff periodically. Fire marshal and fire warden allocation needs to be prioritized and a safe system of work briefed in case to the delegated staff in case of an evacuation needed in the event of an emergency.

5.0 ACTION PLAN

The remedial actions table highlights the issues that have arisen during the assessment in the order of the inspection and that require action.

Once the actions have been completed they are required to be confirmed through signature by the designated responsible person.

The target date criteria is as follows:

Priority allocated	Action and timescale requirements
No action required	No action is required and no detailed records need be kept
Before occupation	Actions to be implemented before occupation.
Immediate	Straight away – These would have been rectified during inspection but checks are required to ensure continued compliance
On going	Monitoring is required to ensure controls are maintained, however there may be improvements that involve limited costs
One week	Arrange immediately and complete within 7 days. Considerable resources should be allocated to reduce the risk. Where the premises are already in use, urgent action should be taken. If unoccupied, the building should not be occupied until the risk is reduced
One month	Within one month. It is essential that efforts be made to reduce risk. Where moderate risk is associated with consequences that constitute extreme harm, further assessment might be required to establish more precisely the likelihood of harm as a basis for determining the priority for improved control measures
Three months	Within three months. No major additional controls required, however efforts should be made to reduce the risk within a defined time period

Ref inspection 18/12/2016	Remedial action required from area of School	Target date for completion	Action taken & date	Sign
Main Hall	Paper and cardboard removed	RDI		
Main Hall	Move the log basket away from the open fire, fuel and ignition source together.	1 Week		
Bursars Office	Portable heater in use requires all fuel sources to be removed.	1 Month		
Main Kitchen	Lainox 2 x Ovens require maintenance record (recently installed date TBC from School) Domino Fridge Nation last inspected 5/10/1999. Electrolux Waste Disposal, bracket to wall required.	1 Month		

Corridor	From Kitchen to Chapel there is no a blocked means of escape.	1Week		
Cellar	Fantastic emergency light still to the top of the stairs but no directional arrows. No signage or plan.			
Rear store	Housekeeping required.	1 Month		
Upper Level to students living accommodation				
The Secret Garden	No FFE present, door locked during inspection. No safety hinge or smoke seals on the doors.	On going		
Wonderland	Housekeeping required	1 Month		
Narnia	Smoke seals required to doors,	On-going		
Upper level (boys)				
Treasure Island	Smoke seals to doors	On-going		
Tweedle dee	Smoke seals to doors	On-going		
Corridor	Water machine/Cooler in moved back to prevent trip	RDI		
Top floor	Signage and means of escape.	On-going		
Out buildings				
Work shop/Handy man office	Power RPM 75 drill, Einhell K952 saw (move extension as saw dust dropping into plug) toaster.	On-going		
Remedial room/Sawyer room	Both locked during inspection, but can see TV's, OP, Portable heaters & kettles.	Re-inspection required		
Reception/PP-Form 5	New wooden buildings with the solar panels were all locked during inspection;	Re-inspection required		
Form rooms 6+7	Housekeeping needed.	1-3 Months		
Sports Hall	Very good.	No action required.		
Sports hall	To the rear the pallets need removing.	1 Month		
Pool area	Deterrent CCTV is a good idea as mentioned last year, the pool's safety equipment needs to be crossed referenced to life guarding policies and procedures. RA needed for the use of the outdoor pool with an emergency procedure in place.	3 Months		

Outside walkway	Titan ES5000B oil tank requires signage and bund in, is double skinned tank, 10k litres.	1 Month		
Art Room	Housekeeping required urgently, portable heaters covered in run off glue from the glue guns, Paint and COSSH items need removing from the area to the COSSH locker.	1 week		
Science Laboratory	Very good signage, Honeywell heater and Fan, Oertling TP30 counter balance machine, kettle & speakers require PAT tested. The chemical storage box needs the keys removing from the padlock and should be on a sign in/out basis.	1 Month		

6.0 RISK RATING

The following risk level matrix is based on a fire risk level estimator contained within PAS79: 2005 – Fire Risk Assessment (Guidance and a recommended methodology)

Potential Consequences Of fire Likelihood of fire	Slight harm	Moderate harm	Extreme harm
Low	Trivial Risk	Tolerable Risk	Moderate Risk
Medium	Tolerable Risk	Moderate Risk	Substantial Risk
High	Moderate Risk	Substantial Risk	Intolerable Risk

Definitions of the above terms are as follows:

Low: Unusually low likelihood of fire as a result of negligible potential sources of ignition.

Medium: Normal Fire Hazards (e.g. potential ignition sources) for this type of occupancy, with fire hazards generally subject to proper controls.

High: Lack of adequate controls applied to one or more significant fire hazards, such as to result in significant increase in likelihood of fire.

Slight harm: Outbreak of fire unlikely to result in injury (including serious injury) or death to any occupant.

Moderate harm: Outbreak of fire could result in injury (including serious injury) of one or more occupants, but unlikely to result in multiple fatalities.

Extreme harm: Significant potential for serious injury or death of one or more occupants.

Review point	Risk Rating
Prior to implementation of control measures	
Hazard from fire (likelihood) at these premises is:	Low
	Medium
	High
It is considered that the consequences of life safety in the event of a fire is:	Slight harm
	Moderate harm
	Extreme harm
Risk to life based on the assessment <i>prior</i> to implementation of actions required is:	Trivial Risk
	Tolerable Risk
	Moderate Risk
	Substantial Risk
	Intolerable Risk

Review point	Risk Rating
After implementation of control measures	
Hazard from fire (likelihood) at these premises is:	Low
	Medium
	High
It is considered that the consequences of life safety in the event of a fire is:	Slight harm
	Moderate harm
	Extreme harm
Risk to life based on the assessment after implementation of actions required is:	Trivial Risk
	Tolerable Risk
	Moderate Risk
	Substantial Risk
	Intolerable Risk

7.0 REVIEW REQUIREMENTS

Having completed the fire risk assessment process and undertaken any remedial action to either the internal or external aspects of the building or to management procedures, it will be necessary to establish a system for auditing the assessment to ensure that it remains valid. The assessment should be reviewed, and if necessary, revised in the event of:

- A change in legislation
- Alterations to the building, including internal layout
- A fire
- A change of use of premises
- A significant increase in the number of personnel or the introduction of people with disabilities
- A significant changes to furniture and fittings
- The introduction or increase of hazardous substances
- A receipt of an enforcement notice
- A recommendation from the Fire Authority
- Any situation that may jeopardise the safety of those within the building with regards to fire safety

Always record your actions

This RA was based around the findings following the inspection on 21 December 2015, I can come back at any time if you give me warning.

