

Fire Risk Assessment *for* Southern Housing Group

at

STATAPPRBLK2

Station Approach 2
Station Approach
Woking
Surrey

GU22 7PQ

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SECTION ONE

ASSESSMENT SUMMARY

INTRODUCTION

1.1 Safety policy

It is the policy of Southern Housing Group to protect all persons including employees, customers, contractors and members of the public from potential injury and damage to their health which might arise from work activities.

The Company will provide and maintain safe working conditions, equipment and systems of work for all employees and to provide such information training and supervision as they need for this purpose.

The company will give a high level of commitment to health and safety and will comply with all statutory requirements.

1.2 Fire Risk Assessment Report Guidance

Testing

This Risk Assessment is only effective once all the Actions have been carried out and provided that no alterations to the layout of the premises or its processes have taken place since the assessment.

1.3 Relevant Fire Safety Legislation

- The following standards are referred to in this document (list not exhaustive).HSE Approved Code of Practice (ACOP) document L137 "Safe maintenance, repair and cleaning procedures".
- Regulatory Reform (Fire Safety) Order 2005
- British Standard BS5839 Part 1 (2002) "Fire Detection and Alarm Systems for Buildings".
- British Standard BS5266 Part 8 (2008) "Code of Practice for the Emergency Lighting of premises".
- British Standard BS5306 Part 8 (2000) "Code of Practice for the Selection and Installation of Portable Fire Extinguishers".
- In this report the term *fire resistant* means walls, screens, partitions, doors and other materials which, when tested in accordance with BS476: Parts 20-23 (1987) achieve a minimum 30 minutes standard of fire-resistance, unless otherwise stated.
- Where reference is made to "Notices and Signs", they should be installed in accordance with the recommendations contained in BS5499: Part 1 (2002), Graphical symbols and signs. Safety signs, including fire safety signs. Specification for geometric shapes, colours and layout, or a similar equivalent standard.

1.4 Fire Risk Assessors

Southern Housing Group employs its own team of fire risk assessors, they are appointed following satisfactory demonstration of the qualifications below:

- A member of the Institution of Fire Engineers or equivalent

- Can evidence continuing professional development
- Able to demonstrate competency as an assessor by belonging to a Body Registration scheme or Certification by a Certification Body that is UKAS accredited

1.5 Review

This fire risk assessment should be reviewed by a competent person by the date indicated above or at such earlier time as there is reason to suspect that it is no longer valid, or if there has been a significant change in the matters to which it relates, or if a fire occurs or if required to following enforcement action from a fire safety enforcing authority.

Assessment Summary

Site Address:	Station Approach 2,Station Approach,Woking,Surrey		
Ownership:	General Needs		
Date Due:	13/05/2020		
Date Assessed:	28/04/2020		
Risk Score	9		
Risk Description	Action to be taken in 1 month		
Validated By	shgroup\Marie.Mitchell		
Surveyed By	SHG - Tolo Mas		
Assessment Notes:	It is recommended that this assessment is reviewed in 12 months as this is a high rise building; on alteration to the building or if a fire incident occurs. This is a type 1 assessment covering 28-61 only.		

SECTION TWO

SIGNIFICANT FINDINGS

The significant findings of a fire risk assessment are the actions that have been or will be taken by the responsible person pursuant to the Regulatory Reform (Fire Safety) Order 2005 (RRO). This will detail the preventative and protective measures that have been or will be taken to secure the safety of relevant persons as defined in article 2 of the RRO.

The preventative and protective measures consist of:

- Measures to reduce the risk of fire on the premises and the risk of the spread of fire on the premises;
- Measures in relation to the means of escape from the premises;
- Measures for securing that, at all material times, the means of escape can be safely and effectively used;
- Measures in relation to the means for fighting fires on the premises;
- Measures in relation to the means for detecting fire on the premises and giving warning in case of fire on the premises; and
- Measures in relation to the arrangements for action to be taken in the event of fire on the premises, including;
 - (i) measures relating to the instruction and training of employees; and
 - (ii) measures to mitigate the effects of the fire.

Significant Findings Table

Risk Category	Area	Question	Answer	Risk	Notes
05. Structural Features	All Areas	05. Is cladding present on the exterior of the building?	Yes ¹	High (9)	
06. Means of Escape	All Areas	15. Do any fire doors not close properly or have excessive gaps that need adjustment?	Yes	Medium (6)	
07. Lighting	All Areas	08. Were any repairs identified in relation to communal or emergency lighting?	Yes	Medium (6)	At the time of inspection allied engineer was onsite carrying out repairs.

05. Structural Features

Question	Answer	Priority	Actions
05. Is cladding present on the exterior of the building?	Cladding made of an unsuitable material is present on the building	P1	Confirm flammability and surface spread of flame of external cladding conforms to building regulations

Risk Category Paragraph

06. Means of Escape

Question	Answer	Priority	Actions
15. Do any fire doors not close properly or have excessive gaps that need adjustment?	The following fire doors do not close properly and need adjustment	P2	The following doors require maintenance to ensure they fully close onto the door stops.

Risk Category Paragraph

07. Lighting

Question	Answer	Priority	Actions
08. Were any repairs identified in relation to communal or emergency lighting?	Repairs were identified in the communal or emergency lighting	P2	Artificial lighting is damaged and requires repair or replacement.

Risk Category Paragraph

SECTION THREE

RISK ASSESSMENT: SUMMARY BY AREA

Risk Assessment: Summary by Area

Area	Risk Category	Question	N/A	Answer	Risk	Action Due	Notes
All Areas	01. Buildings	01. Who is the Responsible Person?	No	CEO - SHG	Non-Scoring		
All Areas	01. Buildings	02. Person Consulted on Site?	No	No shg staff onsite during inspection.	Non-Scoring		
All Areas	01. Buildings	03. Building Description.	No	This is a 10 storey (G-1-2-3-4-5-6-7-8-9) block of 61 self-contained flats (assessment covers 28-61 only). Ground floor consists of access to flats above; commercial units (not included in this assessment); some under-flat car parking and externally accessed bin, electric intake and sub station rooms. The main entrance to 28-61 is into a lift/post lobby with alarm panel, smoke control, dry riser and fire door to stairwell & fire door access to all floors and flats 28-61 are located on floors 4-9. On floor 4 (and 1, 2, 3) there is	Non-Scoring		

All Areas	01. Buildings	04. Approximate Age and Construction.	No	access to a second stairway/lift and exits that primarily serve flats 1-27. Flats are on corridors or lobbies off the stairwells and there are riser & store cupboards on all flat floors. Built around 2005 the external walls are solid with sloping profile metal roof. Internal walls are block/plasterboard and the floors & stairs for 28-61 are concrete. There are fixed false ceilings. A number of flats on upper floors have balconies.	Non-Scoring		
All Areas	01. Buildings	05. What is the evacuation strategy for the building?	No	Simultaneous evacuation	Low (4)	28/04/2021	There is a 24h waking watch which covers the building due to cladding issues.
All Areas	01. Buildings	06. Is the building easily accessible to fire appliances?	No	Yes	No Risk (2)	28/04/2021	
All Areas	01. Buildings	07. Type of assessment.	No	Type 1 assessment.	Non-Scoring		
All Areas	01. Buildings	08. Another action or repair was identified.	Yes		No Risk Calculated (0)		
All Areas	02. Occupants	06. Another action or repair was identified.	Yes		No Risk Calculated (0)		
All Areas	02. Occupants	05. Is there a formal Management procedure to control the activities of Contractors?	No	Yes	No Risk (0)	28/04/2021	
All Areas	02. Occupants	04. Is there provision for making the occupant and premises information	No	Yes	No Risk (0)	28/04/2021	

		available to the Fire Service on arrival?				
All Areas	02. Occupants	03. Are there any known hoarders?	No	No	No Risk (2)	28/04/2021
All Areas	02. Occupants	02. Have individual person centred fire risk assessments been completed for appropriate residents?	No	N/A	No Risk (0)	28/04/2021
All Areas	02. Occupants	01. Are there any vulnerable residents who may be considered at risk?	No	No	No Risk (0)	28/04/2021
All Areas	03. Sources of Ignition	01. Is there evidence of smoking in the communal areas?	No	No	No Risk (1)	28/04/2021
All Areas	03. Sources of Ignition	02. Are periodic mains electrical inspections carried out?	No	Yes	No Risk (2)	28/04/2021
All Areas	03. Sources of Ignition	03. Is electrical equipment kept well away from combustible materials?	No	Yes	No Risk (2)	28/04/2021
All Areas	03. Sources of Ignition	04. Are portable electrical appliances subject to regular PAT testing?	No	N/A	No Risk (0)	28/04/2021
All Areas	03. Sources of Ignition	05. Is there a lightning conductor to earth?	No	Yes	No Risk (2)	28/04/2021
All Areas	03. Sources of Ignition	07. Another action or repair was identified	Yes		No Risk Calculated (0)	

All Areas	03. Sources of Ignition	06. Is the building at risk of arson due to poor security?	No	No	No Risk (1)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	07. Are waste materials placed in a suitable location?	No	Yes	No Risk (0)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	06. Are there procedures in place to inform the Fire Service of oxygen cylinders on site?	No	N/A	No Risk (0)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	05. Is the gas equipment serviced and maintained by a competent engineer?	No	N/A	No Risk (0)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	04. Are waste materials placed in designated containers outside and away from the building?	No	Yes	Low (4)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	03. If combustible materials are in evidence are they stored appropriately and away from escape routes?	No	Yes	No Risk (0)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	02. Are there any wall or ceiling hangings present?	No	Yes	No Risk (2)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	01. Is general housekeeping satisfactory?	No	Yes	No Risk (2)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	08. Are mobility scooters/bikes stored within the communal area?	No	No	No Risk (0)	28/04/2021
All Areas	04. Sources of Fuel and Oxygen	09. Is there any fuel stored in containers near the building	No	No	No Risk (0)	28/04/2021

All Areas	04. Sources of Fuel and Oxygen	10. Another action or repair was identified.	Yes		No Risk Calculated (0)	
All Areas	05. Structural Features	02. Are fire escape routes adequately protected?	No	Yes	No Risk (2)	28/04/2021
All Areas	05. Structural Features	01. Structural features that will allow the rapid spread of fire and smoke have appropriate controls?	No	Yes	No Risk (2)	28/04/2021
All Areas	05. Structural Features	03. Is fire stopping between compartments satisfactory?	No	Yes	No Risk (2)	28/04/2021
All Areas	05. Structural Features	04. Has there been appropriate Building Control approval for any recent building alterations?	No	N/A	No Risk (0)	28/04/2021
All Areas	05. Structural Features	05. Is cladding present on the exterior of the building?	No	Yes1	High (9)	28/05/2020
All Areas	05. Structural Features	06. Are balconies present on the exterior?	No	Yes	No Risk (1)	28/04/2021
All Areas	05. Structural Features	07. Another action or repair was identified.	Yes		No Risk Calculated (0)	
All Areas	06. Means of Escape	07. Are any security grilles fitted to flat front doors?	No	No	No Risk (0)	28/04/2021
All Areas	06. Means of Escape	06. Are flat entrance doors compliant with BS476-22?	No	Yes	No Risk (2)	28/04/2021

All Areas	06. Means of Escape	04. Are there sufficient fire exits to enable people to evacuate safely?	No	Yes	No Risk (1)	28/04/2021
All Areas	06. Means of Escape	05. Are all fire resisting doors in good condition?	No	Yes	No Risk (2)	28/04/2021
All Areas	06. Means of Escape	03. Are floor and stair surfaces in good condition and free from trip and slip hazards?	No	Yes	No Risk (2)	28/04/2021
All Areas	06. Means of Escape	01. Are travel distances considered to be acceptable?	No	Yes	No Risk (1)	28/04/2021
All Areas	06. Means of Escape	02. Are all escape routes and fire exits free from obstruction?	No	Yes	No Risk (2)	28/04/2021
All Areas	06. Means of Escape	09. Are all final exits and intermediate doors easily openable from the inside without the use of a key or code?	No	Yes	No Risk (2)	28/04/2021
All Areas	06. Means of Escape	08. Do the electrical cupboards in the common areas provide the necessary levels of fire resistance?	No	Yes	No Risk (1)	28/04/2021
All Areas	06. Means of Escape	10. Do all final exits lead to a place of safety?	No	Yes	No Risk (1)	28/04/2021
All Areas	06. Means of Escape	11. Are external escape staircases and balconies inspected on a regular basis?	No	N/A	No Risk (0)	28/04/2021
All Areas	06. Means of Escape	12. Are all cupboards and storerooms locked shut at all times when not in use?	No	Yes	No Risk (1)	28/04/2021

All Areas	06. Means of Escape	13. Are cables situated in the escape routes in fire resisting cable trays?	No	Yes	No Risk (1)	28/04/2021	
All Areas	06. Means of Escape	14. Where necessary are refuges provided for persons with mobility impairments?	No	N/A	No Risk (0)	28/04/2021	
All Areas	06. Means of Escape	15. Do any fire doors not close properly or have excessive gaps that need adjustment?	No	Yes	Medium (6)	28/07/2020	
All Areas	06. Means of Escape	16. Do any flat entrance doors need upgrading to FD30s standard?	No	No	No Risk (0)	28/04/2021	
All Areas	06. Means of Escape	17. Are external stairways, balconies or external escape routes present?	No	No	No Risk (0)	28/04/2021	
All Areas	06. Means of Escape	18. Another action or repair was identified.	Yes		No Risk Calculated (0)		
All Areas	07. Lighting	08. Were any repairs identified in relation to communal or emergency lighting?	No	Yes	Medium (6)	28/07/2020	At the time of inspection allied engineer was onsite carrying out repairs.
All Areas	07. Lighting	09. Another action or repair was identified.	Yes		No Risk Calculated (0)		
All Areas	07. Lighting	01. Are all escape routes provided with adequate artificial lighting?	No	Yes	No Risk (1)	28/04/2021	
All Areas	07. Lighting	02. Is emergency lighting provided in the premises?	No	Yes	No Risk (1)	28/04/2021	

All Areas	07. Lighting	03. Is emergency lighting provided at all changes of direction and level?	No	Yes	No Risk (1)	28/04/2021
All Areas	07. Lighting	04. Is emergency lighting provided to illuminate firefighting equipment and fire alarm call points?	No	Yes	No Risk (1)	28/04/2021
All Areas	07. Lighting	05. Is emergency lighting provided on external escape routes?	No	Yes	No Risk (1)	28/04/2021
All Areas	07. Lighting	06. Is the emergency lighting system tested and maintained in accordance with BS5266?	No	Yes	No Risk (2)	28/04/2021
All Areas	07. Lighting	07. Does the emergency lighting need to be extended?	No	No	No Risk (0)	28/04/2021
All Areas	08. Signs and Notices	07. Is the scheme notice board enclosed and fire resistant?	No	Yes	No Risk (0)	28/04/2021
All Areas	08. Signs and Notices	06. Is there "No Smoking" signage provided?	No	Yes	No Risk (1)	28/04/2021
All Areas	08. Signs and Notices	05. Are "do not use lift in the event of fire" signs displayed adjacent to all lift doors?	No	Yes	No Risk (1)	28/04/2021
All Areas	08. Signs and Notices	04. Are general fire action notices displayed and reflect the evacuation strategy for the building?	No	Yes	No Risk (1)	28/04/2021
All Areas	08. Signs and Notices	03. Are instructions for opening final exit doors clear and adequate?	No	Yes	No Risk (1)	28/04/2021

All Areas	08. Signs and Notices	01. Are there sufficient fire exit signs identifying the escape routes and exits from the building?	No	Yes	No Risk (1)	28/04/2021
All Areas	08. Signs and Notices	02. Are fire doors provided with appropriate signs?	No	No	Low (4)	28/04/2021
All Areas	08. Signs and Notices	08. Another action or repair was identified.	Yes		No Risk Calculated (0)	
All Areas	09. Fire Alarms and Detection	08. Is the fire alarm configured correctly for the fire action policy?	No	Yes	No Risk (0)	28/04/2021
All Areas	09. Fire Alarms and Detection	09. Are tenant's properties fitted with mains-operated smoke detectors?	No	Yes	No Risk (0)	28/04/2021
All Areas	09. Fire Alarms and Detection	10. Another action or repair was identified.	Yes		No Risk Calculated (0)	
All Areas	09. Fire Alarms and Detection	01. Is a fire alarm and detection system required in the communal areas of the premises?	No	No	No Risk (1)	28/04/2021
All Areas	09. Fire Alarms and Detection	03. Are all fire alarm call points unobstructed, clearly visible and signed?	No	Yes	No Risk (1)	28/04/2021
All Areas	09. Fire Alarms and Detection	02. Is a fire alarm and detection system installed in communal areas of the building?	No	Yes	No Risk (2)	28/04/2021
All Areas	09. Fire Alarms and Detection	04. Are sufficient sounders provided to give adequate warning?	No	Yes	No Risk (1)	28/04/2021

All Areas	09. Fire Alarms and Detection	05. Is there only one sound for the fire alarm system?	No	Yes	No Risk (1)	28/04/2021
All Areas	09. Fire Alarms and Detection	07. Is the fire alarm system tested and maintained in accordance with BS5839?	No	Yes	No Risk (2)	28/04/2021
All Areas	09. Fire Alarms and Detection	06. Is the the fire alarm panel conveniently located for Fire Service access?	No	Yes	No Risk (0)	28/04/2021
All Areas	10. Fire Fighting Equipment	06. Are fire hydrants clearly marked and accessible by the Fire Service?	No	Yes	No Risk (2)	28/04/2021
All Areas	10. Fire Fighting Equipment	07. All fire fighting equipment and installations are regularly tested and maintained?	No	Yes	No Risk (2)	28/04/2021
All Areas	10. Fire Fighting Equipment	05. When a dry rising main is installed are outlet valves strapped and secured?	No	Yes	No Risk (2)	28/04/2021
All Areas	10. Fire Fighting Equipment	04. Should a sprinkler installation be considered for this building?	No	No	No Risk (0)	28/04/2021
All Areas	10. Fire Fighting Equipment	03. Are sprinklers or other fire suppression systems installed in the building?	No	No	No Risk (0)	28/04/2021
All Areas	10. Fire Fighting Equipment	01. Are fire extinguishers provided in the communal areas of the building?	No	No	No Risk (2)	28/04/2021
All Areas	10. Fire Fighting Equipment	02. Are the provisions for smoke ventilation adequate for the building?	No	Yes	No Risk (2)	28/04/2021

All Areas	10. Fire Fighting Equipment	08. Another action or repair was identified.	Yes		No Risk Calculated (0)	
All Areas	11. Management of Fire Safety	02. Are residents aware of the fire procedure for the premises?	No	Yes	No Risk (1)	28/04/2021
All Areas	11. Management of Fire Safety	01. Is a suitable emergency fire plan in place for the premises?	No	Yes	No Risk (1)	28/04/2021
All Areas	11. Management of Fire Safety	03. Are regular in house fire safety inspections carried out by staff and recorded?	No	Yes	No Risk (2)	28/04/2021
All Areas	11. Management of Fire Safety	04. Are fire evacuation assembly areas in safe locations?	No	Yes	No Risk (2)	28/04/2021
All Areas	11. Management of Fire Safety	05. Are there any 3rd party organisations with the building?	No	Yes	No Risk (1)	28/04/2021
All Areas	11. Management of Fire Safety	06. Another action or repair was identified.	Yes		No Risk Calculated (0)	

SECTION FOUR

ACTION SUMMARY

It is considered that the following recommendations should be implemented in order to reduce fire risk to, or maintain it at, the following level:

No risk

Low risk

The following simple risk level estimator is based on a more general health and safety risk level Estimator of the type contained in BS 8800.

Taking into account the fire prevention measures observed at the time of this risk assessment, it is considered that the hazard from fire (likelihood of fire) at these premises is:

Unlikely (1) Likely (2) Very Likely (3)

- (1) **Unlikely:** Unusually low likelihood of fire as a result of negligible potential sources of ignition.
 - Only likely to occur once in a lifetime.
- (2) **Likely:** Normal fire hazards (e.g. potential ignition sources) for this type of occupancy, with fire hazards generally subject to appropriate controls (other than minor shortcomings).
 - Could occur within a year.
- (3) **Very Likely:** Lack of adequate controls applied to one or more significant fire hazards, such as to result in significant increase in likelihood of fire.
 - Could occur within a month.

Taking into account the nature of the building and the occupants, as well as the fire protection and procedural arrangements observed at the time of this fire risk assessment, it is considered that the consequences for life safety in the event of fire would be:

No risk Low Medium Significant Extreme

In this context, a definition of the above terms is as follows:

- (1) **Low:** Outbreak of fire unlikely to result in serious injury or death of any occupant (other than an occupant sleeping in a room in which a fire occurs).
 - Negligible or light smoke inhalation only.
- (2) **Medium:** Outbreak of fire could foreseeably result in injury (including serious injury) of one or more occupants, but it is unlikely to involve multiple fatalities.
 - Light/Heavy smoke inhalation
- (3) **Significant:** Significant potential for serious injury of one or more occupants.
 - Heavy smoke inhalation risk of burns
- (4) **Extreme:** High potential for serious injuries or death of one or more occupants

Severity	1 Low	2 Moderate	3 Significant	4 Extreme
Likelihood				
1 Unlikely	No risk	No risk	Low risk, action within 12 months	Low risk, action within 12 months
2 Likely	No risk	Low risk, action within 12 months	Medium risk action within 2 months	Medium Risk action within 2 months
3 Very likely	Low risk, action within 12 months	Medium risk action within 2 months	High risk action within 7 days	Critical action immediately

Accordingly, it is considered that the risk to life from fire at these premises is:

No Risk Low Risk Medium Risk High Risk Critical

Risk level (hazard X harm)	Action and Timescale
No risk	No action is required and no detailed records need be kept.
Low Risk	No major additional controls required. However, there might be a need for improvements that involve minor or limited cost.
Medium Risk	It is essential that efforts are made to reduce the risk. Risk reduction measures should be implemented within a defined time period. 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.
High Risk	Considerable resources might have to be allocated to reduce the risk. If the building is unoccupied, it should not be occupied until the risk has been reduced. If the building is occupied, urgent action should be taken.
Critical	Building (or relevant area) should not be occupied until the risk is reduced.

Risk Assessment: Action Summary

Area	Risk Category	Action	Risk	Due Date	Complete Date
All Areas	07. Lighting	Artificial lighting is damaged and requires repair or replacement.	Medium (6)	28/07/2020	
All Areas	08. Signs and Notices	Another action or repair was identified - see notes.	Low (4)	28/04/2021	
All Areas	06. Means of Escape	The following doors require maintenance to ensure they fully close onto the door stops.	Medium (6)	28/07/2020	
All Areas	05. Structural Features	Confirm flammability and surface spread of flame of external cladding conforms to building regulations	High (9)	28/05/2020	
All Areas	01. Buildings	Another action or repair was identified - see notes.	No Risk (2)	28/04/2021	

SECTION FIVE

ACTION DETAILS

Action Details

Area	All Areas
Risk Category	07. Lighting
Action	Artificial lighting is damaged and requires repair or replacement.
Priority Number	2
Risk	Medium (6)
Originally Due	28/07/2020
Risk Now Due	28/07/2020
Risk Acknowledged Date	
Work Start Date	
Completion Due Date	28/07/2020
Completed date	
Relationship	Owning (Request Re-assignment)
Quantity	1.00

Actions Notes

Action

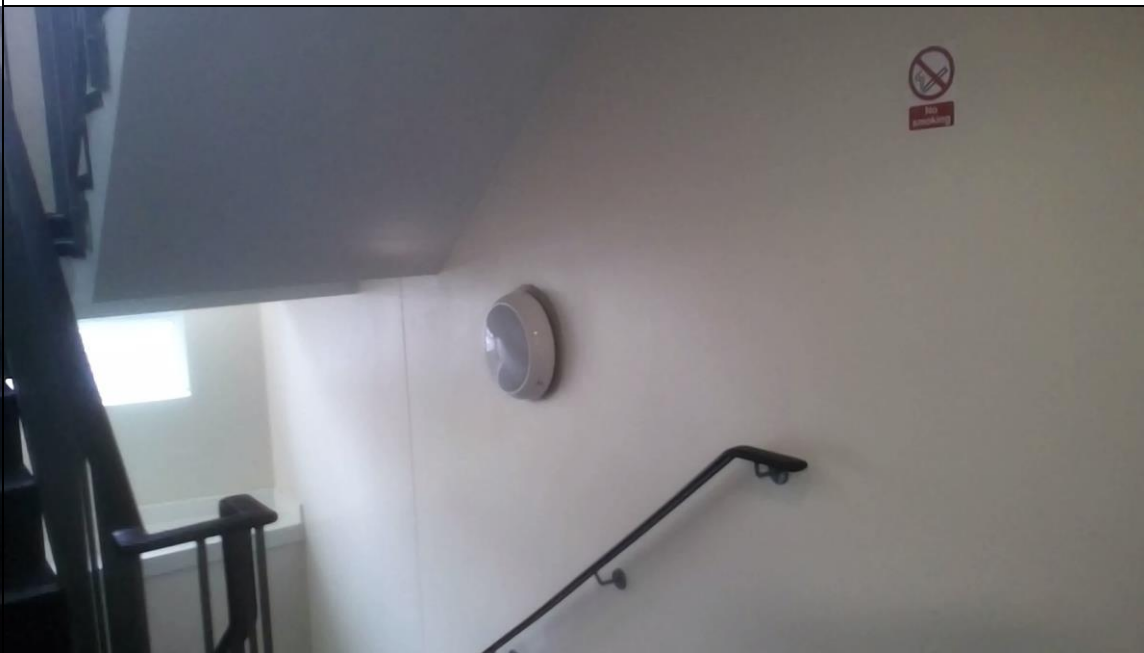
Maintenance is required in the stairwell and on all floors as a high number of artificial lighting are damaged and require replacing.
Reassigned

Documents

22324_Action_Artificial lighting is damaged and_01



22324_Action_Artificial lighting is damaged and_03



22324_Action_Artificial lighting is damaged and_05



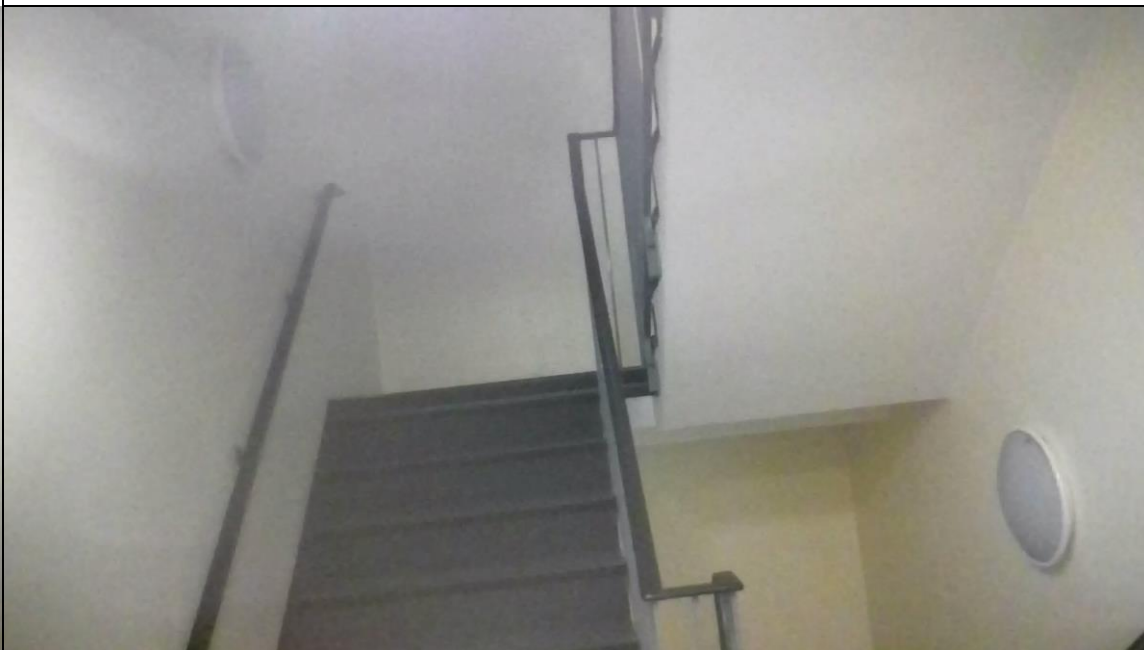
22324_Action_Artificial lighting is damaged and_06



22324_Action_Artificial lighting is damaged and_07



22324_Action_Artificial lighting is damaged and_08



22324_Action_Artificial lighting is damaged and_09



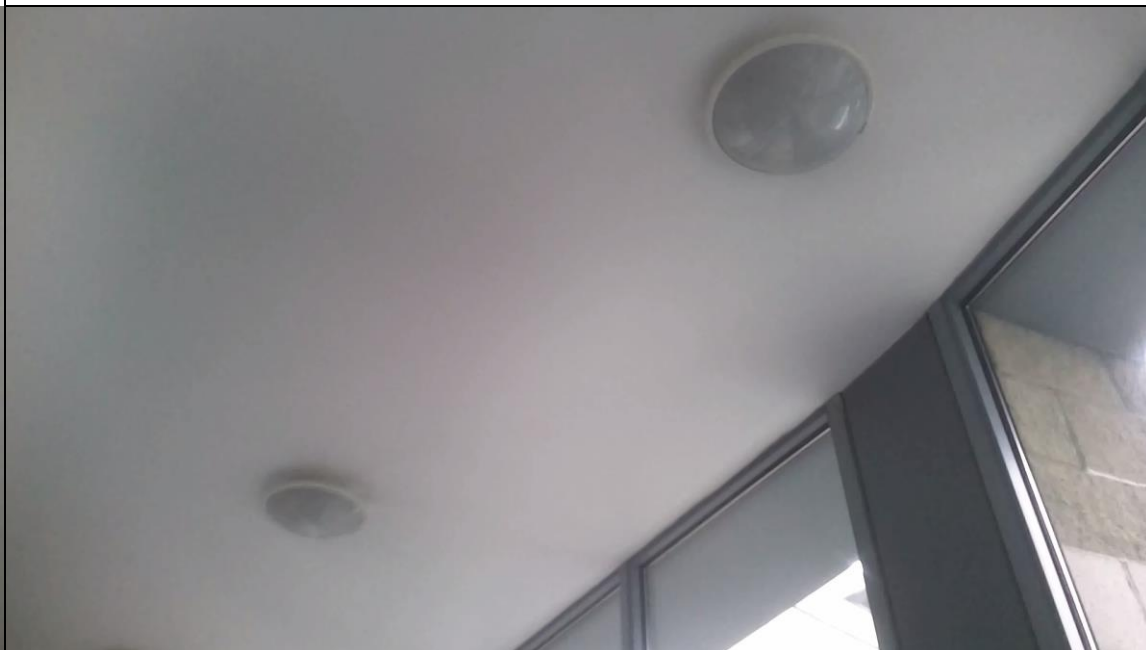
22324_Action_Artificial lighting is damaged and_11



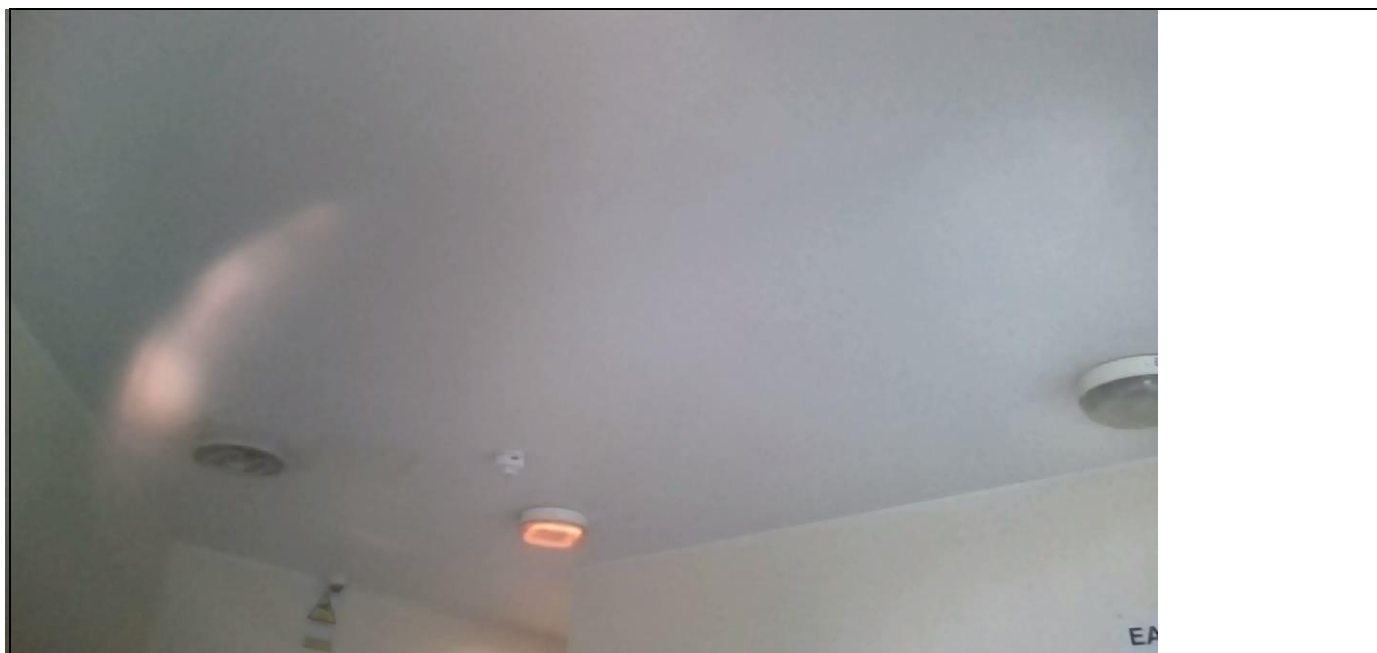
22324_Action_Artificial lighting is damaged and_12



22324_Action_Artificial lighting is damaged and_19



22324_Action_Artificial lighting is damaged and_20



Action Details

Area	All Areas
Risk Category	08. Signs and Notices
Action	Another action or repair was identified - see notes.
Priority Number	3
Risk	Low (4)
Originally Due	28/04/2021
Risk Now Due	28/04/2021
Risk Acknowledged Date	
Work Start Date	
Completion Due Date	28/04/2021
Completed date	
Relationship	Owning (Request Re-assignment)
Quantity	1.00

Actions Notes

Action

Fit yellow/black electrical warning signs to the 9th,7th,4th riser cupboards.

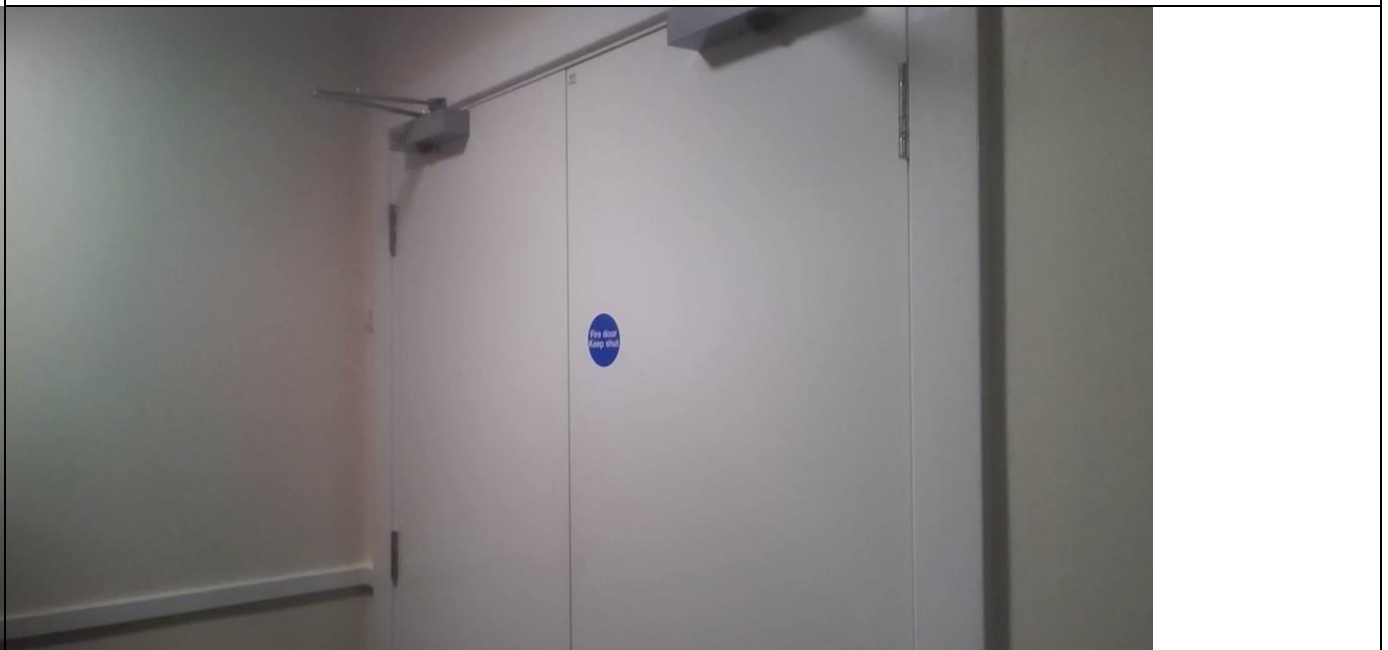
Reassigned

Documents

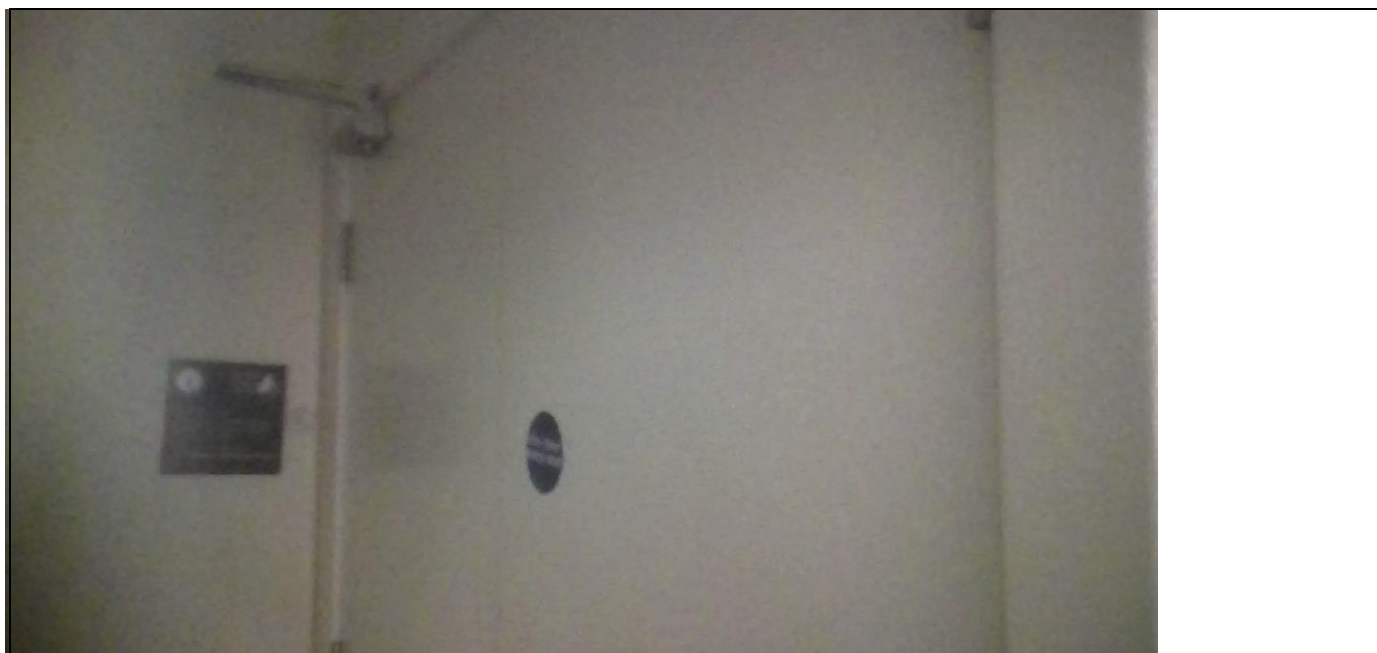
22324_Action_Another action or repair was ident_02



22324_Action_Another action or repair was ident_04



22324_Action_Another action or repair was ident_13



Action Details

Area	All Areas
Risk Category	06. Means of Escape
Action	The following doors require maintenance to ensure they fully close onto the door stops.
Priority Number	2
Risk	Medium (6)
Originally Due	28/07/2020
Risk Now Due	28/07/2020
Risk Acknowledged Date	
Work Start Date	
Completion Due Date	28/07/2020
Completed date	
Relationship	Owning (Request Re-assignment)
Quantity	0.00

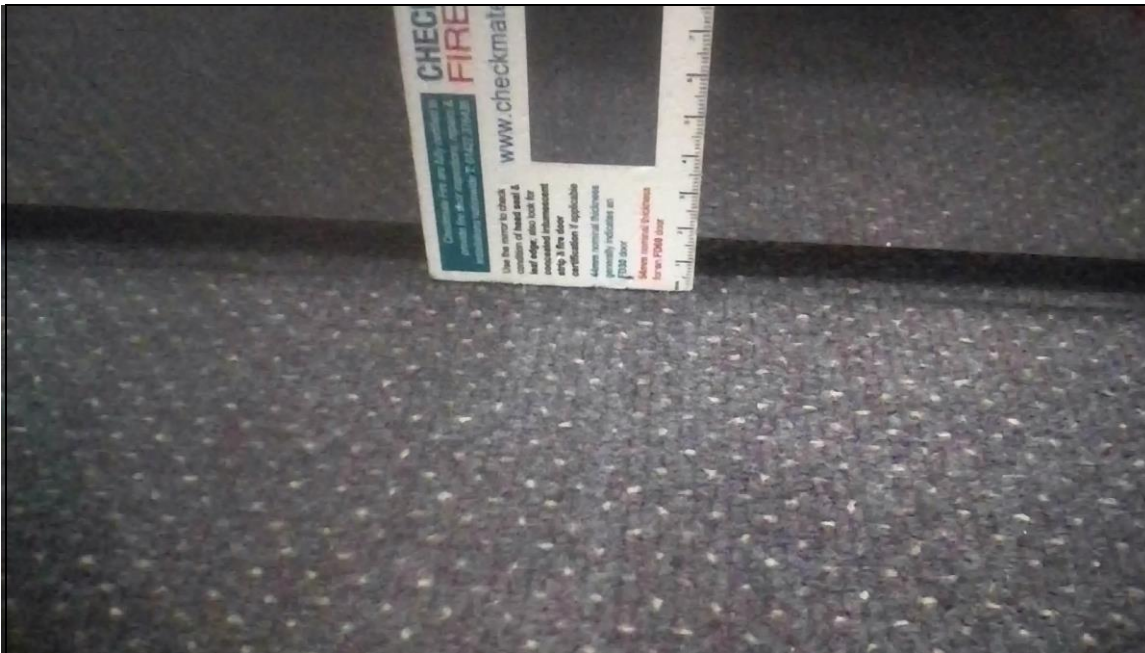
Actions Notes

Action

4th floor corridor- inspect all and adjust/fit threshold protection as required to ensure maximum gaps of 8mm between door & floor.
Reassigned

Documents

22324_Action_The following doors require mainte_10



22324_Action_The following doors require mainte_14



Action Details

Area	All Areas
Risk Category	05. Structural Features
Action	Confirm flammability and surface spread of flame of external cladding conforms to building regulations
Priority Number	1
Risk	High (9)
Originally Due	28/05/2020
Risk Now Due	28/05/2020
Risk Acknowledged Date	
Work Start Date	
Completion Due Date	28/05/2020
Completed date	

Relationship	Owning (New)
Quantity	1.00

Actions Notes

Action

Shg are aware of the situation and have temporary procedures in place.

Documents

Action Details

Area	All Areas
Risk Category	01. Buildings
Action	Another action or repair was identified - see notes.
Priority Number	4
Risk	No Risk (2)
Originally Due	28/04/2021
Risk Now Due	28/04/2021
Risk Acknowledged Date	
Work Start Date	
Completion Due Date	28/04/2021
Completed date	
Relationship	Owning (Complete)
Quantity	0.00

Actions Notes

Action

Closing action due to no action notes or photo

Documents