

FIRE RISK ASSESSMENT – SUMMARY SHEET

Publish Date – 20/11/2017

Property Reference	9407312151
Address	Ladywood House (Block B), Steelhouse Lane. Birmingham, B4 6NH
Premises Risk Rating	A
Recommended Evacuation Strategy	Simultaneous evacuation from Block W with phased evacuation from other blocks as necessary.
Target Completion Date for all outstanding recommendations	31 st January 2018.

Basic Summary of Recommendations	Current Status	Risk Priority Rating
Upgrade fire resistance to window between Block B and C	Scheduled	Priority 2
Adjustments to fire doors in specified locations	Scheduled	Priority 2
Replacement of fire doors in specified areas	Scheduled	Priority 2
Confirmation of fire resisting standards to specific compartments and fire doors	Scheduled	Priority 3
Confirmation of fire resisting standards to specific partitions	Scheduled	Priority 3
Confirmation of compartmentation to specified areas in ducts.	Completed	Priority 3
Recommendation for verifying procedures and arrangements with Birmingham Childrens Hospital	Completed	Priority 3
"Fire Exit" and "Fire Door Keep Closed" signs require replacement due to wear in specified locations	Scheduled	Priority 3
Ensure combustible materials are not stored in communal areas including the electrical cupboard	Completed	Priority 1
All furniture, office equipment, storage and waste materials should be removed from the common areas and the escape routes should be kept clear.	Completed	Priority 1
A survey of fire door signage should be carried and signage should be removed from those doors which are not required to be retained as fire resisting doors.	Completed	Priority 1
Investigate fault on fire alarm panel	Completed	Priority 1
The obstructions should be removed from all fire resisting doors and the doors should be kept shut. Riverside and BCH should rigorously implement this policy and should take any steps necessary to ensure fire resisting doors are kept shut.	Completed	Priority 1
All portable electrical appliances should be confirmed as periodically PAT tested (recommended annually) with records of testing attached to each appliance.	Completed	Priority 3
Liaise with BCH in order to establish the full scope of their fire evacuation procedures.	Completed	Priority 3
Liaise with BCH to establish their arrangements for fire drills	Completed	Priority 3
A copy of this fire risk assessment should be communicated to BCH who have responsibilities as employers of staff in the premises. BCH should note that this assessment covers only the common areas and those areas under the control of Riverside.	Completed	Priority 3
Recommendation to extend the fire alarm system detectors to specified locations	Completed	Priority 2

Fire Risk Assessments are undertaken in accordance with The Riverside Group Ltd, Fire Policy, which is endorsed by London Fire Brigade.

If you have any questions regarding progress with the fire actions within your building please contact Riverside on 0345 111 0000.