

ZENNOR COTTAGE – FIRE RISK ASSESSMENT

Identification of Fire Hazards:

Location	Ignition	Fuel	Oxygen
Kitchen	Hob Oven Microwave	Cooking Oil Fats Carbohydrate Foods Kitchen bin (paper waste)	Natural airflow Open window Open door Extractor fan
Living Room Area	Electric Stove Storage Heaters Table Lamp TV DVD Player	Sofas Rugs Nest of Tables Window Blinds Paper leaflets/books	Natural airflow Open window
Dining Area		Table Chairs	Natural airflow Open window
Bunk Room	Table Lamps Bedside Lamps Storage Heater	Beds Chest of Drawers Rug Bed Linen Pillows Towels	Natural airflow Open window
Under Stair Cupboard	RCD Panel Water Heater	Clothes	Natural airflow
Bathroom	Shaver Lights Heated Towel Rail Underfloor Heating	Bath panel Window blind Towels	Natural airflow Open window
Double Bedroom	Radio Storage Heater Bedside Lamps TV	Rug Chest of Drawers Wardrobe Bookcase and Books	Natural airflow Open window
Outside	Outside Lights	Wooden Balcony Wheelie Bin/Recycling Bins (waste paper)	Natural airflow
Garage	Car	Oil Petrol/Diesel Roof timbers	Natural airflow Open window
All Locations	Portable electrical appliances: Toaster, Kettle, Hair Dryer, Fan	Dependant on location	Natural airflow Open window

People At Risk:

Guests (adults and children) during the day in the living areas and at night in the bedrooms.
 Cleaners during the change-over period in all rooms. All occupants at risk due to their presence if a fire starts.

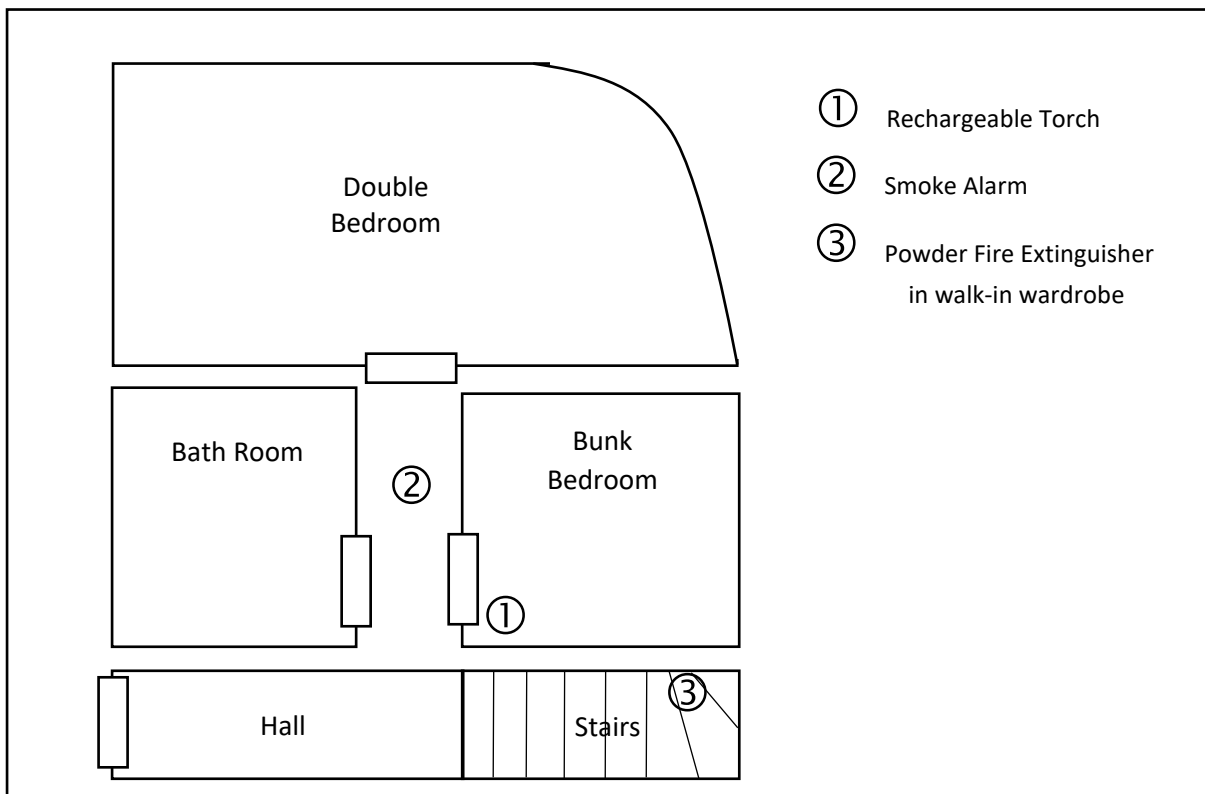
The Risk of Fire Occurring:

Occurrence	Risk Reduction
Worn wires (portable appliance or fixed installation)	Annual portable appliance testing. Look for worn wires during cleaning periods.
Hob left on	Integral warning lights. Pan stands either side of the hob.
Microwave set too high/too long	Instruction booklet available
Storage heater overheating	Thermostat control Thermal fuse Vacuum vents to remove lint/fluff.
Sofa, bed or furnishing fire	No smoking property No candles policy
Arson	Weekly bin emptying External metal letter box

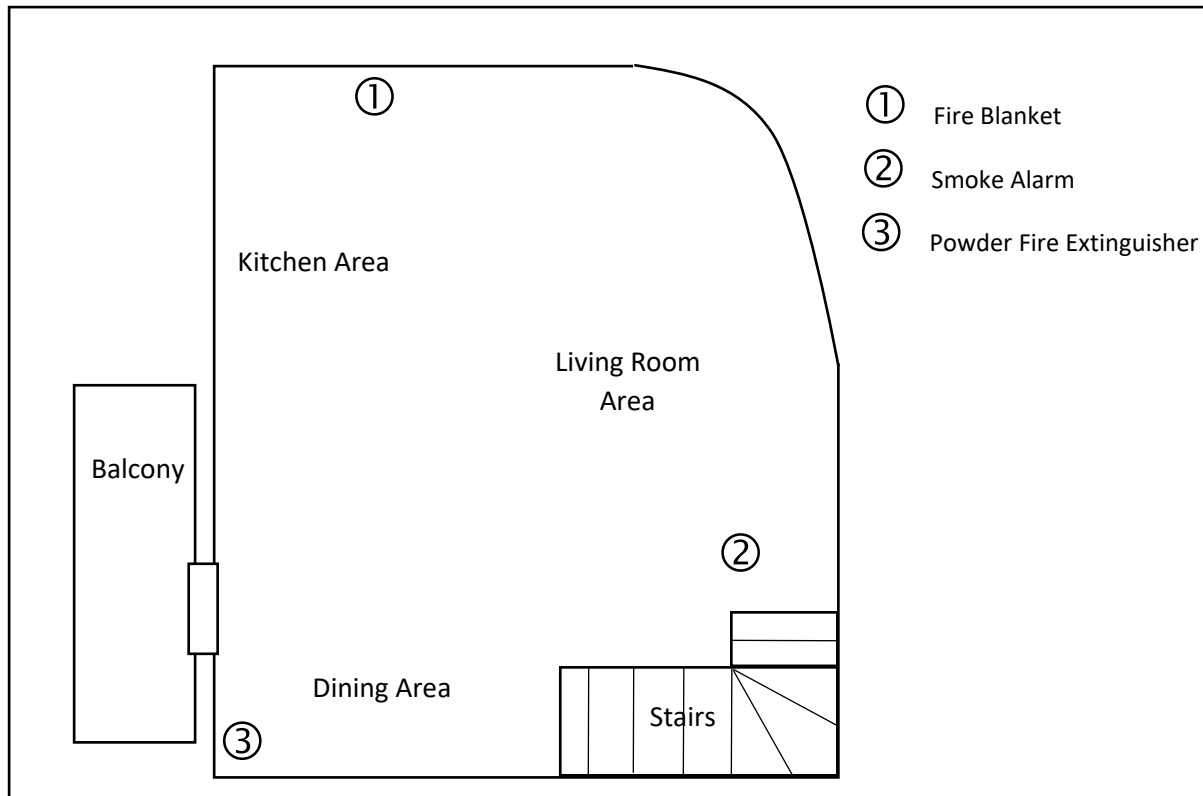
Fire Warning and Fighting

Location of fire warning and fighting equipment

Ground Floor



First Floor



Escape Routes

The escape routes are from the living areas (kitchen dining and living room areas) down the stairs and out through the front door. From the bedrooms and bathroom, the escape route is along the hall to the front door. The accommodation is for four persons. The stairs, hall and door are considered wide enough to allow a quick and easy exit. The hall is provided with coat hooks and a show rack so that the hall floor may remain clear of blockage or trip hazards. To assist with escape a re-chargeable torch is provided in the bunk bedroom. The simple layout of Zennor Cottage and the fact that the main entrance/exit will be in Regular use by guests and cleaning staff indicates that additional signage is not necessary.

Fire Safety Maintenance Checklist

Equipment	Maintenance	Date
Powder Fire Extinguishers	Monthly Check: Pressure Gauge in the Green Operating Pin inserted	
Fire Blanket	Monthly Check: Cover in place Red 'Pull' tab showing Annual Check: Remove and re-fold	
Torch	Monthly Check: Battery charged Bulb working	
Smoke Alarms	Monthly Check: Vacuum clean lint/fluff Annual Check: Replace batteries Press Test False Alarm Record	

Fire Emergency Plan

What to do on discovering a fire or hearing the smoke alarm:

1. Warn other guests- shout Fire, Fire, Fire.
2. Fight the fire with Fire Blanket or Extinguisher only if you consider it safe to do so, if electrical equipment is on fire- turn off at the socket/switch.

If the fire is not extinguished or you consider it not safe to fight the fire:

3. Leave the property closing doors behind you.
4. Call the fire and rescue service by dialling 999.

Address: Zennor Cottage Beacon Road, Marazion TR17 OHF