

Parkfields Stable

Risk Assessment – record of significant findings

Risk assessment for	Assessment carried out by
Parkfields Stable Kniveton Lane Offcote Ashbourne Derbyshire DE6 1JQ	Becky Harrington 29 September 2018 Signature:
Floor/area: A two storey cottage with two bedrooms.	Use: Holiday cottage available for booking by members of the public.
Fire Hazards	
Sources of ignition	Heat from cooking Smoking materials Heat from boiler housed in adjacent barn BBQ (outside in cottage garden) Electrical sockets
Sources of fuel	Cooking oils Oil for boiler Furniture, bedding and curtains Charcoal
Sources of oxygen	Cleaning materials
People at Risk	
Guests anywhere in the cottage, including any who are elderly, have limited mobility or very young.	
Evaluate, remove, reduce and protect from risk	
What is at risk?	Risk from cooking is the same as in any household kitchen Risk from boiler is less than in most households with an oil fired boiler as the boiler is housed in an adjacent building Risk from BBQ is the same as in any household with a BBQ No smoking is allowed on the premises
Who is at risk?	Fire can spread throughout the building. Everyone is at risk during the night when asleep
Action taken to remove the hazards that may cause a fire	Interlinked smoke alarms fitted in hall and at top of stairs; smoke alarms tested weekly Safety valve fitted to boiler; boiler housed in adjacent building Storage for BBQ available away from cottage Fire blanket fitted in kitchen No peroxide cleaners available All electrical appliances are regularly tested by a qualified electrician

	Boiler serviced annually
Action taken to remove and reduce the risk to people from a fire	<p>Guests provided with escape route information on arrival</p> <p>Instructions for using fire blanket are clearly displayed</p> <p>Guests advised to turn off appliances when not in use and when going to bed; guests advised to close doors downstairs when going to bed.</p>
Assessment review	
Assessment review date	29 September 2019
Completed by	Becky Harrington
Signature	