

FIRE SAFETY STATEMENT

Home Name: Britree

Address: Britree, South Drove, Quadring, PE11 4QX

Max occupancy: 2 x Children

Service Type: Residential Children's home

1. Introduction

This Fire Safety Statement has been prepared in support of the proposed children's home at Britree, operated by Karoo Group Limited.

The purpose of this statement is to demonstrate that appropriate fire safety measures will be incorporated into the property to protect residents, staff and visitors. The home will be designed, constructed and managed in accordance with all relevant Building Regulations and fire safety legislation.

2. Site Access for the Fire and Rescue Service

The property benefits from suitable access for emergency service vehicles, enabling the Fire and Rescue Service to reach the building quickly in the event of an emergency.

A designated evacuation assembly point will be identified to the front of the property in a safe location away from the building. This location will be clearly communicated to all staff and residents as part of the home's emergency procedures.

3. Fire Detection and Warning Systems

The property will be fitted with an appropriate fire detection and warning system fully compliant with the latest Building Regulations and all relevant fire safety guidance.

This will include:

- Interlinked smoke detectors throughout the property.
- Heat detection within the kitchen where required.
- Carbon monoxide detection where appropriate.
- Audible alarms capable of alerting all occupants.

All fire detection systems will be regularly tested, maintained and serviced in accordance with the manufacturer's recommendations and statutory requirements.



4. Fire Resistance

The building will be designed to minimise the spread of fire.

External walls will be constructed using brick cavity wall construction, providing a high level of inherent fire resistance.

Internal construction will also comply with current Building Regulations, ensuring suitable fire separation between rooms and protected escape routes where required.

5. Means of Escape

The property will provide safe means of escape in full accordance with current Building Regulations.

Escape routes will be always kept clear and unobstructed, with all staff receiving training in evacuation procedures.

Children will also receive appropriate support to ensure they understand evacuation arrangements in a manner suitable to their age, level of understanding and individual needs.

6. Emergency Evacuation Procedures

A comprehensive Fire Emergency Evacuation Plan will be implemented before the home becomes operational.

This will include:

- The location and operation of the fire detection and alarm system.
- Procedures for responding to alarm activations, including the management of false alarms.
- Clear arrangements for contacting the emergency services.
- Designated escape routes and emergency exits.
- The location of the evacuation assembly point.
- Staff roles and responsibilities during an evacuation.
- Procedures for supporting children who may require additional assistance.

All staff will receive fire safety training during induction and refresher training at regular intervals thereafter.

Fire drills will be undertaken routinely to ensure staff remain familiar with emergency procedures and to test the effectiveness of the evacuation arrangements.

7. Review and Monitoring

The Registered Manager will be responsible for ensuring that fire safety arrangements always remain effective.



Fire risk assessments, equipment inspections, alarm testing and emergency procedures will be reviewed regularly to ensure continued compliance with current legislation and best practice.

Conclusion

Karoo Group Limited is committed to maintaining the highest standards of fire safety at Britree.

Through compliant building design, appropriate fire detection systems, staff training, regular testing and robust emergency procedures, the home will provide a safe environment for children, staff and visitors whilst meeting all relevant fire safety requirements.

