



FIRE SAFETY

Developers of every new building, with the exception of domestic builders and owners / occupiers of existing premises which may incur a change of use are required to obtain a Fire Certificate.

Although there are different Certificates for different kinds of development it is necessary for the stakeholder of a new and existing property to be altered and to send their plans and designs to their local Fire Authority.

R Crosbie and Associates can assist with the preparation and submission of Fire Safety and the associated Fire Safety Certificate together with a completed application form illustrating how Part B of the Building Regulations is to be complied with. The Fire Safety Certificate Application will be submitted to the senior fire services staff at the relevant local authority for approval.

R Crosbie and Associates will liaise with the fire services staff during the application period to address any queries which the fire services staff may have in relation to the application.

Once all queries have been addressed and the fire services staff (Building Control Authority) are satisfied that Part B of the Building Regulations has been complied with, they will issue a Fire Safety Certificate.

Additional to the above, owners / occupiers of commercial premises have an obligation under Health and Safety at Work Legislation and the Fire Services Acts 1981 to identify fire safety risks, complete fire safety risk assessments and address fire safety hazards to ensure the safety of their employees within the work place. Under the provisions of the Fire Services Act 1981 authorised inspectors from the fire services department can visit and inspect any building within their jurisdiction to assess fire safety standards.

If the fire services inspector raises queries the owner / occupier is legally obliged to provide a satisfactory response to the inspector.

R Crosbie and Associates can assist with the generation of such information if such an inspection occurs.