

Alarms 4Life



New laws are due to come into effect from October 2015

All landlords are required to:

- Fit at least one smoke alarm on each floor of their premises
- Fit a carbon monoxide alarm in rooms containing a solid fuel appliance
- Check that all alarms are working when a new tenancy starts.

The Government is working with local fire and rescue services to distribute nearly 500,000 free alarms to help landlords prepare for the new regulations.

Fitting smoke alarms

For maximum protection smoke alarms should be fitted in every room – but as a minimum, at least one should be fitted on each level of the house.

Simply screw the alarms into the ceiling and as close to the centre of the room, hallway or landing as possible – at least 30 centimetres (12 inches) away from any wall or light fitting. Always check the manufacturers' instructions beforehand.

Test the alarms once you have fitted them and remind your tenants to test them regularly. Special smoke alarm kits are available for those who are deaf and hard of hearing people – your local fire and rescue service will have further advice and information.

Finally, make sure your tenants have an escape plan so they get out safely if the alarms alert them to the fact that there is a fire.

What is Carbon Monoxide?



Carbon monoxide (CO) is highly poisonous and produced by the incomplete burning of gas and Liquid Petroleum Gas (LPG). This happens when a gas appliance has been incorrectly fitted, badly repaired or poorly maintained or if flues, chimneys or vents are blocked. Oil and solid fuels, such as coal, wood, petrol and oil can also produce carbon monoxide.

Carbon monoxide symptoms include headaches, dizziness, nausea, breathlessness, collapse and loss of consciousness.

Carbon monoxide alarms

Carbon Monoxide (CO) alarms protect residents by giving an early warning when the poisonous gas is detected in the home. Installing a CO alarm is a simple DIY task, with most detectors only requiring a couple of screws, while some are free-standing and require no installation.

Ideally the alarms should be installed next to potential sources of CO in the premises and in sleeping areas. The alarms should be at a horizontal distance of between 1 to 3 metres from the potential source and at least 15cm from the ceiling if fitted on a wall. Avoid putting them too close to windows or air vents.

People suffering from carbon monoxide poisoning should get fresh air immediately, open doors and windows, turn off gas appliances or extinguish other sources, leave the house and see a doctor.

