

[Home](#) > [Business](#) > [Residential landlords](#) > [Fire safety](#)

Fire safety

Last Modified February 10, 2021



Fire safety in houses in multiple occupation (HMOs)

The Housing Act 2004 introduced the [Housing Health and Safety Rating System](#) (HHSRS) placing a duty on councils to ensure that HMOs have adequate fire detection and separation in place. The Council can take enforcement action to ensure that safety measures are taken.

The Regulatory Reform (Fire Safety) Order 2005 means that any person who has some level of control in premises must take reasonable steps to reduce the risk from fire and make sure people can safely escape if there is a fire.

Blackpool Council and Lancashire Fire and Rescue Authority are working together on a joint protocol to ensure that properties, particularly HMOs, have adequate fire safety measures in place.

If you require any further advice or information on fire regulation you can contact the Lancashire Fire and Rescue Authority on 01253 302522 / 01253 343071.

[LACORS Housing Safety Guidance](#).

Additional information

[Guidance on fire precautions from Blackpool Council \[PDF 76kb\]](#)

[↑ Back to top](#)

