



Home Office

# Outcomes from the Emergency Evacuation Information Sharing Plus (EEIS+) consultation and Residential PEEPs policy

Easy read version

This is quite complicated in places so ask a support worker or friend to go through it with you

December 2024



## What the words mean

**Evacuation** Getting people out of the building to a safe place.

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**Person-Centred Fire Risk Assessment** This is a type of assessment that focuses on a **vulnerable resident** and the fire risks in their home and building.

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**Residential PEEP** This stands for 'Residential Personal Emergency **Evacuation** Plan'. This is the name for a written plan on what a **vulnerable resident** should do if there is a fire.

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**Responsible Person** This is the owner or manager of a building, who is responsible for fire safety.

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**Stay put strategy** Most buildings have a 'stay put' strategy if there is a fire.  
This means if there is a fire in your building, it is probably safest to stay in your own home until the fire is put out.

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**Simultaneous evacuation strategy** Some buildings are less safe or are at higher risk of a dangerous fire, so have a 'simultaneous **evacuation**' strategy to follow if there is a fire.  
This means if there is a fire everyone needs to leave the building, even if there is no fire in their own home.

## What the words mean

### Vulnerable resident

These are people who would struggle to get out of the building they live in, if there was a fire. This could be because they have mobility problems or they might not understand how to get out of the building safely.

## Background



The Government has come up with ideas about how to keep **vulnerable residents** safe from fire.

They asked people what they thought of these ideas in Summer 2022.

If you want to look at the ideas and the questions Government asked, they can be found [here](#) including an easy read version.



The Government has now reviewed what people thought about the ideas and changed them.

This document:

- Describes the new way to keep **vulnerable residents** safe if there is a fire.
- Says what will happen next.



You can see the full Government consultation response [here](#) which describes the main conclusions in detail.



Overall, most people agreed that there should be specific measures to support **vulnerable residents** of high-rise and higher risk buildings.



However, no-one was able to show us that PEEPs in workplaces could be applied to buildings where people live.

This means there needs to be a different type of PEEP in place in buildings where people live, which the Government will put into law and call a '**Residential PEEP**'.

This new process is described below.

## Residential PEEPs

These are the **five steps** of **Residential PEEPs**, which will help keep **vulnerable residents** safe if there is a fire:



**1. The owner or manager of a building must do their best to find out which residents would need help to get out if there was a fire.**

The information must be easy for everyone to understand.

The resident can decide if they want to take part in the process or not.



## 2. The owner or manager of a building where people live must offer to do a **Person-Centred Fire Risk Assessment for each vulnerable resident.**

The assessment must look at:

- The fire safety risks in the resident's flat;
- Whether the resident is able to get out of their flat if there is a fire;
- The fire safety risks in the shared areas outside residents' flats like the entrance hall and landings.



- After looking at these risks, the owner or manager of the building must put in place actions to support the resident's fire safety and **evacuation**. This could include using any family, friends or neighbours who could help the resident get out if there is a fire, but the resident would need to arrange getting these helpers.



- Once these actions are in place, the owner or manager of the building should produce a written **Residential PEEPs** statement for what the resident should do if there is a fire.



**3. The owner or manager of a building where people live must then share information about vulnerable residents with their local Fire and Rescue Service.**

The information should cover the resident's:

- Flat number;
- Floor number;
- A little information about the person's disability;
- Whether the resident has a plan to evacuate the building.



The owner or manager of a building may only share this information if the resident agrees to this.

The information can be shared digitally or in a secure information box attached to the building where the resident lives.



**4. If there is a fire, the local Fire and Rescue Service will fight the fire and carry out the evacuation and rescue of vulnerable residents.**

If there is a fire and no measures to support the resident's **evacuation** could be put in place, or if the **vulnerable resident's evacuation** plan has not worked, then the Fire and Rescue Service will use the information shared with them to evacuate that **vulnerable resident**.



**5. The owner or manager of a building where people live must check the Residential PEEPs regularly and update it where required.**

## Additional information

### Guidance



The Government will produce guidance to help owners or managers of buildings understand what they must do.

### Booklet



The Government will also produce a booklet that describes good ideas that have already been used by people to help **vulnerable residents** with fire safety. This should help building owners or managers to think about how to keep their own residents safe, even if their buildings are not covered by the **Residential PEEPs** policy.

## Evacuation Plans



The owner or manager of a building covered by **Residential PEEPs** will also need to prepare a separate building level **evacuation** plan and share this with their local Fire and Rescue Service.

The **evacuation** plan should include instructions to residents such as how to report a fire, what the **evacuation** strategy is for the building, and what residents in general should do if there is a fire.

The **evacuation** plan should also say if **vulnerable residents** have **Residential PEEPs** in place.

## What is going to happen next?



The Government will now work to put all of the above in place, including changing the law where needed.

## If you have any questions?



If you have any questions or want anything explained further, you can send an email to:

[firesafetyunitconsultations@homeoffice.gov.uk](mailto:firesafetyunitconsultations@homeoffice.gov.uk)