



Defence  
Safety Authority

# DFSR Regulation – DSA02

Defence Fire Safety Regulations



## Amendment Record

Date:	Version	Authority	Comments
Sep 19	1.0	DSA-DFSR-TL	New document – Initial issue
Feb 24	2.0	DSA-DFSR-TL	Complete Review with additional regulations and reformatted
May 26	3.0.	DSA-DFSR-TL.	Complete Review with additional regulations and reformatted.

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## Foreword

5. The following message reinforces the DFSR Team Leaders commitment to improving safety across Defence.

## Defence Fire Safety Regulator Team Leaders Message

6. As cited by the Regulatory Reform (Fire Safety) Order 2005 and the Fire Scotland Act 2005, I have statutory duties to enforce fire safety legislation across Defence. These statutory duties are further supported by my Letter of Delegation from Director General (DG) Defence Safety Authority (DSA) that directs me to regulate Fire Safety across Defence activities in accordance with Secretary of State for Defence (SofS) policy statement and maintain an appropriate regulatory regime.

7. Whilst the statutory legislation and the Defence Fire Safety Regulations within this document are key to achieving this objective, I am personally committed to enhancing the safe delivery of military capability and the continuous improvement of the DFSR through a focus on improved fire safety and fire safety management. Key to this is the continued development of a widespread and engaged safety culture with the sharing of information through effective knowledge management.

## Authority

8. The DSA is empowered, by Charter, on behalf of the SofS for its roles as the independent regulator, investigator and assurer for Health, Safety and Environmental Protection (HS&EP) within Defence. In fulfilling these roles and associated activities in support of them, the DSA has operational independence and will not be subject to undue financial, political, or operational pressures. The MOD shall provide the DSA with sufficient resources to discharge its roles effectively. The DFSR shall regulate in a manner consistent with, statutory guidance, UK good practice and the Regulators Code of Practice.

## Citation

9. These regulations will be referred to as the 'Defence Fire Safety Regulations'.

## Reference material:

[The Regulatory Reform \(Fire Safety\) Order 2005](#)

[Fire \(Scotland\) Act 2005](#)

[Fire Safety \(Scotland\) Regulations 2006](#)

[Fire and Rescue Services \(Northern Ireland\) Order 2006](#)

[Fire Safety Regulations \(Northern Ireland\) 2010](#)

[Fire Safety Act 2021](#)

[The Fire Safety \(England\) Regulations 2022](#)

[The Building Safety Act 2022.](#)

[The Fire Safety \(Residential Evacuation Plans\) \(England\) Regulations 2025](#)

## Interpretation

### Accountable Person

10. Whilst Defence Safety Policy and Regulation refers to the 'Accountable Person', fire safety legislation refers to such persons as:

- a) the Responsible Person (In England and Wales); and
- b) the Duty Holder (In Scotland and Northern Ireland)

11. For consistency across Defence Safety Regulatory Publications (DSRP), Defence Fire Safety Regulations will use the term 'Accountable Person' unless enforcement is carried out under statute where legislative terminology must be used.

### Key Fire-Fighting Equipment

12. Within these Regulations 'key fire-fighting equipment' includes:

- a) Lifts for use by fire fighters
- b) Evacuation lifts
- c) Inlets for dry-rising mains;
- d) Inlets for wet-rising mains;
- e) Outlets for dry-rising mains;
- f) Outlets for wet-rising mains;
- g) Inlets for downcomers;
- h) Outlets for downcomers;
- i) Smoke control systems;
- j) Suppression systems;
- k) Fire detection and fire alarm systems including detectors linked to ancillary equipment such as smoke control systems;
- l) Automatic door release mechanisms linked to the fire alarm system;
- m) Evacuation alert systems;
- n) Communication support systems (leaky feeders etc)

## Higher-Risk Buildings

13. For consistency across DSRP, DFSR will utilise the definition of Higher-Risk Buildings (HRB) as detailed within The Building Safety Act 2022, as structures at least 18 meters in height or having at least seven storeys, and containing at least two residential units, hospitals, or care homes. Within Defence the definition of HRB shall include service living accommodation and mixed-use buildings where accommodation is included and the height/storey threshold is met. The method of building height measurement is to be undertaken in accordance with that described at Appendix D of Approved Document B of the Building Regulations 2010.

## Specified Residential Building

14. Additional to the HRB definition detailed above, for consistency across DSRP, DFSR will utilise the definition of Specified Residential Building to define a building which contains two or more sets of domestic premises, is above 11m in height and utilises a simultaneous evacuation strategy. The method of building height measurement is to be undertaken in accordance with that described at Appendix D of Approved Document B of the Building Regulations 2010.

## Legislation and Statutory Regulation

15. Legislation requires that all relevant persons are protected from fire. Statutory fire safety regulations are primarily aimed at reducing the risk from fire and ensuring, as far as is reasonably practicable, the safety of persons. Defence has no immunity from fire safety legislation and associated statutory requirements.

16. Fire may also seriously degrade capability and inflict financial losses. The most obvious is direct damage to uninsured property and assets. However, damage can also be sustained from indirect or consequential losses caused by the inability of Defence to reinstate capability or sustain critical operations; in extreme circumstances this can place operational personnel at increased risk. The risk to the environment from fire also requires an appropriate level of management, as does the reputational value of the Department from political and public perceptions. Defence has internal policy, regulations and standards to reduce the risk from fire to operational capabilities and assets (including those which are uninsured). The requirements of fire safety legislation and Defence regulations contained in this DSRP are to be implemented overseas as far as is reasonably practicable, except where the requirements of overseas legislation are more demanding.

17. It is incumbent on all persons employed or contracted by the MOD and who are responsible for the management of: establishments, sites, units, formations and separate buildings forming an establishment to comply with legislation, policy, regulations and standards. It is the responsibility of management to ensure that they conform to all applicable requirements.

## Application

18. The Government is committed to regulating only where necessary and in a way that is more suited to the needs of modern business. The Regulatory Reform (Fire Safety) Order 2005 (and allied legislation in Scotland and Northern Ireland) replaced the myriad of previous prescriptive fire safety legislation with one simple goal-based legislative framework. This means that any person who has some level of control over premises must take reasonable steps to reduce the risk from fire, plan to minimise the spread of any outbreak of fire and make sure relevant persons, which is any person (including the Accountable Person) who is or may be lawfully on the premises; and any person in the immediate vicinity of the premises who is at risk from a fire on the premises can safely escape if there is a fire.

## Disapplication

19. Most fire safety legislative requirements bind the Crown. However, these statutory requirements do not have effect to the extent that they would prevent any of the following from carrying out their duties:

- a) any member of the armed forces of the Crown or of any visiting force;
- b) any constable or any member of a police force not being a constable; and
- c) any member of any emergency service.

20. This disapplication is only insofar as compliance with the legislation would prevent those persons from carrying out their 'primary' duties' which in this context refers to the 'operational duties' of the various organisations. Despite this apparent relaxation, it remains necessary for the Accountable Person to ensure the safety of relevant persons as far as possible.

## Exemption

21. Following the tragic fire of June 2017 at Grenfell Tower, the government established the Independent Grenfell Tower Inquiry (GTI) in August 2017. The Inquiry published its first Phase report in October 2019, which included several recommendations, which the government accepted. Some of the recommendations required a change in the law to implement. The Fire Safety (England) Regulations 2022 implemented most of these recommendations. However, due to security reasons surrounding the provision of electronic building plans, Defence was granted an exemption to this new legislation. Further legislation followed with the introduction of The Fire Safety (Residential Evacuation Plans) (England) 2025, for which once again Defence was granted an exemption for security reasons.

22. In line with SofS requirement, Defence Fire Safety Regulations have been produced to meet the functional requirements of The Fire Safety (England) Regulations 2022 and The Fire Safety (Residential Evacuation Plans) (England)

2025. As Defence Regulations these will be applicable pan Defence including overseas locations, unless host nation requirements are more stringent. Due to the unique challenges associated with a fire within subsurface and unfenestrated (a compartment or premise which is without perforations, often associated with windowless premises) buildings, an additional Defence Fire Safety Regulation has been added which builds on the recommendations of the GTI.

### **Accountable Persons**

23. The Regulatory Reform (Fire Safety) Order 2005 and allied legislation (as applied to Defence in Scotland Fire Scotland Act 2005 and Fire Safety (Scotland) Regulations 2006 and Northern Ireland Fire and Rescue Services (Northern Ireland) Order 2006 and the Fire Safety Regulations (Northern Ireland) 2010, define groups of persons with specific responsibilities and duties including persons having control of premises. This includes any person who has an obligation for the maintenance, repair and safety of the premises. Examples of who the Fire Safety Order imposes fire safety duties and responsibilities on, including 'other persons having control of the premises' includes:

- a) Responsible Persons, Heads of Establishment, Commanding Officers, Duty Holders and other Accountable Persons;
- b) TLBs / TFA Chief Executives;
- c) Building Managers/Budget Managers;
- d) Appointed Persons; including those conducting Fire Risk Assessments;
- e) Landlords (e.g. Defence Infrastructure Organisation (DIO)); and
- f) Persons contracted to provide maintenance to fire safety systems (e.g. Fire Detection and Alarm Systems and Emergency Lighting).

24. Accountable Persons are responsible for the implementation and efficient management of fire safety management systems on their establishments, in accordance with the relevant legislation, policy and regulation. They must maintain effective fire safety Organisation and Arrangements (O&A) to protect relevant persons and assets appropriately. The scope and complexity of the O&A will depend upon the nature of the establishment. Nevertheless, in all cases it must incorporate measures to ensure the effective management of fire safety and to respond efficiently in the event of a fire or related emergency.

25. Accountable Persons may delegate their duties for fire safety down the management chain. However, such delegation does not absolve them of their responsibility. They shall demonstrate that personnel appointed to undertake specific fire safety duties or actions are suitably trained and competent and have adequate direction.

26. Lodger units shall comply with the host establishment's procedures, orders and emergency arrangements in all matters relating to fire safety. Where located outside of a MOD Establishment, Parented Units must comply with the legal requirement and shall implement these Defence regulations. The Parenting Establishment may carry out certain aspects of the fire safety requirements and responsibilities. In all cases,

the responsibilities and duties must be clearly documented in the unit and establishment fire safety management systems.

### **The Importance of Fire Safety Management in Defence**

27. The management of Fire Safety and related safety procedures are to comply with the SofS's Policy Statement on Health, Safety and Environmental Protection. All organisations shall minimise the likelihood of fire in the workplace. The consequences of fire to both the victims and their families can be severe and life changing. Fires can be costly, both in financial terms and through the loss of operational effectiveness. The Defence Board have made it clear that death or injury as a result of an incidence of fire that could have been avoided or prevented by having in place robust and effective fire safety management is unacceptable.

### **The Role of Fire Safety Management Systems**

28. The means of preventing and managing the risks from fire are embraced by the term "Fire Safety", which encompasses all the component prevention and protection activities that contribute towards the provision of the necessary protection and management control. Implementing successful fire safety management systems reduces the risk of death and injury; ensures compliance with the law; raises the reputation of Defence in the public domain; and is an important enabler in maintaining operational capability. Defence fire safety management systems are aligned to the structure and principles of nationally recognised standards for fire safety risk management. Fire safety management systems may also be incorporated within a wider Top Level Budget (TLB) or Establishment Safety and Environment Management Systems (SEMS).

### **Assessment, Organisation and Arrangements**

29. On MOD owned and occupied premises (from a domestic perspective this includes domestic multi occupancy flat buildings but does not include domestic dwelling houses) Accountable Persons must make a suitable and sufficient assessment of the risks to which relevant persons are exposed for the purpose of identifying appropriate general fire precautions. This is a fundamental duty as by assessing the risks, it informs Accountable Persons as to the most appropriate Organisation and Arrangements (O&A) that are required to provide safety to relevant persons, on or in the vicinity of, the premises. Depending on the size and complexity of the premises, this may be achieved as part of a Site Fire Safety Management Plan (FSMP). The FSMP may comprise an overall site assessment, individual building Fire Risk Assessments (FRA); and where relevant, capability (business) resilience information. Irrespective of where the findings of FRAs are recorded, FRAs shall be periodically reviewed by the Accountable Person. The maximum periods for reviews of FRAs shall be dependent on the risk grading. However, the decision to increase the periodicity for reviews and validations shall be advised to the Accountable Person on an evidence-based assessment by competent fire safety advisers.

## **Defence Fire Safety Committee Hierarchy**

30. The Defence Safety & Environment Committee (DSEC) is chaired by the Second Permanent Secretary. The DSEC is the lead committee in MOD for the governance of Safety and Environmental Protection. DG DSA is a permanent member of the DSEC.

31. Defence Fire Safety Leadership Board (DFSLB). A subcommittee of the DSEC chaired by Director HS&EP, the DFSLB focuses on continual improvement of Defence Fire Safety Management and Fire & Rescue Services on the Defence estate. The DFSR Team Leader (TL) is a permanent member of the DFSLB.

32. DFSR Stakeholder Committee (DFSR SC). The DFSR SC is chaired by the DFSR TL to provide a consultative forum where the DFSR TL briefs the Regulated community on their performance/compliance with statutory and Defence Regulation requirements as detailed within both the DSA and DFSR Annual Assurance Reports. Furthermore, stakeholders can: consider high-level fire safety performance matters; express their views on the regulatory regime; comment on proposed policy changes; and be informed about emerging legislation and the outcome of regulatory activities. To ensure consistency and an integrated approach to safety across MOD, secretaries of the other regulatory stakeholder committees are also members. Should a dedicated requirement for a supporting meeting arise during a DFSR SC, a dedicated Working Group will be formed, which will report into the DFSR SC.

## DSA02 DFSA Fire Safety Regulations

Defence Fire Safety Regulations detail the requirements beyond that of statute.

### Regulation:

The Defence Regulation is reiterated in the relevant regulation to aid clarity and reinforce the relationship and precedence of the Regulation. Each Regulation may contain a number of sub-clauses that are pertinent to that Regulation (more than one Regulation may be referenced)

### Rationale:

The reason why the Defence Regulation is applied to the MOD, ideally with reference to national legislation, British Standards Institute documents set or industry codes of practice.

### Content

- DFSR 101 – Resilience of Defence capability to fire.
- DFSR 102 - Security and availability of information.
- DFSR 103 – Design and materials of external walls.
- DFSR 104 – Floor plans and building plans.
- DFSR 105 – Lifts and essential fire-fighting equipment.
- DFSR 106 – Wayfinding signage.
- DFSR 107 – Information to occupants.
- DFSR 108 – Fire doors.
- DFSR 109 - Subsurface and unfenestrated premises.
- DFSR 110 – Person centred fire risk assessment.
- DFSR 111 – Resident evacuation plans.
- DFSR 112 – Building emergency evacuation plans.

**Regulation: 101 Fire resilience to Defence capability**

**101** - Front Line Commands / Enabling Organisations (FLC/EOs) shall identify and measure the Departments risk from fire within their areas of responsibility and provide effective, economic and risk proportional fire protection measures to protect Defence capability. This requires that the management of the risk and consequence of fire be assessed in relation to the need to maintain and sustain key Defence capabilities.

Where requested the DFSR shall provide a professional opinion relating to fire resilience risk assessments and implementation; particularly where an indirect risk to life (RtL) may be created by the loss of military capability

**Rationale:**

Basic fire protection measures that are normally incorporated in a building's construction may provide inadequate protection for particular expensive, operationally critical or commercially important assets that will be housed in the building. At geographically remote establishments this situation may be exacerbated by an unacceptably long response time from Local Authority or host nation Fire and Rescue Service. In such circumstances it is vital that FLC/EOs consider the effectiveness of additional fire protection measures in cases where critical Defence capabilities may be lost or compromised by fire. This regulation requires that FLC/EOs manage the risk of fire across Defence and that the probabilistic risk and consequences of fire be assessed in relation to the need to maintain and sustain the Defence Mission. The principle is for FLC/EOs to measure risk and identify the requirement for optimum fire prevention and protection that is proportionately balanced against the criticality of the capability

The reason why the Defence Regulation is applied to the MOD, ideally with reference to national legislation, British Standards Institute documents set or industry codes of practice.

**Regulation: 102 Security and availability of information**

**102** - The Accountable Person (AP) shall ensure the provision of hard copy documents intended for use by Fire and Rescue Services during an emergency within all high-rise residential buildings (at least 18m above ground level, or at least seven storeys) are held securely and freely available when required. An annual review shall be undertaken by the AP to ensure the information remains current

**Rationale:**

To meet the functional requirements of Article 4 of The Fire Safety (England) Regulations 2022 for which MOD has an Exemption.

The fire and rescue service require hard copy building plans to assist their operational response. Such data as required by other regulations (Defence Fire Safety Regulation 103 and 104) allows responding firefighting crews to be able to understand the layout of the building and to respond effectively through the use of these plans in a dynamic environment.

**Regulation: 103 Design and materials of external walls**

**103** - The Accountable Person (AP) shall prepare a record of the design of the external walls of all high-rise residential buildings (at least 18m above ground level, or at least seven storeys), including details of the materials from which they are constructed.

The record required under paragraph 1 above shall be undertaken by a suitably competent engineer and made available to a suitably competent fire risk assessor to enable the completion of a fire risk assessment (FRA) of the building to be undertaken, as required under UK fire safety legislation. The FRA must include details of the level of risk identified associated with the design of the materials of the external walls and any mitigating steps that have been taken in respect of that risk.

The AP shall prepare a revised record if there are any significant changes to the external walls of the building.

**Rationale:**

To meet the functional requirements of Article 5 of The Fire Safety (England) Regulations 2022 for which MOD has an Exemption. The Fire and Rescue Service require details of the external wall system and the materials used on the building to enable them to plan firefighting actions.

**Regulation: 104 Floor plans and building plans**

**104** - The Accountable Person (AP) shall prepare a plan of each floor of all high-rise residential buildings (at least 18m above ground level, or at least seven storeys). The floor plans shall, together identify the location of all lifts and identify if the lift is one for use by firefighters or an evacuation lift, and the 'key firefighting equipment' in the whole building.

If the plans for two or more floors of a high-rise residential building would be the same in all material respects, the AP shall comply with the regulation in relation to those floors by preparing a single plan that clearly indicates the floors to which the plan relates.

The AP shall also prepare a building / orientation plan.

The AP shall update the floor plans and building / orientation plan as soon as reasonably practicable after any change to the layout of the building or location of key fire-fighting equipment.

Hard copies of both the floorplate plans and building/orientation plan are to be held in accordance with Defence Fire Safety Regulation 102.

**Rationale:**

To meet the functional requirements of Article 6 of The Fire Safety (England) Regulations 2022 for which MOD has an Exemption.

The Fire and Rescue Service require hard copy floor and building /orientation plans to assist their operational response. Such data is required to enable responding firefighting crews to understand the layout of the building and to respond effectively through the use of these plans in a dynamic environment.

## Regulation: 105 Lift and essential fire-fighting equipment

**105** - The Accountable Person (AP) shall, for all high-rise residential buildings (at least 18m above ground level, or at least seven storeys) undertake monthly routine checks of lifts for use by firefighters, evacuation lifts and “key fire-fighting equipment” within the building. A list of key fire-fighting equipment’ is provided at page 5 of this document, with further comprehensive guidance provided in DSA 03 Defence Fire Safety Regulatory Guidance

Under statutory UK fire safety legislation, the requirement for maintenance checks on lifts and “essential fire-fighting equipment” are already in place. This regulation adds to the frequency of inspections, they do not replace the AP duties under statutory UK fire safety legislation.

Where the AP identifies any fault with a lift for use by firefighters, evacuation lift or piece of “key fire-fighting equipment”, the AP shall take steps to rectify the fault. Where a fault cannot be rectified within 24hrs of its identification, the AP shall, as soon as possible notify the responding fire and rescue service of the fault. On rectification of the fault the responding fire and rescue service shall be notified.

The AP shall make a record of all monthly tests and maintenance activities, making such records freely accessible to all.

### Rationale:

To meet the functional requirements of Article 7 of The Fire Safety (England) Regulations 2022 for which MOD has an Exemption.

The Fire and Rescue Service require notification of whenever equipment installed for their assistance during an operational response is defective. Such information is required to enable responding firefighting crews to make contingency plans prior to an emergency attendance.

**Regulation: 106 Wayfinder signage**

**106** - The Accountable Person (AP) shall ensure that within all high-rise residential buildings (at least 18m above ground level, or at least seven storeys), clear markings of floor identification and the identification of the accommodation accessed on each storey is provided throughout the building.

It is noted that it has been a Defence requirement since 2020 that all new buildings greater than 11m above ground are fitted with Wayfinder signage.

**Rationale:**

To meet the functional requirements of Article 8 of The Fire Safety (England) Regulations 2022 for which MOD has an Exemption.

Installing signage in existing high-rise residential buildings, can in the event of a fire assist the responding Fire and Rescue Service in navigating their way round a building; even when visibility is low.

**Regulation: 107 Information to residents / occupants**

**107** - The Accountable Person (AP) shall ensure that within all buildings all occupants are provided instructions on:

- How to report a fire
- The evacuation strategy for the building
- Fire doors are to be kept shut when not in use
- That occupants shall not tamper with fire safety equipment including self-closing devices fitted to fire doors
- The requirement to immediately report any fault with, or damage, to fire safety equipment including fire doors to the AP
- Any other instruction that tells occupants what they must do once a fire has occurred, based on the building's evacuation strategy.

The AP shall display these instructions clearly in the building's communal area (such as main entrance, lobby or any conspicuous part of the building) and share directly with occupants when they move into the building. This information shall be reviewed and reissued to occupants annually.

**Rationale:**

To meet the functional requirements of Article 9 of The Fire Safety (England) Regulations 2022 for which MOD has an Exemption.

This requirement will provide residents / occupants of all buildings with fire safety instructions on an annual basis. The intention is to improve resident / occupant safety by providing them relevant information on actions to take in the event of a fire.

## Regulation: 108 Fire doors

**108** - The Accountable Person (AP) shall ensure that within all accommodation buildings 11m in height (at least five storeys) in addition to routine fire doors checks being undertaken by Maintenance Management Organisations (MMO) and building custodians, the following fire door checks are undertaken.

- Undertake quarterly checks on fire doors in communal areas.
- Undertake annual checks of all doors at the entrance of individual accommodation units.

Faults identified during any check/inspection are to be reported to the AP, prioritised and remediated.

### Rationale:

To meet the functional requirements of Article 10 of The Fire Safety (England) Regulations 2022 for which MOD has an Exemption.

The regulations require the AP undertakes checks of fire doors throughout the building and that all doors full fill their safety critical function and enable safe evacuation of building occupants during an emergency.

**Regulation: 109 Subsurface and unfenestrated premises**

**109** - The Accountable Person (AP) shall ensure that all subsurface and unfenestrated (windowless) Defence critical premises comply with the functional requirements of DF SR Defence Fire Safety Regulations 102, 104, 105 and 106.

**Rationale:**

Subsurface premises introduce additional risks to responding Fire and Rescue Services. The provision of the information required under the above listed DF SR Regulations will enable the responding Fire and Rescue Services to pre plan their attendance and formulate tactical operations

## Regulation: 110 Person centred Fire Risk Assessment

**110** - The Accountable Person (AP) shall offer to undertake a Person-centred fire risk assessment (PCFRA) for personnel that reside within High risk premises (a building 18 meters in height or having at least seven storeys, and containing at least two residential units, hospitals, or care homes) and or specified residential buildings (building which contains two or more sets of domestic premises, is above 11m in height and utilises a simultaneous evacuation strategy).

Where the offer of a PCFRA is accepted by the resident, the AP shall make an assessment of the risks relating to the resident's cognitive or physical impairment or condition and consider the resident's ability to evacuate the building in the event of a fire.

Following discussion with the resident(s) the AP is to determine if there are any measures that are reasonable and proportionate to mitigate any risks identified within the PCFRA

### Rationale:

To meet the functional requirements of Articles 6 and 7 of The Fire Safety (Residential Evacuation Plans) (England) Regulations 2025 for which MOD has an Exemption.

The regulations require the AP to offer a PCFRA and where accepted capture any risks associated with individuals' ability to evacuate and determine any reasonable and proportionate mitigations.

## Regulation: 111 Resident evacuation plans

**111** - Where in accordance with DFSR Defence Fire Safety Regulation 110 the resident has participated in the undertaking of a Person Centred Fire Risk Assessment (PCFRA). The Accountable Person (AP) shall with the engagement of the resident agree in writing a Personal Emergency Evacuation Plan (PEEP) which details how the resident will be evacuated from the building in an emergency.

The AP must review all PEEPs at least annually, or sooner if requested by the resident or if it is believed circumstances have changed that affect the suitability of the PEEP.

Only with the individual resident approval are details of their ability or limitations to evacuate to be shared with the responding fire and rescue service. The limited details that may be shared with the responding fire and rescue service are:

- The resident's flat number;
- The resident's floor number;
- Basic information detailing the level of assistance that may be required to evacuate the building;

This information is to be provided in hard paper copy, held securely and freely available when required.

### Rationale:

To meet the functional requirements of Article 8, 9 and 10 of The Fire Safety (Residential Evacuation Plans) (England) Regulations 2025 for which MOD has an Exemption.

The regulations require the AP with the agreement of the resident to develop a PEEP and share limited data from within the PEEP with the responding fire and rescue service

**Regulation: 112 Building emergency evacuation plans**

**112** - The Accountable Person (AP) shall produce a building emergency evacuation plan for personnel that reside within High risk premises (a building 18 meters in height or having at least seven storeys, and containing at least two residential units, hospitals, or care homes) and or specified residential buildings (building which contains two or more sets of domestic premises, is above 11m in height and utilises a simultaneous evacuation strategy).

The building emergency evacuation plan shall include copies of the building floor plans as required at DFSSR Defence Fire Safety Regulation 104, instructions provided to residents (see DFSSR Defence Fire Safety Regulation 107) and with the agreement of the resident, limited data from within any PEEP (see DFSSR Defence Fire Safety Regulation 111).

The building emergency evacuation plan shall be produced in hard copy, reviewed annually by the AP and held in a secure location and be made available to the responding fire and rescue service.

**Rationale:**

To meet the functional requirements of Article 13 of The Fire Safety (Residential Evacuation Plans) (England) Regulations 2025 for which MOD has an Exemption.

The regulations require the AP to prepare a building emergency plan in hard copy which shall be held in secure location, being made available to the responding fire and rescue service. The building emergency plan shall include, building floor plans instructions provided to residents (see DFSSR Defence Fire Safety Regulation 107) and with the agreement of the resident, limited data from within any PEEP (see DFSSR Defence Fire Safety Regulation 111).