

Your HMO Fire Safety Checklist

Save this checklist and use it between full fire risk assessment reviews to keep your HMO compliant and your tenants safe.

This checklist pulls together the essentials every HMO landlord, licence holder or managing agent should be able to tick off at any time — not a replacement for a full fire risk assessment, but a fast way to check nothing has slipped since the last one.

☐ **Current, written fire risk assessment**

In place and signed off

☐ **Fire alarm system tested and working**

Appropriate to the property's size and layout

☐ **Fire doors in place on bedrooms and high-risk rooms**

Self-closing, no wedges

☐ **Escape routes clear, well-lit and unobstructed**

Free of stored items at all times

☐ **Emergency lighting working**

In corridors and stairwells

☐ **Tenants given written fire safety information**

Provided at move-in

☐ **Evacuation plan displayed and understood**

By all current tenants

☐ **Review date set**

No later than 12 months from now

☐ **Records kept of every check, test and repair**

Dated and easily retrievable

☐ **Assessment available on request**

To show a fire inspector or licensing officer