



Northern Ireland  
Fire & Rescue Service

NORTHERN IRELAND FIRE & RESCUE SERVICE  
THE FIRE AND RESCUE SERVICES (NORTHERN IRELAND) ORDER 2006  
PROHIBITION NOTICE

Prohibition Notice  
Number

P49

Owner's name

Mr Paul Donnelly

Name of premises

House in Multiple Occupancy

Address of premises

26A Botanic Avenue, Belfast

I, Station Commander Leahy of Northern Ireland Fire & Rescue Service (NIFRS), hereby give you notice that NIFRS is of the opinion that the following use of the said premises in respect of which you are under an obligation to comply with The Fire and Rescue Services (Northern Ireland) Order 2006, namely

Type of premises, eg,  
hotel or shop

House in Multiple Occupancy

involves, or will involve, a risk to persons on the premises in case of fire so serious that the use of the premises shall be prohibited.

NIFRS is further of the opinion that the matters which give rise to the said risk are:

- *No adequate means of detecting and raising the alarm in case of fire*
- *Inadequate means of escape from the HMO*
- *Inadequate compartmentation between the shop and the HMO*

and NIFRS hereby directs that the use of the premises to which the Notice relates is prohibited as follows:

- *The premises are not to be used as a House in Multiple Occupancy as defined in The Fire and Rescue Services (NI) Order 2006*

until the matters specified above have been remedied.

NIFRS is of the opinion that the risk of personal injury is imminent and the prohibition is to take effect from

**1800 hours on Monday, 14 January 2019.**

This Prohibition Notice will continue in force until the specified matters have been remedied and it is withdrawn in writing by NIFRS.

NIFRS further directs that the steps specified in the Schedule overleaf, which form part of this Notice, shall be taken to remedy the said matter(s).

SIGNATURE:

Station Commander E Leahy  
Authorising Officer on behalf of  
Northern Ireland Fire & Rescue Service  
1 Seymour Street, Lisburn, BT27 4SX  
Tel: 028 9266 4221

DATE: 14 January 2019

**SCHEDULE REFERRED TO IN PROHIBITION NOTICE NUMBER P49 REQUIRING STEPS TO BE TAKEN UNDER ARTICLE 36 OF THE FIRE AND RESCUE SERVICES (NORTHERN IRELAND) ORDER 2006, ISSUED BY NORTHERN IRELAND FIRE & RESCUE SERVICE**

NAME: Mr Paul Donnelly

ADDRESS: House in Multiple Occupancy

DATE ISSUED: 14 January 2019

Notwithstanding any consultation undertaken by NIFRS, **before** you make any alterations to the premises, **you** may need to apply for approval from either Building Control and/or any other bodies having a statutory interest in the premises.

The location and details of matters which are considered to be failures to comply with The Fire & Rescue Services (Northern Ireland) Order 2006 are detailed as follows:

- 1 No adequate means of detecting and raising the alarm in case of fire.
- 2 Inadequate means of escape from the House in Multiple Occupancy.
- 3 Inadequate compartmentation between the ground floor shop and House in Multiple Occupancy.

You should note that, where remedial action is required, it has been identified in general terms only. There will often be more than a single solution to a fire engineering problem and it remains the appropriate person's responsibility, on completion of a risk assessment, to provide adequate safety measures.