



URMSON
FIRE SPECIALISTS LTD

Part of RJ Urmson Group

BESA VH001 FIRE AND SMOKE DAMPER MAINTENANCE



URMSON FIRE SPECIALISTS LTD IS AN INDEPENDENT FIRE PROTECTION SPECIALIST, WITH OVER 27 YEARS EXPERIENCE.

The Building and Engineering Services Association has released the latest guidance referencing Fire and Smoke Damper Maintenance.

For the first time, the technical bulletin outlines the specific considerations when testing and maintaining fire and smoke dampers. A full bulletin can be purchased from the BESA website.

To assist with getting up to speed quickly, we have summarised below some of the key points that the reports should include:

- Test result with client information, including position within the building, date, name of operative and any comments noted if further action is required.
- Asser register to include damper location and ID number.
- Where damper is not fully or is only partially accessible due to inadequate access, it must be reported to the client and remedial action recommended.
- Inspection results including details of failed damper operation.
- Explanation of failed operation and recommended corrective or remedial action.
- If fusible link has failed it should be reported to client who must take remedial action.
- Any severe corrosion or damage found shall be reported to the client.
- If drawings are provided, update and annotate details
- Digital photographic evidence of damper condition before and after testing
- Visual assessment of fire stopping
- Damper Fixing should be checked
- Damper closure to be checked to correctly indicate on the relevant fire panel where applicable.
- Where lubrication is required, the damper manufacturer's specific instructions should be followed, or a PTFE lubricant should be used to minimise adhesion and dust.

Our services include:

- Damper Surveys
- Damper Testing
- Damper Remedials
- Fire Door Inspections
- Fire Compartmentation Surveys
- Fire Stopping works

Please give our sales team a call on 01257 262 683 should you wish to view a sample report or receive a quotation.

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