

Furniture and Furnishings:

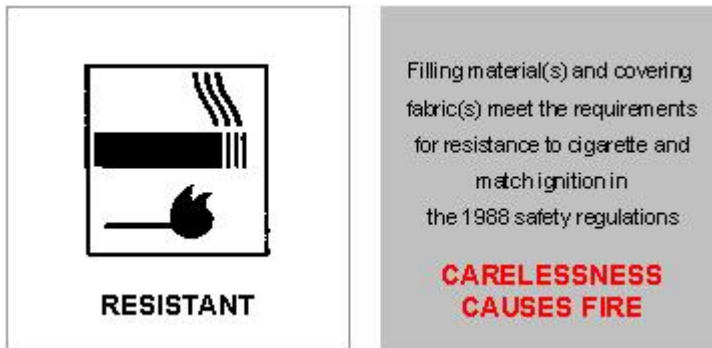
The Furniture and Furnishings (Fire)(Safety) Regulations 1988

These regulations came into force on 1st March 1993 for any new lettings and 31st December 1996 at the end of the transitional period.

The regulations set new levels of fire resistance for domestic upholstered furniture, furnishings and other upholstered products and act as secondary legislation under the Consumer Protection Act 1987.

As many domestic fires start with soft furnishings igniting through negligence and many deaths are caused from the subsequent highly toxic fumes and smoke given off, these regulations were introduced in order to reduce the risk of death through ensuring that furniture and furnishings conformed to a higher standard and they have proved effective.

All furnishings must undergo 2 tests: match test and cigarette test. All furnishings must carry labelling as shown below, proving that they have undergone and passed the test.



The regulations apply to:

Beds, headboards, mattresses, sofa-beds, futons and other convertibles, nursery furniture, garden furniture, scatter cushions, seat pads, pillows, loose and stretch furniture coverings and other replacement furniture to be used in a rental property.

The regulations do not apply to:

Antique furniture and furniture made prior to 1950, bed clothes and duvets, pillow cases, curtains, carpets and sleeping bags.

Do not use fire retardant sprays as these only fire proof the outside. It is the foam inside that must be protected.

Failure to comply can lead to a 6 month prison sentence or a fine of £5000.00 and much more in the case of death!