



Case Law

Haringey LBC v Mehmet Parlak, Watchstar Ltd, and Watchacre Properties Limited

London landlord

In October 2008 Mehmet Parlak and his company, Watchacre Properties Ltd, were sentenced at Wood Green Crown Court for eight serious breaches of the RRO.

The prosecution followed a fire at a flat in Tottenham which was owned by Parlak and the company. A man was removed from the building and later died from his injuries.

Parlak was sentenced to four months' imprisonment. His company was fined £21,000.

The charges were made under the following articles.

- Article 9: failing to make a suitable and sufficient risk assessment.
- Article 11: failure to make and give effect to appropriate fire safety arrangements.
- Article 13: failure to provide appropriate fire fighting equipment.
- Article 13: failure to provide fire detection measures, namely adequate smoke alarms in the common part of the premises.
- Article 14: failure to ensure that routes to emergency exits, and the exits, were clear.
- Article 14: failure to ensure that persons were able to evacuate the premises as quickly and safely as possible. The escape route was not properly protected because the intumescent strip and cold smoke seal were missing from the top edge of the second floor room and there were combustible materials stored in the exit route, including a washing machine, television, clothing and furniture.
- Article 14: failing to ensure that there was adequate signage at the premises to indicate the emergency exit and route.
- Article 15: failure to establish and give effect to appropriate procedures to be followed in the event of serious and imminent fire.

The Chairman of the London Fire and Emergency Planning Authority is reported to have made the following comments.

- This fire resulted in a man dying and highlighted why landlords and businesses must take their responsibilities under the Order seriously.
- The London Fire Brigade worked hard to bring irresponsible companies and individuals to court, which could, as this case showed, result in a custodial sentence.