






















Northern Ireland - Statutory Guidance: Technical Booklet E

 Single Dwellings	
 Residential Blocks	
 Residential Care Homes	Sprinkler required in Buildings (other than dwelling houses) with phased evacuation with a storey more than 30m above ground level (NITBE 2.66 (d)). NIHTM 84 (pg 32) however states unacceptable to have bedrooms on fifth storey (fourth floor) and above for Res Care.
 Storage Buildings	If multi-storey but under 18m high and floor area (per storey) exceeds 20,000m ² . If more than 18m high and compartment exceeds 4,000m ² . Or if over 30m high.
 Schools	 EXCEPTION Where the floor area in any one storey, or compartment, exceeds 800m ² . 
 Factories/ Industrial	Short industrial, multi- storey premises (less than 18m high) with a floor area (per storey) of 7,000m ² . Tall industrial, multi-storey premises (over 18m) with a floor area (per storey) of 2000m ² . Or if over 30m high.

Scotland - Statutory Guidance: Scottish Technical Handbook 2

 Single Dwellings	 EXCEPTION Social Housing 
 Residential Blocks	 This includes any multi-occupancy, shared residential building with more than 6 occupants.
 Residential Care Homes	
 Storage Buildings	If single storey, suppression required when the floor area exceeds either 1,000m ² or 14,000m ² depending on what is being stored. In multi storey, these limits change to 200m ² and 2,500m ² depending upon storey size and compartment details.
 Schools	
 Factories/ Industrial	If single storey, suppression required when the floor area exceeds either 33,000m ² or 93,000m ² depending on what is being stored. In multi storey, these limits change to 500m ² and 4,000m ² depending upon storey size and compartment details.

Wales - Statutory Guidance: Welsh Version AB D

 Single Dwellings	
 Residential Blocks	
 Residential Care Homes	
 Storage Buildings	If single storey and floor area exceeds 20,000m ² . If multi-storey but under 18m high and floor area (per storey) exceeds 20,000m ² . If more than 18m high and compartment exceeds 4,000m ² . Or if over 30m high.
 Schools	
 Factories/ Industrial	Short industrial, multi- storey premises (less than 18m high) with a floor area (per storey) of 7,000m ² . Tall industrial, multi-storey premises (over 18m) with a floor area (per storey) of 2000m ² . Or if over 30m high.

England - Statutory Guidance: Approved Document B

 Single Dwellings	 EXCEPTION Some unusual layouts require sprinklers. 
 Residential Blocks	 EXCEPTION Unless block is taller than 11 meters. 
 Residential Care Homes	 EXCEPTION Unless there are more than 10 bedrooms in a protected area, or more than 1 bed in a bedroom. 
 Storage Buildings	If single storey and floor area exceeds 20,000m ² . If multi-storey but under 18m high and floor area (per storey) exceeds 20,000m ² . If more than 18m high and compartment exceeds 4,000m ² . Or if over 30m high.
 Schools	 EXCEPTION Multi-storey buildings with a floor area (per storey) over 2000m ² . Or if over 30m high. 
 Factories/ Industrial	Short industrial, multi- storey premises (less than 18m high) with a floor area (per storey) of 7,000m ² . Tall industrial, multi-storey premises (over 18m) with a floor area (per storey) of 2000m ² . Or if over 30m high.

Are Sprinklers Required?

