

**ELECSA – Building Regulations and electrical work in your house.**

Dear Householder

On the 1<sup>st</sup> January 2005 new Building Regulations came into force.

This letter is intended to inform you of these changes so that, should you have any electrical work completed in your house from 1<sup>st</sup> January 2005, you are aware of what your requirements and responsibilities are. The reason for this change in the legislation is to reduce the number of deaths, injuries and fires caused by faulty electrical installations and also to make it harder for ‘cowboy builders’ to leave electrical installations in an unsafe condition.

You will be able to meet your commitments under the Building Regulations by ensuring that all high risk work defined below (known as notifiable works) is advised to your local Authority Building Controls Department, **OR** by using a contractor who is registered with an approved self assessment scheme such as ELECSA. These are installers who have been assessed by ELECSA as meeting the standards laid down by the Government guidelines and are able to self certify their work as meeting the Building Regulations.

The table below should help you identify work that requires notification.

<u>Electrical work requiring notification</u>	<u>Work not requiring notification</u>
<ul style="list-style-type: none"> <li>• House rewire and new circuits</li> <li>• Work returning to the consumer unit</li> <li>• Work done in a kitchen or bathroom excluding replacement of e.g. light fittings or plugs</li> <li>• Work done outside the fabric of the house, e.g. permanent garden lights, power to sheds, remote garages</li> <li>• Ceiling heating, under floor heating</li> <li>• Swimming pool, saunas, spas</li> </ul>	<ul style="list-style-type: none"> <li>• Repair</li> <li>• Replacement of installed unit</li> <li>• Maintenance work</li> <li>• Telephone cable (unless in swimming pool/spa etc.)</li> <li>• Replacing light fittings or plugs</li> </ul>

You should be aware that much of the electrical work done in your house must either be completed by a ‘competent person’ registered with a scheme like ELECSA, or be notified and inspected by the Local Authority Building Controls. ELECSA will notify your Local Authority and will also send you a certificate confirming what has been registered and where the work was done.

**Who are ELECSA?**

ELECSA is a Government appointed organisation delivering an independent, no nonsense certification scheme for competent trades people who undertake domestic electrical installation work. For more details please visit our website at [www.elecsa.co.uk](http://www.elecsa.co.uk).

Yours sincerely



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