

# *GETTING IT RIGHT IN SCOTLAND*

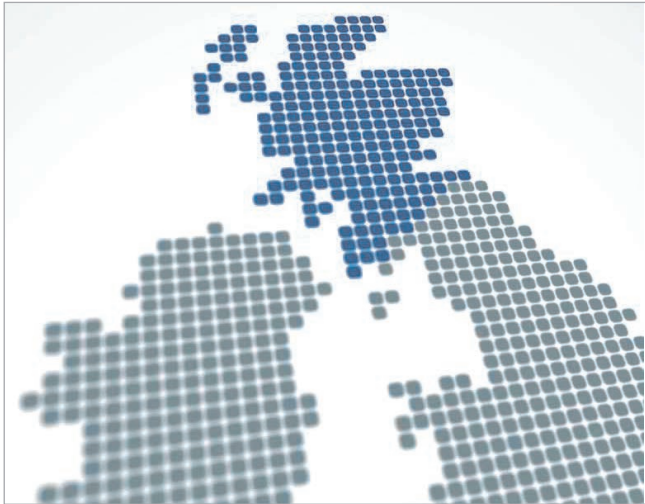
*CERTIFICATION OF CONSTRUCTION  
(ELECTRICAL INSTALLATIONS TO  
BS 7671) SCHEME*



*THE POWER BEHIND YOUR BUSINESS*



# **NICEIC WAS APPOINTED BY SCOTTISH MINISTERS TO BE A SCHEME PROVIDER OF THE CERTIFICATION OF CONSTRUCTION (ELECTRICAL INSTALLATIONS TO BS 7671) SCHEME.**



The new Scottish building standards system started in May 2005 and introduced a procedure for the certification of design and construction of building projects. Certification is based on the principle that qualified and experienced building professionals and tradesmen can be responsible for ensuring compliance with building regulations.

Certification is an optional route to demonstrate knowledge of the building regulations in Scotland, and is relevant to work that requires a building warrant.

## **SCHEME OVERVIEW**

Property owners or developers commissioning electrical installation work that requires a building warrant have the option of engaging the expertise of an Approved Body under the Scheme which employs an Approved Certifier of Construction. Approved Certifiers of Construction are individuals who have demonstrated competence through their qualifications, knowledge and experience of the building regulations and the supervision of electrical installation to BS 7671.

Choosing to use an organisation employing an Approved Certifier of Construction is of benefit because the local authority Building Standards departments, who act as Verifiers under this scheme, must accept a valid certificate of construction relating to the building work performed as a record of compliance with the building regulations. This means that the certified installation does not require additional checks by the Verifier. This can result in more efficient processes of construction and certification overall, benefiting all parties involved. Building Standards Division (BSD) maintain an up to date, on-line, definitive register of Approved Certifiers, Approved Bodies and certification scheme providers.

## **BENEFITS**

Electrical contractors operating within the Scheme can offer benefits to their customers which are not available through the non certified route. These are:

- Fast track acceptance of completion certificates by local authorities
- A reduced warrant fee
- Confidence that the work performed is in compliance with the Building Regulations Electrical installation contractors can be assured that their installations are accepted as complying with the building regulations and that they are recognised for the quality of their work.

## **NICEIC AND SELECT CERTIFICATION SERVICE**

Managed through a joint venture Scottish Building Standards Certification, NICEIC and SELECT offer an on-line facility enabling Approved Certifiers of Construction to issue and manage the process of issuing Certificates of Construction via the SBSC website [www.sbcs.uk.net](http://www.sbcs.uk.net) This online facility saves time and money and enables you to manage the entire process. Certificates are validated with a unique certificate number before they are printed. An electronic archive of all completed certificates is available for future reference and for the required 5 year time period.

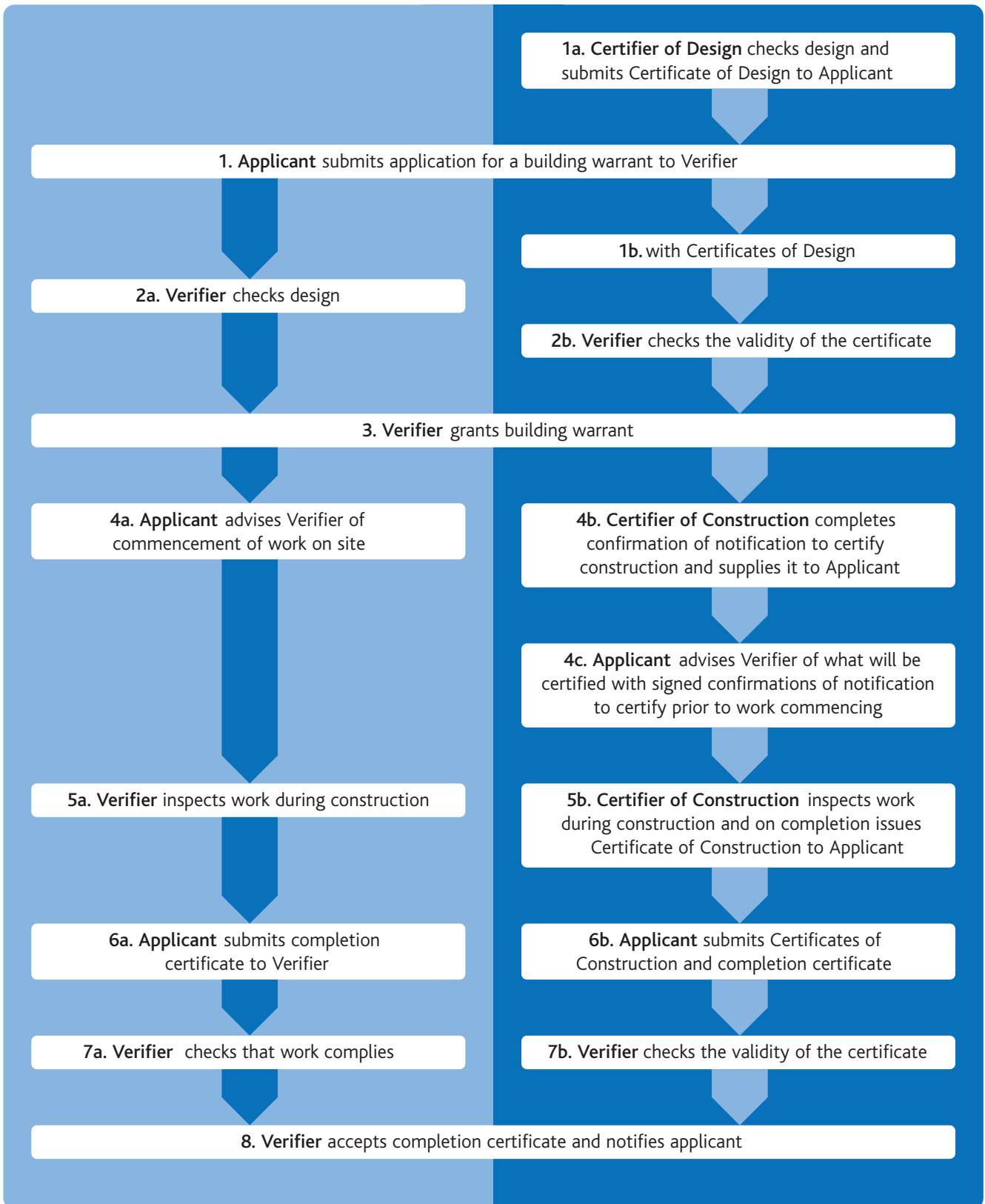
For more information regarding the scheme please call 0333 015 2262. For details on training please call 0333 015 6627.



# INSTALLATION WARRANT ROUTES

## Non-certificated route

## Certificated route



## DOMESTIC ELECTRICAL WORK REQUIRING A WARRANT

Examples of electrical work	Warrant required?		Notes Work that does not require a warrant must still comply with Building Regulations unless otherwise designated*
	House with no storey over 4.5m	Flat, maisonette or house with one or more storeys over 4.5m	
Electrical Installation as part of a new building	✓	✓	
Complete or partial rewire	✗*	✓	*Warrant required if work adversely affects a separating wall
Change consumer unit	✗*	✓	
Installing or upgrading main or supplementary equipotential bonding	✗*	✓	
Electrical work in a new single storey extension up to 8m <sup>2</sup>	✗*	✓	*Warrant required if the extension contains a flue, fixed combustion appliance (e.g. gas boiler) or toilet
Electrical work in a new single storey extension larger than 8m <sup>2</sup>	✓*	✓	*Unless it is a porch, conservatory, greenhouse, carport or covered area under 30m <sup>2</sup> and does not contain a flue, fixed combustion appliance (e.g. gas boiler) or toilet
Electrical work in a loft conversion	✓	✓	
Electrical work in garage conversion to living facilities	✓	✓	
Installing a new circuit (e.g. for lighting, socket-outlets, a shower or a cooker)	✗	✓	
Adding a socket-outlet to an existing final circuit	✗	✓	
Adding a lighting point to an existing final circuit	✗	✓	
Adding a fused connection unit to an existing final circuit	✗	✓*	*Unless it is for an extract fan or a stairlift
Replacing a damaged accessory, such as a socket-outlet	✗*	✗*	*Must be no less compliant with Building Regulations than existing
Replacing a light fitting	✗*	✗*	
Replacing a cable with the same general type and size	✗*	✗*	
Installing and fitting a storage heater including final circuit	✗	✓	
Connecting an appliance to an existing adjacent fixed wiring outlet (e.g. a cooker, heater or shower)	✗	✗	
Installing extra-low voltage lighting	✗	✓	
Replacing an immersion heater	✗	✗	
Installing a new battery operated bell	✗	✗	
Installing a new bell fed from a transformer	✗	✓	
Installing a new socket-outlet or light outdoors	✗	✗*	*Warrant required if it involves wiring or connection indoors
Change of use of a building or part of a building from any other use to domestic	✓	✓	
Splitting a building into more dwellings than existing	✓	✓	

### Notes:

- For situations not covered in the chart refer to the Building (Scotland) Regulations 2004 to find out whether the work concerned requires a warrant.  
For further information: Enquire at your local Building Control Office
- Non-domestic work also requires a warrant, see item 1