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APRIL 2005:

Are **you** ready  
for the changes?

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BUILDING REGULATIONS, ENGLAND AND WALES

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# Are **you** ready for the changes?



## **A message from Government to the heating industry.**

You will have heard about climate change and the importance that the Prime Minister and other world leaders attach to reducing the impact we have on the environment. You will have seen the effects of climate change - the unusual weather conditions, both here and abroad, such as tropical storms and increased coastal flooding.

You may also be aware that increasing carbon dioxide emissions are the problem. But did you know that you have an important role in tackling climate change? Around 1/3 of the UK's carbon dioxide emissions come from the domestic sector, with the majority of this caused by burning fossil fuel to provide heating and sanitary hot-water.

As an installer of boilers and central heating systems, you are at the forefront of action to tackle climate change.

We need to take hard hitting action now, and the Government has decided that one of the first steps is to seek improvements to the energy efficiency of homes through changes to Building Regulations.

Consequently, from 1st April 2005, new boilers installed in England and Wales will have to be of the condensing type and rated A or B on the SEDBUK scale. These boilers are much more energy efficient and produce fewer carbon dioxide emissions.

Of course, we expect that there will be some exceptions to the 'condensing boiler rule'. We have, therefore, worked with industry representatives to provide guidance for you to decide where an exception might be allowed, but exceptions will need to be kept to a minimum.

I appreciate that what we are asking you to do might be a significant departure from your normal business practice and I know the introduction of any new changes takes time to bed-in. It will require you to learn new skills, and I hope you will rise to this challenge.

It is natural that you will have questions about what is proposed. This booklet, which has been produced by industry, describes the changes in greater detail and seeks to answer your questions. It also provides you with sources of further help, and I would encourage you to read it. I cannot emphasise enough the very real difference you will be making to tackle climate change.



**Phil Hope MP**  
The Minister responsible  
for Building Regulations

### Part L - Energy efficiency

- From 1st April 2005, all gas boilers installed in England and Wales will be condensing boilers, apart from a small number of exceptions.
- From 1st April 2005, details of all boiler installations must be provided to the local authority building control (LABC).
- These changes will not include oil boilers until April 2007.
- The changes permit the installation of gas fired warm air heaters that comply with BS5864-2004.

### Part P - Electrical safety in dwellings

- From 1st January 2005, any electrical work that involves adding new circuits to dwellings must either be:
  - Completed by a person competent to do the work, and be notified to/inspected by the LABC.
  - Completed by a Competent Person registered with a Part P self-certification scheme. The Competent Person must then notify the scheme provider.
- Small jobs carried out in areas such as kitchens and bathrooms (e.g. replacing socket-outlets on existing circuits), will also need to be notified to the LABC.



CORGI and OFTEC will be operating competent person's self certification schemes for heating installers from April 2005. Further information will be available on their web sites - [www.corgi-gas.com](http://www.corgi-gas.com) and [www.oftec.org](http://www.oftec.org). Further details will also be available in the next edition of this leaflet.

More information can be found on the Office of the Deputy Prime Minister's website - [www.odpm.gov.uk](http://www.odpm.gov.uk).

### THE EXCEPTIONS ASSESSMENT PROCEDURE

There will be times when it is too difficult or too expensive to install a condensing boiler - these are known as exceptions situations. A procedure has been developed so that you can reach a simple "yes" or "no" decision regarding whether an installation is an exception and whether you can legally fit a standard efficiency boiler.

This procedure is made up of a points scoring system, covering:

- The property type.
- The fuel.
- Whether the boiler needs to be moved.
- The need for an extended flue.
- The need for a condensate pump or soakaway.

If the total number of points for the cheapest possible installation is higher than 1000, a standard efficiency boiler can be installed. You will need to fill in an assessment form to confirm this, which must be signed by a Competent Person.

If a condensing boiler is fitted, no assessment is required. Likewise, if a warm air heater is fitted, no assessment is required. You should use this process for any installations you expect to do after 1st April 2005. While all oil installations will be regarded as exceptions until 1 April 2007, you will still need to complete a form and tick the relevant box.

The procedure document will soon be available on the following websites: the Office of the Deputy Prime Minister - [www.odpm.gov.uk](http://www.odpm.gov.uk), the Heating & Hotwater Information Council - [www.centralheating.co.uk](http://www.centralheating.co.uk), CORGI - [www.corgi-gas.com](http://www.corgi-gas.com), and OFTEC - [www.oftec.org](http://www.oftec.org).

More information will also be available in the next edition of this leaflet.

## ENERGY EFFICIENCY INSTALLER TRAINING

Heating installers will play a vital role in making sure that the only heating systems installed are those that comply with Building Regulations.

- The **Certificate in Energy Efficiency for Domestic Heating** training programme is an industry recognised accreditation, which will help you learn about:
  - Energy use and climate change.
  - Building Regulations changes.
  - How these will affect you.
- The course is made up of a workshop and a multiple choice test.
- Government funding for the training is available in England until July 2005.
- The course is available through boiler manufacturers and colleges around the country.

Contact Learn Direct on 08080 100 222 (freephone) to find your nearest training centre.

### Oil

An industry recognised accreditation is also available for installers who fit oil boilers. More information about the OFT 105E is available from OFTEC - [www.oftec.org](http://www.oftec.org).

## SELF CERTIFICATION AND COMPLIANCE

The Government realises that enforcement of the new Building Regulations is important, but LABCs will not be able to inspect every new and replacement boiler installation.

Competent Person's schemes are therefore being run by organisations such as CORGI and OFTEC to allow installers to self-certify that their work complies with Building Regulations.

- To register on these schemes you will need to complete a recognised training programme (see Energy Efficiency Installer Training).
- Installers must inform the scheme provider about every installation and provide information on the boiler type, details of exceptions situations, etc.
- The scheme provider will issue a Building Regulations compliance certificate to the householder, and notify the LABC.

Installers who do not belong to a Competent Person's scheme will have to obtain a Building Control notice before installing any boiler, so you can see how important it is that you are able to self-certify.

More information about these schemes will be available in the next edition of this leaflet.

For further information, please contact:



**The Heating & Hotwater Information Council**  
[www.centralheating.co.uk](http://www.centralheating.co.uk),  
email: [info@centralheating.co.uk](mailto:info@centralheating.co.uk)



**The Energy Saving Trust**  
[www.est.org.uk](http://www.est.org.uk)

**The Office of the Deputy Prime Minister**  
[www.odpm.gov.uk](http://www.odpm.gov.uk)

**CORGI**  
[www.corgi-gas.com](http://www.corgi-gas.com)

**OFTEC**  
[www.oftec.org](http://www.oftec.org)

# Energy Efficiency Installer Training

# Self Certification and Compliance

