

Building Control Guidance Leaflet 9

Electrical safety



Environmental Services Department

Part P of the Building Regulations controls electrical installations and came into force on 1 January 2005. It includes requirements for:

- domestic properties including gardens and outbuildings if they are supplied from the dwelling;
- common areas of flats such as stairs and corridors;
- dwellings associated with shops, pubs, etc, if they share a supply;
- dwellings created from a change of use of a building.

What does it apply to?

It applies to all types of electrical work, even if other building work is not being carried out, for example:

- Rewiring.
- Adding a new socket or light fittings when installing kitchen units.
- Change of use applications may need the existing electrical installations to be upgraded.

Certain types of work, providing they are not in a kitchen or bathroom or **other special locations**, do not require Building Regulations approval but must still satisfy Part P and be inspected and tested to BS 7671 by a **qualified electrician**.

Do I need to notify the council about all proposed electrical works?

Under certain circumstances the council does not need to be notified when:

- Adding light fittings and switches to an existing circuit.
- Adding socket outlets and fused spurs to an existing ring or radial circuit.
- Installing or upgrading main or supplementary equipotential bonding.

The exemption only applies when the work is **not in a kitchen or bathroom or other special location**.

Special locations and installations include:

- Locations containing a bath tub or shower basins
- Swimming pools or paddling pools
- Hot air saunas
- Electric floor or ceiling heating systems
- Garden lighting or power installations

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- Solar photovoltaic (PV) power supply systems
- Small-scale generators such as micro CHP units
- Extra-low voltage lighting installations, other than pre-assembled, CE-marked lighting sets

A booklet with more information and guidance is available from Building Control.

How do I get approval?

There are two routes available:

- 1 Appoint a competent self certifying electrical contractor; or
- 2 Make an application to Building Control.

The first, and preferred route, is to have your electrical work undertaken by a **competent self certifying electrician**, who is registered with either:

- BRE Certification Limited
- British Standards Institute
- ELECSA Limited
- NICEIC Certification Services Ltd
- NAPIT

When the work is complete, the installer is required to:

- provide the owner with a certificate confirming that the work satisfies both IEE and Building Regulations; and
- notify the local authority within 30 days.

The second method is to apply to Building Control for Building Regulation approval. This route is for work carried out by any other electrical installer. It involves:

- Applying for Building Regulations permission and paying the appropriate charge (see our current charges leaflet).
 - Notifying the council of the date that works are to start and arranging for us to visit and carry out an inspection.
 - Providing a third party Building Control Electrical certificate to the authority, which certifies that the electrical work has been inspected and tested by a **competent electrician**. This will usually require two inspections, one before the cables are covered up and one when the work is complete. Not all electrical contractors may provide this service. They may want to see a wiring diagram or electrical specification and they will make a charge for their services.
 - Notifying Building Control at completion of the works.
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This leaflet provides advice on a particular aspect of the Building Regulations. It is not a statement of law, but is intended to help you to understand the system.

Building Regulations change from time to time. If you did not receive this leaflet directly from Wigan Council Building Control, please check that the information is still current.

We are here to help. If you are in any doubt over the requirements of the Building Regulations, or if you need further information, please telephone or visit our office.

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