

X¹SCHEDULE 1Regulations 10(1), 11(1), 14(1)16(1),
18(4)-(6), 22(1), 25(1) and 27(1)

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Editorial Information

- X1** Editorial note: The substitution of Sch. 1 Forms 1-12 by [The Building Regulations &c. \(Amendment\) Regulations 2015 \(S.I. 2015/767\)](#), reg. 3(3), Sch. 2, which applies in relation to England, did not apply in relation to any building in Wales other than an excepted energy building. On 8.6.2018 [The Building Regulations &c. \(Amendment\) \(Excepted Energy Buildings\) \(Wales\) Regulations 2018 \(S.I. 2018/558\)](#), reg. 22 provided that the existing forms as they applied to buildings in Wales other than excepted energy buildings are now substituted in relation to excepted energy buildings. Therefore the substitution of the forms by [S.I. 2015/767](#) no longer applies in relation to Wales at all and the forms shown in this version of the provision only apply in relation to England. For Sch. 1 Forms 1-12 as they apply in relation to Wales, see the version of this provision dated **10.2.2014** as amended by [The Building Regulations &c. \(Amendment\) \(Wales\) Regulations 2013 \(S.I. 2013/747\)](#) and [The Building \(Approved Inspectors etc.\) \(Amendment\) \(Wales\) Regulations 2014 \(S.I. 2014/58\)](#) as follows:
- Sch. 1 Form 1 para. 4(a)(b) omitted (W.) (10.2.2014) by virtue of [S.I. 2014/58](#), regs. 1(4), **6(2)(a)** (with reg. 1(2)(3))
- Sch. 1 Form 1 paras. 12, 13 inserted (W.) (10.2.2014) by [S.I. 2014/58](#), regs. 1(4), **6(2)(b)** (with reg. 1(2)(3))
- Sch. 1 Form 2 para. 3(b)(d) omitted (W.) (10.2.2014) by virtue of [S.I. 2014/58](#), regs. 1(4), **6(3)(a)** (with reg. 1(2)(3))
- Sch. 1 Form 2 paras. 12, 13 inserted (W.) (10.2.2014) by [S.I. 2014/58](#), regs. 1(4), **6(3)(b)** (with reg. 1(2)(3))
- Sch. 1 Form 2 Note (11) inserted (W.) (10.2.2014) by [S.I. 2014/58](#), regs. 1(4), **6(3)(c)** (with reg. 1(2)(3))
- Sch. 1 Form 3 para. 3 substituted (W.) (10.2.2014) by [S.I. 2014/58](#), regs. 1(4), **6(4)** (with reg. 1(2)(3))
- Sch. 1 Form 4 para. 4(a)(b) omitted (W.) (10.2.2014) by virtue of [S.I. 2014/58](#), regs. 1(4), **6(5)(a)** (with reg. 1(2)(3))
- Sch. 1 Form 4 paras. 16, 17 inserted (W.) (10.2.2014) by [S.I. 2014/58](#), regs. 1(4), **6(5)(b)** (with reg. 1(2)(3))
- Sch. 1 Form 5 para. 6 substituted (W.) (10.2.2014) by [S.I. 2014/58](#), regs. 1(4), **6(6)** (with reg. 1(2)(3))
- Sch. 1 Form 5 para. 9 inserted (W.) (19.4.2013) by [S.I. 2013/747](#), regs. 1(4), **33(2)** (with reg. 1(2)(3))
- Sch. 1 Form 12 para. 7 inserted (W.) (19.4.2013) by [S.I. 2013/747](#), regs. 1(4), **33(2)** (with reg. 1(2)(3))

Textual Amendments

- F1** Sch. 1 Forms 1-12 substituted (E., but only in relation to excepted energy buildings in W.) (1.10.2015) by [The Building Regulations &c. \(Amendment\) Regulations 2015 \(S.I. 2015/767\)](#), regs. 1(4)(b), 3(3), **Sch. 2** (with regs. 1(3), 4)
- F2** Sch. 1 Form 1 para. 14 substituted (E.) (28.7.2022) by [The Building \(Approved Inspectors etc.\) \(Amendment\) \(England\) Regulations 2022 \(S.I. 2022/718\)](#), regs. 1(3), **2(5)(a)** [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F3** Sch. 1 Form 2 para. 14 substituted (E.) (28.7.2022) by [The Building \(Approved Inspectors etc.\) \(Amendment\) \(England\) Regulations 2022 \(S.I. 2022/718\)](#), regs. 1(3), **2(5)(b)** [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F4** Sch. 1 Form 3 para. 6 substituted (E.) (28.7.2022) by [The Building \(Approved Inspectors etc.\) \(Amendment\) \(England\) Regulations 2022 \(S.I. 2022/718\)](#), regs. 1(3), **2(5)(c)** [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

- F5** Sch. 1 Form 4 para. 18 substituted (E.) (28.7.2022) by [The Building \(Approved Inspectors etc.\) \(Amendment\) \(England\) Regulations 2022 \(S.I. 2022/718\)](#), regs. 1(3), **2(5)(d)** [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F6** Sch. 1 Form 5 para. 8 substituted (E.) (28.7.2022) by [The Building \(Approved Inspectors etc.\) \(Amendment\) \(England\) Regulations 2022 \(S.I. 2022/718\)](#), regs. 1(3), **2(5)(e)** [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F7** Sch. 1 Form 1 para. 5(d) inserted (E.) (26.12.2022) by [The Building etc. \(Amendment\) \(England\) \(No. 2\) Regulations 2022 \(S.I. 2022/984\)](#), reg. 1(4), **Sch. para. 9(2)** (with reg. 3) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F8** Sch. 1 Form 2 para. 4(f) inserted (E.) (26.12.2022) by [The Building etc. \(Amendment\) \(England\) \(No. 2\) Regulations 2022 \(S.I. 2022/984\)](#), reg. 1(4), **Sch. para. 9(3)** (with reg. 3) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F9** Sch. 1 Form 4 para. 5(d) inserted (E.) (26.12.2022) by [The Building etc. \(Amendment\) \(England\) \(No. 2\) Regulations 2022 \(S.I. 2022/984\)](#), reg. 1(4), **Sch. para. 9(4)** (with reg. 3) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F10** Sch. 1 Form 9 para. 4(d) inserted (E.) (26.12.2022) by [The Building etc. \(Amendment\) \(England\) \(No. 2\) Regulations 2022 \(S.I. 2022/984\)](#), reg. 1(4), **Sch. para. 9(5)** (with reg. 3) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F11** Sch. 1 Form 11 para. 4(d) inserted (E.) (26.12.2022) by [The Building etc. \(Amendment\) \(England\) \(No. 2\) Regulations 2022 \(S.I. 2022/984\)](#), reg. 1(4), **Sch. para. 9(6)** (with reg. 3) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 26.12.2022]
- F12** Sch. 1 Form 1 para. 3: word “(3A)” substituted for “(3)” (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(a)(i)** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F13** Sch. 1 Form 1 para. 5(e) inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **11(2)(a)(i)** (with regs. 20, 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F14** Sch. 1 Form 1 para. 13A inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(a)(ii)** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F15** Sch. 1 Form 1 Notes (3)(3A) substituted for Note (3) (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(a)(iii)** (with regs. 22(1), 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F16** Sch. 1 Form 2 para. 4(g) inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **11(2)(b)** (with regs. 20, 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F17** Sch. 1 Form 2 para. 13A inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(b)** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F18** Sch. 1 Form 3 para. 11A inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(c)** (with regs. 22(2), 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F19** Sch. 1 Form 4 para. 3: word “(4A)” substituted for “(4)” (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)**

- (d)(i) (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F20** Sch. 1 Form 4 para. 5(e) inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **11(2)(c)** (with regs. 20, 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F21** Sch. 1 Form 4 para. 17A inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(d)(ii)** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F22** Sch. 1 Form 4 Notes (4)(4A) substituted for Note (4) (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(d)(iii)** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F23** Sch. 1 Form 5 para. 6A inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **13(2)(a)** (with regs. 20, 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F24** Sch. 1 Form 5 paras. 10A, 10B inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **11(2)(d)** (with regs. 20, 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F25** Sch. 1 Form 5 para. 10C inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(e)** (with regs. 22(3), 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F26** Sch. 1 Form 5 Note (7A) inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **13(2)(b)** (with regs. 20, 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F27** Sch. 1 Forms 5A, 5B inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), reg. 1(2), **Sch.** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F28** Sch. 1 Form 8 Notes: words “Only use this form where the three year period for the work to be commenced expired before 1st October 2023. With effect from 1st October 2023 under section 53A of the Building Act 1984 (lapse of initial notice) an initial notice lapses automatically if work is not commenced within 3 years from the date the initial notice is given.” inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), regs. 1(2), **18(1)(f)** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F29** Sch. 1 Forms 8A-8C inserted (E.) (1.10.2023) by [The Building \(Approved Inspectors etc. and Review of Decisions\) \(England\) Regulations 2023 \(S.I. 2023/906\)](#), reg. 1(2), **Sch.** (with regs. 23-25) [Editorial note: this amendment has been incorporated in the version of the images of Forms 1-12 relating to England dated 1.10.2023]
- F30** Sch. 1 Forms 1-12 as they apply to buildings in Wales other than excepted energy buildings at the date of these amending Regulations now substituted in relation to excepted energy buildings (W.) (8.6.2018) by [The Building Regulations &c. \(Amendment\) \(Excepted Energy Buildings\) \(Wales\) Regulations 2018 \(S.I. 2018/558\)](#), regs. 1(2), **22** (with reg. 29) [Editorial note: please see the version of this provision dated **10.2.2014** for the content of Forms 1-12 as they apply in relation to Wales, but note that no subsequent amendments have been incorporated in the images for those forms so the reader should refer to the footnote annotations for details of subsequent amendments made to the forms in relation to Wales.]

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

- F31** Sch. 1 Form 1 (now Form 1(W)) para. 13 substituted (W.) (28.7.2022) by [The Building Safety Act 2022 \(Consequential Amendments\) \(Approved Inspectors\) \(Wales\) Regulations 2022 \(S.I. 2022/767\)](#), regs. 1(3), **2(5)(a)** [Editorial note: this amendment has not been incorporated in the version of the image of Form 1(W) dated 6.4.2024]
- F32** Sch. 1 Form 2 (now Form 2(W)) para. 13 substituted (W.) (28.7.2022) by [The Building Safety Act 2022 \(Consequential Amendments\) \(Approved Inspectors\) \(Wales\) Regulations 2022 \(S.I. 2022/767\)](#), regs. 1(3), **2(5)(b)** [Editorial note: this amendment has not been incorporated in the version of the image of Form 2(W) dated 6.4.2024]
- F33** Sch. 1 Form 3 (now Form 3(W)) para. 3 substituted (W.) (28.7.2022) by [The Building Safety Act 2022 \(Consequential Amendments\) \(Approved Inspectors\) \(Wales\) Regulations 2022 \(S.I. 2022/767\)](#), regs. 1(3), **2(5)(c)** [Editorial note: this amendment has not been incorporated in the version of the image of Form 3(W) dated 6.4.2024]
- F34** Sch. 1 Form 4 (now Form 4(W)) para. 17 substituted (W.) (28.7.2022) by [The Building Safety Act 2022 \(Consequential Amendments\) \(Approved Inspectors\) \(Wales\) Regulations 2022 \(S.I. 2022/767\)](#), regs. 1(3), **2(5)(d)** [Editorial note: this amendment has not been incorporated in the version of the image of Form 4(W) dated 6.4.2024]
- F35** Sch. 1 Form 5 (now Form 5(W)) para. 6 substituted (W.) (28.7.2022) by [The Building Safety Act 2022 \(Consequential Amendments\) \(Approved Inspectors\) \(Wales\) Regulations 2022 \(S.I. 2022/767\)](#), regs. 1(3), **2(5)(e)** [Editorial note: this amendment has not been incorporated in the version of the image of Form 5(W) dated 6.4.2024]

STATUTORY INSTRUMENTS

SCHEDULE 1

Forms

Form 1

Section 47 of the Building Act 1984 (“The Act”)

The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

INITIAL NOTICE

To: **(1)**

1. This notice relates to the following work: **(2)**

2. The approved inspector in relation to the work is: **(3)**

3. The person intending to carry out the work is: **[(3A)]**

4. The work [does / does not] **(4)** concern a new dwelling**(a)**.

5. With this notice are the following documents, which are those relevant to the work described in this notice **(5)**—

(a) [in the case of the erection or extension of a building, a plan to a scale of not less than 1:1250 showing the boundaries and location of the site and (where the work includes the construction of a new drain or private sewer) a statement—

(i) As to the appropriate location of any proposed connection to be made to a sewer, or

(ii) If no connection is to be made to a sewer, as to the proposals for the discharge of the proposed drain or private sewer including the location of any septic tank and associated secondary treatment system, or of any wastewater treatment system or any cesspool;]

(b) [in the case of a new dwelling—

(i) a statement whether or not one or more, and if so which, of the following optional requirements in the Building Regulations 2010 applies to the building work—

(aa) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day),

(bb) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings),

(cc) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings), or

(ii) a statement that planning permission has not yet been granted for the work, and that the information required by subparagraph (b)(i) will be supplied as soon as is reasonably practicable after that permission is granted **(6)**;

(c) [a statement of any local enactment relevant to the work, and of the steps to be taken to comply with it.]

(d) in the case of the erection of a dwelling, or a building that is to contain one or more dwellings—

(a) A new dwelling includes a dwelling that is formed by a material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010

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Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

- (i) a statement giving details of any public electronic communications network in relation to which a connection is to be provided,
 - (ii) if an exemption in regulation 44ZB of the Building Regulations 2010 is proposed to be relied on, a statement giving details in support of the exemption,
 - (iii) if regulation 44ZC of the Building Regulations 2010 is proposed to be relied on, a statement giving details of the matters mentioned in regulation 44ZC(6)(a) and (b) of those Regulations and, if paragraph RA1(1)(c)(i) or (ii) of Schedule 1 to those Regulations is also proposed to be relied on, evidence of the steps taken to establish whether, and if so where, a distribution point for a gigabit-capable public electronic communications network (as defined by regulation 44C of those Regulations) is likely to be installed, in a location relevant for the purposes of paragraph RA1(1)(c) of that Schedule, within the period of two years beginning with the day on which the notice is given.
- (e) [a statement setting out—
- (i) the date when it is proposed the work will reach the point when it is to be regarded as commenced in accordance with regulation 16C (lapse of initial notice: commencement of work); and
 - (ii) where the work does not consist of work to which paragraph (2) or (3) of regulation 16C applies, details of the work which the client considers amounts to 15% of the proposed work.]

6. The work [is / is not] (4) minor work. (8)

7. [I (9) declare that I do not, and will not while this notice is in force, have any professional or financial interest (10) in the works described.] (7)

8. The approved inspector [will / will not] (11) be obliged to consult the fire and rescue authority by regulation 12 of the Regulations.

9. [I (9) undertake to consult the fire and rescue authority before giving a plans certificate in accordance with section 50 of the Act or a final certificate in accordance with section 51 of the Act in respect of any of the work described above.] (7)

10. The approved inspector [will]/[will not] (12) be obliged to consult the sewerage undertaker by regulation 13 of the Regulations.

11. [I (9) undertake to consult the sewerage undertaker before giving a plans certificate in accordance with section 50 of the Act or a final certificate in accordance with section 51 of the Act in respect of any of the work described above.] (7)

12. I (9) am aware of the obligations laid upon me by Part 2 of the Act and by regulation 8 of the Regulations.

13. I (9) am an approved inspector for the purposes of Part 2 of the Act in respect of the work described in this notice.

[13A. I (9) confirm that none of the work to which this notice relates is higher-risk building work.]

14. A copy of the notice of approval as an approved inspector under regulation 5 of the Regulations in relation to the work described in this initial notice is on the register kept by the body designated under regulation 3 of the Regulations.

Signed:

Signed:

Approved Inspector

Person intending to carry out the work

Date

Date

NOTES

(1) Name and address of local authority.

(2) Location and description of the work, including the use of any building to which the work relates.

[(3) Name, address, telephone number and (if available) email address of the approved inspector.]

[(3A) Name, address, telephone number and (if available) email address of the person intending to carry out the work, and if that person is not the client also the name, address, telephone number and (if available) email address of the client.]

(4) Delete whichever does not apply.

(5) The local authority may reject this notice only on grounds prescribed by the Secretary of State. These are set out in Schedule 2 to the Regulations. They include failure to provide relevant documents. The documents listed in paragraph 5 relevant to the work described above should therefore be sent with this notice. Any subparagraph that does not apply should be deleted.

(6) The information may be supplied in an amendment notice given in accordance with section 51A of the Act.

(7) Delete this statement if it does not apply.

(8) "Minor work" has the meaning given in regulation 9(5) of the Regulations. If the work is not minor work, the declaration in paragraph 7 must be made.

(9) Name of the approved inspector.

(10) "Professional or financial interest" has the meaning given in regulation 9 of the Regulations.

(11) Delete whichever does not apply. If the inspector is obliged to consult the fire and rescue authority, the declaration in paragraph 9 must be made.

(12) Delete whichever does not apply. If the inspector is obliged to consult the sewerage undertaker, the declaration in paragraph 11 must be made.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 2

Section 51A of the Building Act 1984 (“The Act”)

The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

AMENDMENT NOTICE

To: **(1)**

1. This notice amends the initial notice a copy of which accompanies this notice.
2. This notice amends the work in the initial notice in the following manner: **(2)**
3. The work [does / does not] **(3)** concern a new dwelling**(a)**.
4. With this notice are the following documents, which are those relevant to the work described in this notice **(4)**—
 - (a) a copy of the original notice;
 - (b) either—
 - (i) a statement to the effect that all plans submitted with the original initial notice remain unchanged, or
 - (ii) all amended plans, and a statement that any plans not included remain unchanged;
 - (c) [in the case of the erection or extension of a building, a plan to a scale of not less than 1:1250 showing the boundaries and location of the site and (where the work includes the construction of a new drain or private sewer) a statement—
 - (i) as to the appropriate location of any proposed connection to be made to a sewer, or
 - (ii) if no connection is to be made to a sewer, as to the proposals for the discharge of the proposed drain or private sewer including the location of any septic tank and associated secondary treatment system, or of any wastewater treatment system or any cesspool;]
 - (d) [in the case of a new dwelling—
 - (i) a statement whether or not one or more, and if so which, of the following optional requirements in the Building Regulations 2010 applies to the building work as varied—
 - (aa) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day),
 - (bb) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings),
 - (cc) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings), or
 - (ii) a statement that planning permission has not yet been granted for the work, and that the information required by subparagraph (d)(i) will be supplied as soon as is reasonably practicable after that permission is granted **(5)**;
 - (e) [a statement of any local enactment relevant to the work, and of the steps to be taken to comply with it.]
 - (f) in the case of the erection of a dwelling, or a building that is to contain one or more dwellings—

(a) A new dwelling includes a dwelling that is formed by a material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010.

- (i) a statement giving details of any public electronic communications network in relation to which a connection is to be provided,
 - (ii) if an exemption in regulation 44ZB of the Building Regulations 2010 is proposed to be relied on, a statement giving details in support of the exemption, and
 - (iii) if regulation 44ZC of the Building Regulations 2010 is proposed to be relied on, a statement giving details of the matters mentioned in regulation 44ZC(6)(a) and (b) of those Regulations and, if paragraph RA1(1)(c)(i) or (ii) of Schedule 1 to those Regulations is also proposed to be relied on, evidence of the steps taken to establish whether, and if so where, a distribution point for a gigabit-capable public electronic communications network (as defined by regulation 44C of those Regulations) is likely to be installed, in a location relevant for the purposes of paragraph RA1(1)(c) of that Schedule, within the relevant 2-year period (as defined by paragraph RA1(3) of that Schedule).
- (g) [a statement setting out—
- (i) the date when it is proposed the work will reach the point when it is to be regarded as commenced in accordance with regulation 16C (lapse of initial notice: commencement of work); and
 - (ii) where the work does not consist of work to which paragraph (2) or (3) of regulation 16C applies, details of the work which the client considers amounts to 15% of the proposed work.]

5. The work [is / is not] (3) minor work. (6)

6. [I (7) declare that I do not, and will not while this notice is in force, have any financial or professional interest (8) in the works described.] (9)

7. [I (7) am satisfied that plans relating to the work described above have been submitted to me, and that they neither are defective nor show work which, if carried out in accordance with them, would contravene any provision of the building regulations.] (9)

8. The approved inspector [will / will not] (10) be obliged to consult the fire and rescue authority by regulation 12 of the Regulations.

9. [I (7) undertake to consult the fire and rescue authority before giving a plans certificate in accordance with section 50 of the Act or a final certificate in accordance with section 51 of the Act in respect of any of the work described above.] (9)

10. The approved inspector [will]/[will not] (11) be obliged to consult the sewerage undertaker by regulation 13 of the Regulations.

11. [I (7) undertake to consult the sewerage undertaker before giving a plans certificate in accordance with section 50 of the Act or a final certificate in accordance with section 51 of the Act in respect of any of the work described above.] (9)

12. I (7) am aware of the obligations laid upon me by Part 2 of the Act and by regulation 8 of the Regulations.

13. I (7) am an approved inspector for the purposes of Part 2 of the Act and the above work is [the whole]/[part] (3) of the work described in an initial notice given by me and dated (12).

[13A. I (7) confirm that none of the work to which this notice relates is higher-risk building work.]

14. A copy of the notice of approval as an approved inspector under regulation 5 of the Regulations in relation to the work described in the initial notice (as varied by this amendment notice) is on the register kept by the body designated under regulation 3 of the Regulations.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

| | |
|--------------------|--|
| Approved inspector | Person intending to carry out the work |
| Date | Date |

NOTES

- (1) Name and address of local authority.
- (2) Location and/or description of the new work in the amendment notice and how it amends the work mentioned in the initial notice, including the use of any building to which the new work relates.
- (3) Delete whichever does not apply.
- (4) The local authority may reject this notice only on grounds prescribed by the Secretary of State. These are set out in paragraphs 1 to 11 of Schedule 2 to the Regulations. They include failure to provide relevant documents. The documents listed in paragraph 4 above should therefore be sent with this notice. Any subparagraph which does not apply should be deleted.
- (5) The information may be supplied in a further amendment notice given in accordance with section 51A of the Act.
- (6) “Minor work” has the meaning given in regulation 9(5) of the Regulations. If the work is not minor work, the declaration in paragraph 6 must be made.
- (7) Name of the approved inspector.
- (8) “Professional or financial interest” has the meaning given in regulation 9 of the Regulations.
- (9) Delete this statement if it does not apply.
- (10) Delete whichever does not apply. If the inspector is obliged to consult the fire and rescue authority, the declaration in paragraph 9 must be made.
- (11) Delete whichever does not apply. If the inspector is obliged to consult the sewerage undertaker, the declaration in paragraph 11 must be made.
- (12) Insert date.

Form 3

Section 50 of the Building Act 1984 (“The Act”)

The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

PLANS CERTIFICATE

1. This certificate relates to the following work: **(1)**
2. I am an approved inspector for the purposes of Part 2 of the Act and the above work is [the whole]/[part] **(2)** of the work described in an initial notice given by me and dated **(3)**.
3. The work [does]/[does not] **(4)** concern a new dwelling**(a)**.
4. [In the case of a new dwelling for which planning permission has been granted, [no optional requirement in the Building Regulations 2010 applies]/[one or more of the following optional requirements in the Building Regulations 2010 applies to work, namely **(5)**—
 - (a) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day);
 - (b) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings);
 - (c) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings).]] **(6)**
5. [In the case of a new dwelling for which planning permission has not been granted, this plans certificate relates only to such part of the work to which no requirement under regulation 36 of, or requirements M4(1), (2) or (3) of Schedule 1 to, the Building Regulations 2010 may apply.] **(6)**
6. A copy of the notice of approval as an approved inspector under regulation 5 of the Regulations in relation to the work described in this plans certificate is on the register kept by the body designated under regulation 3 of the Regulations.
7. Plans of the work specified above have been submitted to me and I am satisfied that the plans neither are defective nor show that work carried out in accordance with them would contravene any provision of building regulations.
8. The work [is]/[is not] **(2)** minor work. **(7)**
9. [I declare that I have had no financial or professional interest **(8)** in the work described since giving the initial notice described in paragraph 6.] **(6)**
10. [I have consulted the fire and rescue authority in accordance with regulation 12 of the Regulations.] **(6)**
11. [I have consulted the sewerage undertaker in accordance with regulation 13 of the Regulations.] **(6)**
- [11A. I confirm that none of the work to which this certificate relates is higher-risk building work.]
12. The plans to which this certificate relates bear the following date and reference number: **(9)**

Signed

(a) A new dwelling includes a dwelling that is formed by a material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Approved Inspector

Date

NOTES

- (1) Location and description of the work, including the use of any building to which the work relates.
- (2) Delete whichever does not apply.
- (3) Insert date.
- (4) Delete whichever does not apply. If the work does concern a new dwelling the statement in either paragraph 4 or 5 must be made.
- (5) Delete the optional requirements that do not apply to the work.
- (6) Delete this statement if it does not apply.
- (7) “Minor work” has the meaning given in regulation 9(5) of the Regulations. If the work is not minor work, the declaration in paragraph 9 must be made.
- (8) “Professional or financial interest” has the meaning given in regulation 9 of the Regulations.
- (9) Insert the date and reference number.

Form 4

Sections 47 and 50 of the Building Act 1984 (“The Act”)

The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

COMBINED INITIAL NOTICE AND PLANS CERTIFICATE (1)

To: (2)

1. This notice relates to the following work: (3)
2. The approved inspector in relation to the work is: (4)
3. The person intending to carry out the work is: [(4A)]
4. The work [does]/[does not] (5) concern a new dwelling(a).
5. With this notice are the following documents, which are those relevant to the work described in this notice— (6)
 - (a) [in the case of the erection or extension of a building, a plan to scale of not less than 1:1250 showing the boundaries and location of the site and (where the work includes the construction of a new drain or private sewer) a statement—
 - (i) as to the approximate location of any proposed connection to be made to a sewer, or
 - (ii) if no connection is to be made to a sewer, as to the proposals for the discharge of the proposed drain or private sewer including the location of any septic tank and associated secondary treatment system, or of any wastewater treatment system or any cesspool;]
 - (b) [in the case of a new dwelling, a statement whether or not one or more, and if so which, of the following optional requirements in the Building Regulations 2010 applies to the building work-
 - (i) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day),
 - (ii) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings),
 - (iii) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings)];
 - (c) [a statement of any local enactment relevant to the work, and of the steps to be taken to comply with it.]
 - (d) in the case of the erection of a dwelling, or a building that is to contain one or more dwellings—
 - (i) a statement giving details of any public electronic communications network in relation to which a connection is to be provided,
 - (ii) if an exemption in regulation 44ZB of the Building Regulations 2010 is proposed to be relied on, a statement giving details in support of the exemption, and
 - (iii) if regulation 44ZC of the Building Regulations 2010 is proposed to be relied on, a statement giving details of the matters mentioned in regulation 44ZC(6)(a) and (b) of those Regulations and, if paragraph RA1(1)(c)(i) or (ii) of Schedule 1 to those Regulations is also proposed to be relied on, evidence of the steps taken to establish

(a) A new dwelling includes a dwelling that is formed by a material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010.13

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

whether, and if so where, a distribution point for a gigabit-capable public electronic communications network (as defined by regulation 44C of those Regulations) is likely to be installed, in a location relevant for the purposes of paragraph RA1(1)(c), within the period of two years beginning with the day on which the notice is given.

- (e) [a statement setting out—
 - (i) the date when it is proposed the work will reach the point when it is to be regarded as commenced in accordance with regulation 16C (lapse of initial notice: commencement of work); and
 - (ii) where the work does not consist of work to which paragraph (2) or (3) of regulation 16C applies, details of the work which the client considers amounts to 15% of the proposed work.]

6. The work [is]/[is not] (5) minor work. (7)

7. [I (8) declare that I do not, and will not while this notice is in force, have any professional or financial interest (9) in the work described.] (10)

8. I (8) have had plans of the work described above submitted to me and I am satisfied that the plans neither are defective nor show that work carried out in accordance with them would contravene any provision of building regulations.

9. The approved inspector [is]/[is not] (11) obliged to consult the fire and rescue authority by regulation 12 of the Regulations.

10. [I (8) have consulted the fire and rescue authority in accordance with regulation 12.] (10)

11. [I (8) undertake to consult the fire and rescue authority before giving a final certificate in accordance with section 51 of the Act in respect of any of the work described above.] (10)

12. The approved inspector [is]/[is not] (12) obliged to consult the sewage undertaker by regulation 13 of the Regulations.

13. [I (8) have consulted the sewage undertaker in accordance with regulation 13.] (10)

14. [I (8) undertake to consult the sewage undertaker before giving a final certificate in accordance with section 51 of the Act in respect of any of the work described above.] (10)

15. The plans to which this certificate relates bear the following date and reference number. (13)

16. I (8) am aware of the obligations laid upon me by Part 2 of the Act and by regulation 8 of the Regulations.

17. I (8) am an approved inspector for the purposes of Part 2 of the Act in respect of the work described in this notice.

[17A. I (8) confirm that none of the work to which this notice relates is higher-risk building work.]

18. A copy of the notice of approval as an approved inspector under regulation 5 of the Regulations in relation to the work described in this initial notice is on the register kept by the body designated under regulation 3 of the Regulations.

Signed

Signed

Approved inspector

Person intending to carry out the work

Date

Date

NOTES

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

(1) If the work concerns a new dwelling, but planning permission has not yet been granted, this form cannot be used and Forms 1 (initial notice) and 2 (plans certificate) will have to be given separately.

(2) Name and address of local authority.

(3) Location and description of the work, including the use of any building to which the work relates.

[(4) Name, address, telephone number and (if available) email address of the approved inspector.]

[(4A) Name, address, telephone number and (if available) email address of the person intending to carry out the work, and if that person is not the client also the name, address, telephone number and (if available) email address of the client.]

(5) Delete whichever does not apply.

(6) The local authority may reject this notice only on grounds prescribed by the Secretary of State. These are set out in Schedules 2 and 3 to the Regulations. They include failure to provide relevant documents. The documents listed in paragraph 5 relevant to the work described above should therefore be sent with this notice. Any subparagraph which does not apply should be deleted.

(7) “Minor work” has the meaning given in regulation 9(5) of the Regulations. If the work is not minor work, the declaration in paragraph 7 must be made.

(8) Name of the approved inspector.

(9) “Professional or financial interest” has the meaning given in regulation 9 of the Regulations.

(10) Delete this statement if it does not apply.

(11) Delete whichever does not apply. If the inspector is obliged to consult the fire and rescue authority, the declaration either in paragraph 10 or in paragraph 11 must be made.

(12) Delete whichever does not apply. If the inspector is obliged to consult the sewerage undertaker, the declaration either in paragraph 13 or in paragraph 14 must be made.

(13) Insert the date and reference number.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 5

Section 51 of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

FINAL CERTIFICATE

1. This certificate relates to the following work: **(1)**
2. I am an approved inspector and the work described above was [the whole]/[part] **(2)** of the work described in an initial notice given by me and dated **(3)** [and amended on **(3)**] **(4)**.
3. The work [does]/ [does not] **(5)** concern a new dwelling**(a)**.
4. [No optional requirement in the Building Regulations 2010 applies to the work.] **(6)**
5. [One or more of the following optional requirements in the Building Regulations 2010 applies, namely **(7)**—
 - (a) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day);
 - (b) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings);
 - (c) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings).]**(6)**
6. The work described above has been completed and I have performed the functions assigned to me by regulation 8 of the Regulations.
[6A. I confirm the person carrying out the work has notified me to the effect that the fire safety information has been given to the responsible person as required by regulation 38 of the Building Regulations 2010. (7A)]
7. [A final certificate has now been issued in respect of all the work described in the initial notice referred to in paragraph 2 above.] **(6)**
8. A copy of the notice of approval as an approved inspector under regulation 5 of the Regulations in relation to the work described in this final certificate is on the register kept by the body designated under regulation 3 of the Regulations.
9. The work [is]/[is not] **(2)** minor work **(8)**.
10. [I have had no professional or financial interest **(9)** in the work described above since giving the initial notice described in paragraph 2 above.] **(6)**
[10A. I have received a statement, from the client for the work described in this final certificate, which is in accordance with regulation 16E(d) of the Regulations.]
[10B. I have received a statement, from each principal contractor (or sole contractor) for the work and each principal designer (or sole or lead designer) for the work described in this final certificate, which is in accordance with regulation 16E(e) of the Regulations.]

(a) A new dwelling includes a dwelling that is formed by a material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

[10C. I confirm that none of the work to which this certificate relates is higher-risk building work.]

11. This certificate is evidence (but not conclusive evidence) that the requirements specified in it have been complied with.

Signed

Approved Inspector

Date

NOTES

(1) Location and description of the work, including the use of any building to which the work relates.

(2) Delete whichever does not apply.

(3) Insert date.

(4) Delete the bracketed words if they do not apply.

(5) Delete whichever does not apply. If the work concerns a new dwelling, the declaration either in paragraph 4 or in paragraph 5 must be made.

(6) Delete this statement if it does not apply.

(7) Delete the optional requirements that do not apply to the work.

[(7A) Delete this statement if regulation 38 of the Building Regulations 2010, as modified by regulation 20 of the Building (Approved Inspectors etc.) Regulations 2010, does not apply to the building work to which the final certificate relates.]

(8) "Minor work" has the meaning given in regulation 9(5) of the Regulations. If the work is not minor work, the declaration in paragraph 10 must be made.

(9) "Professional or financial interest" has the meaning given in regulation 9 of the Regulations.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 5A

The Building (Approved Inspectors etc.) Regulations 2010

NOTICE OF REJECTION OF AN INITIAL NOTICE, AMENDMENT NOTICE, PLANS CERTIFICATE OR FINAL CERTIFICATE

To: **(1)**

1. I am authorised to sign this notice by _____ **(2)**
2. This notice relates to the [initial notice / amendment notice / plans certificate / final certificate] **(3)** received on _____ **(4)**.
3. The local authority hereby rejects the [initial notice / amendment notice / plans certificate / final certificate] **(3)** on the following grounds _____ **(5)**
4. A person aggrieved with this rejection may appeal under section 55(1) of the Building Act 1984. An appeal must be made within 21 days beginning with the day after the day on which this notice is given (ignoring Christmas Day, Good Friday and bank holidays).

Signature

Date

NOTES

- (1)** Insert the name and address of the person to whom the notice is given. It must be given to the approved inspector who submitted the notice or certificate and, in the case of an initial notice or amendment notice, also to the person intending to carry out the work (and if that person is not the client also to the client).
- (2)** Insert name and address of the local authority.
- (3)** Delete whichever does not apply.
- (4)** Insert date the notice or certificate was received by the local authority.
- (5)** State which of the grounds set out in Schedule 2, 3, or, as the case may be, 4 to the Building (Approved Inspectors etc.) Regulations 2010 are relied on to reject the notice or certificate.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 5B

Section 51C of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010

NOTICE OF CHANGE OF PERSON CARRYING OUT THE WORK

To: (1)

1. This notice proposes a change to the person carrying out the work in relation to the initial notice a copy of which accompanies this notice.

2. I (2) am an approved inspector for the purposes of Part 2 of the Building Act 1984 and I gave the initial notice referred to in paragraph 1.

3. We (2) and (3) propose that the work to which the initial notice relates should be carried out by (4).

Signed

Signed

Approved inspector

Person intending to carry out the work

Date

Date

NOTES

(1) Name and address of local authority.

(2) Name of the approved inspector.

(3) Name of the person intending to carry out the work.

(4) Name, address, telephone number and (if available) email address of the person intending to carry out the work, and if that person is not the client also the name, address, telephone number and (if available) email address of the client.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 6

Section 52(1) of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010 (“The 2010 Regulations”)

NOTICE OF CANCELLATION BY APPROVED INSPECTOR

To: **(1)**

1. This notice relates to the following work: **(2)**
2. An initial notice dated **(3)** has been given and the above work was specified in it.
3. I am the approved inspector in relation to that work
4. I hereby cancel the initial notice.
5. [I gave notice to the person carrying out the work in accordance with regulation 18 of the Regulations and that person failed to remedy the contravention within the prescribed period. The contravention is:] **(4)**

Signature

Date

NOTES

- (1)** Insert the name and address of the person to whom the notice is given. It must be given to the local authority and to the person carrying out or intending to carry out the work.
- (2)** Location and description of the work, including the use of any building to which the work relates.
- (3)** Insert date.
- (4)** Delete this statement if it does not apply. If it applies, specify the provision of the building regulations (including the specific requirement) which is contravened.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 7

Section 52(3) of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010

NOTICE OF CANCELLATION BY PERSON CARRYING OUT THE WORK

To: **(1)**

- 1.** This notice relates to the following work: **(2)**
- 2.** An initial notice dated **(3)** has been given and the above work was specified in it.
- 3.** I am the person [carrying out]/[intending to carry out] **(4)** the work
- 4.** I hereby cancel the initial notice.

Signature

Date

NOTES

(1) Insert the name and address of the person to whom the notice is given. It must be given to the local authority and, if practicable, to the approved inspector.

(2) Location and description of the work, including the use of any building to which the work relates.

(3) Insert date.

(4) Delete whichever does not apply.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 8

Section 52(5) of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010

NOTICE OF CANCELLATION BY LOCAL AUTHORITY

To: **(1)**

1. This notice relates to the following work: **(2)**
2. I am authorised to sign this notice by the following local authority: **(3)**
3. The authority accepted an initial notice on **(4)** and the above work was specified in it.
4. It appears to the local authority that the work to which the initial notice relates has not been commenced within the period of three years beginning on the date on which the initial notice was accepted, and the local authority hereby cancels the initial notice.

Signature

Date

NOTES

[Only use this form where the three year period for the work to be commenced expired before 1st October 2023. With effect from 1st October 2023 under section 53A of the Building Act 1984 (lapse of initial notice) an initial notice lapses automatically if work is not commenced within 3 years from the date the initial notice is given.]

(1) Insert the name and address of the person to whom the notice is given. It must be given to the approved inspector and to the person shown in the initial notice as the person intending to carry out the work.

(2) Location and description of the work, including the use of any building to which the work relates.

(3) Name and address of the local authority.

(4) Insert date.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 8A

Section 52A(1) of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010

**NOTICE OF CANCELLATION OF ALL OR PART OF AN INITIAL NOTICE BY
AN APPROVED INSPECTOR WHEN WORK BECOMES HIGHER-RISK
BUILDING WORK**

To: **(1)**

1. An initial notice dated **(2)** has been given in relation to work.
2. This notice relates to [the following part of]/[all of] **(3)** that work: **(4)**
3. I am the approved inspector in relation to the initial notice referred to in paragraph 1.
4. I hereby cancel [the part of the initial notice which relates to higher-risk building work referred to in paragraph 2]/[the initial notice] **(3)**.

Signature

Date

NOTES

(1) Insert the name and address of the person to whom the notice is given. It must be given to the local authority and the person carrying out or intending to carry out the work (and if that person is not the client also to the client).

(2) Insert date

(3) Delete whichever does not apply.

(4) Location and description of the higher-risk building work.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 8B

Section 52A(2) of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010

**NOTICE OF CANCELLATION OF ALL OR PART OF AN INITIAL NOTICE BY
PERSON CARRYING OUT OR INTENDING TO CARRY OUT THE WORK
WHEN WORK BECOMES HIGHER-RISK BUILDING WORK**

To: **(1)**

1. An initial notice dated **(2)** has been given in relation to work.
2. This notice relates to [the following part of]/[all of] **(3)** that work: **(4)**
3. I am the person [carrying out]/[intending to carry out] **(3)** the work under the initial notice referred to in paragraph 1.
4. I hereby cancel [the part of the initial notice which relates to higher-risk building work referred to in paragraph 2]/[the initial notice] **(3)**.

Signature

Date

NOTES

- (1)** Insert the name and address of the person to whom the notice is given. It must be given to the local authority and the approved inspector (and if the person carrying out the work is not the client also to the client).
- (2)** Insert date
- (3)** Delete whichever does not apply.
- (4)** Location and description of the higher-risk building work.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 8C

Section 52A(4) of the Building Act 1984

The Building (Approved Inspectors etc.) Regulations 2010

NOTICE OF CANCELLATION BY LOCAL AUTHORITY OF ALL OR PART OF AN INITIAL NOTICE WHEN WORK BECOMES HIGHER-RISK BUILDING WORK

To: **(1)**

1. The local authority accepted an initial notice on **(2)** in relation to work.

2. This notice relates to [the following part of]/[all of] **(3)** that work: **(4)**

3. I am authorised to sign this notice by the following local authority: **(5)**

4. It appears to the local authority that the work referred to in paragraph 2 has become higher-risk building work and the local authority hereby cancels [the part of the initial notice which relates to higher-risk building work referred to in paragraph 2]/[the initial notice] **(3)**.

Signature

Date

NOTES

(1) Insert the name and address of the person to whom the notice is given. It must be given to the approved inspector and the person shown in the initial notice as the person intending to carry out the work (and if that person is not the client also to the client).

(2) Insert date

(3) Delete whichever does not apply.

(4) Location and description of the higher-risk building work.

(5) Name and address of the local authority.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 9

Section 54 of the Building Act 1984 (“The Act”)

The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

PUBLIC BODY’S NOTICE

To: **(1)**

1. This notice relates to the following work: **(2)**
2. **(3)** is an approved public body under Part 2 of the Act and intends to carry out in relation to a building belonging to it the work described above which can be adequately supervised by its own servants or agents.
3. The work [does]/ [does not] **(4)** concern a new dwelling**(a)**.
4. With this notice are the following documents, which are those relevant to the work described in this notice— **(5)**
 - (a) [in the case of the erection or extension of a building, a plan to scale of not less than 1:1250 showing the boundaries and location of the site and (where the work includes the construction of a new drain or private sewer) a statement—
 - (i) as to the approximate location of any proposed connection to be made to a sewer, or
 - (ii) if no connection is to be made to a sewer, as to the proposals for the discharge of the proposed drain or private sewer including the location of any septic tank and associated secondary treatment system, or of any wastewater treatment system or any cesspool;]
 - (b) [in the case of a new dwelling—
 - (i) a statement whether or not one or more, and if so which, of the following optional requirements in the Building Regulations 2010 applies to the building work—
 - (aa) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day),
 - (bb) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings),
 - (cc) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings), or
 - (ii) a statement that planning permission has not yet been granted for the work, and that the information required by subparagraph (b)(i) will be supplied as soon as is reasonably practicable after that permission is granted;]
 - (c) [a statement of any local enactment relevant to the work, and of the steps to be taken to comply with it.]
 - (d) in the case of the erection of a dwelling, or a building that is to contain one or more dwellings—
 - (i) a statement giving details of any public electronic communications network in relation to which a connection is to be provided,
 - (ii) if an exemption in regulation 44ZB of the Building Regulations 2010 is proposed to be relied on, a statement giving details in support of the exemption, and

(a) A new dwelling includes a dwelling that is formed by ²⁶material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

(iii) if regulation 44ZC of the Building Regulations 2010 is proposed to be relied on, a statement giving details of the matters mentioned in regulation 44ZC(6)(a) and (b) of those Regulations and, if paragraph RA1(1)(c)(i) or (ii) of Schedule 1 to those Regulations is also proposed to be relied on, evidence of the steps taken to establish whether, and if so where, a distribution point for a gigabit-capable public electronic communications network (as defined by regulation 44C of those Regulations) is likely to be installed, in a location relevant for the purposes of paragraph RA1(1)(c) of that Schedule, within the period of two years beginning with the day on which the notice is given.

5. The public body [will]/[will not] **(6)** be obliged to consult the fire and rescue authority by regulation 23 of the Regulations.

6. **[(3)** undertakes to consult the fire and rescue authority before giving a plans certificate in accordance with paragraph 2 of Schedule 4 to the Act or a final certificate in accordance with paragraph 3 of Schedule 4 to the Act in respect of any of the work described above.] **(7)**

7. The public body [will]/[will not] **(8)** be obliged to consult the sewerage undertaker by regulation 24 of the Regulations.

8. **[(3)** undertakes to consult the sewerage undertaker before giving a plans certificate in accordance with paragraph 2 of Schedule 4 to the Act or a final certificate in accordance with paragraph 3 of Schedule 4 to the Act in respect of any of the work described above.] **(7)**

Signature

Date

NOTES

(1) Name and address of local authority.

(2) Location and description of the work, including the use of any building to which the work relates.

(3) Name and address of public body.

(4) Delete whichever does not apply.

(5) The local authority may reject this notice only on grounds prescribed by the Secretary of State. These are set out in Schedule 5 to the Regulations. They include failure to provide relevant documents. The documents listed in paragraph 4 relevant to the work described above should therefore be sent with this notice. Any subparagraph that does not apply should be deleted.

(6) Delete whichever does not apply. If the public body is obliged to consult the fire and rescue authority, the declaration in paragraph 6 must be made.

(7) Delete this statement if it does not apply.

(8) Delete whichever does not apply. If the public body is obliged to consult the sewerage undertaker, the declaration in paragraph 8 must be made.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 10

Paragraph 2 of Schedule 4 to the Building Act 1984 (“The Act”) The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

PUBLIC BODY’S PLANS CERTIFICATE

1. This certificate relates to the following work: **(1)**
2. **(2)** is an approved public body under Part 2 of the Act and the above work is [the whole]/[part] **(3)** of the work described in an initial notice given by it and dated **(4)**.
3. The work [does]/[does not] **(5)** concern a new dwelling**(a)**.
4. [In the case of a new dwelling for which planning permission has been granted, [no optional requirement in the Building Regulations 2010 applies]/[one or more of the following optional requirements in the Building Regulations 2010 applies to work, namely **(6)**—
 - (a) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day);
 - (b) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings);
 - (c) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings).]] **(7)**
5. [In the case of a new dwelling for which planning permission has not been granted, this plans certificate relates only to such part of the work to which no requirement under regulation 36 of, or requirements M4(1), (2) or (3) of Schedule 1 to, the Building Regulations 2010 may apply.] **(7)**
6. Plans of the work specified above have been inspected by a servant or agent of the public body who is competent to assess the plans and that person is satisfied that the plans neither are defective nor show that work carried out in accordance with them would contravene any provision of building regulations.
7. [The fire and rescue authority has been consulted in accordance with regulation 23 of the Regulations.] **(7)**
8. [The sewerage undertaker has been consulted in accordance with regulation 24 of the Regulations.] **(7)**
9. The plans inspected bear the following date and reference number: **(8)**

Signature

Date

NOTES

(1) Location and description of the work, including the use of any building to which the work relates.

(a) A new dwelling includes a dwelling that is formed by a material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010.

(2) Name and address of public body.

(3) Delete whichever does not apply.

(4) Insert date.

(5) Delete whichever does not apply. If the work does concern a new dwelling the statement in either paragraph 4 or 5 must be made.

(6) Delete the optional requirements that do not apply to the work.

(7) Delete this statement if it does not apply

(8) Insert the date and reference number.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 11

Paragraph 2(2) of Schedule 4 to the Building Act 1984 (“The Act”)

The Building (Approved Inspectors etc.) Regulations 2010 (“The Regulations”)

COMBINED PUBLIC BODY’S NOTICE AND PLANS CERTIFICATE (1)

To: (2)

1. This notice relates to the following work: (3)
2. (4) is an approved public body under Part 2 of the Act.
3. The work [does]/[does not] (5) concern a new dwelling(a).
4. With this notice are the following documents, which are those relevant to the work described in this notice (6)
 - (a) [in the case of the erection or extension of a building, a plan to scale of not less than 1:1250 showing the boundaries and location of the site and (where the work includes the construction of a new drain or private sewer) a statement—
 - (i) as to the approximate location of any proposed connection to be made to a sewer, or
 - (ii) if no connection is to be made to a sewer, as to the proposals for the discharge of the proposed drain or private sewer including the location of any septic tank and associated secondary treatment system, or of any wastewater treatment system or any cesspool;]
 - (b) [in the case of a new dwelling, a statement whether or not one or more, and if so which, of the following optional requirements in the Building Regulations 2010 applies to the building work—
 - (i) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day),
 - (ii) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings),
 - (iii) Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings)];
 - (c) [a statement of any local enactment relevant to the work, and of the steps to be taken to comply with it.]
 - (d) in the case of the erection of a dwelling, or a building that is to contain one or more dwellings—
 - (i) a statement giving details of any public electronic communications network in relation to which a connection is to be provided,
 - (ii) if an exemption in regulation 44ZB of the Building Regulations 2010 is proposed to be relied on, a statement giving details in support of the exemption, and
 - (iii) if regulation 44ZC of the Building Regulations 2010 is proposed to be relied on, a statement giving details of the matters mentioned in regulation 44ZC(6)(a) and (b) of those Regulations and, if paragraph RA1(1)(c)(i) or (ii) of Schedule 1 to those Regulations is also proposed to be relied on, evidence of the steps taken to establish whether, and if so where, it is reasonable to expect that a distribution point for a

(a) A new dwelling includes a dwelling that is formed by³⁰ material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010.

gigabit-capable public electronic communications network (as defined by regulation 44C of those Regulations) is likely to be installed, in a location relevant for the purposes of paragraph RA1(1)(c) of that Schedule, within the period of two years beginning with the day on which the notice is given.

5. Plans of the work specified above have been inspected by a servant or agent of the public body who is competent to assess the plans and that person is satisfied that the plans neither are defective nor show that work carried out in accordance with them would contravene any provision of building regulations.

6. [The fire and rescue authority has been consulted in accordance with regulation 23 of the Regulations.] (7)

7. [The body undertakes to consult the fire and rescue authority before giving a final certificate in accordance with paragraph 3 of Schedule 4 to the Act in respect of any of the work described above.] (7)

8. [The sewage undertaker has been consulted in accordance with regulation 24 of the Regulations.] (7)

9. [The body undertakes to consult the sewage undertaker before giving a final certificate in accordance with paragraph 3 of Schedule 4 to the Act in respect of any of the work described above.] (7)

10. The plans to which this certificate relates bear the following date and reference number. (8)

Signature

Date

NOTES

(1) If the work concerns a new dwelling, but planning permission has not yet been granted, this form cannot be used and Forms 9 (public body's notice) and 10 (public body's plans certificate) will have to be given separately.

(2) Name and address of local authority.

(3) Location and description of the work, including the use of any building to which the work relates.

(4) Name and address of public body.

(5) Delete whichever does not apply.

(6) The local authority may reject this notice only on grounds prescribed by the Secretary of State. These are set out in Schedules 5 and 6 to the Regulations. They include failure to provide relevant documents. The documents listed in paragraph 4 relevant to the work described above should therefore be sent with this notice. Any subparagraph which does not apply should be deleted.

(7) Delete this statement if it does not apply.

(8) Insert the date and reference number.

Status: Point in time view as at 01/10/2023.

Changes to legislation: There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1. (See end of Document for details)

Form 12

Paragraph 3 of Schedule 4 to the Building Act 1984 (“The Act”)

The Building (Approved Inspectors etc.) Regulations 2010

PUBLIC BODY’S FINAL CERTIFICATE

1. This certificate relates to the following work: **(1)**
2. The work described above is [the whole]/[part] **(2)** of the work described in a public body’s notice given by **(3)** on **(4)**. The work has been supervised by the servant or agent of **(3)** to ensure compliance with those substantive requirements of building regulations that apply to it.
3. The work [does]/ [does not] **(5)** concern a new dwelling**(a)**.
4. [No optional requirement in the Building Regulations 2010 applies to the work.] **(6)**
5. [One or more of the following optional requirements in the Building Regulations 2010 applies, namely **(7)**—
 - (a) regulation 36(2)(b) (optional water efficiency requirement of 110 litres per person per day);
 - (b) Schedule 1 Part M optional requirement M4(2) (category 2- accessible and adaptable dwellings);
 - (c) (Schedule 1 Part M optional requirement M4(3) (category 3- wheelchair user dwellings).]**(6)**
6. [A public body’s final certificate has now been issued in respect of all the work described in the public body’s referred to in paragraph 2] **(6)**
7. [The fire and rescue authority has been consulted in accordance with regulation 23 of the Regulations.] **(6)**
8. [The sewerage undertaker has been consulted in accordance with regulation 24 of the Regulations.] **(6)**
9. This certificate is evidence (but not conclusive evidence) that the requirements specified in it have been complied with.

Signature

Date

NOTES

- (1)** Location and description of the work, including the use of any building to which the work relates.
- (2)** Delete whichever does not apply.
- (3)** Insert the name of the public body.

(a) A new dwelling includes a dwelling that is formed by a material change of use of a building within the meaning of regulation 5(a), (b) or (g) of the Building Regulations 2010 32

Form 7(W)
The Building (Approved Inspectors etc.)
Regulations 2010

**NOTICE OF REJECTION OF AN INITIAL
NOTICE, AMENDMENT NOTICE, PLANS
CERTIFICATE OR FINAL CERTIFICATE**

To: **(1)**

1. I am authorised to sign this notice by _____: **(2)**
2. This notice relates to the [initial notice /
amendment notice / plans certificate / final certificate]
(3) received on _____ **(4)**.

3. The local authority hereby rejects the [initial
notice / amendment notice / plans certificate / final
certificate] **(3)** on the following grounds _____ **(5)** .

4. A person aggrieved with this rejection may appeal
under section 55(1) of the Building Act 1984. An
appeal must be made within 21 days beginning with
the day after the day on which this notice is given
(ignoring Christmas Day, Good Friday and bank
holidays).

Signature

Date

NOTES

(1): Insert the name and address of the person to whom
the notice is given. It must be given to the approver
who submitted the notice or certificate and, in the case
of an initial notice or amendment notice, also to the
person intending to carry out the work (and if that
person is not the client also to the client).

(2): Insert name and address of the local authority.

(3): Delete whichever does not apply.

(4): Insert date the notice or certificate was received by
the local authority.

(5): State which of the grounds set out in Schedule 2, 3

Status:

Point in time view as at 01/10/2023.

Changes to legislation:

There are currently no known outstanding effects for the The Building (Approved Inspectors etc.) Regulations 2010, SCHEDULE 1.