



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

***THE POWER BEHIND YOUR BUSINESS***



## NICEIC has been appointed by the Scottish Government as a Scheme Provider for Certifier Of Construction scheme (Electrical Installations to BS7671)

### **BACKGROUND**

In May 2005 Scotland introduced a new Building Standard system. This system requires a certificate of design and construction for certain types of building projects that require a Building Warrant.

These certificates can be produced and issued by experienced professional and tradespeople who are responsible for compliance with Building Regulations.

### **BENEFITS**

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

- Fast track acceptance of completion certificates by local authorities
- A reduced warrant fee
- Electrical installation contractors can be assured that their installations are accepted as complying with the Building Regulations

### **SCHEME OVERVIEW**

Property owners or developers commissioning electrical installation work that requires a Building Warrant have the option of engaging 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 installations to BS 7671.

Choosing to use a business employing an Approved Certifier of Construction is of benefit as the local authority Building Standards departments, who act as Verifiers under this scheme, will 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 certificated 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.

# ***THE REQUIREMENTS AND HOW TO REGISTER ON THE CERTIFIER OF CONSTRUCTION SCHEME THROUGH NICEIC***

## **Key Requirements**

- The business must operate in Scotland. (Where the business is not located in Scotland a chargeable half day site assessment will be required in Scotland to assess compliance with the Certifier of Construction Scheme Rules and understanding of Building (Scotland) Regulations)
- The business must be an NICEIC Approved Contractor
- The business must have been successfully assessed within the last year on the Approved Contractor Scheme (applicant or surveillance)
- The proposed Certifier of Construction must be the business's Approved Contractor Scheme Qualified Supervisor
- The business must be able to comply with the [NICEIC Certifier of Construction Scheme Rules](#)



## How to Apply

Approved Contractors can apply for an extension to their scope of certification to cover Certifier of Construction:

- By calling Us on 0333 015 66256 or enquire [here](#). An application form will be sent to you to complete and return

or

- At the business's Approved Contractor Scheme Applicant or Surveillance assessment (For businesses located in Scotland only)

**There is no extra cost for Certifier of Construction certification where the business is located in Scotland**

### Accepted Businesses will:

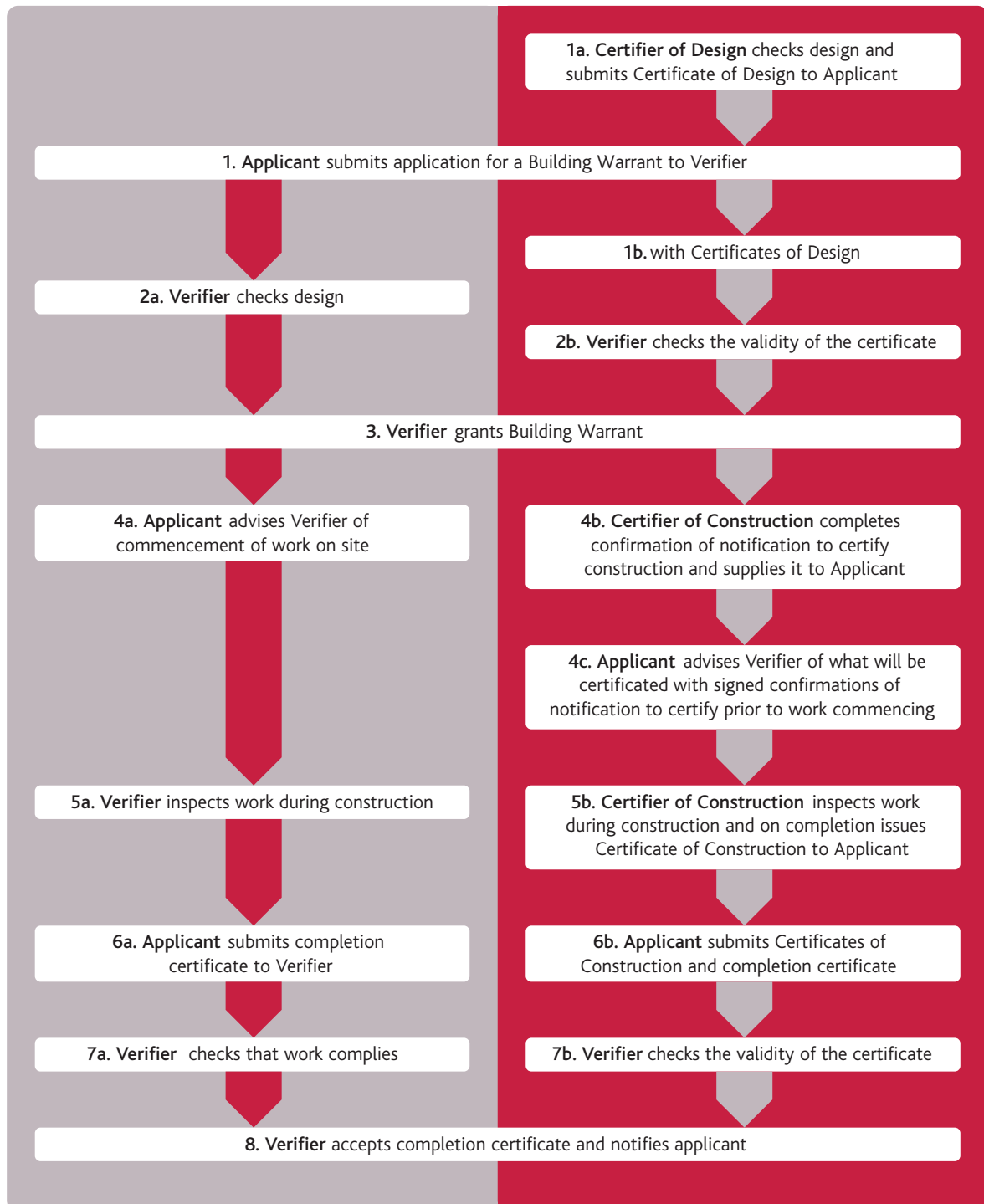
- Be issued with an Approved Body Registration Number and Approved Certifier Number
- Be issued with a Certificate of Certification
- Have their business details uploaded to the Building Standards Division Register  
This register provides a one stop shop for specifiers and the public looking for Approved Bodies and Certifiers: [www.certificationregister.co.uk](http://www.certificationregister.co.uk)
- Have access to the NICEIC Certifier of Construction scheme single certificate on NICEIC Online to issue to both your customers and the local authority. At a cost of £1+VAT each, the single certificate is accepted by local authorities (Verifiers) across Scotland as a valid record of compliance with BS 7671 and Scottish Building Regulations (2004)
- Be assessed at Approved Contractor scheme assessments for both the Approved Contractor and Certifier of Construction scheme requirements where the business is located in Scotland\*
- Maintain certification until resignation or scheme requirements cannot be met

\*Where the business is not located in Scotland an additional chargeable annual site assessment will be required in Scotland to assess compliance with the Certifier of Construction Scheme Rules and understanding of Building (Scotland) Regulations.

# 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, house or maisonette 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

***FOR MORE INFORMATION OR TO ACCESS ANY OF OUR SERVICES CONTACT US NOW:***

**Telephone** 0333 015 6626 **Email** [applications@niceic.com](mailto:applications@niceic.com)

**Post** Warwick House, Houghton Hall Park, Houghton Regis, Bedfordshire, LU5 5ZX

**Online** [niceic.com](http://niceic.com)



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