

NOTIFICATION OF GAS WORK IN England & Wales

Revised April 2016

This factsheet has been produced as a guide to explain who has responsibilities under the Building Regulations in England and Wales for ensuring that building work* is reported to the Local Authority (LA). Building work includes a wide range of works including the installation of gas appliances such as; boilers, water heaters, warm air heaters, gas fires, larger cookers which incorporate integral boilers, heating systems and unvented hot water storage systems.

Different Regulations on notification apply in Scotland and Northern Ireland, IOM and Guernsey.

The requirement to report such works is the law and often referred to as Notification.

Note*: Further details on what constitutes a controlled building service in respect of building work, in relation to the Building Regulations can be found in [the leaflet, published by Department for Communities and Local Government \(DCLG\)](#).

Some important points to bear in mind when considering having building work done in your home are:

- If the Building Regulations are not complied with the work will not be legal. You could be prosecuted and could face a fine of up to £5000.
- The work may not be safe or could cause health problems. It may also not meet energy efficiency standards.
- If work is found to be faulty your LA could insist you put it right at your own expense.
- If the work has not been notified, you will have no record that the work complies with Building Regulations. This will be important when you come to sell your home as you may be asked to provide certificates of compliance with the Building Regulations.

Under Regulation 20 of the Building Regulations 2010 (England & Wales) (provisions applicable to self certification schemes), notifiable building work, carried out by a member of an authorised scheme, or competent persons scheme, is required on your behalf to notify the relevant Local Authority, of the installation of a notifiable appliance/installation/system. Gas Safe Register provides an Authorised Scheme. This is often referred to as self-certification and is a declaration by an appropriately qualified/approved competent business that all the work undertaken is fully compliant with the Building Regulations in force at the time.

Informing the LA via self-certification can only be done by a trade business that is a member of an Authorised Competent Persons Scheme[#] or, in the case of the installation and commissioning of notifiable gas appliances; this can only be a business which is registered with Gas Safe Register.

Each Competent Persons Scheme provider is responsible for ensuring that its members are competent to undertake the work they do, both safely and in a way that meets the requirements of all relevant Building Regulations. This allows the scheme members to carry out the work and then subsequently notify the LA via the Competent Persons Scheme provider once the work has been completed.

This means that when you employ an appropriately qualified Gas Safe registered business to undertake the installation of a heat producing gas appliance, which is required to be notified, they are required under the Building Regulations to notify the installation to your Local Authority via the Gas Safe Register Competent Persons Scheme.

Note[#]: Further details on competent person schemes [can be viewed at Gov.uk](#)

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The service Gas Safe Register provides

Gas Safe registered businesses are able to inform the appropriate LA on your behalf, via a notification facility provided by Gas Safe Register for a small administration fee. Once the notification information and the payment is received, an electronic record for the work is sent to your Local Authority Building Control office, informing them of the work that has been done and a Building Regulation Compliance Certificate containing details of the work will be sent to you by Gas Safe Register. The notification to the LA via Gas Safe and details provided on the Building Regulation Compliance Certificate are completed by the registered business that installs and commissions your gas appliance. This is an important document and should be retained for future reference.

[Find out more about Building Regulations relating to gas installations](#)

Important advice

How Gas Safe Register processes Building Regulation Non Compliances

It has been agreed with HSE, that where faults of a Building Regulation non-compliance nature are identified through Gas Safe Register's inspection or complaint investigation processes, a Building Regulations non-compliance defect notice will be raised against the registered business concerned and a timescale set for rectification of any non-compliant work to be carried out.

The non-compliance defects notice will be monitored for completion of that work within the expected timescale. Where there is a failure of a registered business to complete the remedial work without proper justification, Gas Safe Register's sanction policy will apply.

On the following page are a number of frequently asked questions and answers (FAQ's) that may help clarify the information contained in the factsheet.

For more information regarding Building Regulations you should contact your Local Authority Building Control department or visit PlanningPortal.gov.uk

www.GasSafeRegister.co.uk
0800 408 5500



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Frequently asked questions

Q1. Does my engineer have a legal obligation to provide me with a Building Regulations Compliance Certificate for the work they have carried out?

A1. If the work is of a type that is required to be notified, then the registered engineer/business contracted to carry out the work has a legal duty to provide you with a certificate and ensure that the LA is made aware of the work by way of a notification within 30 days of completing the work, 30 days notification period excludes Saturday, Sunday, Bank holidays or Public holidays

Q2. I have no Building Regulations Compliance Certificate and have contacted my LA who has told me to contact you? How can I obtain a certificate for the work that was done?

A2. If a registered business does not notify your work and it is of a type that the LA needs to know about under the Building Regulations requirement, in the first instance you should contact your engineer and instruct them to notify it immediately. In situations where the registered business is no longer registered or in existence, you will need to engage the services of an alternative and suitably qualified registered business to check/commission and notify the installation in their name.

Q3. The registered business that has installed my boiler refuses to notify my work and I have contacted my installer several times and they refuse or are unable to notify it. What can I do to get my certificate?

A3 In this situation, Gas Safe Register should be contacted and we will be able to contact the responsible business and request that they notify your appliance to the Local Authority to ensure compliance with the requirements of the Building Regulations. In the event that the business does not carry out that notification for you, then Gas Safe Register's sanction policy may apply. .