
STATUTORY INSTRUMENTS

2000 No. 2532

The Building (Approved Inspectors etc.) Regulations 2000

PART III

SUPERVISION OF WORK BY APPROVED INSPECTORS

Approved inspector's consultation with the fire authority

13.—(1) In this regulation—

- (a) a “relevant use” is a use as a workplace of a kind to which Part II of the Fire Precautions (Workplace) Regulations 1997(1) applies or a use designated under section 1 of the Fire Precautions Act 1971(2);
- (b) a “relevant building” is a building where it is intended that, after completion of building work, the building or any part of it will be put or will continue to be put to a relevant use;
- (c) a “relevant change of use” is a material change of use where it is intended that, after the change of use has taken place, the building or any part of it will be put or will continue to be put to a relevant use; and
- (d) a “relevant amendment notice” is an amendment notice where any of the work specified in the initial notice, as varied by the amendment notice, being work which could not have been carried out under the original notice (“additional work”), concerns the erection, extension or material alteration of a relevant building or is building work in connection with a relevant change of use of a building and Part B of Schedule 1 to the Principal Regulations imposes requirements in relation to the additional work.

(2) This regulation applies where an initial notice is to be given or has been given in relation to the erection, extension or material alteration of a relevant building or in relation to building work in connection with a relevant change of use of a building and Part B of Schedule 1 to the Principal Regulations imposes requirements in relation to the work.

(3) Where this regulation applies, the approved inspector shall consult the fire authority—

- (a) before or as soon as practicable after giving an initial notice in relation to the work;
- (b) before or as soon as practicable after giving a relevant amendment notice in relation to the work;
- (c) before giving a plans certificate (whether or not combined with an initial notice); and
- (d) before giving a final certificate.

(4) Where an approved inspector is required by paragraph (3) to consult the fire authority, he shall give to the fire authority—

- (a) in a case where he is consulting them in connection with an initial notice or an amendment notice, sufficient plans to show whether the work would, if carried out in accordance

(1) S.I.1997/1840 as amended by S.I. 1999/1877.

(2) 1971 c. 40.

with those plans, comply with the applicable requirements of Part B of Schedule 1 to the Principal Regulations; and

- (b) in a case where he is consulting them in connection with the giving of a plans certificate, a copy of the plans in relation to which he intends to give the certificate.
- (5) Where an approved inspector is required by paragraph (3) to consult the fire authority—
- (a) he shall have regard to any views they express; and
 - (b) he shall not give a plans certificate or a final certificate until 15 days have elapsed from the date on which he consulted them, unless they have expressed their views to him before the expiry of that period.
- (6) Where a local enactment would, if plans were deposited in accordance with building regulations, require the local authority to consult the fire authority before or during the carrying out of any work, the approved inspector shall consult the fire authority in a manner similar to that required by the enactment.