
STATUTORY RULES OF NORTHERN IRELAND

2012 No. 192

The Building Regulations (Northern Ireland) 2012

PART K

Ventilation

Application

64.—(1) Regulation 65 shall not apply to a building or a space within a building which is used solely for storage or which is otherwise not intended for use by people.

(2) Regulations 65 and 66 shall not apply to a garage used solely in connection with a single dwelling.

(3) Regulation 65(2) shall not apply to the provision or extension of any fixed mechanical ventilation system or associated controls where testing and adjustment is not possible.

(4) Regulation 67(a) shall apply only to a dwelling being newly erected or created.

Means of ventilation

65.—(1) Adequate means of ventilation shall be provided for people in a building.

(2) Fixed mechanical ventilation systems and any associated controls shall be tested and commissioned to ensure that the requirement of paragraph (1) is met.

Ventilation of car parks

66. Adequate means of ventilation shall be provided for every space in a car park.

Notification of testing and commissioning

67. Where this regulation applies, the person carrying out the work, for the purpose of ensuring compliance with regulation 65(2), shall give, not more than 5 days after completion of the testing and commissioning, a notice in writing to the district council stating—

(a) the results of air flow tests; and

(b) that any fixed mechanical ventilation system and associated controls have been commissioned.

Provision of information

68. Where regulation 65(1) applies, the person carrying out the work shall give, not more than 5 days after completion of the work, a notice in writing to—

(a) the building owner giving sufficient information about the buildings ventilation system and its maintenance requirements so that the building can be operated, maintained and ventilated in an efficient manner; and

(b) the district council stating that the requirements of sub-paragraph (a) have been met.