
SCOTTISH STATUTORY INSTRUMENTS

2016 No. 70

The Building (Scotland) Amendment Regulations 2016

Amendment of the Building (Scotland) Regulations 2004

2.—(1) The Building (Scotland) Regulations 2004⁽¹⁾ are amended in accordance with paragraphs (2) and (3).

(2) In Schedule 5 (building standards applicable to design and construction)⁽²⁾, after paragraph 4.13 (security)⁽³⁾ insert—

“4.14. In-building physical infrastructure for high-speed electronic communications networks

Every building and building unit must be designed and constructed in such a way that—

- (a) a high-speed ready in-building physical infrastructure up to a network termination point for high-speed electronic communications network is provided; and
- (b) in the case of a building which contains more than one building unit, a common access point for high-speed electronic communications networks is provided.

Limitation

This standard does not apply to—

- (a) alterations or extensions to buildings that do not include major renovation works; or
- (b) buildings having an area not exceeding 30 square metres, ancillary to and within the curtilage of a dwelling.

Interpretation of this standard

In this standard—

“access point” means a physical point, located inside or outside the building, accessible to undertakings providing or authorised to provide public communications networks, where connection to the high-speed ready in-building physical infrastructure is made available;

“building unit” means a part of a building which is designed or altered to be used separately;

“high-speed electronic communications network” means an electronic communications network which is capable of delivering broadband access services at speeds of at least 30 Mbps;

“high-speed ready in-building physical infrastructure” means in-building physical infrastructure intended to host elements, or enable delivery, of high-speed electronic communications networks;

“in-building physical infrastructure” means physical infrastructure or installations at the end-user’s location, including elements under joint ownership, intended to host wired or wireless access networks, where such access networks are capable of delivering electronic

(1) [S.S.I. 2004/406](#).

(2) Schedule 5 was substituted by [S.S.I. 2006/534](#).

(3) Paragraph 4.13 was inserted by [S.S.I. 2010/32](#).

Status: This is the original version (as it was originally made). This item of legislation is currently only available in its original format.

communications services and connecting the building access point with the network termination point;

“major renovation works” means works at the end-user’s location encompassing structural modifications of the entire in-building physical infrastructure, or of a significant part of it; and

“network termination point” means a physical point located inside or outside the building at which an occupier is provided with access to high-speed electronic communications networks.”

(3) In Schedule 6 (building standards applicable to conversions)(4), in paragraph 2(d) after “4.10” insert “, 4.14”.

(4) Schedule 6 was substituted by [S.S.I. 2006/534](#).