
WELSH STATUTORY INSTRUMENTS

2022 No. 767

**The Building Safety Act 2022 (Consequential Amendments)
(Approved Inspectors) (Wales) Regulations 2022**

Amendment of the Building (Approved Inspectors etc.) Regulations 2010

- 2.—(1) The Building (Approved Inspectors etc.) Regulations 2010(1) are amended as follows.
- (2) Omit regulation 5A (approved inspector’s insurance)(2).
- (3) In regulation 7 (lists of approvals and designations)(3)—
- (a) for paragraph (1)(c) substitute—
- “**(c)** in relation to Wales, in respect of each approved inspector listed, keep a copy of the approval certificate.”;
- (b) for paragraph (3)(b) substitute—
- “**(b)** in relation to Wales, in respect of each approved inspector listed, keep a copy of the approval certificate.”;
- (4) In regulation 9 (independence of approved inspectors) for paragraph (4)(c) substitute—
- “**(c)** in relation to Wales, potential liability to pay any sum if a claim is made under any insurance cover.”;
- (5) In Schedule 1(4) (forms)—
- (a) In Form 1 (initial notice) for paragraph 13 substitute—
- “**13** A copy of the notice of approval as an approved inspector under regulation 5 of the 2010 Regulations in relation to the work described in this initial notice is on the register kept by the body designated under regulation 3 of the 2010 Regulations.”;
- (b) In Form 2 (amendment notice) for paragraph 13 substitute—
- “**13** A copy of the notice of approval as an approved inspector under regulation 5 of the 2010 Regulations in relation to the work described in the initial notice (as varied by this amendment notice) is on the register kept by the body designated under regulation 3 of the 2010 Regulations.”;
- (c) In Form 3 (plans certificate) for paragraph 3 substitute—
- “**3** A copy of the notice of approval as an approved inspector under regulation 5 of the 2010 Regulations in relation to the work described in this plans certificate is on the register kept by the body designated under regulation 3 of the 2010 Regulations.”;

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- (1) [S.I. 2010/2215](#), relevant amending instruments are [S.I. 2012/3119 \(W. 5\)](#), [2013/747 \(W. 89\)](#), [2014/58 \(W. 5\)](#), [2015/767](#) and [2018/558 \(W. 97\)](#).
- (2) Regulation 5A was inserted by [S.I. 2012/3119](#) in relation to excepted energy buildings in Wales and by [S.I. 2014/58 \(W. 5\)](#) in relation to Wales other than in relation to excepted energy buildings. [S.I. 2018/558 \(W. 97\)](#) made amendments to regulation 5A so far as it applies to excepted energy buildings in Wales.
- (3) Regulation 7 was amended in relation to excepted energy buildings in Wales by [S.I. 2012/3119](#) and [2018/558 \(W. 97\)](#) and in relation to Wales other than in relation to excepted energy building by [S.I. 2014/58](#).
- (4) Relevant amend instruments are [S.I. 2014/58 \(W. 5\)](#) and, in relation to excepted energy buildings in Wales regulation 22 of [S.I. 2018/558 \(W. 97\)](#), which substituted forms 1 to 12 as they apply to buildings in Wales other than to excepted energy buildings so that those forms also apply to excepted energy buildings in Wales.

- (d) In Form 4 (combined initial notice and plans certificate) for paragraph 17 substitute—
 - “**17** A copy of the notice of approval as an approved inspector under regulation 5 of the 2010 Regulations in relation to the work described in this initial notice is on the register kept by the body designated under regulation 3 of the 2010 Regulations.”;
- (e) In Form 5 (final certificate) for paragraph 6 substitute—
 - “**6** A copy of the notice of approval as an approved inspector under regulation 5 of the 2010 Regulations in relation to the work described in this final certificate is on the register kept by the body designated under regulation 3 of the 2010 Regulations.”
- (6) In Schedule 2 (grounds for rejecting an initial notice, an amendment notice, or a plans certificate combined with an initial notice) omit paragraph 6(5).
- (7) In Schedule 3 (grounds for rejecting a plans certificate etc.) omit paragraph 6.
- (8) In Schedule 4 (grounds for rejecting a final certificate) omit paragraph 5.

(5) Paragraphs 6 of Schedules 2 and 3 and paragraph 5 of Schedule 4 were amended in relation to excepted energy building in Wales by [S.I. 2012/3119](#) and [2018/558 \(W. 97\)](#) and in relation to Wales other than to excepted energy buildings by [S.I. 2014/58 \(W. 5\)](#).