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STATUTORY RULES OF NORTHERN IRELAND

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**2000 No. 389**

**Building Regulations (Northern Ireland) 2000**

**PART G**

**Sound insulation of dwellings**

**Application and interpretation**

**G1.**—(1) This Part—

- (a) applies only to a dwelling; but
- (b) does not apply to a wall separating a dwelling from an open access balcony.

(2) Regulation G2 shall apply to the erection of a building and to the structural alteration or extension of an existing building.

(3) Regulation G3 shall apply to the material change of use of an existing building or part of an existing building.

(4) In this Part—

OPEN ACCESS BALCONY means a balcony which—

- (a) gives access to dwellings or a common service area; and
- (b) ignoring structural columns is open to the external air for more than one-third of its floor to ceiling height and throughout the length of the dwellings; and

SEPARATING WALL AND SEPARATING FLOOR mean respectively a wall or floor (including a stair) separating a dwelling from—

- (a) another dwelling or another building; or
- (b) another part of the same building which is not used exclusively with that dwelling.