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STATUTORY INSTRUMENTS

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**2010 No. 2214**

**The Building Regulations 2010**

[<sup>F1</sup>PART 2A

Dutyholders and competence

CHAPTER 1

Client

[<sup>F1</sup>Suitable arrangements to ensure compliance with requirements etc

**11A.**—(1) A client must make suitable arrangements for planning, managing and monitoring a project (including allocation of sufficient time and other resources) so as to ensure compliance with all relevant requirements.

(2) Arrangements under paragraph (1) are suitable if—

- (a) they ensure that the design work is carried out so that the building work to which the design relates, if built, would be in compliance with all relevant requirements;
- (b) they ensure the building work is carried out in accordance with all relevant requirements;
- (c) they enable the designers and contractors to cooperate with each other to ensure compliance with all relevant requirements; and
- (d) they provide for periodic review of the building work (and the design work) included or to be included in the project so as to identify whether it is higher-risk building work.

(3) A client must ensure that the arrangements under paragraph (1) are maintained and reviewed throughout the project.

(4) A client must provide building information as soon as is practicable to every designer and contractor on the project.

(5) A client must cooperate with any other person working on or in relation to a project to the extent necessary to enable any person with a duty or function under these Regulations to fulfil that duty or function.

(6) Where there is more than one client in relation to a project—

- (a) the clients may agree in writing which of them is to be treated for the purposes of these Regulations as the client;
- (b) except for the duties specified in sub-paragraph (c), only the person who agreed to be treated as the client under sub-paragraph (a) is subject to the duties owed by a client under these Regulations;
- (c) the duties in the following provisions are owed by all clients—
  - (i) paragraph (4) to the extent that those duties relate to information in the possession of the client or which is reasonably obtainable by or on behalf of the client;
  - (ii) paragraph (5); and

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**Changes to legislation:** There are currently no known outstanding effects for the  
The Building Regulations 2010, Section 11A. (See end of Document for details)

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(iii) regulation 11B (arrangements as to information: higher-risk building work).]

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**Textual Amendments**

**F1** Pt. 2A inserted (E.) (1.10.2023) by [The Building Regulations etc. \(Amendment\) \(England\) Regulations 2023 \(S.I. 2023/911\)](#), regs. 1(2), **6(1)** (with regs. 22-24)

**Changes to legislation:**

There are currently no known outstanding effects for the The Building Regulations 2010, Section 11A.