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STATUTORY INSTRUMENTS

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**2021 No. 1391**

**The Building Regulations etc. (Amendment)  
(England) Regulations 2021**

**PART 2**

**Amendment of the Building Regulations**

**Amendment of Schedule 1 to the Building Regulations**

**11.** In Schedule 1 (requirements)—

- (a) in entry L1, in paragraph (b)(i), after “are energy efficient” insert “to a reasonable standard”;
- (b) after entry L1 insert—

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**“On-site generation of electricity**

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**L2**

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Where a system for on-site electricity generation is installed—

(a) reasonable provision must be made to ensure that—

(i) the system and its electrical output are appropriately sized for the site and available infrastructure;

(ii) the system has effective controls; and

(b) it must be commissioned by testing and adjusting as necessary to ensure that it produces the maximum electricity that is reasonable in the circumstances.”.

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- (c) after entry N4 insert—

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**“PART O OVERHEATING**

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**Overheating mitigation**

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**O1**

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(1) Reasonable provision must be made in respect of a dwelling, institution or any

other building containing one or more rooms for residential purposes, other than a room in a hotel (“residences”) to—

(a) limit unwanted solar gains in summer;

(b) provide an adequate means to remove heat from the indoor environment.

(2) In meeting the obligations in paragraph (1)—

(a) account must be taken of the safety of any occupant, and their reasonable enjoyment of the residence; and

(b) mechanical cooling may only be used where insufficient heat is capable of being removed from the indoor environment without it.”.

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**Commencement Information**

**II** [Reg. 11](#) in force at 15.6.2022, see [reg. 1\(1\)](#)

**Changes to legislation:**

There are currently no known outstanding effects for the The Building Regulations etc. (Amendment) (England) Regulations 2021, Section 11.