
STATUTORY INSTRUMENTS

2024 No. 41

BUILDING AND BUILDINGS, ENGLAND

The Higher-Risk Buildings (Keeping and Provision of Information etc.) (England) Regulations 2024

*Made - - - - 13th January 2024
Coming into force in accordance with
regulation 1(1)*

THE HIGHER-RISK BUILDINGS (KEEPING AND PROVISION OF INFORMATION ETC.) (ENGLAND) REGULATIONS 2024

PART 1

General

1. Citation, commencement, extent and application
2. Interpretation
3. Direction to be made by regulator

PART 2

Keeping information about higher-risk buildings

4. Golden thread information

PART 3

Prescribed persons and provision of information

5. Provision of information to the regulator
6. Provision of information and documents to another AP for the higher-risk building
7. Provision of information and documents to residents of the building
8. Provision of information and documents to owners of residential units in the building
9. Provision of documents to relevant landlord etc
10. Provision of information and documents to client etc
11. Provision of information and documents to relevant RP etc
12. Provision of information and documents to a fire and rescue authority etc
13. Provision of information and documents etc on change in AP

Status: This is the original version (as it was originally made).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

14. Resident engagement: requests for further information

PART 4

Limitations in relation to the duty to provide information or documents

15. Exception for security: provision of documents to a client
16. Exception for security: requests for further information by a resident or owner of a residential unit
17. Exception for commercial sensitivity
18. Exception for personal data
19. Limitation of liability for disclosure of information

PART 5

Amendment to the Higher-Risk Buildings (Descriptions and Supplementary Provisions) Regulations 2023

20. Exclusions from the definition of “higher-risk building”

PART 6

Amendment to the Higher-Risk Buildings (Key Building Information etc.) (England) Regulations 2023

21. Buildings with more than one AP
Signature

SCHEDULE 1 — Golden thread information

1. Information to be kept by accountable persons
2. Building compliance: scheme work
3. Registration
4. Key building information
5. Building assessment certification application
6. Fire safety management
7. Evacuation
8. Fire Safety Regulations information
9. Structural risks
10. Management of building safety risks
11. Building design
12. Mandatory reporting requirements
13. Resident engagement
14. Complaints
15. Documents to be kept by accountable person
16. Completion and partial completion of works
17. Building compliance: scheme work
18. Registration
19. Building assessment certification application
20. Refusal of building assessment certification application
21. Building assessment certificate
22. Fire safety management
23. Fire Safety Regulations information
24. Structural risks
25. Building safety risk assessment

26. Management of building safety risks
27. Plans
28. Mandatory reporting requirements
29. Resident engagement
30. Complaints
31. Contravention notices

SCHEDULE 2 — AP provision of information and documents to a resident or an owner of a residential unit

1. Information relating to the prevention and mitigation of building safety risks
2. Information relating to the duty-holders, regulator and other persons
3. Information and documents relating to the rights of residents and owners of residential units

SCHEDULE 3 — Resident engagement: requests for further information

1. Information and documents prescribed

Explanatory Note