

Things you need to know about an inspection



What are the water fittings regulations/byelaws?

These are national regulations enforced by water undertakers. They protect drinking water supplies by ensuring plumbing systems are designed, installed and used safely.

This leaflet is intended to answer some of the questions customers have about water fittings inspections.

When do they apply and who is responsible?

If a plumbing system has any form of mains water supply, including a back-up supply the regulations/byelaws apply.

The owner or occupier of a property are responsible for making sure the plumbing on site meets these requirements. If you are a tenant, check your contractual tenancy agreement to confirm who is responsible for the plumbing at the property.



How do you comply?

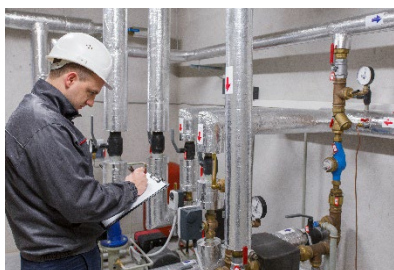
Ensure plumbing systems do not contaminate, waste or unduly use drinking water by:

1. Only using water fittings which are of an appropriate quality and standard
2. If applicable notifying the local water undertaker
3. Correctly installing water fittings
4. Installing the correct level of protection to prevent backflow.
5. Regularly checking your plumbing systems and replacing worn fittings to help stop leaks and contamination.

For further information please refer to the Water Regs UK website www.waterregsuk.co.uk/guidance/

The water fittings regulation/byelaws are an integral part of legislation to protect public health.

Their role is to ensure the public has access to safe drinking water by protecting the quality and sufficiency of mains drinking water supplies.



Why are inspections needed?

To help safeguard drinking water supplies from contamination and waste, inspections are an important control measure, carried out to assess whether plumbing is compliant with the water fittings regulations/byelaws.

Inspection may be planned, as part of a water undertakers programme to verify compliance, or reactive, in response to a water quality failure or suspected contravention of the water fittings regulations.

What is likely to happen when a site is inspected?

The water undertaker will carry out a visual inspection of the plumbing, including water using appliances, on site.

Once the inspection has been completed the owner/occupier will be advised if there are any contraventions and a report detailing these, and any necessary improvements, issued.

Please note, in most cases the supply to the premises will not be interrupted, however the water undertaker can carry out immediate disconnection and other enforcement action if a defect is deemed to be a public health risk or in the event of an emergency.

How to prepare for an inspection appointment

The water undertaker will need access to all the plumbing installations and water using appliances at the location. To enable them to do this, it is important to make sure any necessary arrangements have been made ahead of the inspection appointment.

On the day of the appointment a site representative, ideally someone with knowledge of the onsite plumbing, should be available to escort the inspector, carry out any necessary inductions and share any available site plans.



What to do if contraventions have been identified?



If any contraventions are identified the water undertaker will issue a report detailing these defects and the timescales for rectification. The owner/occupier is responsible for completing the remedial works within the time permitted. A follow up inspection may be carried out to confirm this has happened.

Water Regs UK publishes information to support compliance but if you still need advice please contact your water undertaker.

What happens if the contraventions are not rectified?

To protect public health water undertakers, have a legal duty to enforce the water fittings regulation/byelaws and ensure breaches are remedied. Failure to comply would be a criminal offence, therefore ignoring a report or notice issued by the local water undertaker could result in legal action being taken.

Checklist



Who is responsible for on-site plumbing?

This is the owner or occupier of a property, if in doubt check with your water undertaker.



How do the water fittings regulations/byelaws affect you?

As everyone has a responsibility to comply make sure you understand your legal obligations by familiarising yourself with the requirements. In addition to information available from the local water undertaker Water Regs UK publishes a range of resources to help you understand your legal obligations.



Are you prepared if an inspection is to be carried out?

If you can't find the information you need, contact your water undertaker.