

## ADVICE NOTE BUILDING CONTROL

A person who intends to carry out any works, or to make a material change of use as regards a building to which Part II of the Building Control Regulations applies, shall give to the Building Control Authority notice in writing of such intention. Notice shall be not less than 14 days and not more than 28 days before the commencement of the works or the making of the material change of use.

A person in breach of the Building Control Regulations is guilty of an offence.

Summary proceedings may be taken for failure to comply with the Building Control Regulations.

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Please note: The Building Control (Amendment) Regulations 2014, which will apply to works and changes of use where the commencement notice is received by the Building Control Authority on or after 1<sup>st</sup> March 2014, introduce significant changes to the Commencement Notice process.

It is strongly advised that you consult your technical advisor (Chartered Engineer, Registered Architect or Chartered Building Surveyor) to ensure that you comply with these Regulations.

Further information may be obtained from:

- Department of the Environment website - <http://www.localgov.ie/en/link-type/boms>
- Building Control Section of Wexford Co Co's website - <http://www.wexford.ie/wex/Departments/BuildingControl/>

**NOTE; All works should be carried out using "proper materials...which are fit for the use for which they are intended and for the conditions in which they are to be used" to ensure compliance with the Building Regulations. For further information on the Building Regulations see <http://www.environ.ie/en/DevelopmentHousing/BuildingStandards/>**