

**PART 1 : DETAILS OF CONTRACTOR, CLIENT AND INSTALLATION**

**DETAILS OF THE CONTRACTOR**

Registration no: Branch No. **000**  
 Trading title: **believe Housing**  
 Address: **Coast House  
 Spectrum 4  
 Spectrum Business Park  
 Seaham**  
 Post code: **SR7 7TT** Tel no.: **0300 1311999**

**DETAILS OF THE CLIENT**

Contractor Reference Number:  
 Name: **believe Housing**  
 Address: **Coast House  
 Spectrum 4  
 Spectrum Business Park  
 Seaham**  
 Post code: **SR7 7TT** Tel no.: **0300 1311999**

**DETAILS OF THE INSTALLATION**

UPRN: **3CH00808**  
 Occupier:  
 Address: **ALCOTE HOUSE  
 ALCOTE ROAD  
 SHOTTON**  
 Post code: **DH6 2RB** Tel no.:

**PART 2 : PURPOSE OF THE REPORT**

Purpose for which this report is required	Periodic Inspection				
Date when inspection and testing was carried out	24/11/2023	Records of previous inspection available (651.1)?	Yes	Available from	Office
				Previous report date	28/11/2018

**PART 3 : SUMMARY OF THE CONDITION OF THE INSTALLATION**


General condition of the installation (in terms of electrical safety)	<b>The installation is safe for continued use. All accessories appear to be in good condition. Existing C.U. in good condition. Meter tails and isolator switch appear to be in good order - no sign of overheating. Earthing / Bonding in good condition.; Evidence of mixed wiring colours;</b>				
Description of premises	Domestic				
Estimated age of electrical installation	15yrs	Evidence of additions or alterations	Yes	If Yes, estimated age	5 yrs
				Estimated age of the wiring system	15 yrs
Overall assessment of the installation in terms of its suitability for continued use	<b>SATISFACTORY*</b>				with C3 recommendations

\* Observation classified as 'Improvement recommended (code C3)' (see PART 6) should be considered

**PART 4 : DECLARATION**

**INSPECTION AND TESTING**

I, being the person responsible for the inspection and testing of the electrical installation (as indicated by my signature below), particulars of which are described in PART 6, having exercised reasonable skill and care when carrying out the inspection and testing, hereby declare that the information in this report, including the observations (PART 5) and the attached Schedules, provides an accurate assessment of the condition of the electrical installation taking into account the stated extent and limitations in PART 6 of this report

Name On behalf of the contractor identified in PART 1	<b>Carly-Anne Dunn</b> Electrician	Signature		Date	28/11/2023
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I further RECOMMEND, subject to the necessary remedial action being taken, that the installation is inspected and tested by **24/11/2026** or **change of tenancy (3 Years)**

Reason for recommendation	<b>Engineer judgement</b>
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The proposed date for the next inspection should take into consideration any legislative or licensing requirements and the frequency and quality of maintenance that the installation can reasonably be expected to receive during its intended life.  
 The period should be agreed between relevant parties.

**REVIEWED BY THE REGISTERED QUALIFIED SUPERVISOR FOR THE CONTRACTOR**

Name On behalf of the contractor identified in PART 1	<b>Gary Barnfather</b> Qualifying Supervisor	Signature		Date	28/11/2023
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## PART 5 : OBSERVATIONS AND RECOMMENDATIONS FOR ACTIONS TO BE TAKEN

<b>CODES:</b>	One of the following codes, as appropriate, has been allocated to each of the observations made below to indicate to the person(s) responsible for the electrical installation the degree of urgency for remedial action.	<b>Code C1</b> 'Danger present' Risk of injury. Immediate remedial action required.	<b>Code C2</b> 'Potentially dangerous' Urgent remedial action required	<b>Code C3</b> 'Improvement recommended'	<b>Code F1</b> 'Further investigation required'
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Referring to the Schedule of Items Inspected (see PART 9), and the attached Schedule of Circuit Details and Test Results (see PART 11), and subject to the limitations specified in PART 6:

**The following observations and recommendations for action are made**

ITEM	OBSERVATION(S)	COMMENTS/LOCATION REFERENCE	CODE	COMPLETED
	1.1 Distributor / supplier intake equipment g) Isolator (where present)	Absence of 3 phase isolator to installation for future works	C3	
1.3	1.3 Consumer's meter tails	3 phase meter tails over 3m with no overcurrent protection	C3	
	3.1 Automatic disconnection of supply (ADS) g) Adequacy and location of main protective bonding conductor connections (544.1.2)	High continuity to main protective bonds to gas and water, clamp loose on pipework. Rectified at time of test	C2	Yes
4.6	4.6 Condition of enclosure(s) in terms of fire rating etc (421.1.201; 526.5)	DB2 (Warden DB) Consumer unit constructed of combustible material (plastic)	C3	
4.14	4.14 RCD(s) provided for additional protection / requirements, where required - includes RCBOs (411.3.3; 415.1)	Absence of RCD protection DB1 to circuits: 1L1-1L3, 2L1,2L2,4L3,5L1-5L3,6L1-6L3,8L1-8L3 (lighting circuits and tv socket in loft, no risk of use for outdoor equipment)	C3	
5.2	5.2 Cables correctly supported throughout their run (521.10.202; 522.8.5)	DB2 supply cable not adequately supported down wall in office, rectified at time of test	C3	Yes
6.2	6.2 Cables correctly supported throughout their run (521.10.202; 522.8.5)	Cables are clipped in loft but not fire rated clips	C3	
6.6	6.6 Adequacy of cables for current-carrying capacity with regard for the type and nature of installation (523)	Reference method is 101 for installation, no signs of thermal damage on circuits	C3	
6.7	6.7 Adequacy of protective devices; type and rated current for fault protection (411.3)	Underrated protective device for socket DB2, disconnected circuit at time of test	C2	Yes
6.8	6.8 Presence and adequacy of circuit protective conductors (411.3.1.1; 543.1)	High CPC end to end circuit 2L3 and 3L1 both rectified at time of test	C2	Yes
6.11	6.11 Where exposed to direct sunlight, cable of a suitable type (522.11.1)	2x High level spot lights on gable end of building T&E clipped to fabric of building <0.5m, exposed to direct sunlight. No visible signs of cable degrading, unable to access to inspect due to height of fitting.	C3	
	6.13 Provision of additional protection by RCD having rated residual operating current not exceeding 30 mA - c) *For cables concealed in walls at a depth of less than 50 mm (522.6.202)	See schedule of inspection 4.14	C3	
6.18	6.18 Condition of accessories including socket-outlets, switches and joint boxes (651.2)	TV booster fused spur, load has been disconnected by others, no access to live parts and IP not breached from flex outlet on faceplate	C3	
	8.7 Recessed luminaires (downlighters):  b) Installed to minimize the build-up of heat (421.1.2)	3x Downlights in main hall not fire rated fittings, fitted through wooden joists and into insulation. Disconnected at switch at time of test	C2	Yes

### General Observations

ITEM	OBSERVATION(S)	COMMENTS/LOCATION REFERENCE	CODE	COMPLETED
1	Installation to DB1 rewired in 2008, generally in good condition for age. DB2 has wiring of approx 20 years to 1x socket (red/black)			
2	Lightning protection system to external chimney on separate TT system and not part of this inspection and test			
3	Absence of RCD protection to circuits 1&2 DB2		C3	
4	DB2 warden DB is fed from 4L3 B16 2.5mm T&E, no signs of thermal damage at DB2		C3	
5	Absence of SPD protection to installation		C3	
6	3 phase meter tails under undue strain where cables penetrate fabric of building in loft		C3	
7	Class I light switch in boiler room showing signs of rust/corrosion		C3	
8	Circuit 2L3 is at the max 100% Zs value for type C32 protective device. Zs took at each socket 0.68 highest value obtained.		C3	

9	No heat detector installed to kitchen area			
10	Fire protection sealant used throughout building, unknown if will deteriorate cables			
11	Some switch wires not identified			
12	1x Fluro fitting in boiler room not working		C3	

**PART 6 : DETAILS AND LIMITATIONS OF INSPECTION AND TESTING**

The inspection and testing has been carried out in accordance with BS7671:2018, as amended to 2022 Amendment 2. Cables concealed within trunking and conduits, concealed under floors, in inaccessible roof spaces and generally within the fabric of the building or underground, have not been visually inspected unless specifically agreed between the Client and the Inspector prior to the inspection.

Details of the installation covered by this report

**Community Centre. All fixed power and lighting.; Full test**

Agreed limitations including the reasons, if any, on the inspection and testing (653.2)

**Cables accessible from loft hatch have been visually inspected. Polarity confirmed at all accessible socket outlets. Insulation resistance tested line/neutral to earth only. No removal of white goods, test conducted at closest accessible point and earth continuity proven at equipment.;**

Agreed with

**Mark Fort - Electrical Manager**

Extent of sampling

**Detailed inspection/dismantling of one item per circuit per room or location.**

Operational limitations including the reasons

**Zs calculated from  $Z_s = Z_e + (R_1 + R_2)$ ; High level fittings tested at localized switching only due to access restrictions; Unable to remove fittings due to textured surfaces containing asbestos;**

**PART 7 : SUPPLY CHARACTERISTICS AND EARTHING ARRANGEMENTS**

**System type and earthing arrangements**

TN-C-S

**Supply protective device**

BS(EN) **Sealed**  
Type **Sealed**  
Rated current **Sealed** A

**Number and type of live conductors**

AC 3-Phase 4 wire

Primary Supply Conductor Material **Copper**  
Primary Supply Conductor CSA **25** mm<sup>2</sup>  
Confirmation of supply polarity   
Other sources of supply (Schedule of Test Results) **N/A**

**Nature of Supply Parameters**

Nominal line voltage U<sup>[1]</sup> **400v** V  
Nominal line voltage to Earth (U<sub>0</sub>)<sup>[1]</sup> **230v** V  
Nominal frequency (f)<sup>[1]</sup> **50** Hz  
Prospective fault current (I<sub>pr</sub>)<sup>[2]</sup> **1.58** kA  
External loop impedance (Z<sub>e</sub>)<sup>[2]</sup> **0.18** Ω

<sup>[1]</sup> By enquiry  
<sup>[2]</sup> By enquiry or by measurement

**PART 8 : PARTICULARS OF THE INSTALLATION REFERRED TO IN THE REPORT**

**Means of Earthing**

Distributors facility  
Where an earth electrode is used:  
Type (e.g. Rod(s), Tapes etc.) **N/A**  
Location **N/A**  
Method of measurement **N/A**  
Electrode resistance to Earth **N/A** Ω

**Other**

Number of smoke alarms **2**

Location	Type	Expiry
Main office	Battery Co Alarm	01/04/2031
Hall	Smoke	01/04/2031

**Main protective conductors**

Earthing conductor:  
Conductor material **Copper**  
csa **16** mm<sup>2</sup>  
Connection/continuity verified   
**None**  
Main protective bonding conductors:  
Conductor material **Copper**  
csa **16** mm<sup>2</sup>  
Connection/continuity verified

**Main protective bonding connections**

Water installation pipes   
Gas installation pipes   
Structural steel **N/A**  
Oil installation pipes **N/A**  
Lightning protection   
District heating   
Other incoming services: **N/A**

**Main Switch / Switch-Fuse / Circuit-Breaker / RCD**

Type BS(EN) **60947-3**  
Location **Cylinder Room (Communal Entrance Corridor)**  
No of poles **3** Rating/setting of device (A) **N/A**  
Current rating (A) **100** Voltage rating (V) **400 v**  
Conductor CSA **25** mm<sup>2</sup>  
**Where an RCD is used as the main switch:**  
RCD rated residual operating current (I<sub>Δn</sub>) **N/A mA**  
Measured operating time **N/A ms**  
Rated time delay **N/A ms**

**PART 9 : SCHEDULE OF ITEMS INSPECTED**

OUTCOMES	Acceptable condition	Unacceptable condition	State C1 or C2	Improvement recommended	State C3	Not verified	N/V	Limitation	LIM	Not applicable	N/A	Further investigation required	FI
ITEM NO	DESCRIPTION											OUTCOME	Comments/Location reference
1.0	<b>INTAKE EQUIPMENT (visual inspection only)</b> <i>An outcome against an item in section 1.1, other than access to live parts, should not be used to determine the overall assessment of the installation.</i>  <i>Where inadequacies are identified, the person ordering the report or the duty holder must be informed and it is highly recommended that the person ordering the report informs the appropriate authority</i>  <i>For this section only, where inadequacies are found, and 'X' should be selected. An observation will be added.</i>												
1.1	<b>Distributor / supplier intake equipment</b>												
	a) Service cable											✓	
	b) Service head											✓	
	c) Earthing arrangements											✓	
	e) Meter tails											✓	
	f) Metering equipment											✓	
	g) Isolator (where present)											C3	Absence of 3 phase isolator to installation for future works
	<i>NOTE: Where inadequacies in the intake equipment are encountered, which may result in a dangerous or potentially dangerous situation, the person ordering the work and/or duty holder must be informed. It is strongly recommended that the person ordering the work informs the appropriate authority.</i>												
	Person ordering work/duty holder notified (select ✓ or N/A)											N/A	
1.2	Consumer's isolator (where present)											✓	
1.3	Consumer's meter tails											C3	3 phase meter tails over 3m with no overcurrent protection
2.0	<b>PRESENCE OF ADEQUATE ARRANGEMENTS FOR OTHER SOURCES SUCH AS MICROGENERATORS (551.6; 551.7)</b>												
2.1	Adequate arrangements where a generating set operates as a switched alternative to the public supply (551.6)											N/A	

2.2	Adequate arrangements where a generating set operates in parallel with the public supply (551.7)	N/A	
3.0	<b>METHODS OF PROTECTION</b>		
3.1	<b>Automatic disconnection of supply (ADS)</b>		
	a) Main earthing / bonding arrangement (411.3; Chap. 54)	✓	
	b) Presence of distributor's earthing arrangement (542.1.2.1; 542.1.2.2), or presence of installation earth electrode arrangement (542.1.2.3)	✓	
	c) Adequacy of earthing conductor size (542.3; 543.1.1)	✓	
	d) Adequacy of earthing conductor connections (542.3.2)	✓	
	e) Accessibility of earthing conductor connections (543.3.2)	✓	
	f) Adequacy of main protective bonding conductor sizes (544.1.1)	✓	
	g) Adequacy and location of main protective bonding conductor connections (544.1.2)	C2	High continuity to main protective bonds to gas and water, clamp loose on pipework. Rectified at time of test
	h) Accessibility of all protective bonding connections (543.3.2)	✓	
	i) Provision of earthing / bonding labels at all appropriate locations (514.13.1)	✓	
3.2	FELV - requirements satisfied (411.7)	N/A	
3.3	Other methods of protection	N/A	
	<i>Where any of the methods listed below are employed, details should be provided in the comments</i>		
	a) Non-conducting location (418.1)	N/A	
	b) Earth-free local equipotential bonding (418.2)	N/A	
	c) Electrical separation (413; 418.3)	N/A	
	d) Double insulation (412)	✓	
	e) Reinforced insulation (412)	✓	
	f) Provisions where automatic disconnection of supply is not feasible (419)	N/A	
4.0	<b>DISTRIBUTION EQUIPMENT, INCLUDING CONSUMER UNITS AND DISTRIBUTION BOARDS</b>		
4.1	Adequacy of working space/accessibility to consumer unit/distribution board (132.12; 513.1)	✓	
4.2	Security of fixing (134.1.1)	✓	
4.3	Condition of insulation of live parts (416.1)	✓	
4.4	Adequacy security of barriers or enclosures (416.2.3)	✓	
4.5	Condition of enclosure(s) in terms of IP rating etc (416.2)	✓	
4.6	Condition of enclosure(s) in terms of fire rating etc (421.1.201; 526.5)	C3	DB2 (Warden DB) Consumer unit constructed of combustible material (plastic)
4.7	Enclosure not damaged/deteriorated so as to impair safety (651.2)	✓	
4.8	Presence and effectiveness of obstacles (417.2)	N/A	
4.9	Presence of main linked switch(es) where required (462.1, 462.1.201, 462.2)	✓	
4.10	Operation of main switch(es) (functional check) (643.10)	✓	
4.11	Manual operation of circuit-breakers, RCDs and AFDDs to prove disconnection/functionality (643.10)	✓	
4.12	Confirmation that integral test button / switch causes RCD(s) to trip when operated (functional check) (643.10)	✓	
4.13	RCD(s) provided for fault protection - includes RCBOs (411.4.204; 411.4.5; 411.5.2; 531.2)	N/A	
4.14	RCD(s) provided for additional protection / requirements, where required - includes RCBOs (411.3.3; 415.1)	C3	Absence of RCD protection DB1 to circuits: 1L1-1L3, 2L1,2L2,4L3,5L1-5L3,6L1-6L3,8L1-8L3 (lighting circuits and tv socket in loft, no risk of use for outdoor equipment)
4.15	Presence of RCD six-monthly test notice, where required (514.12.2)	✓	
4.16	Confirmation that integral test button / switch, where present, causes AFDD to trip when operated (643.10)	N/A	
4.17	Presence of diagrams, charts or schedules at or near equipment, where required (514.9.1)	✓	
4.18	Presence of alternative supply warning notice at or near equipment, where required (514.15)	N/A	
4.19	Presence of next inspection recommendation label, where required (514.12.1)	✓	
4.20	Presence of other required labelling (please specify) (514)	✓	
4.21	Compatibility of protective devices, bases and other components; correct type and rating (no signs of unacceptable thermal damage, arcing or overheating) (432; 433; 434)	✓	
4.22	Single-pole switching or protective devices in line conductors only (132.14.1; 530.3.3)	✓	
4.23	Protection against mechanical damage where cables enter equipment (522.8.1; 522.8.5; 522.8.11)	✓	
4.24	Protection against electromagnetic effects where cables enter ferromagnetic enclosures (521.5.1)	✓	
4.25	Torque test of all connections carried out	✓	
5.0	<b>DISTRIBUTION / FINAL CIRCUITS</b>		
5.1	Identification of conductors (514.3)	✓	
5.2	Cables correctly supported throughout their run (521.10.202; 522.8.5)	C3	DB2 supply cable not adequately supported down wall in office, rectified at time of test
5.3	Condition of insulation of live parts (416.1)	✓	
5.4	Non-sheathed cables protected by enclosure in conduit, ducting or trunking (521.10.1)	N/A	
5.5	Suitability of containment systems for continued use (including flexible conduit) (522)	✓	

5.6	Cables correctly terminated in enclosures (526)	✓	
5.7	Confirmation that ALL conductor connections, including connections to busbars, are correctly located in terminals and are tight and secure (526.1)	✓	
5.8	Examination of cables for signs of unacceptable thermal or mechanical damage / deterioration (421.1; 522.6)	✓	
5.9	Adequacy of cables for current-carrying capacity with regard for the type and nature of installation (523)	✓	
5.10	Adequacy of protective devices; type and rated current for fault protection (411.3)	✓	
5.11	Presence and adequacy of circuit protective conductors (411.3.1.1; 543.1)	✓	
5.12	Coordination between conductors and overload protective devices (433.1; 533.2.1)	✓	
5.13	Cable installation methods / practices with regard to the type and nature of installation and external influences (522)	✓	
5.14	Where exposed to direct sunlight, cable of a suitable type (522.11.1)	N/A	
5.15	<b>Cables concealed under floors, above ceilings, in walls / partitions, adequately protected against damage (522.6.201; 522.6.202; 522.6.203; 522.6.204)</b>		
	a) Installed in prescribed zones (see Section D. Extent and limitations) (522.6.202)	LIM	
	b) Incorporating earthed armour or sheath, or run within earthed wiring system, or otherwise protected against mechanical damage by nails, screws and the like (see Section D) (522.6.201; 522.6.204)	LIM	
5.16	Provision of fire barriers, sealing arrangements and protection against thermal effects (527)	✓	
5.17	Band II cables segregated / separated from Band I cables (528.1)	LIM	
5.18	Cables segregated / separated from non-electrical services (528.3)	✓	
5.19	Condition of circuit accessories (651.2)	✓	
5.20	Suitability of circuit accessories for external influences (512.2)	✓	
5.21	Single-pole switching or protective devices in line conductors only (132.14.1; 530.3.3)	✓	
5.22	Adequacy of connections, including cpcs, within accessories and to fixed and stationary equipment - identify / record numbers and locations of items inspected (526)	✓	
5.23	Presence, operation and correct location of appropriate devices for isolation and switching (Chap. 46; 537)	✓	
5.24	General condition of wiring system (651.2)	✓	
5.25	Temperature rating of cable insulation (522.1.1; Table 52.1)	✓	
6.0	<b>FINAL CIRCUITS</b>		
6.1	Identification of conductors (514.3)	✓	
6.2	Cables correctly supported throughout their run (521.10.202; 522.8.5)	C3	Cables are clipped in loft but not fire rated clips
6.3	Condition of insulation of live parts (416.1)	✓	
6.4	Non-sheathed cables protected by enclosure in conduit, ducting or trunking (521.10.1)	N/A	
6.5	Suitability of containment systems for continued use (including flexible conduit) (522)	✓	
6.6	Adequacy of cables for current-carrying capacity with regard for the type and nature of installation (523)	C3	Reference method is 101 for installation, no signs of thermal damage on circuits
6.7	Adequacy of protective devices; type and rated current for fault protection (411.3)	C2	Underrated protective device for socket DB2, disconnected circuit at time of test
6.8	Presence and adequacy of circuit protective conductors (411.3.1.1; 543.1)	C2	High CPC end to end circuit 2L3 and 3L1 both rectified at time of test
6.9	Co-ordination between conductors and overload protective devices (433.1; 533.2.1)	✓	
6.10	Wiring system(s) appropriate for the type and nature of the installation and external influences (522)	✓	
6.11	Where exposed to direct sunlight, cable of a suitable type (522.11.1)	C3	2x High level spot lights on gable end of building T&E clipped to fabric of building <0.5m, exposed to direct sunlight. No visible signs of cable degrading, unable to access to inspect due to height of fitting.
6.12	<b>Cables concealed under floors, above ceilings, in walls / partitions, adequately protected against damage (522.6.201; 522.6.202; 522.6.203; 522.6.204) -</b>		
	a) Installed in prescribed zones (see Section D. Extent and limitations) (522.6.202)	LIM	
	b) Incorporating earthed armour or sheath, or run within earthed wiring system, or otherwise protected against mechanical damage by nails, screws and the like (see Section D) (522.6.201; 522.6.204)	LIM	
6.13	<b>Provision of additional protection by RCD having rated residual operating current not exceeding 30 mA -</b>		
	a) *For all socket-outlets of rating 32 A or less (411.3.3)	✓	
	b) *For the supply of mobile equipment not exceeding 32 A rating for use outdoors (411.3.3)	✓	
	c) *For cables concealed in walls at a depth of less than 50 mm (522.6.202)	C3	See schedule of inspection 4.14
	d) *For cables concealed in walls / partitions containing metal parts regardless of depth (522.6.203)	✓	

	e) *For final circuits supplying luminaires within domestic (household) premises (411.3.4)	✓	
	* Older installations designed prior to BS 7671: 2018 may not have required RCDs for additional protection.		
6.14	Provision of fire barriers, sealing arrangements and protection against thermal effects (527)	✓	
6.15	Band II cables segregated / separated from Band I cables (528.1)	LIM	
6.16	Cables segregated / separated from non-electrical services (528.3)	✓	
6.17	<b>Termination of cables at enclosures - identify / record numbers and locations of items inspected (526) -</b>		
	a) Connection under no undue strain (526.6)	✓	
	b) No basic insulation of a conductor visible outside enclosure (526.8)	✓	
	c) Connections of live conductors adequately enclosed (526.5)	✓	
	d) Adequately connected at point of entry to enclosure (glands, bushes, etc.)(522.8.5)	✓	
6.18	Condition of accessories including socket-outlets, switches and joint boxes (651.2)	C3	TV booster fused spur, load has been disconnected by others, no access to live parts and IP not breached from flex outlet on faceplate
6.19	Suitability of accessories for external influences (512.2)	✓	
6.20	Single-pole switching or protective devices in line conductors only (132.14.1; 530.3.3)	✓	
7.0	<b>ISOLATION AND SWITCHING</b>		
7.1	<b>Isolators -</b>		
	a) Presence and condition of appropriate devices (462; 537.2)	✓	
	b) Acceptable location - state if local or remote from equipment in question(462; 537.2.7)	✓	
	c) Capable of being secured in the OFF position (462.3)	✓	
	d) Correct operation verified (643.10)	✓	
	e) Clearly identified by position and / or durable marking (537.2.7)	✓	
	f) Warning label posted in situations where live parts cannot be isolated by the operation of a single device (514.11.1; 537.1.2)	✓	
7.2	<b>Switching off for mechanical maintenance -</b>		
	a) Presence and condition of appropriate devices (464.1; 537.3.2)	✓	
	b) Capable of being secured in the OFF position where not under continuous supervision (464.2)	✓	
	c) Correct operation verified (643.10)	✓	
	d) Clearly identified by position and / or durable marking (537.3.2.4)	✓	
7.3	<b>Emergency switching off -</b>		
	a) Presence and condition of appropriate devices (465; 537.3.3; 537.4)	✓	
	b) Readily accessible for operation where danger might occur (537.3.3.6)	✓	
	c) Correct operation verified (643.10)	✓	
	d) Clearly identified by position and / or durable marking (537.3.3.5; 537.3.3.6; 537.4.3; 537.4.4)	✓	
7.4	<b>Functional switching -</b>		
	a) Presence and condition of appropriate devices (537.3.1.1; 537.3.1.2)	✓	
	b) Correct operation verified (643.10)	✓	
8.0	<b>CURRENT-USING EQUIPMENT (permanently connected)</b>		
8.1	Condition of equipment in terms of IP rating (416.2; 422.3; 422.4; 522.4)	✓	
8.2	Equipment does not constitute a fire hazard (421)	✓	
8.3	Enclosure not damaged/deteriorated so as to impair safety 134.1.1; 416.2)	✓	
8.4	Suitability for the environment and external influences (512.2)	✓	
8.5	Security of fixing 134.1.1)	✓	
8.6	Cable entry holes in ceiling above luminaires sized or sealed so as to restrict spread of fire - list number and location of luminaires inspected in comments (527.2)	✓	
8.7	<b>Recessed luminaires (downlighters)</b>		
	a) Correct type of lamps fitted (559.3.1)	✓	
	b) Installed to minimize the build-up of heat (421.1.2)	C2	3x Downlights in main hall not fire rated fittings, fitted through wooden joists and into insulation. Disconnected at switch at time of test
	c) No sign of overheating to surrounding building fabric (559.4.1)	✓	
	d) No signs of overheating to conductors/terminations (526.1)	✓	
9.0	<b>PART 7 SPECIAL INSTALLATIONS OR LOCATIONS</b>		
	<i>Where special installations or locations relating to a particular Section of Part 7, an additional Inspection Schedule(s) should be provided on separate pages</i>		
9.1	<b>Location(s) containing a bath or shower -</b>		
	a) Additional protection by RCD having rated residual operating current not exceeding 30 mA for all low voltage (LV) circuits serving the location or passing through zones 1 and / or 2 of the location (701.414)	✓	
	b) Where used as a protective measure, requirements for SELV or PELV met (701.414.4.5)	✓	
	c) Shaver supply units complying with BS EN 61558-2-5 formerly BS 3535 (701.512.3)	N/A	
	d) Presence of supplementary bonding conductors, unless not required by BS 7671: 2018 (701.415.2)	N/A	
	e) Low voltage (e.g. 230 volt) socket-outlets sited at least 3m from zone 1	N/A	

	f) Suitability of equipment for external influences for the installed location in terms of IP rating	√	
	g) Suitability of accessories and control gear etc. for a particular zone (701.512.3)	√	
	h) Suitability of current-using equipment for particular position within the location (701.55)	√	
9.2	<b>Other special installations or locations -</b>		
	<i>The inspector should add details of special locations here</i>		
10.0	<b>PROSUMER'S LOW VOLTAGE ELECTRICAL INSTALLATION(S)</b>		
	<i>Where elements of a prosuming installation falling within the scope of Chapter 82 are covered by the report, additional schedules detailing the associated inspection and testing should be provided below.</i>		
10.1	Solar PV Panels	N/A	
10.2	Wind turbine	N/A	
10.3	Electric Vehicle	N/A	


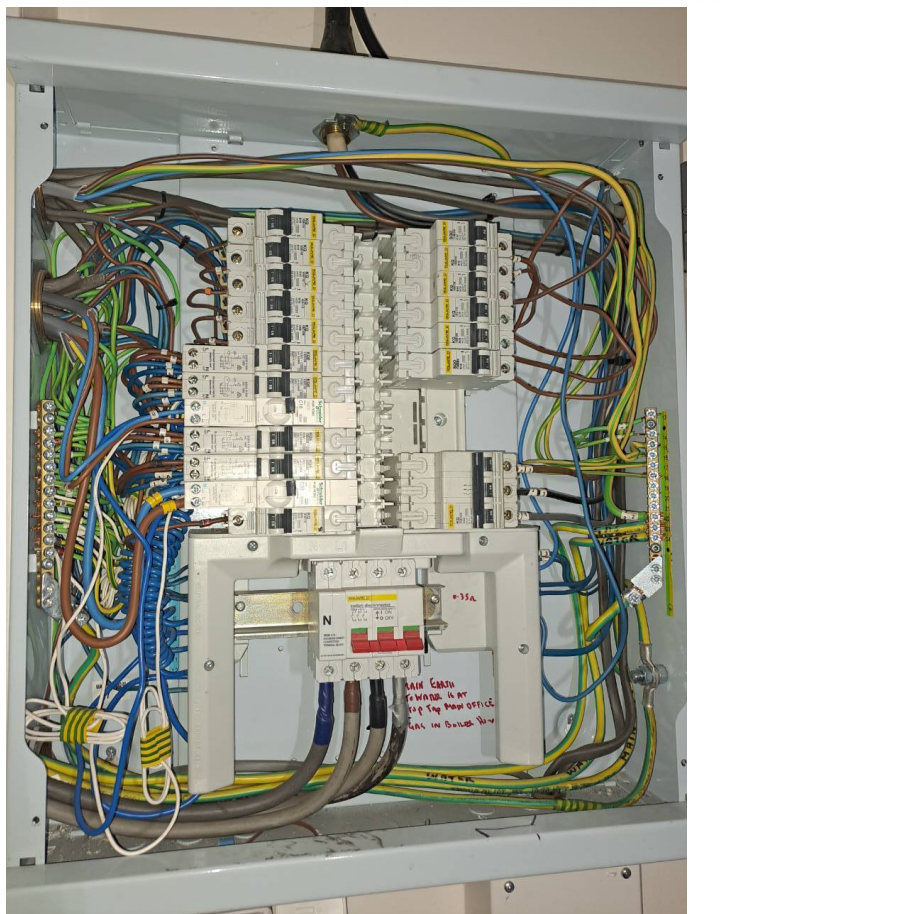
Inspected by   
 Date

Signature

**PART 10 : SCHEDULES AND ADDITIONAL PAGES**  
 Schedule of additional records

The attached schedules are part of this document and this report is only valid when they are attached to it. Schedule of items inspected (PART 9) & Schedule of circuit details and test results (PART 11) are attached. This document consists of 22 pages.

**GENERAL PHOTOGRAPHS**

1	Description Main tails not adequately supported above loft hatch	Image
		
2	DB1	

3 TV booster fused spur, load disconnected, IP rating not breached unable to access live parts



4 DB2



5

**DB2 Distribution cable not adequately supported or mechanically protected.**



6

**3x downlights in main hall not working and not fire rated with loft above.**



7

3x Downlights in hall disconnected at switch at time of test

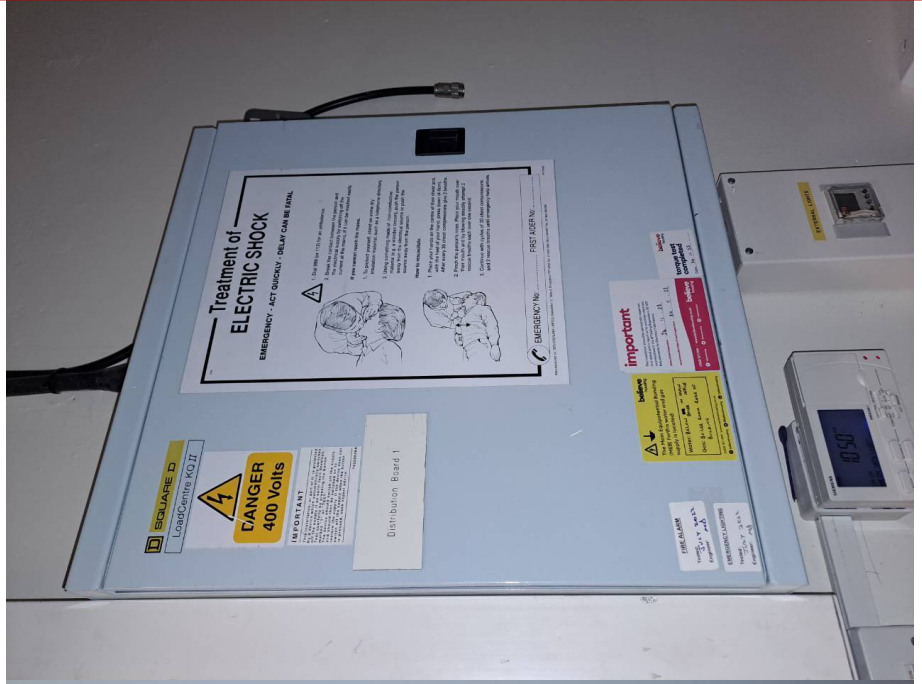


8

Circuit 1 on DB2 unable to test as sealed transformer, plug cut off and wired direct in to MCB. No way of testing as 12v no earth on out going side.



9 DB1



10 DB2



11 RCD socket in warden office



12 Main tails supported at loft hatch at time of test



13 **DB2 Circuit 3 disconnected due to underrated protective device**



14 **DB2 supply cable rectified at time of test, now supported and mechanically protected**



15

Boiler room light switch Class I showing signs of rust/corrosion



**METER PHOTOGRAPHS**

Description  
Meter and earthing arrangement (located in front garden of adjoining property)

Image



**OBSERVATIONS PHOTOGRAPHS**

3 phase meter tails under undue strain where cables penetrate fabric of building in loft - C3 - Improvement recommended. -

Meter tails under undue strain as not supported in loft where penetrate fabric of building



## PART 11 : SCHEDULE OF CIRCUIT DETAILS and RESULTS

### CONSUMER UNIT / DISTRIBUTION BOARD DETAILS

Designation of consumer unit/DB	DB1
Location of consumer unit/DB	Cylinder cupboard
Manufacturer	Square D KQII
Comment about condition of DB	Satisfactory

Zs at DB (Ω)	0.18
Prospective fault current at DB (kA)	1.58
SPD Details BS(EN)	N/A
Type	N/A
Status indicator checked (where functionality indicator is present):	N/A

Details of circuits and/or equipment vulnerable to damage when testing

Central heating programmers; Electronic equipment; PCB to boiler; RCBO's; Smoke alarms; Warden call systems, boiler control panels

CODES for type of wiring	(A) Thermoplastic insulated/ sheathed cables	(B) Thermoplastic cables in metallic conduit	(C) Thermoplastic cables in non-metallic conduit	(D) Thermoplastic cables in metallic trunking	(E) Thermoplastic cables in non-metallic trunking	(F) Thermoplastic /SWA cables	(G) Thermosetting / SWA cables	(H) Mineral insulated cables	(O)
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Circuit	Circuit Description	Type	Type of wiring (see code)	Reference method (BS/671)	Points served	Live (mm <sup>2</sup> )	CPC (mm <sup>2</sup> )	Max disconnection time permitted by BS7671 (s)	PROTECTIVE DEVICE					CONTINUITY (Ω)					INSULATION RESISTANCE			RCD	AFDD									
									BS (EN)	Type	Rating (A)	Short circuit capacity (KA)	Maximum Zs permitted by BS7671	RING FINAL CIRCUITS ONLY Measured end to end			ALL CIRCUITS (Complete at least one column)		Live/Live (MΩ)	Live/Earth (MΩ)	Test voltage DC			Polarity	Maximum measured earth fault loop impedance Zs (Ω)	BS(EN)	Type	RCD OPERATING CURRENT I <sub>Δn</sub>	Rating (A)	Operating Time (t <sub>Δn</sub> ) (ms)	Test Button	Test Button
														r1	r <sub>n</sub>	R2	R1 + R2	R2														
1L1	Hall Lights	F	A	101	9	1.5	1	0.4	60898	B	10	10	4.37	-	-	-	1.33	-	LIM	>200	250	√	1.51	N/A	N/A	N/A	N/A	N/A	N/A			
1L2	TV-Computer & kitchen Lights	F	A	101	8	1.5	1	0.4	60898	B	10	10	4.37	-	-	-	0.64	-	LIM	>200	250	√	0.82	N/A	N/A	N/A	N/A	N/A	N/A			
1L3	Office, Corridor and WC lights	F	A	101	15	1.5	1	0.4	60898	B	10	10	4.37	-	-	-	1.11	-	LIM	>200	250	√	1.29	N/A	N/A	N/A	N/A	N/A	N/A			
2L1	Boiler House Lights	F	A	101	2	1.5	1	0.4	60898	B	10	10	4.37	N/A	N/A	N/A	1.26	N/A	LIM	>200	250	√	1.44	N/A	N/A	N/A	N/A	N/A	N/A			
2L2	External Lights	F	A	101	5	1.5	1	0.4	60898	B	10	10	4.37	N/A	N/A	N/A	0.63	N/A	LIM	>200	500	√	0.81	N/A	N/A	N/A	N/A	N/A	N/A			
2L3	Hall and TV room sockets	F	A	101	9	2.5	1.5	0.4	61009	C	32	10	0.68	0.74	0.70	1.28	0.50	N/A	LIM	>200	250	√	0.68	61009	A/C	30	32	27.1	√	N/A		
3L1	Sockets Kitchen	F	A	101	6	2.5	1.5	0.4	61009	C	32	10	0.68	0.21	0.21	0.33	0.15	-	LIM	>200	250	√	0.33	61009	A/C	30	32	27.5	√	N/A		
3L2	Tea Boiler Spur	F	A	101	1	2.5	1.5	0.4	61009	C	16	10	1.37	-	-	-	0.17	-	LIM	>200	250	√	0.35	61009	A	30	16	38.8	√	N/A		
3L3	Computer Room Sockets	F	A	101	4	2.5	1.5	0.4	61009	C	32	10	0.68	0.24	0.24	0.39	0.15	-	LIM	>200	250	√	0.33	61009	A/C	30	32	29.0	√	N/A		
4L1	Office Corridor Sockets	F	A	101	5	2.5	1.5	0.4	61009	C	32	10	0.68	0.36	0.36	0.65	0.25	N/A	LIM	>200	250	√	0.43	61009	A/C	30	32	29.0	√	N/A		
4L2	Cooker	F	A	101	1	10	4	0.4	61009	C	32	10	0.68	-	-	-	0.11	-	LIM	>200	250	√	0.29	61009	A	30	32	38.6	√	N/A		
4L3	DB2 (Warden Call DB)	D	A	101	1	2.5	1.5	5.0	60898	B	16	10	2.73	N/A	N/A	N/A	0.23	N/A	LIM	>200	250	√	0.28	N/A	N/A	N/A	N/A	N/A	N/A	N/A		

5L1	TV aerial socket (loft)	F	A	101	1	1.5	1	0.4	60898	C	10	10	2.19	N/A	N/A	N/A	0.90	N/A	LIM	>200	250	√	1.08		N/A	N/A		N/A	N/A	N/A
5L2	Hall Fans	F	A	101	2	1.5	1	0.4	60898	B	10	10	4.37	N/A	N/A	N/A	0.29	N/A	LIM	>200	250	√	0.47		N/A	N/A		N/A	N/A	N/A
5L3	Central Heating	F	A	B	1	1.5	1	0.4	60898	B	16	10	2.73	-	-	-	0.05	-	LIM	>200	250	√	0.23		N/A	N/A		N/A	N/A	N/A
6L1	Immersion Heater	F	A	101	1	2.5	1.5	0.4	60898	C	16	10	1.37	N/A	N/A	N/A	0.49	N/A	LIM	>200	250	√	0.67		N/A	N/A		N/A	N/A	N/A
6L2	Secondary Pump	F	A	101	1	2.5	1.5	0.4	60898	B	6	10	7.28	N/A	N/A	N/A	0.32	N/A	LIM	>200	250	√	0.50		N/A	N/A		N/A	N/A	N/A
6L3	TV Booster Spur	F	A	B	1	2.5	1.5	0.4	60898	B	16	6	2.73	N/A	N/A	N/A	0.05	N/A	LIM	>200	250	√	0.23		N/A	N/A		N/A	N/A	N/A
7L1	Spare way	-	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A		N/A	N/A		N/A	N/A	N/A
7L2	Spare way	-	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A		N/A	N/A		N/A	N/A	N/A
7L3	Spare way	-	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A		N/A	N/A		N/A	N/A	N/A
8L1	Boiler Panel (Phase 1)	D	F	101	1	10	10	5.0	60898	C	32	10	0.68	N/A	N/A	N/A	0.07	N/A	LIM	>200	250	√	0.25		N/A	N/A		N/A	N/A	N/A
8L2	Boiler Panel (Phase 2)	D	F	101	1	10	10	5.0	60898	C	32	10	0.68	N/A	N/A	N/A	0.07	N/A	LIM	>200	250	√	0.25		N/A	N/A		N/A	N/A	N/A
8L3	Boiler Panel (Phase 3)	D	F	101	1	10	10	5.0	60898	C	32	10	0.68	N/A	N/A	N/A	0.06	N/A	LIM	>200	250	√	0.24		N/A	N/A		N/A	N/A	N/A

**TO BE COMPLETED ONLY IF THE BOARD IS NOT CONNECTED TO THE ORIGIN OF THE INSTALLATION \*\*\* BOARD IS CONNECTED TO THE ORIGIN OF THE INSTALLATION \*\*\***

<b>TEST INSTRUMENT (SERIAL NUMBERS) USED</b>	<b>CONTINUITY</b>	<b>INSULATION RESISTANCE</b>	<b>EARTH ELECTRODE RESISTANCE</b>	<b>EARTH FAULT LOOP IMPEDANCE</b>	<b>RCD</b>
101882768	N/A	N/A	N/A	N/A	N/A

**TESTED BY**

Signature: 

Name: **Carly-Anne Dunn**

Position: **Electrician**

Date of testing: **24/11/2023**

**PART 11 : SCHEDULE OF CIRCUIT DETAILS and RESULTS**

<b>CONSUMER UNIT / DISTRIBUTION BOARD DETAILS</b>				Details of circuits and/or equipment vulnerable to damage when testing	
Designation of consumer unit/DB	DB2	Zs at DB (Ω)	0.28		
Location of consumer unit/DB	Warden Office	Prospective fault current at DB (kA)	0.811		
Manufacturer	Centaur (Proteus)	SPD Details	BS(EN)	N/A	Type N/A

Comment about condition of DB **PVC consumer unit, Satisfactory**

Status indicator checked (where functionality indicator is present): **N/A**

Electronic equipment; RCBO's;

CODES for type of wiring	(A) Thermoplastic insulated/ sheathed cables	(B) Thermoplastic cables in metallic conduit	(C) Thermoplastic cables in non-metallic conduit	(D) Thermoplastic cables in metallic trunking	(E) Thermoplastic cables in non-metallic trunking	(F) Thermoplastic /SWA cables	(G) Thermosetting / SWA cables	(H) Mineral insulated cables	(O)
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Circuit	Circuit Description	Type	Type of wiring (see code)			Points served	Live (mm <sup>2</sup> )	CPC (mm <sup>2</sup> )	Max disconnection time permitted by BS7671 (s)	PROTECTIVE DEVICE				CONTINUITY (Ω)				INSULATION RESISTANCE			Polarity	Maximum measured earth fault loop impedance Zs (Ω)	RCD					AFDD		
			Reference method (BS7671)	R1	Rn					R2	R1 + R2	R2	Live/Live (MΩ)	Live/Earth (MΩ)	Test voltage DC	BS(EN)	Type	RCD OPERATING CURRENT I <sub>Δn</sub>	Rating (A)	Operating Time (t <sub>Δn</sub> ) (ms)			Test Button	Test Button						
																									BS (EN)	Type	Rating (A)		Short circuit capacity (kA)	Maximum Zs permitted by BS7671
1	Rack	F	A	B	1	1	1	0.4	3871	2	6	6	5.2	N/A	N/A	N/A	LIM	N/A	LIM	>200	250	√	LIM	N/A	N/A	N/A	N/A	N/A	N/A	
2	All Call system	F	A	B	1	1	1	0.4	3871	2	6	6	5.2	N/A	N/A	N/A	0.98	N/A	LIM	>200	250	√	1.26	N/A	N/A	N/A	N/A	N/A	N/A	
3	RCD Socket next to DB	F	A	B	1	2.5	1.5	0.4	3871	2	6	6	5.2	N/A	N/A	N/A	0.14	N/A	LIM	>200	250	√	0.42	7288	A/C	30	30	26.7	√	N/A

Circuit 1 - Rack - Remarks Sealed transformer, plug cut off and wired direct to MCB, no facility to test Circuit 3 - RCD Socket next to DB - Remarks Circuit disconnected due to under rated protective device

### TO BE COMPLETED ONLY IF THE BOARD IS NOT CONNECTED TO THE ORIGIN OF THE INSTALLATION

Supply to this board is from **DB1 4L3**

Overcurrent protective device for the distribution circuit BS EN **60898** Type **B** Nominal voltage (V) **230V** Rating **16** No of phases **1**

Associated RCD (if any) BS EN **N/A** Type **N/A** No of poles **N/A** Operating current at I<sub>Δn</sub> **N/A** Operating time (ms) **N/A**

Characteristics at this DB Confirmation of supply polarity  Phase sequence confirmed (where appropriate) **N/A** Zs **0.28** Prospective fault current at DB Ipf **0.811**

TEST INSTRUMENT (SERIAL NUMBERS) USED	CONTINUITY	INSULATION RESISTANCE	EARTH ELECTRODE RESISTANCE	EARTH FAULT LOOP IMPEDANCE	RCD
101882768	N/A	N/A	N/A	N/A	N/A

**TESTED BY**

Signature

Name **Carly-Anne Dunn**

Position **Electrician**

Date of testing **24/11/2023**



## GUIDANCE FOR RECIPIENTS

**This Report is an important and valuable document which should be retained for future reference.**

1. The purpose of this Report is to confirm, as far as reasonably practicable, whether or not the electrical installation is in a satisfactory condition for continued service (see PART 3). The Report should identify any damage, deterioration, defects and/or conditions which may give rise to danger (see PART 9).
2. This Report is only valid if accompanied by the Inspection Schedule(s) and the Schedule(s) of Circuit Details and Test Results.
3. The person ordering the Report should have received the 'original' Report and the inspector should have retained a duplicate.
4. The 'original' Report should be retained in a safe place and be made available to any person inspecting or undertaking work on the electrical installation in the future. If the property is vacated, this Report will provide the new owner/occupier with details of the condition of the electrical installation at the time the Report was issued.
5. PART 6 (Extent and Limitations) should identify fully the extent of the installation covered by this Report and any limitations on the inspection and testing. The inspector should have agreed these aspects with the person ordering the Report and with other interested parties (licensing authority, insurance company, mortgage provider and the like) before the inspection was carried out.
6. Some operational limitations such as inability to gain access to parts of the installation or an item of equipment may have been encountered during the inspection. The inspector should have noted these in PART 6.
7. For items classified in PART 9 as C1 ('Danger present') the safety of those using the installation is at risk, and it is recommended that a skilled person or persons competent in electrical installation work undertakes the necessary remedial work immediately.
8. For items classified in PART 9 as C2 ('Potentially dangerous') the safety of those using the installation may be at risk and it is recommended that a skilled person or persons competent in electrical installation work undertakes the necessary remedial work as a matter of urgency.
9. Where it has been stated in PART 9 that an observation requires further investigation (code FI) the inspection has revealed an apparent deficiency which may result in a code C1 or C2, and could not, due to the extent or limitations of the inspection, be fully identified. Such observations should be investigated without delay. A further examination of the installation will be necessary, to determine the nature and extent of the apparent deficiency (see PART 6).
10. For safety reasons, the electrical installation should be re-inspected at appropriate intervals by a skilled person or persons, competent in such work. The recommended date by which the next inspection is due is stated in Section F of the Report under 'Recommendations'.
11. Where the installation includes a residual current device (RCD) it should be tested six-monthly by pressing the button marked 'T' or 'Test'. The device should switch off the supply and should then be switched on to restore the supply. If the device does not switch off the supply when the button is pressed, seek expert advice. **For safety reasons it is important that this instruction is followed.**
12. Where the installation includes an arc fault detection device (AFDD) having a manual test facility it should be tested six-monthly by pressing the test button. Where an AFDD has both a test button and automatic test function, manufacturer's instructions shall be followed with respect to test button operation.
13. Where the installation includes a surge protective device (SPD) the status indicator should be checked to confirm it is in operational condition in accordance with manufacturer's information. If the indication shows that the device is not operational, seek expert advice. **For safety reasons it is important that this instruction is followed.**
14. Where the installation includes alternative or additional sources of supply, warning notices should be found at the origin or meter position or, if remote from the origin, at the consumer unit or distribution board and at all points of isolation of all sources of supply.

**GUIDANCE FOR RECIPIENTS ON THE CLASSIFICATION CODES**  
**ONLY ONE CLASSIFICATION CODE SHOULD BE GIVEN FOR EACH RECORDED OBSERVATION**

**Classification code C1 (Danger present)**

Where an observation has been given a Classification code C1, the safety of those using the installation is at risk and immediate remedial action is required.

The person responsible for the maintenance of the installation is advised to take action without delay to remedy the observed deficiency in the installation, or to take other appropriate action (such as switching off and isolating the affected part(s) of the installation) to remove the danger. The contractor issuing this report will be able to provide further advice.

'Electrical Danger Notification' forms are available to enable inspectors to record, and then to communicate to the person ordering the report, any dangerous condition discovered.

**Classification code C2 (Potentially dangerous)**

Classification code C2 indicates that, whilst those using the installation may not be at immediate risk, urgent remedial action is required to remove potential danger. The contractor issuing this report will be able to provide further advice. It is important to note that the recommendation given for the next inspection date in PART 4 of this report is conditional upon all items which have been given a Classification code C1 and code C2 being remedied immediately and as a matter of urgency, respectively.

It would not be reasonable for the inspector to indicate that the installation is in a satisfactory condition if any observation in this report has been given a code C1 or code C2 classification.

**Classification code C3 (Improvement recommended)**

Where an observation has been given a Classification code C3, the inspection and/or testing has revealed a non-compliance with the current safety standard which, whilst not presenting immediate or potential danger, would result in a significant safety improvement if remedied. Careful consideration should be given to the safety benefits of improving these aspects of the installation. The contractor issuing this report will be able to provide further advice.

**Code FI (Further investigation required without delay)**

It should usually be possible for the inspector to attribute a Classification code to each observation without indicating a need for further investigation.

However, where 'FI' has been entered against an observation the inspector considers that further investigation of that observation is likely to reveal danger or potential danger that, due to the agreed extent or limitations of the inspection and/or testing (entered in PART 6), could not be fully identified at the time.

It would not be appropriate for the inspector to indicate that the installation is in a satisfactory condition if there is reasonable doubt as to whether danger or potential danger exists. Consequently, where the inspector has indicated 'Further investigation required without delay' (FI) the overall assessment of the installation (PART 3) should be marked as 'Unsatisfactory'.

If the inspector has indicated that an observation requires further investigation without delay, the person ordering this report is advised to arrange for the contractor issuing the report (or another skilled person or persons competent in such work) to undertake further examination of that aspect of the installation as a matter of urgency, to determine whether or not danger or potential danger exists.

**Further information**

Further information on the application of Classification codes, primarily aimed at inspectors but of possible interest to persons ordering condition reports, can be found in Electrical Safety First's Best Practice Guide No 4 Electrical installation condition reporting: Classification Codes for domestic and similar electrical installations. The guide can be viewed or downloaded free of charge from [www.electricalsafetyfirst.org.uk](http://www.electricalsafetyfirst.org.uk)