

The frequency of Fixed Wire Testing or Periodic Inspection and Testing must be determined taking into account:

- the type of installation
- its use and operation
- the frequency and quality of maintenance
- the external influences to which it is subjected

The table below provides guidance on the recommended initial frequencies of inspection of electrical installations as well as routine checks.

Type of Installation	Routine check	Maximum period between inspections and testing as necessary	Reference (see notes below)
General installation			
Domestic accommodation - general	N/A	Change of occupancy/10 years	N/A
Domestic accommodation – rented houses and flats	1 year	Change of occupancy /5 years	1, 2, 10
Residential accommodation (Houses of Multiple Occupancy) – halls of residence, nurses accommodation etc.	1 year	Change of occupancy /5 years	1,2,10,11
Commercial	1 year	change of occupancy/5 years	1,2,3,4
Educational establishments	6 months	5 years	1,2,6
Industrial	1 year	3 years	1,2
Offices	1 year	5 years	1,2
Shops	1 year	5 years	1,2
Laboratories	1 year	5 years	1,2
Hospitals and Medical Clinics			
Hospitals and Medical Clinics – general areas	1 year	5 years	1,2
Hospitals and Medical Clinics – medical locations	6 months	1year	9
Buildings open to the public			
Cinemas	1 year	1-3 years	2,6
Church installations	1 year	5 years (quinquennial)	2
Leisure complexes (excluding swimming pools)	1 year	3 years	1,2,6
Places of public entertainment	1 year	3 years	1,2,6
Restaurants and hotels	1 year	5 years	1,2,6
Theatres	1 year	3 years	2,6,7
Public houses	1 year	5 years	1,2,6

Village halls/community centres	1 year	5 years	1,2
External installations			
Agricultural and horticultural	1 year	1-3 years	1,2
Caravans	1 year	3 years	7
Caravan parks	6 months	1 year	1,2,6
Highway power supplies	as convenient	6-8 years	N/A
Marinas	4 months	1 year	1,2
Fish farms	4 months	1 year	1,2
Swimming Pools	4 months	1 year	1,2,6
Emergency lighting	daily/monthly	3 years	2,3,4
Fire alarms	daily/weekly	1 year	2,4,5
Laundrettes	monthly	1 year	1,2,6
Petrol filling stations	1 year	1 year	1,2,6
Construction site installations	3 months	3 months	1,2

Reference Key Notes

1. Particular attention must be taken to comply with S1 2002 No 2665 - Electricity Safety, Quality and Continuity Regulations 2002 (as amended)..
2. Electricity at Work Regulations 1989, Regulation 4 and memorandum of guidance (HSR25) published by the HSE.
3. BS 5266-1:2011 *Emergency lighting*. Code of practice for the emergency escape lighting of premises.
4. Other intervals are recommended for testing operation of batteries and generators.
5. BS 5839-1:2013 Fire detection and fire alarm systems for buildings. Code of practice for design, installation, commissioning and maintenance of systems in non-domestic premises.
6. Local Authority Conditions of Licence.
7. It is recommended that a caravan is inspected and tested every three years, reduced to every year if used frequently (see Regulation 721.514.1 and Fig 721 – instructions for electricity supply)
8. The person carrying out subsequent inspections may recommend that the interval between future inspections be increased or decreased as a result of the findings of their inspection.
9. Medical locations shall have their isolating transformer equipment inspected and tested for functionality as well as alarms etc.; every third year the output leakage current of the IT isolating equipment shall be measured.
10. The landlord & tenant Act 1985 requires that properties under the Act have their services maintained. Periodic inspection and testing is the IET recognised method of demonstrating this.
11. The Management of Houses in Multiple Occupation (England) Regulations and the Management of Houses in Multiple Occupation (Wales) Regulations.