Draft of

R E G U L A T I O N S

entitled

Building Regulations (Part D Amendment) Regulations 2026

To be made by the Minister of State at the Department of Housing, Local Government and Heritage

I, _____, Minister of State at the Department of Housing, Local Government and Heritage, in exercise of the powers conferred on me by section 3 of the Building Control Act 1990 (No. 3 of 1990) (as adapted by the Housing, Planning and Local Government (Alteration of Name of Department and Title of Minister) Order 2020 (S.I. No. 408 of 2020)), and the Housing, Local Government and Heritage (Delegation of Ministerial Functions) Order 2025 (S.I. No. 364 of 2025), hereby make the following regulations:

Citation and commencement

1. (1) These Regulations may be cited as the Building Regulations (Part D Amendment) Regulations 2026.

(2) These Regulations shall come into operation on the [1st day of June 2026].

Definition

2. In these Regulations, "Principal Regulations" means the Building Regulations 1997 (S.I. No. 497 of 1997).

Amendment of Article 5 of Principal Regulations

3. Article 5(4) of the Principal Regulations is amended by deleting the definition of Construction Products Directive.

Amendment of Second Schedule to Principal Regulations

4. The Second Schedule to the Principal Regulations is amended by substituting for Part D the following:

“PART D

MATERIALS AND WORKMANSHIP

Materials and workmanship	**D1**	All works to which these Regulations apply shall be carried out with proper materials and in a workmanlike manner.
Letter plates	**D2**	A letter plate aperture shall be so positioned at a reasonable height above ground level so as not to endanger the health and safety of persons using such apertures.
Definitions for this Part	**D3**	In this Part— “proper materials” means materials which are fit for the use for which they are intended and for the conditions in which they are to be used, and includes materials which— (a) bear a CE Marking in accordance with the provisions of Regulation (EU) No 305/2011 or Regulation (EU) 2024/3110, (b) comply with an appropriate harmonised standard or European Technical Assessment in accordance with the provisions of Regulation (EU) No 305/2011, (c) comply with an appropriate harmonised technical specification or European Technical Assessment in accordance with the provisions of Regulation (EU) 2024/3110, or

		(d) comply with an appropriate Irish Standard, Irish Agrément Certificate or with an alternative national technical specification of any State which is a contracting party to the Agreement on the European Economic Area, which provides in use an equivalent level of safety and suitability; "Agreement on the European Economic Area" means the Agreement on the European Economic Area between the European Union, its Member States and the Republic of Iceland, the Principality of Liechtenstein and the Kingdom of Norway (OJ No. L 001, 03.01,1994, p. 3.), as adjusted by subsequent amendments to that agreement; "Regulation (EU) No 305/2011" means Regulation (EU) No 305/2011 of the European Parliament and of the Council of 9 March 2011 (OJ No. L 88, 04.04.2011, p. 5.); "Regulation (EU) 2024/3110" means Regulation (EU) 2024/3110 of the European Parliament and of the Council of 27 November 2024 (OJ No. L, 2024/3110, 18.12.2014.). ".

Revocation

5. The following are revoked:

(a) the Building Regulations (Amendment) (No. 2) Regulations 2000 (S.I. No. 249 of 2000);

(b) the Building Regulations (Part D Amendment) Regulations 2013 (S. I. No. 224 of 2013).

GIVEN under my hand,

_____ _____ 2026.

_____

Minister of State at the
Department of Housing, Local
Government and Heritage.

EXPLANATORY NOTE

(This note is not part of the Instrument and does not purport to be a legal interpretation.)

These Regulations amend Part D (Materials and Workmanship) of the Second Schedule to the Building Regulations 1997 to 2024 by revising the definition of proper materials to have regard to the relevant provisions of Regulation (EU) 2024/3110 of the European Parliament and of the Council of 27 November 2024 laying down harmonised rules for the marketing of construction products and repealing Regulation (EU) No 305/2011.

These Regulations also revoke the Building Regulations (Amendment) (No. 2) Regulations 2000 (S.I. No. 249 of 2000) and the Building Regulations (Part D Amendment) Regulations 2013 (S.I. No. 224 of 2013).

The Regulations apply to works and buildings commencing on or after [1 June 2026].