





# OVERHEATING: APPROVED DOCUMENT O

## New Regulations

Approved Document O ('ADO') supports Part O of Schedule 1 to the Building Regulations 2010. This approved document takes effect on 15 June 2022 for use in England. It does not apply to work subject to a building notice, full plans application or initial notice submitted before that date, provided the work for each building is started before 15 June 2023.

Initial Building Control Submission Date			
		Before <b>15 June 2022</b>	From <b>15 June 2022</b>
Works started	Before <b>15 June 2023</b>	 <p>Part O does not apply</p>	 <p>New 2022 Part O applies</p>
	From <b>15 June 2023</b>	 <p>New 2022 Part O applies</p>	 <p>New 2022 Part O applies</p>

Scenario	Acoustic Implications
ADO does not apply	<ul style="list-style-type: none"> <li>No Building Regulation requirement to avoid overheating</li> <li>No Building Regulation limit on noise levels in bedrooms when windows are open to remove excess heat</li> <li>There could be planning requirements covering these issues</li> <li>Recommend following the guidance in the Institute of Acoustics / Association of Noise Consultants Acoustic, Ventilation and Overheating Guide (Mat Hyden, RPS - joint author)</li> </ul>
Where development falls under ADO	<ul style="list-style-type: none"> <li>Building will need to demonstrate it does not overheat to comply with Building Regulations</li> <li>Cannot rely on open windows to remove excess heat from bedrooms if certain (onerous) noise criteria are exceeded</li> <li>There may still be some planning noise / overheating criteria to comply with during the daytime</li> </ul> <p><b>It is strongly recommended that acoustic advice is sought to identify constraints on the building overheating strategy – most developments will be affected to some degree by the noise criteria of ADO.</b></p>

### For more information contact:



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