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# Guide to Rented Sector certification

for electrical safety checks  
in England and Wales





# Purpose of this guide

**This guide is designed to help you through the registration process for the NICEIC Rented Sector Scheme.**

- The registration process step-by-step, including sections on how to complete your application for registration.
- How to prepare for your assessment (where required).
- What happens once you are certified.

Also included in this guide are the requirements for your business. If at any point you need some advice or assistance, please contact us on 0333 015 6626 we will be happy to help.

## What is the Rented Sector Scheme?

Registration will allow your business to be listed on the Registered Competent Person Electrical website. This is where the Government directs landlords or their agents to search for electrical contractors certified to undertake Electrical Installation Condition Reporting in the rented sector in England & Wales.

## Why would I want to be listed on the Registered Competent Person Electrical website for electrical installation condition reporting in the rented sector?

Landlords who let homes are required to appoint a qualified competent person, such as a registered electrical contractor to carry out a periodic inspection and test of the electrical installation in their properties at a maximum of every five years or sooner if the previous Electrical Installation Condition Report (EICR) indicates a shorter testing interval is required. Or run the risk of being fined tens of thousands of pounds.

### England

Since 1 July 2020 all new private tenancies have been required to have an electrical safety check in place.

Since 1 April 2021 all existing private tenancies have been required to have an electrical safety check in place.

Further information from the English Government can be found **here**.

### Wales

As part of the Governments Renting Homes (Wales) Act 2016, since 1 December 2022 all social and private tenancies have been required to have an electrical safety check in place.

Further information from the Welsh Government can be found **here**.

Landlords have a choice in relation to engaging a person to undertake the electrical safety check:

**in England and Wales**

- Use a contractor that is listed on the Register <https://electricalcompetentperson.co.uk/>

**or in England only**

- Find a competent person using a checklist covered in the Department for Levelling Up, Housing and Communities Guidance which can be viewed [here](#).

Landlords are guided to use registered businesses by Government; therefore, these changes provide business opportunities for electrical contractors wanting to work in this sector.



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# Application guidance

To be listed on the Registered Competent Person Electrical website to undertake Electrical Installation Condition Reporting in the rented sector in England & Wales, you need to apply by completing a Rented Sector Scheme Application form; confirming your business meets the following requirements and provide the applicable qualifications and insurance evidence for review.\*

Qualified supervisors of NICEIC Approved Contractors and Certsure Scheme for ECA Contractors do not need to provide craft qualification evidence but will be required to evidence the Electrical Inspectors 18th Edition and Periodic Inspection and Testing Qualifications.

- Agree to abide by the Rented Sector Scheme rules
- Agree for your business details to be listed on the Registered Competent Person Electrical website to undertake electrical safety reports
- Agree to use the Electrical Safety First Best Practice Guide No. 4 (current issue) Electrical Installation Condition Reporting: Classification Codes for domestic and similar electrical installations
- Confirm that your business holds at least £250,000 Professional Indemnity Insurance covering Electrical Installation Condition Reporting
- Confirm the operatives undertaking Electrical Inspections are competent\*\* to do so



Registrants on the Certsure Scheme for ECA Contractors must hold Domestic Installer Scheme Certification to be eligible to be listed on the Registered Competent Person website to undertake Electrical Installation Condition Reporting in the rented sector.

\*Business with Defined Approval status may not be eligible, please call us on 0333 015 6625 for further guidance

\*\*Please click [here](#) to view the acceptable qualifications for the Rented Sector Scheme



There is no application cost for being listed on the Registered Competent Person Electrical website for Electrical Installation Condition Reporting in the Rented Sector in England & Wales for NICEIC Approved Contractors and Certsure Scheme for ECA Contractors who hold Domestic Installer Scheme Certification.

Once your application has been to confirm requirements are met, reviewed a registration certificate will be issued and your business will be listed on the Registered Competent Person Electrical website for landlords or their agents to search for contractors registered to undertake Electrical Installation Condition Reporting in the rented sector in England & Wales.

## Suitable qualifications and experience requirements

During application (where applicable) and surveillance assessments your assessor will need to check the Electrical Inspectors qualifications, so please ensure you have the original certificates available.

If you have any questions regarding training qualifications or any other part of the registration process please contact us, and we will be happy to help. Please click **here** to view the acceptable qualifications for the Rented Sector Scheme.

Tel: 0333 015 6626 Email: [applications@niceic.com](mailto:applications@niceic.com)



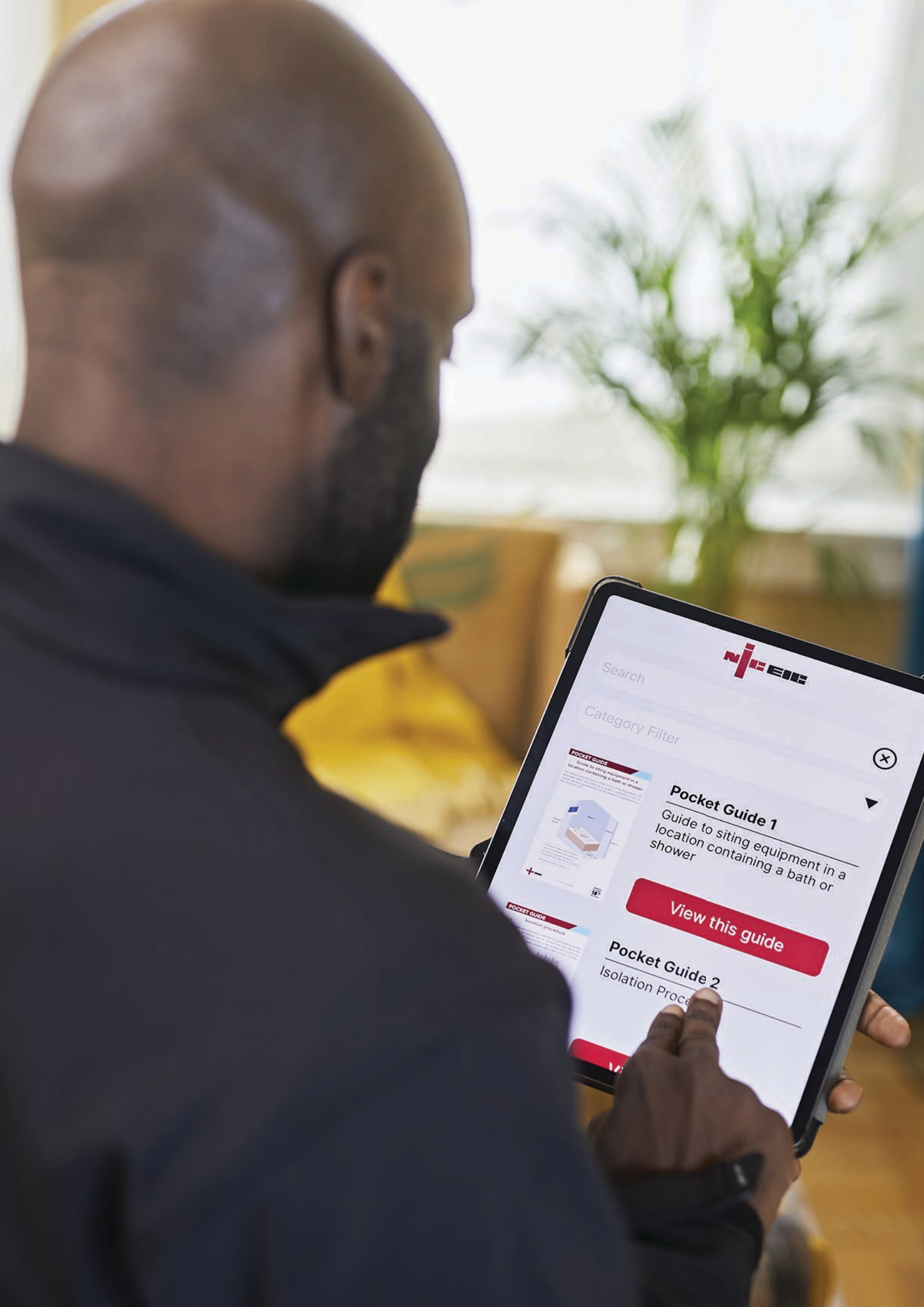
# After you are certified

Once certified, you must demonstrate that you are continuing to comply with the scheme rules and that technical standards are being maintained. We ensure this by undertaking surveillance assessments with your business on a regular basis, normally every year.

For NICEIC Approved Contractors and business' certified on the Certsure Scheme for ECA Contractors this is covered during surveillance assessments.







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### Pocket Guide 1

Guide to siting equipment in a location containing a bath or shower

[View this guide](#)



### Pocket Guide 2

Isolation Procedure

## About NICEIC

For almost 70 years, NICEIC has been the UK's largest certification body for electrical businesses with over 40,000 currently certified with us. As the industry leader, we drive the highest standards of competence and safety.

We assess, certify and train electricians, plumbers, renewable energy installers, and gas and heating engineers. To become certified, businesses must demonstrate their compliance with technical standards and industry best-practice through rigorous assessments and continuing professional development.

Trade professionals look to us for certification and technical leadership, and value the credibility our name gives theirs. We provide ongoing advice and support, and list their businesses on our online 'Find a trusted NICEIC tradesperson' tool.

We help build public trust in trade professionals – and we never compromise on that trust. We work alongside government and industry to shape policy and drive standards. Many UK businesses, government organisations, local authorities and landlords will only work with NICEIC-certified businesses.

The NICEIC brand is owned and managed by Certsure LLP.

## Contacting NICEIC

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