

## General GE 14 | Adoption of NCC 2022

### Audience

The audience/s for this Practice Note include/s:

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> Architects/ Designers             | <input checked="" type="checkbox"/> Owner Builders                             |
| <input checked="" type="checkbox"/> Builders                          | <input checked="" type="checkbox"/> Plumbers                                   |
| <input checked="" type="checkbox"/> Building Surveyors/ Inspectors    | <input checked="" type="checkbox"/> Real estate management agents              |
| <input checked="" type="checkbox"/> Engineers                         | <input checked="" type="checkbox"/> Trades and Maintenance (inc. Electricians) |
| <input checked="" type="checkbox"/> Home Owners / Residential Tenants |  |

### Purpose

This Practice Note provides guidance on the implementation of the NCC 2022 during the transition from NCC 2019 to the NCC 2022 version.

The content below provides guidance on:

- Transitional and delayed implementation arrangements for NCC 2022
- Use of NCC 2022 prior to adoption
- Application of new building regulations to building work

### Abbreviations & Definitions

The abbreviations and definitions set out below are for guidance only. They are not intended to vary those set out in the Building Act 1993, the Building Regulations 2018 or the National Construction Code.

- **ABCB** – Australian Building Codes Board
- **Act** – Building Act 1993
- **NCC** – National Construction Code, comprising the Building Code of Australia (Volumes One and Two) and Plumbing Code of Australia (Volume Three)
- **NCC 2019 – National Construction Code 2019, Amendment 1**
- **NCC** – National Construction Code 2022
- **RBS** – Relevant Building Surveyor
- **Regulations** – Building Regulations 2018



## Adoption of NCC 2022

The NCC 2022 came into effect on 1 May 2023 and includes transitional periods for energy efficiency and condensation management and delayed implementation for livable housing provisions, which come into effect on 1 May 2024.

### Key Dates

#### 1 May 2023

- NCC 2022 adopted
- All provisions in NCC 2022 apply except energy efficiency, condensation management and livable housing requirements:
  - NCC 2019 energy efficiency and condensation management requirements apply.
  - Livable housing requirements do not apply as NCC 2019 do not contain equivalent requirements.

#### 1 May 2024

- NCC 2022 energy efficiency, condensation management and livable housing requirements apply.

#### 1 May 2026

- Low lead evidence of suitability requirements for plumbing products commences.

Practitioners must adopt NCC 2022 as per key dates above unless given an exemption under section 10 of the Act by the RBS to comply with all or parts of the NCC 2019 in lieu of NCC 2022.

## Early Voluntary Adoption

There is nothing that prohibits a building being designed to meet the energy efficiency and condensation management requirements of the NCC 2022 on the provision that compliance is still achieved with NCC 2019. In many situations, the more stringent requirements of NCC 2022 will often be equivalent or exceed those contained in NCC 2019.

As an example, the livable housing provisions may be incorporated into a design prior to 1 May 2024 on a voluntary basis. As the livable housing provisions do not exist in NCC 2019 and does not take effect in NCC 2022 until 1 May 2024, the RBS would not need to assess and ensure compliance with Part H8 of NCC 2022.

## Application of new building regulations to building work

Where a building has been designed to comply with NCC 2019 however the building permit will be issued after 1 May 2023. An exemption may be given by the RBS for the building to comply with NCC 2019 under section 10 of the Act.

Minister's Guideline MG-13 offers guidance to the RBS and should be read in conjunction with section 10 of the Act.



## Related Documentation

- Building Act 1993
- Building Regulations 2018
- Plumbing Regulations 2018
- National Construction Code 2019
- National Construction Code 2022

## List of Amendments

- Updated transition dates

## Document history

<b>Sector</b>	Building
<b>Category</b>	General
<b>Topic</b>	Adoption of NCC 2022
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## Contact Us

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