



Additional information:

### **Progress made due to mandatory inspections in France**

1 January 2009, a new French regulation came into force. It requires an inspection for electrical installations of 15 years and older whenever a property is sold. An evaluation after one year demonstrates that this regulation is both an absolute necessity and a driver for change. Approximately 400,000 houses were inspected, of which 240,000 showed one or more unsafe feature. In 90% of the cases where unsafe features were found, the owner expressed an intention to improve the installation to meet safety requirements.

### **Fire is the main risk**

The main risk of under-maintained electrical installations is fire. An investigation of the Merseyside Fire and Rescue Service (UK) from 17 April to 8 December 2008 showed that 79% of accidental primary fires were caused by faults in the electric installations.

*FEEDS comprises various industry stakeholders dedicated to increasing electrical safety in dwellings while at the same time enhancing living standards. Those stakeholders include **AIE** (European Association of Electrical Contractors), **ECBL** (Europacable), **EUEW** (European Union of Electrical Wholesalers), **ECI** (European Copper Institute) and **FISUEL** (International Federation for the Safety of Electricity Users). They represent a total turnover of over 150 billion Euros and employ 1.1 million people in 200,000 companies, many of which are SMEs.*

**Download the brochure 'Electrical safety in the home' at [http://www.leonardo-energy.org/webfm\\_send/3651](http://www.leonardo-energy.org/webfm_send/3651)**



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- **Home automation systems** require adequate wiring for power and communications;
- Domestic **renewable electricity generation** offsets part of the energy consumption, but further increases the technical requirements for the electrical installation in order to allow the feed-back into the electricity distribution network.

The Communication recognises that many existing buildings are not adapted to their future role and have problems in terms of electrical safety. This corresponds strongly with the vision of the European Forum for Domestic Electric Safety (FEEDS).

### **Mandatory inspections as a remedy**

To gradually remedy the safety backlog, France requires an inspection of electrical installations of 15 years and older when buildings are sold (see frame). In Japan and South Korea, an inspection of the electrical installation every four resp. three years is mandatory for all dwellings. This regulation has produced clear and immediate results: one year after their entry into force, the immediate result was a reduction of the number of fires by a factor of 10.

FEEDS advocates such a system of regular mandatory inspections in the EU to bring the electrical installations of all dwellings up to a similarly high safety standard.

### **Growing importance**

Considering the ongoing evolution towards energy management of buildings, periodic inspections and upgrades are more vital than ever. An innovative approach to energy management is impossible without a modern and safe electrical installation.

### **For further information:**

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## A Safe Electrical Installation in the Home A pre-requisite for innovative energy management

*Brussels, Belgium, June 2010* - A modern and safe electrical installation is a sine qua non for further developing energy efficiency and renewable energy for buildings. This is recognised by the *Electra Communication* of the European Commission. More than half of the houses in the EU suffer from electrical safety issues. The European Forum for Domestic Electric Safety (FEEDS) advocates a system of periodic inspections to remedy this backlog.

### Old housing stock, unsafe installations

Half of the homes in the EU were constructed before 1970. Many of those homes have not yet undergone any renovation of the electrical installations. As a result of this old housing stock, 60% of the installations in Europe are under-maintained and potentially hazardous. They urgently require renovation to adapt to the increasing electrical demands of contemporary dwellings and prepare for the energy challenges of the future.

### The future is electric

The *Electra Communication* (COM 594 2.3.5) considers the energy management of buildings to be vital for achieving a sustainable electrical engineering industry in the EU.

According to the *Communication*, the role of electricity in buildings will continue to grow:

- To reduce the carbon emissions of houses, the use of **heat pumps** is gaining ground;
- Climate change mitigation also spurs the development of **electric vehicles**, which need a charging point in the home;
- With the ageing population of Europe, **technology assisted living at home** ('smart ageing') is gaining importance;



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