Name of Policy:
Legionella Management Policy
(Ref: PS/29)

Purpose of Policy: This Policy outlines how the Association manages its Legionella Management.

Policy Monitoring Details	
Department:	*Property Services*
Author:	*Amanda Hay*
Status:	*Group Policy*
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Updated:	
Planned Review Date:	*2028, unless legislative position changes*
Regulatory Outcomes being achieved:	**Conformance with:** **Health & Safety at Work 1974** **Control of Substance Hazardous to Health Regulation 2002** **Legionella's disease: The control of legionella bacteria in water systems**
Tenant Consultation Required:	No – feedback on outcomes assessed annually
Adherence with Association Values	This policy support all the Association's values.
Equalities Impact Assessment	Initial
HRA Implications	Article 8 Right to Respect for Private Life, Family Life and the Home Article 14 Prohibition of Discrimination

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1. Introduction

1.1 This document describes how Legionella control systems should be operated in Manor Estates Housing Association (MEHA) properties, premises and sites and should be read in conjunction with MEHA **PS 04 Tenant and Resident Safety Strategy**.

2. Legionella Background

2.1 Legionella is a bacterium which is common in natural water systems (such as streams, lakes etc) and can therefore also be present in manmade hot and cold water systems (storage tanks, pipework, taps and showers, etc).

2.2 Tenants, visitors to premises, MEHA staff and contractors are all at risk from Legionnaires' disease resulting from contaminated systems. It must be noted that young and healthy people can become infected.

2.3 Factors which Increase the Risk of Infection:

- Not keeping water storage tanks and down-service pipework maintained, or biofilms being kept in check
- Not maintaining stored hot water supply above 60°C, and distribution below 50°C
- Not maintaining the cold water supply at 20°C or below
- Not maintaining the flow of water through all outlets.
- Not flushing infrequently used outlets
- Having the presence of dead ends in the system
- Not adequately managing water flushing at void sites, way of creating and spreading breathable droplets, e.g. the aerosol created by a tap, shower head or even a toilet flushing.

2.4 Legionella and other bacteria feed on:

- any source of nutrients in water tanks such as biofilm, sludge, scale, rust, algae, and other organic matter.

3.0 Legionella Management Policy Statement

3.1 This Policy and the operational procedures cover the requirements to ensure that all systems for the storage and distribution of water are managed so as to prevent the spread of legionella bacteria and either sporadic or outbreaks of Legionnaires' disease and to comply with the regulatory requirements published by the Health & Safety Executive.

4.0 Management Policy

4.1 To comply with their legal duties MEHA, as both employers and those with responsibilities for the control of premises, are required to:

- Identify and assess sources of risk
- Prepare a scheme for preventing or controlling the risk
- Implement, manage and control the scheme of precautions
- Keep records of the precautions implemented
- Appoint a person to be managerially responsible
- Provide suitable and sufficient training for all relevant personnel to carry out their duties with respect to the control of Legionella.

4.2 This document provides information and guidance to managers and staff for ensuring that all MEHA properties have arrangements in place to prevent exposure of occupants to legionellosis.

4.3 The objective of this Policy and the guidance which it follows is to minimise the risk of exposure to Legionella bacteria in water systems. It is essential that the detailed arrangements specified are fully complied with.

4.4 This Policy will be reviewed every three years or earlier if new information/guidance and /or legislation is issued. Any recommendations following the review will be recorded and implemented as soon practically possible.

5.0 Duty Holder and Responsible Persons

5.1 MEHA has a duty to manage the safe management of water systems in respect of MEHA buildings in line with the Approved Code of Practice (ACOP) L8 Legionnaires Disease - The Control of Legionella Bacteria in Water Systems.

5.2 Under the MEHA **G 09 Health and Safety Policy** the duty to manage falls to the Chief Executive (CEO) of the organisation who will nominate a designated Responsible Person and Deputy to manage the risk of legionella management in the MEHAs properties and premises. The Responsible Person and Deputy will put in place an action plan in full compliance with all relevant legislation, approved Codes of Practice, Health and Safety Executive Guidance Notes, relevant government advice to minimise the risk of legionella and to manage and monitor the necessary work systems and procedures.

5.3 Through the **PS 04 Tenant and Resident Safety Strategy** and the Annual Health and Safety update the CEO will ensure that the safe

management of water systems is promoted across the whole of MEHAs undertakings and that the Board of Management:

- are made aware of the needs and resource requirements of MEHA staff to enable them fully to carry out the safe management of water systems within the MEHA property portfolio.

- keep themselves appropriately appraised in relation to the management of water systems and the legislative requirements and associated HSE Guidance that relates to water systems.

5.4 The **Property Services Director (PSD)** is MEHA's designated Responsible Person for the issue of the policy on legionella management and for ensuring all suitable arrangements are in place for the implementation and maintenance of that policy including the appropriate allocation of resources, and any related procedures on a day to day (or emergency) basis to:

- Identify and assess sources of risk, e.g. where conditions are present that may encourage legionella bacteria to multiply or where there is a means of creating and disseminating breathable droplets and establish any items of non-compliance.

- Assess the risk posed by legionella management and look at the possibility of removal or replacement of any risks identified, thereby minimising the chance of the proliferation and dissemination of the legionella bacteria.

- Review the performance of the risk control measures, and revise risk assessments as appropriate.

- Prepare and implement a management plan to manage the risk of legionella.

- Arrange a programme of routine inspection and maintenance of water systems, including, where needed, a programme of disinfection.

- Implement the plan and monitor compliance for all relevant systems.

- Manage a programme of training in legionella awareness for MEHA managers and staff, keeping all relevant personnel adequately trained in practices and procedures with respect to the control of Legionella.

- Ensure adequate cost centre budget provisions are adequate to meet the necessary health and safety standards.

- Maintain all records and carry out annual internal reviews of the Legionella Management Register.

- Ensure all contractors, consultants and sub-contractors that carry out water management works have detailed policies and training plans in relation to managing legionella risk.

- Ensure contractors contracted to work on MEHA properties have access to the Legionella Management Register to inform them of the presence and locations of stored water tanks.

- Where modification to any deficient systems and equipment are identified, to manage the remedial activity to achieve compliance, and arrange updated records.

- Maintain records of maintenance, inspection and testing for a period of at least five years.

- Communicate any legionella risk issues/requirements with internal staff and contractors.

- Seek specialist advice as necessary to implement the day to day management of the Legionella Management Policy.

- Arrange third party audits on policy compliance.

5.2 The **Property Services Manager (PSM)** is MEHA's designated Deputy Responsible Person for ensuring all suitable arrangements are in place for the implementation and maintenance of that policy including the appropriate allocation of resources, and any related procedures on a day to day (or emergency) basis. The PSM with the assistance of the Project, Contract, Compliance Co-ordinator (PCCC) will:

- Ensure that all Property Services and other relevant staff are aware of their responsibilities in relation to legionella management and arrange and record suitable training of legionella management procedures and actions to be taken.

- Ensure that adequate arrangements, including risk assessments, for the management of water systems are in place, to prevent MEHA staff and other persons becoming exposed to Legionella.

- Ensure that arrangements are in place in order to implement all necessary measures in the absence of the Responsible Person.

- Manage the two yearly risk assessment review programmes of all water systems including the routine inspection and maintenance, and a programme of disinfection where required.

- Ensure that Inspection Reports are maintained of all temperature checks, cleaning, de-scaling, disinfections and flushing of low use outlets, are recorded on the Legionella Management Register and any updates are notified to all relevant parties.

- Ensure that accurate records of any alterations and modifications to the water systems are maintained at all times and all relevant records and documentation relating to legionella management are held secure on MEHA shared filing system.

- Record and fully investigate any breaches of non-compliance with the legionella management procedures.

- Report incidents to the Health & Safety Executive under the Reporting of Injuries, Diseases and Dangerous Occurrences Regulations (RIDDOR).

- Ensure that any planned contract requiring significant changes to water system to be considered in line with appropriate re-commissioning requirements.

- Ensure that Contractors appointed to work on the water system, are suitable qualified and that a clear directive in relation to removal of Dead-legs are listed in all contract documentation.

- Ensure regular feedback is received from the water hygiene contractors and any concerns raised are addressed.

- Notify the PSD if they are unable to provide or allocate the necessary resources to secure compliance with MEHAs responsibilities in respect of water systems as outlined above.

- Provide advice and guidance to all MEHA staff in relation to the control and management of water systems.

- Respond, where necessary, to emergency situations in relation to water systems in all MEHA properties.

5.3 MEHA staff will:

- Take reasonable care for the health safety and welfare of themselves and that of others who may be affected by their activities in relation to any contact or involvement with Water Systems in MEHA properties.

- Not interfere with or misuse any equipment which is provided to control water systems.
- Co-operate in the implementation of MEHA Legionella Management Plan.
- Co-operate in any investigations in relation to any water systems incident.
- Attend training and refresher sessions on Legionella Management, in line with clause 12.2 and 12.3, as arranged by PSM.

6. Implementation of Legionella Management Policy

6.1 Approach to Risk Assessment

MEHA arrangements for the implementation of the above strategy are based on the recorded categorisation of our property types and a level of risk assessment covering the water system type (from Stored Water to Combi-Boiler type) together with the occupants of the site (typical tenanted stock or supported accommodation for disabled or elderly).

The Risk Assessment for an individual site should be based on the Legionella Control Association Standard – Legionella Risk Assessment Services 801.20.07.23 and may be a full investigative risk assessment or a desk-top / archetypal study.

The on-going maintenance control scheme requirements may vary from full monthly temperature monitoring and regular cleaning of systems, to supplying tenants with on-going / periodic information on how to minimise any risk from Legionella.

6.2 Risk Assessment Categorisation

MEHA will identify their properties into 3 Risk Categories based on their knowledge of the sites, their water systems and occupant types :

Risk Category	Site Type	Typical Control Scheme	MEHA
High Risk Sites	Sites with susceptible groups of tenants such as supported accommodation	Control Scheme derived from full Risk Assessment in-line with L8 requirements. Fully conforming to the Recommended Frequencies for the management of Hot & Cold Water Systems Risk Assessment reviewed every 2 years	N/A Refer to **Appendix 1 High Risk Site Maintenance** Control Scheme / Maintenance Requirements
Medium Risk Sites	Sites which have communal areas and / or with stored water / showers / hot water tanks (calorifiers)	Annual Inspection and Disinfection of Shared Cold Storage and related down-services Tenants provided with on-going / periodic information on how to minimise any risk from Legionella	Refer to Legionella Management Register

Low Risk Sites	Sites with dedicated stored services contained within the site Sites with no stored water such as combination boilers	Tenants provided with practical information in the form of Newsletter or Leaflets (annually or biannually) on how to minimise any risk from Legionella	Refer to Legionella Management Register

6.3 Where it is not possible to assign a property into either category the higher risk category (High Risk) will be applied, and the results of a full risk assessment will be utilised to properly determine the risk and risk category.

6.4 MEHA will appoint suitably experienced and qualified consultants (members of the Legionella Control Association (LCA) or the Water Management Society (WMSoc)) to undertake risk assessment of the water systems within sites deemed to be High Risk.

6.5 The purpose of the risk assessment is to identify any areas in the water systems that present a hazard to the occupants of the property.

6.6 The Responsible Person must ensure that any property that has a water supply that could reasonably produce a water aerosol is subject to a risk assessment.

6.7 It will be acceptable for a desk-top study and archetypal survey program to be carried out where there are large numbers of similar properties.

6.8 Where a desk-top approach is taken and the sites are deemed to be low risk and not requiring site visits to physically assess the risk, a 5% sample of each property type should be taken to confirm the desk-top risk assessments findings.

6.9 Risk assessments, for any High Risk sites, should assess the water systems and the potential of exposure of persons to Legionella bacteria.

6.10 The assessment will highlight areas of concern and will recommend where changes (both physical and procedural) are required and will form the written scheme for controlling the risk from exposure.

6.11 Physical changes can range from replacement / reconfiguration of parts of the system through to increases in temperatures and throughputs required to reduce the potential proliferation of legionella bacteria and other microorganisms.

6.12 Risk Assessment Review

The Responsible Person will keep records of the dates of the last risk assessment and arrange for repeat inspections to be carried out.

It may be necessary to carry out ad hoc risk assessment reviews at other times, for example following major refurbishment works or changes of use to the building.

6.13 Records

All records pertaining to specific buildings are retained for at least the life of the building. If the responsibility for a building change, then the records shall be transferred to the new duty holder.

6.14 In Medium Risk Sites where annual Inspection and Disinfection of shared stored cold water services are carried out the annual Inspection and Disinfection Certificate will be retained by the Responsible Person who will keep records of the dates of the last inspection / disinfection and arrange for repeat inspections to be carried out annually.

6.15 If MEHA had any High Risk Sites and where a full Risk Assessments had been conducted, MEHA would arrange for the risk assessment to be reviewed every two years. The Responsible Person will keep records of the dates of the last risk assessment and arrange for repeat inspections to be carried out. The Association does not have any high risk locations at this point of time. (see **Appendix 1 High Risk Sites**).

6.16 H&S Manual for High Risk Sites

If MEHA has any High Risk Sites, they shall be provided with a Health & Safety Manual which will incorporate a water hygiene section that complies with Paragraphs 66 to 69 of the Health and Safety Commission's **ACOP Guidance document "Legionnaire's Disease: The control of legionella bacteria in water systems" (L8)**, and will contain the following:

- Confirmation of the Responsible Person, their duties and any tasks delegated to other personnel under their control.
- Provision for recording all inspections and work undertaken by contractors or site personnel on the water systems.
- A copy of the risk assessment including schematic diagram of the water systems and any necessary precautionary measures.

- Routine monitoring record sheets.
- The manual must be retained for the life of the building. All inspection reports and records must be filed in the appropriate section of the manual, which needs to be retained for at least 5 years.

6.16 Medium Risk Site: Maintenance Control Scheme Requirements / Maintenance

As identified from the Risk Assessment the following checking, inspection, temperature, monitoring, disinfection and cleaning procedures will be carried out by sub-contracted agents under the control of the Responsible Person:

A calibrated and certified digital thermometer is required to meet the legal requirements for temperature monitoring.

Procedure	Frequency	Process
Cold water storage tanks *	Annually	Test temperatures at the incoming water inlet (or closest point) and at a point remote from the ball valve. Temperature should be below 20ºC. If the required temperatures are not within 20ºC. This should be logged and reported to the **PSM**.
Cold water storage tanks	Annually	Visual inspection of the cold water storage tanks to ensure that the tanks are in acceptable condition and conform to all current legislation. Any significant deterioration or change from the Initial Inspection Report, should be logged and reported to the **PSM.**
Cold water storage tanks	Annually	Tanks and down-services to be disinfected using appropriated product and method with certificates issued upon completion.

6.17 Low Risk Site: Maintenance Control Scheme Requirements / Maintenance

As the initial desk-top / archetypal Risk Assessment has identified the sites in this category as Low risk, no physical maintenance or control scheme is required.

The sites in question will however be monitored to ensure that changes to the water systems are reviewed in-line with the risk categorisation and that any change which may result in a change to the risk is reported to the PCCC.

6.18 Tenants of both Medium and Low Risk Sites will be provided with on-going / periodic information on how to minimise any risk from Legionella via leaflets or publications in Newsletters and website. This will include basic information on safe outlet flushing after holidays and cleaning of showerheads.

6.19 Inadequate results from checks

In any system where control levels of the treatment regime are not being constantly achieved i.e. temperatures fall outside of the accepted parameters, a thorough review and monitor of the system and treatment regime will take place until the system is brought back under control. Issues requiring actions such as dirty tanks or being unable to achieve control temperatures should be reported to the PCCC.

7. Exposure to Legionella

7.1 Legionella is a naturally occurring bacterium which may be present within water systems and is acceptable in small quantities. Where samples have identified a significant level of Legionella bacteria in a system, this does not constitute a case of Legionnaire's Disease. An outbreak is defined by the Public Health Laboratory Service as 2 or more confirmed cases of legionellosis occurring in the same locality within a six-month period, in the event of an outbreak an investigation will be carried out by the Public Health Authority.

7.2 The PSD will seek assistance from a specialist consultant for investigating and advising on cases of exposure to Legionella, or other bacteria.

8. Action in the Event of Detecting Legionella Bacteria

8.1 When a positive Legionella Bacteria count is identified from the analysis of a water sample taken the Responsible Person will arrange for appropriate action to be taken in accordance with ACOP L8.

8.2 The Responsible Person in conjunction with the PCCC will arrange for adequate control measures to be implemented during this period. Such as cleaning and disinfecting the affected system(s) where necessary to remove the bacteria. In order to prevent a reoccurrence, the system may require modifications to remove the factors that have allowed the bacteria to multiply.

9. Action in the Event of a Case of Legionnaire's Disease

9.1 If it is suspected or confirmed that a member of staff or resident in a MEHA controlled property has contracted Legionnaires Disease there is a legal obligation to report this to the Health and Safety Executive (under RIDDOR). This report should be submitted by the Property Services Director. The Responsible Person will also ensure that the CEO, the Board of Management and the Insurers are informed of a potential investigation.

9.2 If the outbreak is confirmed as originating within a MEHA property, the Responsible Person and PCCC will provide any such details and records as the investigating department require.

9.3 An emergency action team will be set up to deal with any requirements for rectifying the situation. This could involve but not be limited to:

- Decanting of tenants
- Clean and disinfection of the system
- Microbiological analysis of the water system
- Evaluation of monitoring/cleaning records
- Co-operation with investigating bodies
- Dealing with media enquiries

and will be operated in style of **Business Continuity Policy G 01, Business Continuity Plan Appendix 5 Serious Injury or Fatality to staff member or customer.**

9.4 The team will comprise of:

- CEO
- PSD
- PSM
- PCCC
- Housing Management Director (HMD)

10. Void Property Management

10.1 Decommissioning

If a property is to remain unused for an extensive period of time (over 4 weeks), it is recommended that the water systems are drained down fully, ensuring that all hot water tanks / calorifiers are taken off-line.

If a property is unused for shorter periods that exceed 1 week little used outlets should be flushed out during the period of disuse to prevent the water stored within the systems from becoming stagnant:

- Flush through and purge to drain without the release of aerosols all little used outlets – including taps, showers and toilets.
- Outlets should run for 5 minutes, with care being taken regarding drainage capability.

10.2 Recommissioning

If a system has been out of use and not regularly flushed or it has been drained down, it will require disinfecting prior to being used. This process should be carried out by a competent person as the levels of disinfectant must be carefully controlled. There may be airlocks within the system that will require removal if it has been drained down and refilled.

Where a system has been out of use but regularly flushed in accordance with the above, then the cold systems may be returned to normal use with no further measures to be taken.

11. Audit Process

11.1 Audits of the Legionella Management Policy and Legionella Management Register will be undertaken by specialist consultant to ensure compliance with current regulations:

- Annual: Internally by the Property Services Team
- Biennial: by EVH as part of MEHA's Health & Safety Audit
- 5 Yearly: appointed internal audit consultant, through Tenant and Resident Safety internal audit plan

12 Training, Staff & Contractors

12.1 The PSD is responsible for the provision of adequate training for MEHA staff in legionella awareness. This duty will be discharged by the PSM,

using suitably experienced specialist, and will be arranged and monitored in line with the Health and Safety Control Manual Version 3 Section 3.6 annual training plan. Any enhanced training requirements will be assessed during the 3 yearly audit cycle.

12.2 All Property Services staff who manage property and or health and safety aspects of MEHA's business are required to complete legionella awareness training, as a minimum, which will be required every 3 years. Newly employed property services staff will receive online legionella awareness training as part of their induction.

The training will cover but not be limited to

- Legislation and Guidelines
- Legionella Risk Assessments
- Understanding Water Systems
- Monitoring Programs
- Cleaning and Disinfection

12.3 All staff will be given a general overview of our policy and procedures relating to Legionella Management by the Property Services Team at least every 5 years or when there are significant updates.

12.4 In line with Staff Training and Development Policy HR 20 all courses will be evaluated by the individual attending and feedback analysed for future reference. Training record sheet attached as **Appendix 4**.

12.5 All contractors carrying out inspection or maintenance activities on site must have undergone legionella awareness training or refresher training within the last 12 month period. Adherence to the requirement will form part of the tender documentation and will also be recorded at the pre-start meeting.

Legionella Management Policy

Appendix 1 – High Risk Site Maintenance Requirements

MEHA does not have any high risk locations at this point of time. If any properties are subsequently assessed as meeting High Risk Site Criteria, then MEHA will undertake the following High Risk Site Maintenance Requirements.

If identified from the Risk Assessment the following checking, inspection, monitoring and cleaning procedures must be carried out as required, by or under the control of the Responsible Person. The basic temperature monitoring and flushing will be carried out by the Retirement Housing Managers or Nominated Individuals. Cleaning and disinfection works will be carried out by sub-contracted agents:

High Risk Site Maintenance Control Scheme / Maintenance Requirements

Procedure	Frequency	Process
Flushing of infrequently used outlets (as identified by the Risk Assessment)	Weekly	Flush through and purge to drain without the release of aerosols all infrequently used outlets – including taps, showers and toilets. Outlets should run for 5 minutes, with care being taken regarding drainage capability.
Cold Water Systems Temperature Checks *	Monthly	Check and record temperatures at the cold water sentinel taps. The temperature should be less than 20ºC within two minutes. If the required temperature of 20ºC is not recorded, the Property Services Director should be consulted (however, it should be noted that during the warmer summer months, water temperatures in excess of 20ºC can occasionally be recorded).
Hot Water System	Monthly	**Taps**

Temperature Checks *	Monthly	Check and record temperatures at the hot water sentinel taps. The hot water supply should reach 50ºC within one minute. If the required temperature of 50ºC is not recorded, the Property Services Director should be consulted. Where a TMV is fitted the hot water supply prior to the TMV should reach 50ºC within one minute. A temperature check should be made using a surface temperature probe placed on the hot water pipe entering the TMV. If the required temperature of 50ºC is not recorded, the Property Services Director should be consulted. **Hot Water Tank/ Calorifier** **(Recirculating Systems Only)** Check and record temperature of the water leaving and returning to the Hot Water Tank / calorifier. (Where suitable gauges are not installed the check is made by placing a thermometer with a surface probe on to the pipes). Outgoing should be at least 60ºC, return not less than 50ºC. if the required temperatures are not recorded, the **Property Services Team** should be consulted.

Shower Head / Spray Tap Cleaning	Quarterly (minimum) or more frequently if necessary	Dismantle and disinfect all showerheads using suitable materials. Use a de-scale agent (as required) to remove lime scale by soaking the showerhead for 30 minutes, or until the lime scale has been removed. All disinfection, de-scaling and cleaning products must be used in accordance with the COSHH risk assessment for the products.
Hot Water Systems Temperature Checks for Scalding prevention *	6 Monthly	Carry out inspection and test of all TMV's in line with NHS Model Engineering Specification D08 and or manufacturer's instructions.
Cold water storage tanks *	6 Monthly	Test temperatures at the incoming water inlet (or closest point) and at a point remote from the ball valve. Tests to be taken once in the winter and once in the summer, temperature should be below 20ºC. If the required temperatures are not recorded, the **PSM** should be consulted.
Water tank ./ Calorifier inspection	Annually	Drain the water tanks / calorifiers. Check for debris at base of unit. Clean and disinfect as required.
Cold water storage tanks	Annually	Visual inspection of the cold water storage tanks to ensure that the tanks are in a sound clean condition and conform to all current legislation.

		If necessary, any faults should be rectified, and the tanks should be disinfected with certificates issues upon completion.
Cold Water Systems Temperature Checks *	Annually	Test water temperature at a representative number of outlets to ensure that the system is reaching satisfactory temperatures throughout. Temperatures to be <20 ºC after 2 minutes All outlets should be covered over the annual period.
Hot Water System Temperature Checks *	Annually	Test water temperature at a representative number of outlets to ensure that the system is reaching satisfactory temperatures throughout. Temperatures to be >50 ºC after 1 minute All outlets should be covered over the annual period.
Hot Water Systems Temperature Checks for Scalding prevention *	Annually	Carry out service to all TMV's in line with NHS Model Engineering Specification D08 and or manufacturer's instructions.

* A calibrated and certified digital thermometer is required to meet the legal requirements for temperature monitoring.

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Appendix 2 - Training Record Sheet

MANORESTATES Housing Association

Training Record

Name	Position	Training	Health & Safety Requirement	Date	Expiry

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Appendix 3 – Legal Requirements and Further Advice

The Health & Safety Executive (HSE) publish various documentation both legislative and for guidance purposes which reference the risk posed by water systems in relation to both Legionella and scalding. Legal requirements include:

Approved Code of Practice (ACOP) L8 – Legionnaires Disease: The Control of Legionella Bacteria in Water Systems

The Health and Safety at Work Act 1974

The Management of Health and Safety at Work Regulations 1999

The Workplace (Health, Safety and Welfare) Regulations 1992

The Occupiers' Liability Acts

The Control of Substances Hazardous to Health (COSHH) Regulations 2002 (as amended)

The Water Supply (Water Fittings) Regulations 1999

BS8558 2015 Guide to Design, Installation, Testing and Maintenance of Services Supplying Water for Domestic Use

HSG 274 Legionnaires Disease Technical Guidance

Further Advice

Further advice can be found on the Health and Safety Executive's web site

www.hse.gov.uk/legionnaires or,

refer to the Health Protection Agency website

Appendix 4 – Routes of Professional Standards for Legionella and Water Management Consultants

Consultants demonstrating suitable qualification and experience may be members of the Legionella Control Association (LCA) or the Water Management Society (WMSoc).

Legionella Control Association

Water Management Society