



# Fact Sheet

## Installation of Temperature Control Devices

### General Information

This fact sheet is intended to help clarify when a temperature control device is required to be installed to a heated water installation.

Heated water services are regulated in Tasmania under the *Building Act 2016*. These installations must be in accordance with the National Construction Code (NCC).

Prior to the 2019 edition of the (NCC), like for like water heater replacements did not require the installation of a separate temperature control device to reduce temperatures at any outlet. In the 2019 edition of the NCC the Tasmanian like for like replacement requirements changed so that now a temperature control is required. The reason for this change was to reduce scalding incidences in premises and in particular to sanitary fixtures for personal hygiene.

In NCC Volume 3, Plumbing Code of Australia (PCA) Part B2 “sets out the requirements for the design, construction, installation, replacement, repair, alteration and maintenance of any part of a heated water service of a property that is connected to the drinking water supply”.

Under the Deemed-to-satisfy Provisions of PCA B2.5, maximum delivery temperatures are required for heated water at the outlet of each sanitary fixture. B2.5 of the PCA should be read in conjunction with the Tasmanian variations to this requirement, Tas B2.5, which states the following:

**Tas Application I:** B2.5 applies to both new and replacement heated water installations for personal hygiene purposes.

**Tas Exemption I:** B2.5 does not apply to the replacement of a single heated water storage unit within a range or bank of heaters.

Therefore, when **replacing** an existing hot water heater (**like for like**), supplying the sanitary fixtures for personal hygiene purposes, sections B2.5 and TasB2.5 apply. A temperature control device must be installed to ensure that the correct temperature is achieved at the outlet of sanitary fixtures.

Section B2.6 of the PCA identifies suitable control devices that must be used for various building classifications and uses. But this should be read in conjunction with the Tasmanian Variation Tas B2.6.

**Tas Application I:** B2.6 applies to both new and replacement heated water installations for personal hygiene purposes.

**Tas Exemption I:** B2.6 does not apply to the replacement of a single heated water storage unit within a range or bank of heaters.

*Table 1 The following chart is a guide to when a temperature control device is required.*

Heated water service replacement /additions scenario	Temperature Control Device required	Additional Comments
Replacement of an existing heater with [like for like] new heater	Yes	
Replacement of an existing heater with an alternate model, size or heat source	Yes	
Repositioning of an existing heater to a new location	Yes	
Replacement of any associated valves, elements or thermostats on an existing heater etc	No	Not an additional requirement
Replacement of all of the heaters that are installed in a manifold system	Yes	
Replacement of one or more heaters, but not all the heaters in a manifold multiple bank of heaters	No	
Replacement of a heater unit where currently a touch pad is installed	Yes	
New sanitary fixtures connecting to the existing heated water service, but no work is carried out on the existing heater and there is no existing temperature control device installed on the existing sanitary fixtures	Yes	Only new fixtures installed are required to have a temperature control device.
Replacement of existing plumbing fixtures or fixture taps and there is no existing temperature control device	No	Example: replacement of a basin tap
Replacement of solar collection panels only	No	
Sanitary fixtures not for personal hygiene purpose eg in domestic kitchen and laundry	optional	May not be best practice where a higher temperature is required for the satisfactory operation of a fixture or appliance.

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