

Domestic BER Assessors

Pre-Qualification Registration Checklist

Effective 1st of July 2025, the pre-requisite criteria to register as a domestic BER assessor listed below will be replaced by new criteria.

Information on the new pre-requisite registration criteria due to commence on the 1st of July 2025 can be found [here](#).

We will still accept the previous registration criteria for those candidates who have enrolled in or completed their domestic BER training course prior to the 1st of July 2025.

From the 1st of July 2025 all other candidates must use the new registration criteria to demonstrate that they have the fundamental skills to register.

To register as a Domestic BER Assessor and before advancing to complete the Domestic BER Training Course to register as a Domestic BER Assessor, you must first ensure that you have fulfilled the required pre-qualification criteria.

To join the register, Domestic BER Assessors require an NFQ Level 6 Advanced /Higher Certificate (120 ECTS credits) in construction studies (or similar) or a recognised equivalent.

The pre-qualification criteria are determined using the National Framework of Qualifications (NFQ) applicable ECTS credits for a two-year (or equivalent part-time duration) qualification. It is based on the accumulation of 120 ECTS credits awarded following a 2-year full time course (or equivalent part-time duration). 1 ECTS credit corresponds to 20 'learning hours'.

The below checklist should be used as a guide to assist you in determining if you have fulfilled the pre-qualification criteria to register as a BER Assessor.

The following guidance details the two routes a candidate can take to satisfy the pre-qualification requirements. Candidates only need to demonstrate compliance with one of these two routes.

1. **Route 1:** Domestic BER Assessors registering using an NFQ Level 6 Advanced/Higher Certificate (120 ECTS credits) in construction studies (or similar).
2. **Route 2:** Domestic BER Assessors registering under 'equivalence'.

Within each there are subsections to support you in demonstrating suitability with that particular route.

Other important information regarding your registration application:

- Please Note, the QQI 6N0732 Domestic BER Training Course is a NFQ Level 6 Minor Award (15 ECTS credits) and cannot be used to meet the pre-qualification criteria for Section 1b. This is an additional training requirement for those seeking to join the National Register as a BER Assessor.
- Regarding the UK Domestic Energy Assessor (DEA) Course. This course will be accepted as a relevant qualification, provided it is supported by other appropriate construction-related qualifications that support the accumulation of 60 ECTS credits.

If you have any further questions, please contact the BER Helpdesk for guidance at info@ber.seai.ie

Route 1:

Domestic BER Assessors registering using an NFQ Level 6 Advanced/Higher Certificate (120 ECTS credits).

The below details the criteria to be met by candidates seeking to register as a BER Assessor using an NFQ Level 6 Advanced/Higher Certificate in construction studies (or similar).

Candidates must fully meet one of the criteria listed below in order to register as a BER Assessor under this route.

	Criteria for Registration:	Y/N
1.	Candidate can demonstrate that they hold an NFQ Level 6 Advanced/Higher Certificate in construction studies equating to <u>120 ECTS credits</u> .	
2.	<p>Candidate can demonstrate that they hold an NFQ Level 6 Advanced/Higher Certificate in a subject similar to construction studies equating to <u>120 ECTS credits</u>, where <u>at least two</u> of the topics listed below have been covered;</p> <ul style="list-style-type: none"> • Architecture, • Architectural Technology, • Building Construction / Technology, • Building Design, • Building Energy Performance, • Building Services Engineering, • Building Surveying, • Civil Engineering, • Electrical Engineering, • Mechanical Engineering, • Quantity Surveying. 	
3.	<p>Candidate does not hold an NFQ Level 6 Advanced/Higher Certificate, but can demonstrate the accumulation of <u>120 ECTS credits</u> through providing details of an accumulation of completed awards, courses, modules and/or components within construction related studies and/or within the topics listed below from a recognised awarding body;</p> <ul style="list-style-type: none"> • Architecture, • Architectural Technology, • Building Construction / Technology, • Building Design, • Building Energy Performance, • Building Services Engineering, • Building Surveying, • Civil Engineering, • Electrical Engineering, • Mechanical Engineering, • Quantity Surveying. 	
4.	Candidate holds an international qualification and/or qualifications in construction studies (or similar) and can demonstrate its equivalence to an NFQ Level 6 Advanced/Higher Certificate equating to <u>120 ECTS credits</u> .	

Route 2:

Domestic BER Assessors registering under 'equivalence'.

Equivalence may be defined as a combination of an appropriate construction-related qualifications and significant relevant experience.

This route to registration may be used by candidates who **do not** hold a NFQ Level 6 Advanced/Higher Certificate in construction studies.

Candidates must fully meet **both** criteria below in order to register as a BER Assessor under this route.

	Criteria for Registration:	Y/N
1.	<p>Candidate can demonstrate the accumulation of <u>60 ECTS credits</u> by providing details of completed awards, courses, modules and/or components within <u>construction-related studies</u> and/or within the topics listed below;</p> <ul style="list-style-type: none"> • Architecture, • Architectural Technology, • Building Construction / Technology, • Building Design, • Building Energy Performance, • Building Services Engineering, • Building Surveying, • Civil Engineering, • Electrical Engineering, • Mechanical Engineering, • Quantity Surveying. <p>Or</p> <p>Candidate can demonstrate that they hold a Level 6 Advanced/Higher Certificate (or higher) in a discipline not construction-related.</p> <p>And</p> <p>Candidate can also demonstrate their understanding of domestic building systems through significant relevant experience as described in Point 2 below.</p>	
2.	<p>Candidate can demonstrate 2-years (full time and professional) significant relevant experience within a construction-related environment, demonstrating a <u>basic</u> understanding of domestic building systems (e.g. domestic building services, building fabric, heating systems, hot water, ventilation, lighting, building surveys, etc.).</p> <p>The below skill sets, or competences <u>may</u> be used as a guide to support and structure your demonstration of significant relevant of experience:</p> <ul style="list-style-type: none"> a) The ability to survey buildings, take measurements and carry out detailed calculations; b) The ability to read and interpret building drawings and specifications; c) Basic knowledge of building regulations; d) Basic knowledge of construction methods for domestic buildings; e) Basic knowledge of domestic building services, including heating, hot water, ventilation, lighting. 	