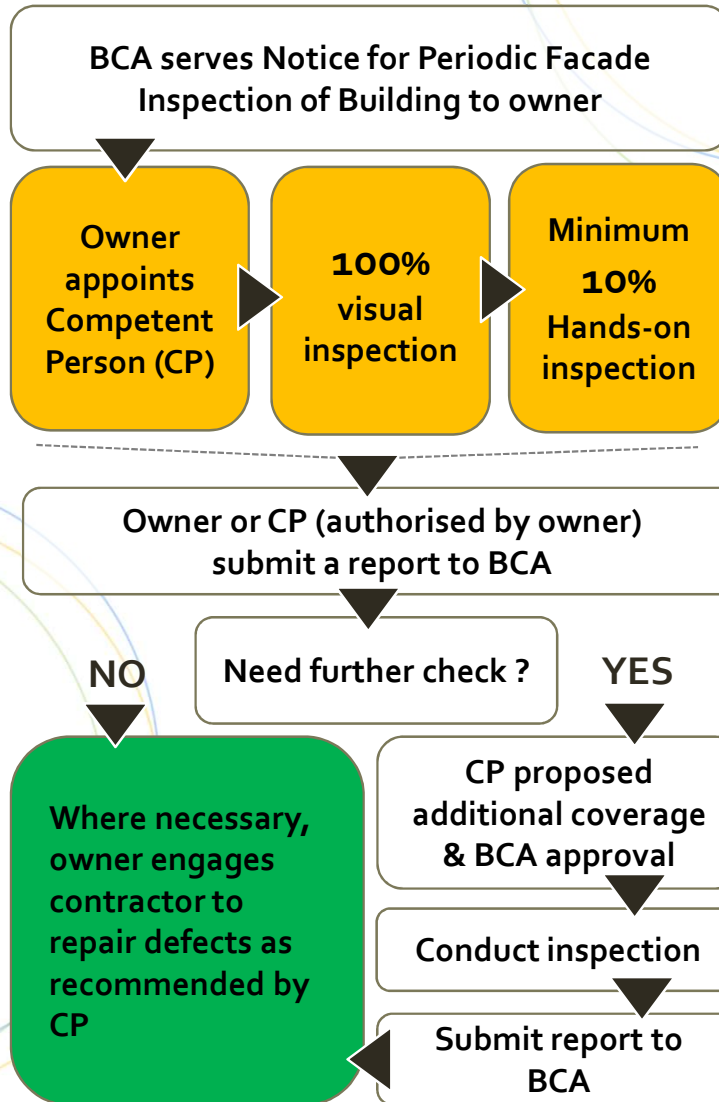


PERIODIC FAÇADE INSPECTION



Periodic façade inspection (PFI) regime was introduced to enhance the maintenance requirements of building facades for public safety.

With PFI, signs of deteriorating façade materials and loose connections can be detected early so that owners can be alerted to carry out repairs.

Contribute to a safe built environment in Singapore

It is required by law under the Building Control Act for owners to conduct periodic façade inspection for ***buildings that are more than 20 years of age & once every 7 years.**

*Buildings that are exempted:

- Private landed houses
- Temporary buildings
- Buildings less than 13m in height

Competent Person

Competent Persons will have to obtain "Certificate in Façade Inspection" and is a

- Professional Engineer (registered with the Professional Engineers Board) in civil or structural engineering, or
- Registered Architect (registered with the Board of Architects Singapore)

If you need any clarifications, please contact us through BCA's Online Feedback Form or call 1800 342 5222.



Please visit BCA's website for additional information and FAQs on the PFI regime.

Visual Inspection



- Carry out from ground level or other vantage point to detect visible tell-tale signs (i.e. cracks, water marks, rust, corrosion)
- Aided by cameras, binoculars, drones etc.

Hands-on Inspection for each building face



- Pick up deteriorating façade (i.e. hollowness, corrosion)
- Close-up inspection with the use of hands/tools (i.e. hammer) to tap on plaster/tile façade or use of appropriate technology to achieve similar outcome
- Use of devices (i.e. scanning equipment) to view concealed connections for curtain wall/cladding



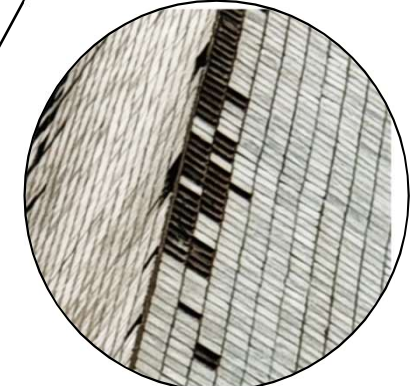
Spalling concrete



Bulging board cladding



Dangling vertical fin



Dislodged tile facade



Dangling awning



Bulging brick facade

