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“ The systems should be recommissioned as though they were new (ie thoroughly flushed, cleaned and disinfected) before returned to use.

Pg24. 2.5.2 - Buildings temporarily taken out of use (mothballing)  
HSE - HSG274 Legionnaires' disease Part 2: The control of legionella bacteria and cold water systems

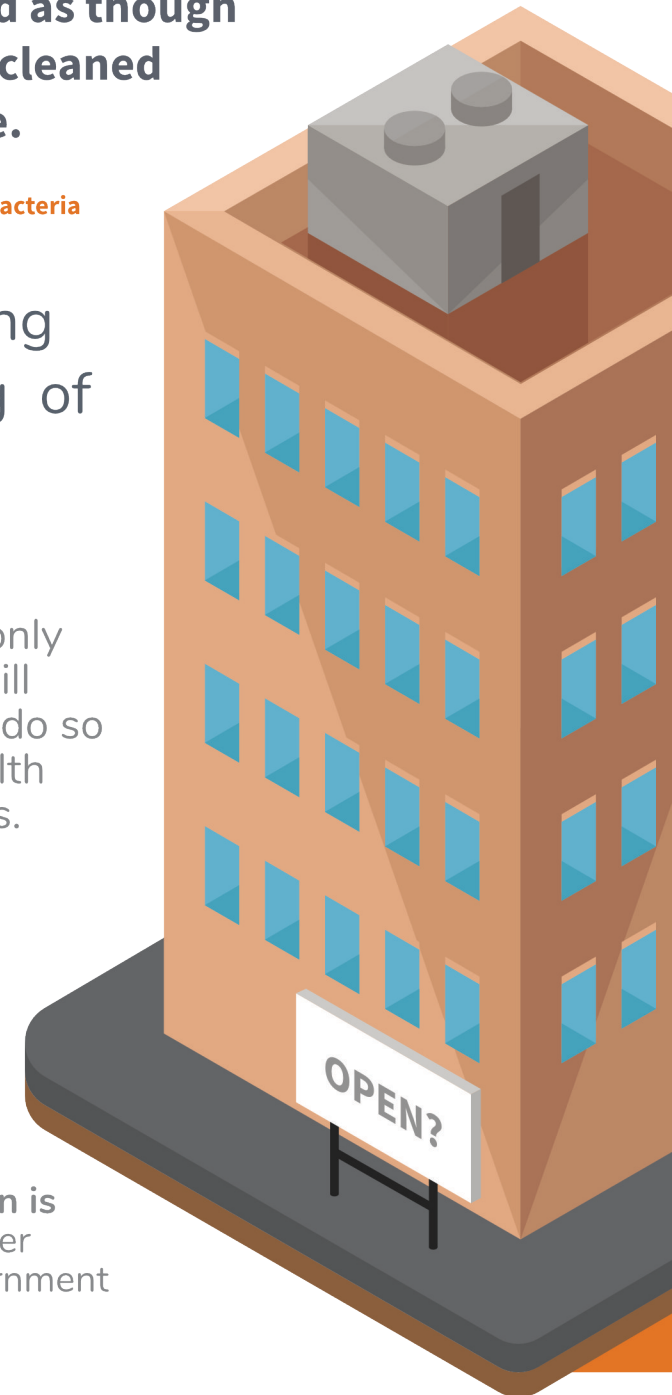
## Planning Towards the Reopening of Premises - Recommissioning of Hot & Cold Water Systems.

When restrictions are lifted and we begin returning to work, it will be important to recognise that, if premises were closed or only partially open, then additional measures will need to be in place and undertaken. Fail to do so and you run the risk of creating further health hazards from operating your water systems.

Legal responsibilities for Health & Safety haven't changed, including those applicable to the prevention of Legionella.

A period of low occupancy allows water to stagnate which provides the ideal conditions for Legionella bacteria to proliferate.

The time to consider your recommissioning plan is now. Should you fail to plan ahead, you risk longer delays to opening beyond the loosening of government restrictions.



Whilst every water system should be given it's own consideration, as a minimum you should look to:



## Review Risk Assessment & Control Measures

If you haven't already, now is the time to consider a plan for reopening your building. As part of this plan your legionella risk assessment should be updated. The impact of low occupancy or mothballing due to COVID-19 will have had a significant effect on risk and your review should document the additional measures you are implementing.



## Flush / Avoid Stagnation

As a simple control measure, to avoid stagnation, flushing should have been implemented for the duration of low use. However, as a minimum expectation, before reopening your premises, systems should be thoroughly flushed with fresh mains water, with some additional measures required for larger systems i.e cleaning and disinfection.



## Disinfection of Water Systems

If you operate a larger building or more complex water systems, e.g. a school, large office block or factory, then a disinfection of the water system is recommended. **High demand for disinfection services post restriction should mean you consider organising now to ensure works can be carried out & tested in time for the lifting of government measures.**



## Testing/Sampling

If your system requires recommissioning (most cases) you should consider sampling to indicate the effectiveness of your additional control measures or until control is restored.

Whilst the measures above outline a minimum requirement of published guidance, these are not always 100% effective, other strategies maybe considered to regain control of your water systems. **We recommend consultation with your Account Manager and to evaluate the specific options open to you at this time.**

## Useful Guidance/Reference

- HSE - [HSG274 Legionnaires' disease Part 2: The control of legionella bacteria and cold water systems](#)
- British Standard BS8558 [Guide to the design, installation, testing and maintenance of services supplying water for domestic use within buildings and their curtilages. Complementary guidance to BS EN 806](#)
- UK Government Department for Education - [Managing school premises, which are partially open, during the coronavirus outbreak](#)
- ESCMID Study Group for Legionella Infections - ESGLI - [Various Water systems guidance during COVID-19 Pandemic](#)

## Articles

- HSE: [Regulating occupational health and safety during the coronavirus outbreak](#)
- SHPOnline: [Legionella: Where low occupancy poses water-borne risks](#)
- Legionella Control Association: [Advice for LCA Members for Legionella Control During the COVID-19 Outbreak](#)
- Building Engineering Services Association - [SFG20 & SFG30 \(Mothballing & Reactivation\) COVID 19 & Building Maintenance](#)



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