

Model Ordinance on Tests of Technical Installations
under Building Regulations Law – **MPrüfVO** – (Model Test Ordinance)
– as of 21 October 2025 –¹

Pursuant to § 85(1)(5) of the Model Building Code (MBO), the following is decreed:

- § 1 Scope of application
- § 2 Inspections
- § 3 Existing installations and facilities
- § 4 Administrative offences

§ 1 Scope of application

This Ordinance applies to the inspection of technical installations in:

1. Retail establishments as defined in § 1 of the Model Retail Establishment Ordinance (MVkVO),
2. Assembly venues as defined in § 1 of the Model Assembly Venue Ordinance (MVStättV),
3. Hospitals and nursing homes,
4. Accommodation establishments as defined in § 1 of the Model Accommodation Establishment Ordinance (MBeVO),
5. High-rise buildings as defined in § 2(4) of the MBO,
6. Garages as defined in § 2(7)(2) of the MBO,
7. General education and vocational schools,

if required by building regulations or insofar as they are subject to building regulations with regard to fire protection.

§ 51 of the MBO remains unaffected.

§ 2 Inspections

(1) The following must be inspected by certified inspectors for the effectiveness and operational safety of technical installations, including the intended interaction of systems (functional principle testing):

1. Ventilation systems, except those whose ducts do not pass through ceilings or walls, for which fire resistance is required for reasons of compartmentation, and which directly supply or exhaust air to individual rooms on the same floor,
2. CO warning systems,
3. Smoke extraction systems,

¹ Notified in accordance with Directive (EU) 2015/1535 of the European Parliament and of the Council of 9 September 2015 laying down a procedure for the provision of information in the field of technical regulations and of rules on Information Society services (OJ L 241, 17/09/2015, p. 1).

4. Pressurisation ventilation systems,
5. Fire extinguishing systems, except for non-independent fire extinguishing systems with dry risers without pressure boosting systems,
6. Fire detection and alarm systems,
7. Emergency power supply systems including emergency lighting,
8. Other electrical installations according to state law.

(2) The inspections pursuant to Paragraph 1 must be carried out:

1. before the initial use of the building,
2. immediately after any technical modification of the building,
3. immediately after any significant modification of the technical installations, and
4. each time within three years (recurring inspections).

(3) The building owner or operator must commission certified inspectors to carry out the inspections pursuant to Paragraphs 1 and 2, provide the necessary equipment and qualified personnel, and keep the required documentation readily available.

(4) The building owner or operator must submit the reports on inspections pursuant to Paragraph 2, Points 1 and 2, to the competent building authority and retain the reports on inspections pursuant to Paragraph 2, Point 3, for at least five years and present them to the building authority upon request.

(5) The building owner or operator must rectify any identified defects within the timeframe specified by the certified inspector.

§ 3 Existing Installations

1. For existing technical installations, the period specified in § 2(2) is calculated from the date of the last inspection. 2. If an inspection pursuant to § 2 has not yet been carried out, the first inspection must be carried out within one year of this Ordinance coming into force.

§ 4 Administrative offences

Anyone who intentionally or negligently fails to have the prescribed inspections carried out, or fails to have them carried out in a timely manner, contrary to § 2 and § 3, commits an administrative offence as defined by § 84(1)(1) of the Model Building Code (MBO).