

LANDLORD/HOME OWNER GAS SAFETY RECORD

Safety Inspection and reporting carried out in accordance with the Gas Safety (Installation and Use) Regulations 1998.

Certificate Number: SW165AY

| DETAILS OF THE CONTRACTOR | | DETAILS OF THE INSTALLATION | | DETAILS OF THE CLIENT/LANDLORD | |
|--|--|---------------------------------------|--|---------------------------------------|--|
| Trading Title: MK ELECTRICAL AND PLUMBING SERVICES | | Installation: RKNS Properties | | Client: RKNS Properties | |
| Address: 65 Macdonald Avenue Hornchurch | | Address: 77 Donnybrook Road London | | Address: 77 Donnybrook Road London | |
| Postcode: RM11 2NF | | Postcode: SW16 5AY | | Postcode: SW16 5AY | |
| Gas Safe No: 629772 | | Telephone No: 07908416044 | | Telephone No: | |

| APPLIANCE DETAILS | | | | | | | |
|-------------------|----------|----------------|------|---------|-----------|----------------------|---------------------|
| | Location | Appliance Type | Make | Model | Flue Type | Landlord's Appliance | Appliance Inspected |
| 1 | Kitchen | boiler | Baxi | due tec | RS | Yes | Yes |
| 2 | Kitchen | hob | neue | | FL | Yes | Yes |
| 3 | | | | | | | |
| 4 | | | | | | | |

| INSPECTION DETAILS | | | | | | | | | | | | | | |
|--------------------|-------------------------|--------|-------|------------------------|--------|-------|---------------------------|-------------------|-------------------------------------|------------------------------------|---|-----------------------|--------------------|-----------------------|
| | High Combustion Reading | | | Low Combustion Reading | | | Operating Pressure (mbar) | Heat Input (kW/h) | Safety Devices(s) Correct Operation | Ventilation Provision Satisfactory | Visual Condition of Flue and Termination Satisfactory | Flue Performance Test | Appliance Serviced | Appliance Safe To Use |
| | Ratio | CO ppm | CO2 % | Ratio | CO ppm | CO2 % | | | | | | | | |
| 1 | 0.0009 | 48 | 8.7 | | | | 20 | 24 | Yes | Yes | No | Pass | Yes | Yes |
| 2 | | | | | | | 20 | | Yes | Yes | N/A | N/A | No | Yes |
| 3 | | | | | | | | | | | | | | |
| 4 | | | | | | | | | | | | | | |

| DEFECTS IDENTIFIED | | Label and Warning Notice issued | CO ALARM(S) | |
|--------------------|--|---------------------------------|-----------------------|--|
| 1 | | | CO Alarm(s) fitted | YES CO Alarm(s) tested and satisfactory YES |
| 2 | | | | |
| 3 | | | | |
| 4 | | | Smoke Alarm(s) fitted | YES Smoke Alarm(s) tested and satisfactory YES |

| | | | | | |
|--|------|--|-----|-----------------------------------|------------|
| Outcome of gas installation pipework visual inspection | PASS | Is the Emergency Control Valve access satisfactory | YES | Outcome of gas tightness test | PASS |
| Outcome of gas supply pipework visual inspection | PASS | Is the Protective Equipotential bonding satisfactory | YES | NEXT INSPECTION DUE ON OR BEFORE: | 24/03/2026 |

| SIGNATURES | | Date Inspected: | Gas ID No: |
|---------------------------|-------------|-----------------|------------|
| Report Issued By: Name: | Mehmet Kale | 24/03/2025 | 629772 |
| Report Received By: Name: | | Date Received: | |

LANDLORD/HOME OWNER GAS SAFETY RECORD CHECK LIST

GUIDANCE FOR RECIPIENT (to be appended to the Certificate)

1. Check with the occupant to ascertain any problems with the gas installation and appliance(s).
2. Check that there is an adequate supply of air to all gas appliances.
3. Check the operation of appliance, control taps, ignition system and any flame supervision devices fitted.
4. Check the flame picture of any burner(s).
5. Check clearances from combustible materials e.g. kitchen cupboards etc.
6. Check the stability of the appliance (including provision of bracket or hook and chain on gas cookers).
7. Check gas installation pipe work and where appropriate any flexible connection(s).
8. Open-flues
 - (a) Check the condition and full route (where practicable) of the flue and, where applicable, the suitability of any terminal/chimney pot fitted.
 - (b) Check the appliance flue connection to any chimney or flue-liner. In the case of a back boiler installation, check all pipe ducts or voids entering the building's opening including the annular space around any flue liner/flue connection are sealed.
 - (c) Carry out flue flow check.
 - (d) For a gas fire, check and clear the catchment space and check that any dampers have been removed or fixed in the open position.
 - (e) Test the appliance for spillage using any guidance given in the manufacturer's instructions.
9. Room - sealed appliances
 - (a) Check case and sight glass seal on appliance, replace as necessary.
 - (b) Check position of terminal, clearances from corners etc. vegetation and terminal guard fitted as appropriate.
10. Ensure the operating gas pressure or heat input rate or, where necessary, both are correct.
11. Test all controls to ensure satisfactory operation.
12. Test all disturbed gas connections for tightness using leak detection fluid, carry out full gas tightness test if required.
13. Advise the gas user of any defects/further work required or recommend as necessary.