



LANDLORD / HOME OWNER GAS SAFETY RECORD

Report Ref No: 45C 5360253

This inspection is for gas safety purposes only to comply with the Gas Safety (Installation and Use) Regulations. Flues have been inspected visually and checked for satisfactory evacuation of products of combustion. A detailed internal inspection of the flue integrity, construction and lining has NOT been carried out.

REGISTERED BUSINESS DETAILS

Reg No:
Company: Abbey Plumbing & Heating
Address: 41 Kirkdale Road
Osbaldwick, York
Postcode: YO10 3NQ
Tel: 01876 492221

INSPECTION / INSTALLATION ADDRESS

Name & Title: Vacant
Address: 197 Hull Road
York
Postcode: YO10 3JY Tel:

LANDLORD (OR AGENT) NAME & ADDRESS (if applicable)

Name & Title: Dawson
Address: 305 Hull Road
York
Postcode: YO10 3LU Tel:
Number of appliances tested: 1

APPLIANCE DETAILS							FLUE TESTS				INSPECTION DETAILS							
	Location	Make and Model	Type	Flue Type OF/RS/FL	Operating pressure in mbar or heat input kW/h or Btu/h	Safety device(s) correct operation Yes/No/NA	Spillage test Pass/Fail/NA	Smoke pellet flue flow test Pass/Fail/NA	Initial combustion analyser reading	Final combustion analyser reading	Satisfactory termination Yes/No/NA	Flue visual condition Pass/Fail/NA	Adequate ventilation Yes/No	Landlord's appliance Yes/No/NA	Inspected Yes/No	Appliance Visual Check Yes/No	Appliance serviced Yes/No	Appliance Safe to Use Yes/No
1	Outhouse	Vokera Unica 32He Biker RS	16-1	Yes	NA	NA	.0003	.0019	Yes	Pass	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
2																		
3																		
4																		
5																		

For appliances not owned by the landlord the recorded 'Appliance Safe to Use' response is based on a visual check for obvious defects only

Gas Installation
Pipework:

Satisfactory Visual
Inspection:

Yes



No

Emergency Control
Accessible:

Yes



No

Satisfactory Gas
Tightness Test:

Yes



No

Equipotential
Bonding Satisfactory:

Yes



No

GIVE DETAILS OF ANY FAULTS							RECTIFICATION WORK CARRIED OUT				WARNING NOTICE ISSUED Yes/No/NA	WARNING TAG or LABEL FIXED Yes/No/NA
1												
2												
3												
4												
5												

Approved Audible CO Alarms
Fitted & Located Correctly**:

Yes



No

N/A

Are CO
Alarms in Date:

Yes



No

N/A

Testing of CO
Alarms Satisfactory:

Yes



No

N/A

Smoke/Heat Alarms
Located & Fitted correctly**:

Yes



No

N/A

OTHER COMMENTS OR OBSERVATIONS

NEXT GAS
SAFETY
CHECK DUE
BEFORE:

13/10/26

ISSUED BY (GAS ENGINEER)

Print Name: J. Dawson

Signed:

Licence No: 41304

Issue Date: 10/10/25

RECEIVED BY

Received By: N/A

(Delete as applicable)

Tenant/Agent/Landlord/Home Owner

No one present
at time of visit

Signed:

Print Name: