

Mr David Pearce  
2 Waun Hir  
Pontypridd  
CF38 1AX



# The appliance we checked is safe to use

Hello Mr David Pearce

During your recent Gas Safety Check at 39 Malvern Terrace our engineer found that the appliance we were asked to check is safe to use. Your Gas Safety Certificate is with this letter – please keep it somewhere safe.

We'll be in touch when your next Gas Safety Check is due.

Thanks



Claire Miles  
Managing Director, Customer Operations

**Your HomeCare number**  
9985261 8179762

**Your Agreement address**  
39 Malvern Terrace  
Brynmill  
SA2 0BE

**Contact us**  
[britishgas.co.uk/contactus](http://britishgas.co.uk/contactus)

**0800 107 7798\***  
Mon-Fri 7am-9pm  
Sat-8am-6pm.

Textphone  
**18001 0800 316 3772\***



**Letter reference**  
SVC/WMS/LGSC

25<sup>th</sup> July 2017

**Need help  
reading this?**

If you'd like a large print, Braille or audio version of this letter, call us free on 0800 107 7798\*

\* We record calls to help improve our service to you. Calls to 0800 numbers are free from mobiles and landlines.



# Landlord Gas Safety Record

The inspection is for gas safety purposes only in accordance with the Gas Safety (I & U) Regulations. Flues were 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.

**Landlord Inspection Service**  
Aylestone Road  
Leicester  
Leicestershire  
LE2 7QH

**Landlord/Agent Details**  
Mr David Pearce  
2 Waun Hir  
Pontypridd  
CF38 1AX

**Property details**  
39 Malvern Terrace  
Brynmill  
SA2 0BE



Appliance details						Inspection details								
No.	Location	Type	Make	Model	Flue type	Operating value (see key below)	Safety device correct operation	Ventilation satisfactory	Flue performance		Visual condition of flue and termination satisfactory	Appliance safe	Requested to test*	Indicate YES if unable to test*
									Flue flow test	Spillage test				
1	KITCHEN	CHB	BAXI	105E	ROOM-SEALED	14m	Yes	Yes	N/A	N/A	Yes	Yes	Yes	---
2														
3														
4														
5														

Details of any defects we found		What we've done	Labelled and warning notice given	Gas installation tightness test and visual inspection of pipework  Pass  Next safety inspection due within 12 months
1			N/A	
2				
3				
4				
5				

This safety record has our engineer's electronic signature: **Engineer name:** Mark Green 3990111

**Date:** 24<sup>th</sup> July 2017

**Job Number:** 1394645868

Number of appliances tested: 1

\* if Requested to test is NO or Unable to test is YES, please take a look at the back of this certificate

**It is a legal requirement that this record is kept for at least two years**

**Key for operating Value**  
m=Operating Pressure in Millibars (mbar)  
l=Gas Rates in Kilowatts (kW)  
c=Combustion Ratio CO/CO<sub>2</sub> ('c' will only be displayed where neither 'm' nor 'k' could be recorded i.e. an unmetered gas supply)

**Contractor's Registration Number:** 195001



158205

## Your Landlord Gas Safety Record is over the page

- This is an important document
- You should take a few minutes now to read it
- You may need to refer to this certificate in the future
- Please file it somewhere safe and keep it for a minimum of 2 years

## Important safety information for landlords

To help you to better understand your landlord's gas safety record (also known as a landlord certificate or a CP12) we would like to draw your attention to the following key sections.

### Appliance Safe

If there is a "NO" in this section please look at the "Details of any defects we found" and "What we've done" sections overleaf. If you are unsure of any comment please contact the landlords team who will be happy to help you.

### Indicate YES if Unable to test

If a "YES" has been entered in the column titled "indicate YES If unable to test," then the landlord/agent must obtain additional evidence from any person undertaking subsequent work on the appliance, that the appliance is operating safely.

### If we couldn't test appliances

You'll need to get written evidence, and must keep it with this record from anyone that checks and/or carries out any work on it to say it's working safely.

### Requested to test

If a "NO" has been entered in the column "Requested to Test" and this relates to a gas appliance at the premise

that does not belong to the current tenant then it may be a breach of the gas safety regulation to rent the property without all gas appliances being checked. The only exception to this is if the appliance has been installed by a gas safe registered engineer and is still under the first year warranty.

**NCS or NTCS** Not to current standards

**AR** At Risk. This means that the appliance or installation has one or more recognised faults, and could constitute a danger to life or the property if you or anyone else continues to use it. The appliance/installation has been turned off and you shouldn't use it until work has been carried out to correct the faults identified. **It may be an offence to use a gas appliance or installation knowing it is a risk.**

**ID** Immediately Dangerous. This means that your appliance or installation presents an immediate danger to life if you carry on using it or if it's left connected to your gas supply. It's been turned off and should be disconnected for your safety and those around you. Using the isolated installation or equipment before it's been repaired is extremely dangerous. Please do not use it. **It is an offence to use a gas appliance or installation knowing it is dangerous.**

Here are some common abbreviations

AECV	Additional Emergency Control Valve
ASD	Atmospheric Sensing Device
ECV	Emergency Control Valve
FSD	Flame Supervision Device (also known FFD)
NGES	National Gas Emergency Service
PEB	Protective Equipotential Bonding
PRV	Pressure Relief Valve

## Key to Appliance Type Abbreviations

AGA	Aga
BBC	Back Boiler Circulator
BBF	Back Boiler Fire
CGE	Electric /Gas Cooker
CHB	Central Heating Boiler
CIR	Circulator
CKR	Gas Cooker
FRB	Back Boiler Fire
FRC	Back Circulator Fire
FRE	Gas Fire
GRL	Grill
HGE	Electric/Gas Hob
HOB	Hob
INS	Gas Meter, Pipes & Emergency Control Valve
MWH	Multipoint Water Heater
OVN	Gas Oven
SLC	Split Level Cooker
SWH	Single Point Water Heater
TDG	Gas Tumble Dryer
WAC	Warm Air Circulator
WAL	Wall Heater
WAU	Warm Air Unit
WAW	Warm Air Unit and Water Heater