



# Domestic Landlord Gas Safety Record

Page No 1 of 1  
 No. of Appliances Tested: 2  
 Ref: 55 Furness Rd  
 Gas Safe Reg No: 212593



Inspection Date: 6 October 2016 Unique Serial No: LGSR-1475-7510-52009

Landlord / Agent Details	
Name:	Paul Marsden
Address:	11 Gaddum Road Didsbury
Postcode:	
Telephone:	Mobile:

Site Details	
Name:	Let
Address:	55 Furness Rd Fallowfield
Postcode:	M146LX
Telephone:	Mobile:

Registered Business Details	
Name:	K.L.HEATING AND PLUMBING
Address:	10 ROSLYN ROAD DAVENPORT STOCKPORT
Postcode:	SK3 8LN
Telephone:	Mobile: 07976314009

Appliance Details						
	Location	Appliance Type	Make	Model	Flue Type FL/ OF RS-BF / RS-FF	Landlord's Appliance (if applicable) Yes / No / NA
1	Kitchen	Combi Boiler	Viessmann	30 kW Combi 100	RS-FF	Yes
2	Kitchen	Hob	No Id		FL	Yes
3						
4						
5						
6						

Inspection Details							
Appliance Inspected Yes/No	Operating pressure in mbars or heat input kW/h	Safety device(s) correct operation Yes /No /NA	Ventilation provision satisfactory Yes/No	Visual condition of flue and termination satisfactory Yes/No/NA	Flue Performance Checks Pass / Fail / NA	Appliance serviced Yes / No	Appliance safe to use Yes / No
Yes	20 mbar/26 kW/h	Yes	Yes	Yes	n/a	Yes	Yes
Yes	20 mbar	n/a	Yes	n/a	n/a	No	Yes

Defects Identified
1
2
3
4
5
6

Remedial Action Taken

Warning Notice issued Yes (serial) / No

Combustion Analysis Readings								
1st Reading/Min/Low			2nd Reading/Max/High			3rd Reading/Ign/Other		
CO	CO2	Ratio	CO	CO2	Ratio	CO	CO2	Ratio
15	9.1	0.0002	87	9.3	0.0012	N/A	N/A	N/A
N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Final Checks			
Gas Tightness Test initial value:	20 mbar	TT final value:	20 mbar
Satisfactory gas tightness test Yes/No/NA	Yes		
Gas installation pipework satisfactory visual inspection Yes/No	Yes		
Emergency Control accessible Yes/No	Yes		
Main Protective Equipotential Bonding satisfactory Yes/No	Yes		
CO alarm present?	No	CO alarm working?	n/a
Smoke alarm(s) present?	Yes	Smoke alarm(s) working?	Yes
This inspection is for gas safety purposes only in accordance with the Gas Safety (Installation and Use) Regulations. Flues were visually inspected 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.			

Sign-off	
This Safety record is issued by: Signed	
Gas Operative:	Karl Leach
Operative ID No:	3632996
Date:	6 October 2016
Received by: Signed	
Name:	Let
Position:	Other
Date:	6 October 2016

Flue Types Key
FL - Flueless
OF - Open Flue
RS-BF - Room sealed balanced flue
RS-FF - Room sealed fan flue
<b>NEXT SAFETY CHECK DUE BEFORE 6 October 2017</b>
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