



# Homeowner / Landlord Gas Safety Record

Cert No.  
No. 1048

No. Appliances  
1

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/engineer details can be checked at [www.gassaferegister.co.uk](http://www.gassaferegister.co.uk) or by calling 0800 408 5500

Company / Installer				Inspection / Installation Address				Landlord / Agent / Customer			
Engineer	Mark Robins			Name				Name			
Company	SMK Plumbing & Heating Ltd			Address	22 Bryn Road Swansea			Company Name	Condor properties		
Address	8 Glan Yr Afon Road, Sketty, Swansea, SA2 9JE			Postcode	SA2 0AR			Address	Mill house Worcester road Hereford		
Tel No.	07917177113			Mobile				Postcode	HR1 3NA		
Gas Safe Reg.	509889			Landline				Email	Ryan@condorproperties.co.uk		
ID Card No.	5609907			Email				Phone			
Email	robins22@hotmail.com			Unique Property Reference Number				Unique Property Reference Number			


Appliance Details								Flue Tests						Inspection Details										
#	Location	Make	Model	Type	Serial No	Flue Type	Operating pressure (mBar) or heat input (kW/h or Btu/h)	Safety Device(s) correct operation	Spillage test	Smoke Pellet Flue Flow Test	Initial (low) combustion analyser reading			Final (high) Combustion analyser reading			Satisfactory Termination	Flue visual condition	Adequate ventilation	Landlord's appliance	Inspected	Appliance visual check	Appliance serviced	Appliance safe to use
											Ratio	CO ppm	CO2 (%)	Ratio	CO ppm	CO2 (%)								
1	Cupboard	BAXI	Baxi Duo-tec Combi 28 HE A	Combination Boiler		RS	28kw	Yes	N/A	N/A				0.0015	103	8.9	Yes	Pass	Yes	Yes	Yes	Yes	No	Yes
2																								
3																								
4																								
5																								

Safety Installation Requirements												Additional CO Alarms											
Satisfactory Visual Inspection				Emergency Control Accessible			Satisfactory Gas Tightness Test			Equipotential Bonding Satisfaction			Approved CO Alarms Fitted			Are CO Alarms in Date			Testing CO Alarms			Smoke Alarms Fitted	
Yes	✓			Yes	✓		Yes	✓		Yes	✓		Yes	✓		Yes	✓		Yes	✓		Yes	✓
No	—			No	—		No	—		No	—		No	—		No	—		No	—		No	—
N/A	—			N/A	—		N/A	—		N/A	—		N/A	—		N/A	—		N/A	—		N/A	—

Give Details of Any Faults										Rectification Work Carried Out											

Details of Works																					

Has flue cap been put back?																					
Yes																					

Signatures																					
Signed								Received By								Date	17-03-2025				
Print Name	Mark Robins							Print Name	—							Next Inspection Date	17/03/2026				