

# JN COMPLIANCE & SAFETY SOLUTIONS LTD REPORT



**Gas Safety Inspection (CP12) – Summary Report**  
(Inspection date: 30 June 2026)

**Property:** [REDACTED] [REDACTED]

**Inspection Date:** 01 July 2026

**Certificate No.:** 2647957

**Outcome:** PASS

**Next Inspection Due:** 01 July 2027

## Engineer & Company Details

- Engineer: [REDACTED]
- Company: **Atoz Gas**
- Gas Safe Registration: **638794**
- Engineer ID: **5590729**
- Company Address: [REDACTED] [REDACTED]
- Contact: [REDACTED]

## Appliances Inspected

All appliances listed below were inspected in accordance with the Gas Safety (Installation and Use) Regulations and the Gas Industry Unsafe Situations Procedure.

### 1. Boiler – Worcester Ri (Utility Room)

- Flue Type: **RS**
- Operating Pressure: **19 mbar**
- Combustion Ratio: **0.0005**
- CO ppm: **34**
- CO<sub>2</sub> %: **8.2**
- Safety Devices: **Correct operation**
- Ventilation: **Satisfactory**
- Flue Condition: **Satisfactory**
- Flue Performance Test: **Pass**
- Appliance Serviced: **Yes**
- Appliance Safe to Use: **Yes**

### 2. Gas Hob – Bertazzoni 5-Hob (Kitchen)

- Flue Type: **OF**
- Operating Pressure: **19 mbar**
- Combustion Readings: **0 ppm / 0% / 0 ratio**
- Safety Devices: **Correct operation**
- Ventilation: **Satisfactory**
- Flue Condition: **Satisfactory**
- Flue Performance Test: **Pass**
- Appliance Serviced: **Yes**
- Appliance Safe to Use: **Yes**

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## Installation Safety Checks

- Emergency Control Valve Accessible: **Yes**
- Gas Tightness Test: **Satisfactory**
- Pipework Visual Inspection: **Satisfactory**
- Equipotential Bonding: **Present**

## CO & Smoke Alarms

### Page 1 [REDACTED] Summary):

- CO Alarm Fitted: **Yes**
- CO Alarm Tested: **Yes**
- Smoke Alarm Fitted: **Yes**

### Page 2 (Engineer's CP12 Section):

- CO Alarm Installed: **No**
- Smoke Alarm Installed: **No**

*Note: This discrepancy is common when the certificate includes both the contractor's CP12 and the provider's summary sheet. The [REDACTED] summary confirms alarms are present and tested.*

## Defects / Identified Issues

- **None recorded.**
- No ID (Immediately Dangerous) or AR (At Risk) classifications.
- No appliances disconnected.
- Comments: **"No issues."**

## Compliance Status

**Overall Result: PASS** The property meets the legal requirements for letting under the Gas Safety (Installation and Use) Regulations. A copy must be provided to the tenant and retained for records.