



# Mitchell Gas Services Ltd

Gas Safe Registered • Reg. No. 543219

## Gas Safety Record (CP12)

Ref: CP12-2026-0047

Date: 26/02/2026

Gas Safety (Installation and Use) Regulations 1998

Record Number:	CP12-2026-0047
Property Address:	24 Elm Road, Manchester M14 5RU
Landlord / Agent:	Mrs S. Patel
Inspection Date:	26/02/2026

SAMPLE

*This record must be provided to the tenant within 28 days of the inspection (Regulation 36(6)).*



## Gas Safety Record (CP12) — Full Details

Ref: CP12-2026-0047 | Mitchell Gas Services Ltd | 26/02/2026

### Property & Landlord Details

Record Number	CP12-2026-0047
Landlord / Agent Name	Mrs S. Patel
Landlord / Agent Address	12 Park Avenue, Manchester, M20 3HN
Phone	0161 234 5678
Email	s.patel@test.test
Property Address	24 Elm Road, Manchester, M14 5EQ
Tenant Name	Mr D. Thompson
Tenant Present	yes

### Engineer Details

Engineer Name	James Mitchell
Gas Safe Licence Number	13219
Engineer ID	1087654
Company Name	Mitchell Gas Services Ltd
Company Address	8 Station Road, Stockport, SK1 3AE
Company Phone	07700 900123

### Installation & Pipework

Gas Type	natural_gas
ECV Accessible	yes
Visual Condition of Pipework	satisfactory
Gas Tightness Test	pass
Equipotential Bonding	satisfactory
Tightness Initial Pressure (mbar)	21.0
Tightness Final Pressure (mbar)	21.0
Tightness Test Duration (mins)	2



# Gas Safety Record (CP12) — Full Details

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Location	Type	Make / Model	Flue Type	Flue Test	Spillage	Ventilation
Kitchen	Boiler	Worcester Greenstar 30i	Room Sealed	Pass	N/A	Satisfactory
Kitchen	Gas hob	Belling GHU60GC	N/A	N/A	N/A	N/A

Location	Op. Pressure	Burner Pressure	Gas Rate	CO (ppm)	CO (%)	CO/CO	Safety Devices	Visual Condition	Safe	Hazard	Turned Off	Warning
Kitchen	20.0	12.5	3.2	—	—	—	Satisfactory	Satisfactory	Yes	—	No	No
Kitchen	20.0	—	—	—	—	—	Satisfactory	Satisfactory	Yes	—	No	No

Location	Defects	Remedial Action
Kitchen	—	—
Kitchen	—	—

Summary	
Overall Gas Tightness	pass
All Checks Satisfactory	yes
CO Alarm Present	yes
CO Alarm Tested	yes
CO Alarm In Date	yes
Smoke Detectors	yes
Additional Notes	All appliances serviced and operating within manufacturer specifications. Recommend annual service.

## Signatures

Engineer:

Signed electronically by James Mitchell on 2026-04-22T22:44:53.481Z

James Mitchell — 26/02/2026

Tenant / Responsible Person:

Signed electronically by Mr D. Thompson on 2026-04-22T22:44:53.489Z

Mr D. Thompson — 26/02/2026