**Landlord Electrical safety checklist**

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## Conditions of use:

This checklist should only be used where both

Of the following conditions have been met

A formal inspection and test (EICR) has been carried out on the property (within the last 5 years by a qualified electrician)

Actions recorded on the EICR have been addressed

*(Tick to confirm)*

**Name:** *(Person carrying out the electrical safety check)* **Date:** *(Date carried out)*

**Address of property:** *(Full address of the property being checked)*

**Checklist summary:** *(Provide details of the electrical safety risk(s) and state the required action)*

### Record the risk and its location

**State the action to be taken**

*(Where additional risks need to be recorded, attach an additional page to this checklist)*

**Comments:** *(Insert, as appropriate, any other comments regarding the electrical safety of the premises)*

## Electrical safety checklist



**Fusebox (Consumer unit)**

1. **All covers are in place and fitted correctly**

(a damaged cover could lead to a shock or fire risk)

1. **Residual Current Device (RCD)\* trips when the test (or ‘T’) button is pressed**
2. **Combustible materials are not stored on or near the Fusebox**

(e.g. paint, newspapers, cleaning fluids)

### Use the items listed below as a guide for carrying out the electrical safety check. Where a safety risk is identified record the details on the checklist summary.

(Please note: this list is not exhaustive.)



**Sockets and lighting**

1. **Sockets, lights and switches are securely fixed and in good condition**

(e.g. not broken or cracked)

1. **Sockets, lights and switches show no signs of overheating**

(e.g. blackening, scorch marks)

1. **Flexible cables are not in a position where they are likely**

**to suffer damage** (e.g. under carpets or rugs, passing through door/window openings)

1. **Sockets are not overloaded with too many appliances**

(e.g. inappropriate use of adaptors and/or extension leads)



**Electrical appliances**

1. **Appliances are not subject to a product recall**
2. **All covers are in place and in a satisfactory condition**

(a damaged casing could lead to a shock or fire risk)

1. **Flexible cables are in a satisfactory condition and show no signs of deterioration** (e.g. fraying/ splitting)
2. **Flexible cables are securely attached to the appliance and plug**



**Additional safety checks**

1. **Smoke alarm sounds when the test button is operated**
2. **Carbon monoxide alarm sounds when the test button is operated**



**Cables and extension leads**

1. **Can you see any cables visually that seem frayed cut**
2. **Can you see any extension leads powering other circuits or appliances**

Please note; This should be completed each time before letting a residential property or ideally every 6 months. If new kitchen has been fitted or a complete bathroom it would be advisable to instruct an electrician to carryout another electrical safety test on the electrical installation.