

Smoke and CO Alarm Check

A smoke and carbon monoxide alarm check for rented homes: each storey's smoke alarm and each room with a fixed combustion appliance, tested and working, replacements and the tenant's signature.

1. Check

Project

Client

Site *

Site address

Date of check *

Time

Checked by *

Reason * (choose one)

☐ Start of a new tenancy ☐ Reported fault ☐ Routine check

Tenancy start date (if applicable)

Date the fault was reported (if applicable)

The Smoke and Carbon Monoxide Alarm (England) Regulations 2015, as amended in 2022, require landlords to make sure a smoke alarm is fitted on each storey with a room used as living accommodation, and a CO alarm in any room used as living accommodation that has a fixed combustion appliance, other than a gas cooker. Alarms must be checked as working on the day a new tenancy begins, and repaired or replaced as soon as reasonably practicable when a tenant reports a fault and the alarm is found not to be working.

These Regulations apply to privately rented homes in England only. In Wales, the Renting Homes (Fitness for Human Habitation) (Wales) Regulations 2022 set the alarm duties for occupation contracts. In Scotland, smoke, heat and CO alarms are part of the tolerable standard under the Housing (Scotland) Act 1987, as amended from February 2022. Use this check against the rules for the country the home is in.

2. Smoke alarms

Storeys (copy this block for each one)

Storey (for example ground floor) *

Smoke alarm fitted?

☐ Yes ☐ No

Tested and working? (if applicable)

☐ Yes ☐ No

Power (if applicable; choose one)

☐ Mains with battery backup ☐ Sealed 10-year battery ☐ Replaceable battery

Replace by (date on the alarm) (if applicable)

If applicable: No working smoke alarm on this storey. Fit or replace one; for a new tenancy it must be working on the day the tenancy begins.

Photo of the alarm or the missing alarm position (if applicable; photos: attach, or note the file names)

Storeys without a working smoke alarm (worked out automatically in the app)

3. Carbon monoxide alarms

Is there any fixed combustion appliance (boiler, fire, stove), other than a gas cooker?

☐ Yes ☐ No

Rooms with a fixed combustion appliance (copy this block for each one; if applicable)

Room *

Appliance

CO alarm fitted?

☐ Yes ☐ No

Tested and working? (if applicable)

☐ Yes ☐ No

Replace by (date on the alarm) (if applicable)

If applicable: No working CO alarm in this room. Fit or replace one.

Photo of the alarm or the missing alarm position (if applicable; photos: attach, or note the file names)

Rooms without a working CO alarm (if applicable; worked out automatically in the app)

4. Sign-off

Alarms fitted or replaced today

Photos of the alarms (photos: attach, or note the file names)

Tenant shown how to test the alarms?

☐ Yes ☐ No

Tenant name

Tenant signature (alarms shown working)

Landlord or agent *

Signature