

Compliance pack

Harbour View Cottage (sample)

3 Quay Street, Seaton, EX12 0AA

Produced 27 Sept 2026 by HostSorted

100%

 of legal requirements in date (5 of 5)

15 checks tracked · 3 documents attached

CHECK	LAST DONE	NEXT DUE	STATUS	DONE BY / CERTIFICATE
Hot tub water sample (lab test)	9 Sept 2026	9 Oct 2026	Due in 12 days	-
Business rates evidence (140/70 nights)	-	-	Date needed	-
Hot tub legionella sample	8 Aug 2026	8 Nov 2026	Due in 42 days	-
Gas safety check (CP12)	1 Dec 2025	1 Dec 2026	Due in 65 days	Example Gas Services · Cert LGSR-000123 · Reg 123456
Boiler service	1 Dec 2025	1 Dec 2026	Due in 65 days	-
Portable appliance testing (PAT)	20 Jan 2026	20 Jan 2027	Up to date	-
Holiday let insurance renewal	-	14 Feb 2027	Up to date	-
Chimney sweep	30 Apr 2026	30 Apr 2027	Up to date	-
Fire risk assessment	30 May 2026	30 May 2027	Up to date	Example Fire Safety · Cert FRA-2026-01
Fire extinguisher and blanket service	29 Jun 2026	29 Jun 2027	Up to date	-
Smoke, heat and CO alarm check	29 Jul 2026	29 Jul 2027	Up to date	-
Legionella risk assessment	11 Mar 2026	11 Mar 2028	Up to date	-
Electrical safety report (EICR)	27 Oct 2024	27 Oct 2029	Up to date	Example Electrical Ltd · Cert EICR-4567 · Reg NICEIC 000000
Energy Performance Certificate (EPC)	19 Aug 2022	19 Aug 2032	Up to date	-
Short-term let registration	-	-	Not open yet	-

Documents in this pack

Gas safety check (CP12): Landlord Gas Safety Record (sample).pdf

p. 2

Fire risk assessment: Fire Risk Assessment (sample).pdf

p. 3

Electrical safety report (EICR): Electrical Installation Condition Report (sample).pdf

p. 4

HostSorted is a record-keeping and reminder tool, not legal advice. Dates and details are as recorded by the account holder.

Landlord Gas Safety Record

Example Gas Services, Gas Safe reg 123456

Date of inspection: 1 Dec 2025

Boiler: pass. Hob: pass. Flue: pass.

Example certificate for demonstration only

SAMPLE

Fire Risk Assessment

Example Fire Safety

Assessed: 30 May 2026

Risk level: tolerable. Actions: none outstanding.

Example certificate for demonstration only

SAMPLE

Electrical Installation Condition Report

Example Electrical Ltd

Inspected: 27 Oct 2024

Overall condition: satisfactory

Example certificate for demonstration only

SAMPLE