

ADDRESS:						
	Element	P/S	Pass	Fail	N/A	Acceptable Fail
Part 1. In a Good State of Repair						
1(a)	Is the dwelling structurally stable and free from disrepair?	P				
1(b)	Is the dwelling free from damp?	P				
Part 2. Safe and Secure						
2(a)	Is the staircase & balustrade safe?	P				
2(b)	Is there adequate space for kitchen appliances?	S				
2(c)	Is the work surface sufficient for safe food preparation?	S				
2(d)	Is the cupboard storage convenient and adequate?	S				
2(e)	Is the number of convenient power sockets in the kitchen sufficient?	S				
2(f)	Is the flooring in the kitchen and bathroom safe and suitable for use? (K/B/KB)	S				
2(g)	Is there an external fire escape?	S				
2(h)	Are there adequate fire alarms and equipment?	P				
2(i)	Do rooms used for sleeping have escape routes not passing through another room?	S				
2(j)	Are mains powered smoke detectors on each floor?	P				
2(k)	Are window locks without automatic locking action in rooms used for sleeping?	S				
2(l)	Is the gas, solid fuel or oil service and safety certificate up to date, and have all heating installations and appliances been certified safe by an appropriately qualified person as required by law?	P				
2(m)	Have electrical lighting and power installations been checked and certified safe by an appropriately qualified person?	P				
2(n)	Do external doors and windows give a reasonable level of physical security?	P				
2(o)	Is the rear garden easy to maintain, reasonably private, safe and suitable for young children to play in? (Lock on side and rear gates, fences should not encourage climbing)	P				
Part 3. Adequately heated, Fuel Efficiency and Well Insulated						
3(a)	Is the heating system reasonably economical and capable of heating the dwelling to a reasonable level?	P				
3(b)	Are external doors and windows adequately draught proofed?	P				
3(c)	Is the living room separated from the main entrance door?	S				
3(d)	Is the hot water tank effectively insulated?	P				
3(e)	Is there adequate mechanical extract ventilation in the kitchen and bathroom? (K/B/KB)	S				

	Element	P/S	Yes	No	N/A	Acceptable Fail
Part 4. Contain up to date Kitchens and Bathrooms						
4(a)	Is the kitchen 15 years old or less, unless in good condition?	P				
4(b)	Are there adequate facilities for washing, drying and airing clothes?	S				
4(c)	Are the bathroom and WC facilities 25 years old or less, unless in good condition?	P				
4(d)	Is there a shower as well as a bath?	P				
Part 5. Well Managed (for rented housing)						
5(a)	Is the dwelling fairly, efficiently and well managed?		<i>Not assessed</i>			
Part 6. Located in Attractive and Safe Environments						
<i>The Data in this section is not collected by Welsh Government at present.</i>						
6(a)	Are roads and footpaths accessible, providing safety for residents, pedestrians and children?	S				
6(b)	Is there soft and hard landscaping with planting in protected areas?	S				
6(c)	Is there adequate street lighting?	S				
6(d)	Is there adequate and safe play space for young children?	S				
6(e)	Are there adequate, practical and maintainable communal areas?	S				
6(f)	Are dwellings clearly identifiable with definable boundaries (1200mm min rear)?	S				
6(g)	Are utility services practically located and well identified?	S				
6(h)	Is there adequate and practically located car parking clearly visible to residents?	S				
Part 7. As Far as Possible, Suit the Specific Requirements of the Household (e.g. Specific Disabilities)						
7(a)	Is there sufficient space within the dwelling for everyday living?	S				
7(b)	Is internal and external general storage space adequate?	S				
7(c)	Does the dwelling layout meet the special cultural needs of the residents?	S				
7(d)	Does the dwelling have the necessary physical aids to suit the requirements of the residents?	S				
7(e)	Is there a level area no smaller than 10M ² directly accessible from the dwelling?	S				
7(f)	Is there a paved access to the drying line and any garden gate?	S				

Acceptable fails

WHQS Certificate of Compliance

	Element	Reason For Acceptable Fail	Tenant Opt Out
1	Roofs and associated components.		
2	Windows.		
3	External doors.		
4	Kitchens.		
5	Bathrooms.		
6	Energy rating (SAP \geq 65).		
7	Central heating systems.		
8	Electrical systems.		
9	Mains powered smoke detectors.		
10	Gardens and external storage up and including the boundary of the property.		

Capital Works Planned Dates

	Element	Workstream Identified	Year
1	Roofs and associated components.		
2	Windows.		
3	External doors.		
4	Kitchens.		
5	Bathrooms.		
6	Energy rating (SAP \geq 65).		
7	Central heating systems.		
8	Electrical systems.		
9	Mains powered smoke detectors.		
10	Gardens and external storage up and including the boundary of the property.		

COMMENTS

Surveyed by:

Date:

Reviewed by:

Date: