



The Landlord Compliance Checklist 2026

1. Tenancy Structure (Post-Renters' Rights Act)

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| <input type="checkbox"/> | Periodic Transition: Confirm all fixed-term tenancies have successfully moved to the mandatory periodic system. |
| <input type="checkbox"/> | Government Info Sheet: Ensure your tenant has received the March 2026 Government Information Sheet explaining the new rules. |
| <input type="checkbox"/> | Notice Grounds: Review your "Section 8" grounds. Are you prepared for the 4-month notice period required if you intend to sell or move back in? |

2. Essential Safety Documents

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| <input type="checkbox"/> | Gas Safety (CP12): Annual check completed by a Gas Safe engineer? (Copy to tenant within 28 days). |
| <input type="checkbox"/> | EICR: Electrical safety report valid (typically every 5 years)? |
| <input type="checkbox"/> | EPC: Energy Performance Certificate valid? (Targeting Rating C or higher for future-proofing). |

3. Financial & Legal Compliance

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| <input type="checkbox"/> | Deposit Protection: Is the deposit registered with a TDP scheme and the "Prescribed Information" served? |
| <input type="checkbox"/> | Right to Rent: Have you conducted and <i>stored</i> a copy of the tenant's ID in line with Home Office rules? |
| <input type="checkbox"/> | "How to Rent" Guide: Did the tenant receive the most current version at the start of their term? |

4. 2026 Specifics

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| <input type="checkbox"/> | Pet Requests: Do you have a standard process for handling "Right to Request a Pet" within the legal 28-day response window? |
| <input type="checkbox"/> | Property Portal: Are you and your property registered on the new National Private Rented Sector Database? |