

Building Compliance
Design & Testing

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ON-SITE

Air Leakage Testing Checklist

Commercial

ATSPACE

DELIVERING BEYOND COMPLIANCE

Air Leakage Testing Checklist

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This free checklist is crafted to provide you with all the essential information for preparing your project, to ensure things run smoothly on the day of testing and to give you the best chance of first-time success.





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1. Build stage

To ensure compliance, the pre-completion air leakage test **must be conducted after the second fix is complete**. Consider waiting to lay carpets until after the test, as it may be easier to undertake any remedial works—especially at main leakage points such as where the skirting meets the floor.

2. Drawings

Please send us floor plans, sections, and elevations if you haven't already. This helps us to accurately measure the surface area, leading to better results. Send these drawings to your Relationship Manager so we can calculate before the test.

3. Target

We can't determine if we pass without an air leakage target. Please ask your SBEM assessor for this information and provide it to your Relationship Manager.

4. Power

Each plot will need power. We require 110v / 240v sockets by an external door that will be used to locate the fan. **No power, no air leakage test.**

5. Ventilation and temporary air sealing

Please temporarily cover all ventilation (including background) in the building. This will give the engineer enough time to help with any small fixes if needed. This includes any chimneys or log burner ventilation. Check all roof windows are shut, including any vents — this often gets missed by the engineers. We recommend using air sealing tape from [airsealingexpert.co.uk](https://www.airsealingexpert.co.uk).





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6. Height

Any ventilation higher than 2.6m requires sealing prior to our arrival due to health and safety issues working at height restrictions.

7. Water

Please ensure water is in all the traps (sinks, toilets, and utility waste pipes) as it will affect your air leakage test and may cause unpleasant odours when we depressurise the building.

8. Trades and access

We need easy access to all plots that require testing. We understand finishing the development is crucial, but having the place to ourselves would help us detect leaks faster. If this isn't possible we're willing to cooperate with you.

9. Door

We require an external door frame of standard size to fit our square adjustable frame. You may need to modify the opening to suit our template. The minimum size opening is 700 x 1300mm, and the maximum is 1100 x 2400mm.

10. Parking

We need a parking spot within 20 meters of the plot we are testing, as the equipment is heavy and very expensive. If no parking can be provided please notify your relationship manager, as parking charges will be added to the final invoice.





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11. Location and site address

We aim to arrive at the designated time window, so to help us be as efficient as we can, let us know if there are any difficulties finding the site. Ideally, send us what3words. For your certification records we will require the registered site address. Please ensure the correct address is used on all correspondence, as changes will incur an additional cost.

12. Signature

A site manager or representative must be present throughout the duration of the testing—for our own safety—and be able to provide a signature once we are finished.

More from us

Discover other building compliance services at atspaceltd.co.uk or for more handy checklists visit checklists.atspaceltd.co.uk

Any queries?

For any questions regarding your air leakage test, please contact a member of our team by calling [0345 6465 454](tel:03456465454) or emailing sales@atspaceltd.com.



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Free downloads

- [Build stage sealing information](#)
- [Steps to plan an air leakage strategy](#)
- [Technical Standard L3](#)
- [How to calculate envelope area](#)



Helpful videos

- [How is an air pressure test performed?](#)
- [Find air leaks in your home](#)
- [Get air tight, block & brick part 1](#)
- [Get air tight, block & brick part 2](#)
- [Get air tight, timber frame part 1](#)
- [Smoke testing block & brick house](#)
- [Should I have a pre-air test?](#)
- [Best ways to find air leaks](#)
- [When do I need an air leakage test?](#)
- [Supersize commercial air testing](#)
- [More bonus videos](#)



All your compliance
under one roof.
No sub-contractors.
Just our friendly team.

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