

## ESTATE INSPECTIONS

SITE: 195 High Street, Redland House

Date: 28 June 2011

Neighbourhood Voice or Tenant Rep:

N/A

### EXTERNAL

**Housing Officer: Wendy Kelloway**

<u>CAR PARKS</u> Tax, condition, where parked, commercial vans, caravans, trailers, disabled space  <b>No untaxed cars, commercial vans or caravans</b> <b>New light has been installed in the rear car park.</b>	<u>Action</u>  <b>None</b>
<u>BIN STORE/RUBBISH</u> Where stored, adequate space, how many bins, cleanliness, weeds, gates, fencing. Bulky items, old furniture, rubbish bags  <b>Clean and tidy and no bulky items noted</b>	<u>Action</u>  <b>None</b>
<u>LITTER</u> Generally around site, old furniture etc  <b>No litter noted.</b>	<u>Action</u>  <b>None</b>
<u>DRYING AREA</u> Gates, fencing, weeds, washing lines, how many, condition  <b>2 washing lines in good condition</b> <b>No overhanging shrubs or hedges</b>	<u>Action</u>  <b>None</b>

<p><u>GARDENING</u> Maintenance contracts, trees, weeds, shrubs</p> <p><b>Garden looked clean and tidy. The front area has grown a lot but not overhanging the footpath</b></p> <p>Is the grass more than 60mm in height    NO</p> <p>If YES how high.....</p>	<p><u>Action</u></p> <p><b>None</b></p>
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<p><u>SIGNS</u> Readable, secure, replacement</p> <p><b>All readable and secure</b></p>	<p><u>Action</u></p> <p><b>None</b></p>
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<p><u>PATHS/WALKWAYS</u> Trip hazards, grit boxes</p> <p><b>No trip hazards noted</b> <b>Noted that grit bin is not currently in place</b></p>	<p><u>Action</u></p> <p><b>Order for grit bin has been chased up</b></p>
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<p><u>INDIVIDUAL PROPERTIES - EXTERNAL</u> Gardens, rubbish, old cars</p> <p><b>Nothing noted</b></p>	<p><u>Action</u></p> <p><b>None</b></p>
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## **INTERNAL**

<p><u>LIGHTING</u> Working, flickering, damaged</p> <p><b>Nothing noted</b></p>	<p><u>Action</u></p> <p><b>None</b></p>
<p><u>CLEANLINESS/RUBBISH ETC</u> Maintenance Contracts, litter, windows</p> <p><b>Good</b></p>	<p><u>Action</u></p> <p><b>None</b></p>
<p><u>INDIVIDUAL METER CUPBOARDS</u> Condition, locks, rubbish, storage</p> <p><b>Nothing noted</b></p>	<p><u>Action</u></p> <p><b>None</b></p>
<p><u>GENERAL</u> Condition generally, storage, landings clear</p> <p><b>All landings clear</b></p>	<p><u>Action</u></p> <p><b>None</b></p>

<u>WINDOWS/DOORS/SECURITY</u>  <b>Nothing noted</b> <b>Front door locked and closing properly</b>	<u>Action</u>  <b>None</b>
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<u>IMPROVEMENTS</u>  <b>None at the moment</b>	<u>Action</u>  <b>None</b>
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<u>LANDLORDS SUPPLY METER READING</u>  <u>METER LOCATION</u> <u>Ground floor – top right box</u>  <u>METER READING</u> 20639
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<b>PET OVERALL ASSESSMENT (RED/AMBER/GREEN – POOR/AVERAGE/GOOD)</b>	<b>Good</b>
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