

ESTATE INSPECTIONS

SITE:

Bramley Square (B) & Cadbury Square (C)

Date:

4 August 2011

or Tenant Rep:

EXTERNAL

CAR PARKS

Tax, condition, where parked, commercial vans, caravans, trailers, disabled space

C – residents told me that they would like a no parking area in the space underneath the light outside Flat 3

Action

Residents to be consulted on this issue in November 2011

BIN STORE/RUBBISH

Where stored, adequate space, how many bins, cleanliness, weeds, gates, fencing. Bulky items, old furniture, rubbish bags

Nothing noted

Action

LITTER

Generally around site, old furniture etc

Nothing noted

Action

DRYING AREA

Gates, fencing, weeds, washing lines, how many, condition

Nothing noted

Action

<p><u>GARDENING</u> Maintenance contracts, trees, weeds, shrubs</p> <p>Remove tropical plant outside flat 3 and replace with low maintenance plant</p> <p>Ensure all paths are de-weeded including removal of all seedlings of Ash trees eg outside flat 3</p> <p>There is a dead willow tree outside flat 18 Cadbury (near the car park).</p> <p>Trim and tidy all hedges to acceptable standard.</p> <p>De-weed the whole area around the play area and by the fence to the first property on Bramley Square</p> <p>Is the grass more than 60mm in height YES / NO</p> <p>If YES how high.....</p>	<p><u>Action (updated Nov '11)</u></p> <p>Replace with Hydrangea</p> <p>Done</p> <p>Removed</p> <p>Done</p> <p>Done</p>
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<p><u>SIGNS</u> Readable, secure, replacement</p> <p>Nothing noted</p>	<p><u>Action</u></p>
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<p><u>PATHS/WALKWAYS</u> Trip hazards, grit boxes</p> <p>Nothing noted</p>	<p><u>Action</u></p>
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<p><u>INDIVIDUAL PROPERTIES - EXTERNAL</u> Gardens, rubbish, old cars</p> <p>Nothing noted</p>	<p><u>Action</u></p>
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INTERNAL

<p><u>LIGHTING</u> Working, flickering, damaged</p> <p>Nothing noted</p>	<p><u>Action</u></p>
<p><u>CLEANLINESS/RUBBISH ETC</u> Maintenance Contracts, litter, windows</p> <p>Nothing noted</p>	<p><u>Action</u></p>
<p><u>INDIVIDUAL METER CUPBOARDS</u> Condition, locks, rubbish, storage</p> <p>Nothing noted</p>	<p><u>Action</u></p>
<p><u>GENERAL</u> Condition generally, storage, landings clear</p> <p>Nothing noted</p>	<p><u>Action</u></p>

<u>WINDOWS/DOORS/SECURITY</u> Nothing noted	<u>Action</u>
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<u>IMPROVEMENTS</u> Nothing noted	<u>Action</u>
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<u>LANDLORDS SUPPLY METER READING</u> <u>METER LOCATION</u> <u>METER READING</u>
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PET OVERALL ASSESSMENT (RED/AMBER/GREEN – POOR/AVERAGE/GOOD)	Good
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