

ESTATE INSPECTIONS

SITE: Maple Leaf Court

Date: 06/10/11

Neighbourhood Voice or Tenant Rep: Sylvia Supple

EXTERNAL

<u>CAR PARKS</u> Tax, condition, where parked, commercial vans, caravans, trailers, disabled space Down pipe next to bin store room door still leaking	<u>Action</u> Completed
<u>BIN STORE/RUBBISH</u> Where stored, adequate space, how many bins, cleanliness, weeds, gates, fencing. Bulky items, old furniture, rubbish bags Nothing noted	<u>Action</u>
<u>LITTER</u> Generally around site, old furniture etc Cleaning spec being looked into. Option available to have back stairs and internal glass cleaned once a month	<u>Action</u> Cleaners made aware
<u>DRYING AREA</u> Gates, fencing, weeds, washing lines, how many, condition Nothing noted	<u>Action</u>

<p><u>GARDENING AND CLEANING</u> Maintenance contracts, trees, weeds, shrubs</p> <p>Is the grass more than 60mm in height YES / NO</p> <p>If YES how high.....</p>	<p><u>Action</u></p>
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<p><u>SIGNS AND LIGHTING</u> Readable, secure, replacement</p> <p>All old lights in need of repair will now be replaced with new brighter lights with clean covers</p>	<p><u>Action</u></p> <p>Electrician replacing old bulbs with new when they blow</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>Window sills on numerous properties cracking and falling about causing a possible health and safety hazard</p>	<p><u>Action</u></p> <p>Urgent work required to be before the end of December 2011. <i>Non urgent to be done in cyclical programme 2012/13</i></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 136125</u>

PET OVERALL ASSESSMENT (RED/AMBER/GREEN – POOR/AVERAGE/GOOD)	Good
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