

# Estate Inspection

**Date of Inspection: 7 April 2017**

**Housing Officer: Helen Burrow**

**Attendee: Liz Morgan, Victor Dodd, Cllr Pelzer-Dunn & Albert Donnelly**

**Weather conditions: Sunny**

Date	No.	Block / Street	Description of problem	Action taken	Job number / reference
07/04/2017		Wish Court	Plastering / painting on first floor completed. ICRA requested confirmation that works will be charged to EDB rather than service charges.	Email sent to Tracey Horner 10/04/17	
07/04/2017		Wish Court	Washing line needs re-stringing and is in poor condition (rusty). ICRA and Cllr queried whether it can be replaced.	Email sent to Estates 10/04/17	
07/04/2017		Wish Court	Common ways reminder notice missing	Housing Officer to replace	
07/04/2017		Wish Court	Internal door on landing	Attempt to speak with resident followed up with sticker requesting removal	
07/04/2017		Wish Court	No smoking sign outside Flat missing	Email sent to Estates 10/04/17	
07/04/2017		Wish Court	Fire door not shutting properly outside Flats	Email sent to Estates to adjust 10/04/17	
07/04/2017		Wish Court	Double glazed window on first floor landing (at front of block) seized shut	Email sent to Repairs 10/04/17	
07/04/2017		Wish Court	2 child's scooters on landing	Attempt to speak with resident followed up with sticker requesting removal	
07/04/2017		Wish Court	2 child's bikes on landing	Housing Officer spoke with resident who moved items into flat	

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07/04/2017		Wish Court	Main entrance door intercom and lock not working, unable to access block	Phone call to Estates to confirm that issues with lock affecting master keys only and Trades button has been turned off. Follow up email sent to Estates & M&E Team on 10/04/17	
07/04/2017		Wish Court	Cardboard box in storage room	Email sent to Estates to remove 10/04/17	
07/04/2017		Wish Court	Three lights out in storage room	Email sent to Repairs 10/04/17	
07/04/2017		Wish Court	External wooden door to store room (left of MED) is rotten at bottom	Email sent to Repairs 10/04/17	
07/04/2017		Wish Court	Pram on landing	Housing Officer spoke with resident who moved item into flat	
07/04/2017		Wish Court	Fire door not shutting properly outside Flats	Email sent to Estates to adjust 10/04/17	
07/04/2017		Wish Court	Space available for bike storage rail	ICRA to explore EDB funding	
07/04/2017		Wish Court	Pram on landing	Housing Officer has previously spoken with resident, follow up letter to be sent	
07/04/2017		Wish Court	Rubbish bags	Housing Officer to re-visit	
07/04/2017		Jordan Court	Dog mess under washing line, appears to be a regular occurrence	Letter to be sent to block and check pet permissions for 1 - 6 Jordan Court	
07/04/2017		Jordan Court	Automated fire door outside Flats not closing properly	Email sent to Repairs 10/04/17	
07/04/2017		Jordan Court	Double glazed top window on first floor at front of block not opening with the window opener on the ground floor	Email sent to Repairs 10/04/17	
07/04/2017		Jordan Court	Loft hatch missing hasp & staple and padlock	Email sent to Estates 10/04/17	
07/04/2017		Jordan Court	Shoe storage and shoes on landing	Attempt to speak with resident followed up with sticker requesting removal	

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07/04/2017		Jordan Court	Double glazed top windows on first floor at front of block not opening	Email sent to Repairs 10/04/17	
07/04/2017		Jordan Court	Two bags on landing	Attempt to speak with resident followed up with sticker requesting removal	
07/04/2017		Jordan Court	Childs bike on landing	Housing Officer spoke with resident who moved item into flat	
07/04/2017		Jordan Court	Works in progress to pigeon proof block including above door to store room	Monitor	
07/04/2017		Jordan Court	Loft hatch missing hasp & staple and padlock	Email sent to Estates 10/04/17	
07/04/2017		Jordan Court	Double glazed window on first floor at front of block not opening	Email sent to Repairs 10/04/17	
07/04/2017		Jordan Court	Double glazed top windows on first floor at front of block not opening	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Sawyer and Co estate agent board in flower bed	Email sent to Estates 10/04/17	
07/04/2017		Stevens Court	Paint coming off main entrance door handles	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Paint coming off main entrance door handles	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Trades button not working	Email sent to M&E Team 10/04/17	
07/04/2017		Stevens Court	Roof tiles missing - spoke to resident who had reported to Mears	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Paint coming off main entrance door handles	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Paint coming off main entrance door handles	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Key not working for storage room	Housing Officer to re-visit	
07/04/2017		Stevens Court	Check with Estates whether internal store room - unable to access with keys	Email sent to Estates 10/04/17	
07/04/2017		Stevens Court	Fire door not shutting properly outside Flats	Email sent to Estates 10/04/17	

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07/04/2017		Stevens Court	Trades button not working	Email sent to M&E Team 10/04/17	
07/04/2017		Stevens Court	Paintwork to external storage sheds in poor condition - may require EDB bid if not covered by planned maintenance	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Double glazed top window on first floor at front of block not opening with the window opener on the ground floor (opener is broken)	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Window opener on ground floor has seized (operates double glazed top window at front of block)	Email sent to Repairs 10/04/17	
07/04/2017		Stevens Court	Main entrance door lock stiff	Email sent to Estates 10/04/17	
07/04/2017		Benson Court	Trades button not working	Email sent to M&E Team 10/04/17	
07/04/2017		Benson Court	Loft hatch missing hasp & staple and padlock	Email sent to Estates 10/04/17	
07/04/2017		Benson Court	Mobility scooter on ground floor	Case with Housing Officer	
07/04/2017		Benson Court	Rubbish bag, letter basket and umbrella in common way	Attempt to speak with resident followed up with sticker requesting removal	
07/04/2017		Benson Court	Shoes and basket in common way	Attempt to speak with resident followed up with sticker requesting removal	
07/04/2017		Benson Court	Childs bike outside Flat and shoes on landing outside Flat	Housing Officer spoke with resident who moved items into flat.	
07/04/2017		Benson Court	Bikes in internal store cupboard	Housing Officer to monitor to ensure access isn't blocked to individual cupboards	
07/04/2017		Benson Court	Fire door to stairwell on ground floor not shutting properly	Email sent to Estates to adjust 10/04/17	
07/04/2017		Benson Court	Store room used by ICRA and Estates full of items	Housing Officer to liaise with Estates and ICRA to arrange clearance / tidy	

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07/04/2017		Benson Court	Window opener on ground floor is broken (operates double glazed top window at front of block)	Email sent to Repairs 10/04/17	
07/04/2017		Benson Court	Missing window opener on ground floor (operates double glazed top window at front of block)	Email sent to Repairs 10/04/17	
07/04/2017		Benson Court	Door intercom system not working	Email sent to Repairs 10/04/17	
07/04/2017		Benson Court	Window opener on ground floor is broken (operates double glazed top window at front of block)	Email sent to Repairs 10/04/17	
07/04/2017		Benson Court	Window opener on ground floor is broken (operates double glazed top window at front of block)	Email sent to Repairs 10/04/17	
07/04/2017		Benson Court	Carpet lifting on stairs to top floor	Email sent to Repairs 10/04/17	
07/04/2017		Benson Court	Childs bike on ground floor	Housing Officer spoke with resident who moved item into flat	
07/04/2017		Benson Court	Mobility scooter on ground floor	Housing Officer to establish ownership	
07/04/2017		Benson Court	Double glazed top window on first floor at front of block not opening with the window opener on the ground floor	Email sent to Repairs 10/04/17	
07/04/2017		Benson Court	Children's puzzles by store cupboard	Housing Officer to re-visit	
07/04/2017		Benson Court	Coat rail on ground floor	Sticker requesting removal	
07/04/2017		Benson Court	Leak above bin area next to block Benson Court. Check whether job has been raised with Repairs.	Email sent to Repairs 10/04/17	