Estate Walkabout Inspection at Ashanti Close
Inspected on 8th March 2016

The grade following the inspection for Ashanti Close is Level B standard

Inspection carried out by:
R Brushette - South Essex Homes Estate Services Team Leader
K Baker – South Essex Homes Tenancy Services Officer
Cllr Assenheim – Ward Councillor

Outcome of inspection:

Caretaking Services

- Stair nosings require cleaning.
  To be completed by Caretaking Services during next site visit.

- Main entrance doors require cleaning.
  To be completed by Caretaking Services during next site visit.

- Scuff marks present on communal area walls.
  To be completed by Caretaking Services during next site visit.

- Rubbish items present in the communal garden of Block 128-138 require removing.
  To be removed by Caretaking Services during next site visit.

Repairs

- Front guttering to Block 116-126 is blocked and is not connected properly to the downpipe.
  Order raised on 08/03/2016 Order No: 6822460/1 Due date: 07/04/2016

- There are raised roof tiles located on the corner of Block 128-138.
  Order raised on 08/03/2016 Order No: 6822461/1 Due date: 07/04/2016
• Plastic panelling has fallen off a window of Block 116-126. Order raised on 09/03/2016 for site inspection to be completed.

• Window in the 2nd floor drying room of Block 116-128 has a broken hinge. Site inspection to be completed by A. Seymour, Maintenance Technician by 22/03/2016.

• The front door of one property in Block 104-114 requires attention. Order raised on 09/03/2016 to L. Ranson, Asset Surveyor.

Tenancy Services

• 1st and 2nd floor drying rooms of Block 128-138 have bulk items present. Issue to be investigated by K. Baker, Tenancy Services Officer.

• 1st and 2nd floor drying rooms of Block 116-126 have bulk items and rubbish present. Issue to be investigated by K. Baker, Tenancy Services Officer.

Scoring
All elements of inspection are scored 1 – 4 then scores are combined to produce an average figure.
Level A (Excellent) – 3.8-4.0
Level B (Good/Very Good) – 2.8-3.7
Level C (In need of some attention) – 2.0-2.7
Level D (In need of urgent attention) - 1.9- 0

Average score following inspection for Ashanti Close is Level B standard