Estate Walkabout Inspection at Kingfisher Close and Sandpiper Close
Inspected on 9th September 2016

The grade following the inspection for Kingfisher Close & Sandpiper Close is Level B standard

Inspection carried out by:
C Judge - South Essex Homes Estate Services Team Leader
F Balogun – South Essex Homes Tenancy Services Officer
2 Residents

Outcome of inspection:

Caretaking Services

• Entrance areas require dusting.
  To be completed by Caretaking Services during next site visit.

• There are a couple of spiders present on the ceiling.
  To be completed by Caretaking Services during next site visit.

• Car park requires sweeping and weed removal.
  To be completed by Caretaking Services during next site visit.

• External glazing will need cleaning in due course.
  To be completed by Caretaking Services during next site visit.

Repairs

• It was noted that the communal areas will require redecorating once repair works are completed.
  Comment to be passed to Programme Delivery to organise necessary works.
Grounds Maintenance

- Mulberry trees located at the rear of 106-120 Sandpiper Close have been noted to affect a residents breathing when in blossom. Estate Services will organise works to be completed at the beginning of the Spring season to reduce the tree’s crown.

**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 Sandpiper Close & Kingfisher Close is **Level B** standard