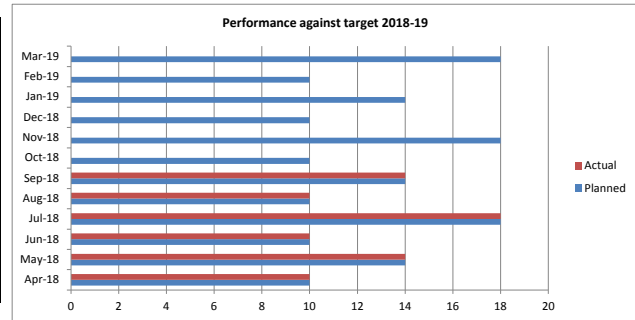


Ochilview Housing Association
Estate Inspections 2018-19

Summary by Area				
Month	Planned	Actual	Target	% Completed
Apr-18	10	10	10	100.00%
May-18	14	14	14	100.00%
Jun-18	10	10	10	100.00%
Jul-18	18	18	18	100.00%
Aug-18	10	10	10	100.00%
Sep-18	14	14	14	100.00%
Oct-18	10		10	0.00%
Nov-18	18		18	0.00%
Dec-18	10		10	0.00%
Jan-19	14		14	0.00%
Feb-19	10		10	0.00%
Mar-19	18		18	0.00%
	156	76	156	48.72%



Issues by Area			
Area	Surveyed	Issues found	Action taken
Baillie Court, Sauchie	Sep-18	Debris at bin areas.	Passed to Housing to liaise with tenants over clearing this area.
Comrie Court, Tillicoultry	Sep-18	Gutters require clearing at rear of block 11-19 and rear of block 20-24.	Work to be instructed (may require cherry picker or access platform).
		Debris to front of blocks 7-10 and 11-19.	Passed to Housing to liaise with tenants over clearing items.
Dunmoss View, Coalsnaughton	Sep-18	Tile end cap coming away at l/h side of porch to no. 24.	Passed to contractor to attend as defect repair.
		Broken tiles on porch at no. 20	Passed to contractor to attend as defect repair.
		Debris in some gardens.	Passed to Housing to liaise with tenants for removal.
Henry Street, Alva	Sep-18	No issues to report.	N/A
Kippen Place, Sauchie	Sep-18	Renew Suffolk latch for gate between 16 & 18 and fit a gate stop on latch side.	Works order to be issued for repair.
		Replace missing fence slat on fence rear gable of 11.	Works order to be issued for repair.
		Broken gas meter box lid at no. 10.	Works order to be issued for repair.
Millers Lade Avenue, Sauchie	Sep-18	Light at front door of 27 is falling off wall.	Works order issued for repair.
		Swan neck on downpipe is disconnected at no. 1.	Works order issued for repair.
		Debris in numerous gardens throughout development.	Passed to Housing to liaise with tenants for removal of items.
Mitchell Court, Dollar	Sep-18	No issues to report.	N/A
Nechtan Drive, Coalsnaughton	Sep-18	Weather drip to front door falling off at no's. 7 and 11.	Works order issued for repair.
		Fallen tree has burst fence at rear of no. 27.	Works order issued for repair.
		Top bracket on downpipe at front elevation.	Works order issued for repair.
		Debris in gardens throughout development	Passed to Housing to liaise with tenants for removal of items.
Pearson View, Sauchie	Sep-18	Cut back hedge at the rear of 21-23.	Passed to landscapers to deal with at next site visit.
		Disconnected downpipe at ground level between no's 24 & 26.	Works order issued for repair.
		Weeds in the drying area in front of no's 28 & 30.	Passed to landscapers to deal with at next site visit.
Posthill & Schawpark Avenue, Sauchie	Sep-18	No issues to report.	N/A
Stirling Street, Alva	Sep-18	No issues to report.	N/A
The Charrier, Menstrie	Sep-18	Gutters need cleared on block 53-69.	Cleaning to block will require SKY-VAC or cherry picker and will be planned in.
		Broken gutter to downpipe joint broken on front elevation of no. 35.	Works order issued for repair.
		Renew both timber external window sills to no. 53 lounge windows and paint to match	Works order issued for repair.

		Secure fix gate on the gable fence between Ceteris car park and block 53 – 69 (no long required for access).	Works order issued for repair.
		Wall at rear of factored block (1-19) is deteriorating.	No further action at present. Will continue to monitor.
		Boundary fence to nursing home is collapsing.	To liaise with nursing home over repairs and liability.
Weavers Way, Tillicoultry	Sep-18	Debris at car park.	Passed to Housing to liaise with tenants over removal of items.
		Leaking corner of guttering joint above block 18-32 close door.	Repair will require cherry picker and will be planned in.
		Opened gutter joint R/H of block 34-48 close door.	Repair will require cherry picker and will be planned in.
		External light at close door to block 34-48 not working.	Works order issued for repair.
		Internal close lights should be on all the time at block 18-32.	Works order issued for repair.