



## ESTATE INSPECTION REPORT (E2)

To be circulated within 7 days of the estate inspection

### Name of estate or block

Becklow Gardens, Coningham Road and Stowe Road

### Date of inspection

31 March 2022

### Attendees

Name	Contact details	Representing
Sequoia Bousquet	07818-510808	Neighbourhood Services
Courtney Vincent	07551-680515	Estate Services
Karen James	07786-673831	Estate Services
Tom Hall	07825-833463	DLO
Simon Upperton	07717-853141	Pinnacle Caretaking

### Housing management (for example ASB, tenancy condition and concerns)

Responsible officer: Sequoia Bousquet

Contact details: 07818-510808

Action requested	Location of issue	Reference	Target date
Items in communal areas	Becklow Gardens Blocks A, B, C, E, F and G	Not applicable	07/04/2022
Items in communal areas	Coningham Road (128-158)	Not applicable	07/04/2022

### Repairs

Responsible officer: Tom Hall

Contact details: 07825-833463

Action requested	Location of issue	Reference	Target date
Secure chute hopper near 45, 36 and 27.	Becklow Gardens 1-45	Not Provided	06/04/2022
Secure cable near 19.	Becklow Gardens 1-45	Not Provided	06/04/2022
Replace beading and paint front entrance door near flat 8.	Becklow Gardens 1-45	Not Provided	06/04/2022
Secure chute hopper near 53.	Becklow Gardens 46-60	Not Provided	06/04/2022
Leaking Prv from 268. Gas team	Becklow Gardens 232-273	Not Provided	06/04/2022
Repair or replace cast iron stack pipe near 262.	Becklow Gardens 232-273	Not Provided	06/04/2022
Replace slippery floor	Becklow Gardens 232-	Not	06/04/2022

sign in stairwell near 245.	273	Provided	
Secure lamp diffuser near RHS 205. Replace trunking ground floor lobby near 197.	Becklow Gardens 197-231	Not Provided	06/04/2022
Replace no smoking sign near 205.	Becklow Gardens 197-231	Not Provided	06/04/2022
Reset lighting time clock. Remove redundant cables near 193. Secure cable near 175.	Becklow Gardens 127-196	Not Provided	06/04/2022
Replace window board in stairwell near 166. Ease adjust bin room door near 130 Secure chute hopper near 162. Secure chute hopper near 142. Fit lock to fuse box near 193.	Becklow Gardens 127-196	Not Provided	06/04/2022
Leak balcony above 190 - 187	Becklow Gardens 127-196	Not Provided	06/04/2022
Leaking Prv from 149. Gas team	Becklow Gardens 127-196	Not Provided	06/04/2022
Tank overflow near 97.	Becklow Gardens 61-100	Not Provided	06/04/2022
Patch contractor	Becklow Gardens 61-100	Not Provided	06/04/2022
Overhaul chute hopper near 100 Chute hopper near 85.	Coningham House	Not Provided	06/04/2022
Replace electrical cupboard door.	Coningham Road 94-108	Not Provided	06/04/2022
Secure chute frame near 106	Stowe Road 70-84	Not Provided	06/04/2022
Replace flooring to stairs near 70. Replace nosing 1st floor. Secure skirting near 78 and 76. Replace skirting near bin chute 1st floor.	Stowe Road 70-84	Not Provided	06/04/2022
Replace tiles on 1st floor near bin chute - 4sqm – tiles in electrical intake cupboard.	Stowe Road 70-84	Not Provided	06/04/2022
Replace GW glass fan light above 88. Patch contractor	Stowe Road 70-84	Not Provided	06/04/2022



### **Pinnacle caretaking**

Responsible officer: Simon Upperton

Contact details: 07717-853141

Resident score: No score given as no residents attended the inspection

Action requested	Location of issue	Reference	Target date
Deep clean required	Becklow Gardens Blocks A, B, C, E, F and G	Not applicable	07/04/2022
Deep clean required	Coningham Road (91, 94-108 and 128-158)	Not applicable	07/04/2022
Deep clean required	Stowe Road (70-84 and 86-100)	Not applicable	07/04/2022

### **Time and date of next inspection**

To be confirmed