

Great Northern Road, Aberdeen	KEY for tenants:				
09 August 2023	EA = Estates Assistant HO = Housing Officer PO = Property Officer CPO = Customer Participation Officer TLMW = Team Leader Major Works DLO = Direct Labour Organisation DLOS = DLO supervisor				
Staff attended = 7 Tenants attended = 2					
LOCATIONS	ISSUES	ACTION TAKEN / AGREED	TARGET COMPLETION DATE	STATUS	NOTES
GARDEN CONDITION/ GRASSED/OPEN AREAS/ FOOTPATHS	Enquiring about action being taken regarding dog fouling on scheme.	Dog waste bins have been ordered with three to be installed across the scheme.	n/a	Monitoring of dog fouling issues is on-going. Installation of dog waste bins is pending.	EA & HO will continue to work with tenants to reduce levels of dog fouling on scheme.
	Lots of weeds across whole scheme and rubbish in places.	EA is aware of the issues with the gardens and is in contact with the contractors to make sure they are fulfilling the contract.		On-going	EA taken photos around the scheme to feedback to contractor and monitor.

	ISSUES	ACTION TAKEN / AGREED	TARGET COMPLETION DATE	STATUS	NOTES
CLEANING					

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EXTERNAL BUILDING CONDITION including GUTTERING	Leaking overflow pipe outside block 490 with water damage to back of block.	PO is aware and is handling the situation alongside Housing Staff.	n/a	Pending	Condition of building on outside continues to be monitored until repair work can be completed.

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REPAIRS: INCLUDING FENCING & GATES	Fencing at back of blocks 480-492 were damaged during storm Arwen and had to be removed.	PO has liaised with Property Team and this replacement fencing is being considered.	n/a	Pending	
	Damage to rendering at steps from walkway outside block 462.	Rendering project in place across various schemes. TLMW is liaising with third party to check if scheme is on list and if not to get it added.	n/a	Pending	

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TRIPPING HAZARDS PAVING ETC					

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	ELEC/GAS/BT: ETC MANHOLES/STREET LIGHTING				

	ISSUES	ACTION TAKEN / AGREED	TARGET COMPLETION DATE	STATUS	NOTES
	VANDALISM/ GRAFFITI (offensive/non-offensive)				

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	CAR PARKING AREAS including UNTAXED /ABANDONED	Scooter parked outside block 482.	HO aware and will liaise with tenants in block to have the scooter removed.	n/a	Pending	Staff aware that there is a lack of storage.

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BIKE STORE, BIN STORES/RUBBISH/ FLY TIPPING & LITTER	Bin store at side of block 490 can at times be a mess with the bins overflowing.	EA aware of the on-going issues and continue to check the bin stores during regular inspections. Any repairs will be reported and dealt with.	n/a	On-going	Council responsible for rubbish collection therefore LHA staff are not responsible for this issue.
	Request for partitions to be installed between each of the bike racks inside the bike stores at side of block 462.	The PO will move this request forward with the hope of separating the racks into individual sheds so they can be assigned to tenants on a request basis.	n/a	Pending	

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MISCELLANEOUS	Rubber seal on front block communal door for block 482 needs replacing.	PO has reported repair. This will be completed by the Associations DLO.	n/a	Pending	
	Numeral on internal communal door outside flat 482F needs to be overhauled.	PO has reported repair. This will be completed by the Associations DLO.	n/a	Pending	