

COOKING & HEATING

- (a) Repair all damage to heating including glass fronts to room heaters.
- (b) Service central heating boiler at least yearly.

In particular, service and repairs to gas appliances should only be undertaken by a qualified person.

PLUMBING

- (a) Clear rain water gullies, and gullies and waste pipes from bath and sink.
- (b) Replace seats, chains, handles, washers and stoppers for toilets, baths, sinks, etc
- (c) Clean silt, leaves or other deposits from gutters at least annually.
- (d) Repair leaking and dripping taps.

If you require the services of the Council in dealing with blocked drains, the cost of cleaning a blocked house drain will be borne by the tenant(s) affected.

SPECIAL NOTE

- (a) You should not carry out any alterations, additions or improvement to the property without prior written approval from Kildare County Council.
- (b) You must make sure that you, or other people living with you (including children), do not become a nuisance to you neighbours. If a nuisance is caused, Kildare County Council may take legal action to end your tenancy.



Kildare County Council
St. Marys, Naas
Housing Section Tel: (045) 873837
Main Switch Tel: (045) 873800
Fax: (045) 876875
E-mail: secretar@kildarecoco.ie

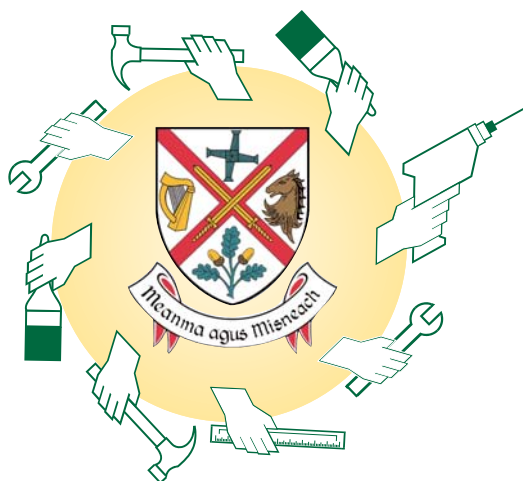
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KILDARE COUNTY COUNCIL

HOUSING

MAINTENANCE

ADVICE FOR TENANTS



YOUR HOUSE IS A VALUABLE ASSET

PLEASE

- Ensure that you maintain the home to a high standard.
- Keep your rent payments up to date.

KILDARE COUNTY COUNCIL



Kildare County Council is responsible for ...

- Attending to defects of a structural nature in your home. Repairs will normally be carried out only if the rent account is up to date.
- Insuring the structure of the house against fire damage.

You are responsible for ...

- Reporting structural defects to the Council as soon as possible.
- Insuring your house contents against fire/flood damage.
- Cleaning the chimney regularly, at least yearly.
- Ensuring that smoke alarms are in working order.
- Keeping the interior of the house in good decorative order.
- Keeping the exterior of the house in good repair and condition.
- Keeping electrical and plumbing installations in good operative order.

The Council encourages you to ...

- Join a tenants' association.
- Become involved in the maintenance of your estate.

And ...

- Report vandalism and anti social behaviour to the Housing Department of Kildare County Council.

Looking after the House Your Responsibilities include ...

DECORATION & MAINTENANCE

- (a) Paint and decorate, timber doors and windows.
- (b) Repair internal plaster cracks.
- (c) Repair internal door handles, locks and hinges where damaged
- (d) Maintain cupboards, kitchen units and their doors, drawers, hinges, locks and handles.
- (e) Decorate your house internally.

WINDOWS, DOORS, FLOORS

- (a) Repair damage to windows and doors
- (b) Replace broken glass.
- (c) Replace damaged window stays, catches and restrictors.
- (e) Provide floor covering.

FENCES, GATES, GARDENS

- (a) Maintain gardens and hedges.
- (b) Repair to all fences, gates and boundaries.
- (c) Maintenance of grass verges to front of property.

ELECTRICAL

- (a) Repair electrical appliances. Repairs should be carried out by a qualified electrician.
- (b) Replace fuses except main fuses.
- (c) Replace light bulbs.

All repairs to wiring and electric fittings provided by Kildare County Council will be carried out by Kildare County Council but where damage has been caused to them the tenant will be held responsible and will be required to pay the cost of replacement.