

Maintenance Responsibilities.

Checklist.



Maintenance Issues	Landlord	Tenant	Comments
Replacing taps	✓		
Replacing tap washers	✓		
Replacing light bulbs		✓	Including those in appliances and outside lighting
Replacing Consumables		✓	Filters, batteries etc
Tightening screws		✓	Curtain poles, door handles, kitchen cupboards etc
Mowing lawn, weeding, clearing leaves and general gardening		✓	
Light pruning		✓	Do not cut down or undertake severe pruning of mature plants without the landlords permission
Cleaning of patio/paving		✓	To avoid slip hazards
Removal of moss & leaves from guttering	✓		It is your responsibility to notify the landlord if the gutters need cleaning, clearing or repair
Bleeding Radiator		✓	
Radiator leaks	✓		If caused by erosions or wear, however it is uour responsibility if you have cause the damage
Re-igniting pilot light/boiler		✓	As long as you have been provided with a manual isnructions you can take inital troubleshooting
Boiler maintanance and servicing	✓		
Replacing Fuses		✓	
Appliance repairs	✓		Unless the damage is caused by you
Appliance upkeep		✓	Includes filter and general cleaning, checking pipes addings chemicals as required etc
House alarm servicing	✓		If the system is used by you, any security company charge should be paid by you
Electrical repairs/checks	✓		Unless the damage is caused by you
Unblocking drains	✓	✓	Please refer to your tenancy agreement for details
Replacing shower heads, clasps, hoses	✓		Unless the damage is caused by you
Tightening clasp fittings, towel rails etc.		✓	
Cleaning and de-scaling of showers and shower-heads			
Shower plumbing/electrical repairs	✓		Unless the damage is caused by you
Repairs to bath and shower seals	✓		
Preserving bath and shower seals		✓	
Damp - External	✓		Unless the damage is caused by you
Damp - Internal	✓	✓	If the damp is a result of your lifestyle, it is your responsibility
Locks	✓	✓	Depending on the cause of the problem
Chimneys	✓	✓	The landlord is responsible for having the chimneys swept prior to your tenancy; it is your responsibility to arrange this during and at the end of tenancy