

CARLOW COUNTY COUNCIL

Maintenance Responsibilities

No.	Maintenance Issue	Tenant	Council
1	Repairs to Roofs, Chimneystack & Cappings.		√
2	Structural Cracks.		√
3	All Plumbing Repairs. <i>(Except those listed below as Tenant Responsibility)</i>		√
4	All Electrical Repairs. <i>(Except those listed below as Tenants Responsibility)</i>		√
5	Repair / Maintenance Fascia, Soffit and Gutters.		√
6	Repair / Maintenance of proprietary sewage treatment systems for rural dwellings i.e. Puraflow or similar.		√
7	Repair / Maintenance of Water Treatment Units on Well Water Supply.		√
8	Repairs to Solid Fuel Cookers & Stoves		√
9	Repairs to Fireback of Open Fireplace		√
10	Plumbing repairs to any appliance or section of plumbing system installed by tenant.	√	
11	Electrical repairs to any appliance supplied by tenant.	√	
12	Oil boiler air locks due to running out of oil. Gas heating faults due to running out of credit. Gas meter credit card top up problems.	√	
13	Malicious and/or Accidental Damage to any part of the house.	√	
14	Damage to house due to break in or vandalism.	√	
15	Repair / Maintenance of Fences, Gates & Sheds.	√	
16	Chimney Cleaning / Sweeping (minimum – annually)	√	
17	Condensation Damage (See Advice Leaflet)	√	
18	Draught Proofing of Windows & Doors.	√	
19	Repair / Maintenance of Window and doors locks, handles and hinges.	√	
20	Replacement of all light bulbs.	√	
21	Repair / Replacement of Open Fireplace Grates, Baskets, Surrounds, Tiles, Frets, Hearths & Concrete Floor under Hearth Gate.	√	
22	Cleaning of Solid Fuel Cookers and Stoves. Replacement of Grates & Ashpans	√	
23	Servicing of Boilers (Gas & Oil)	√	
24	Cleaning of Gutters	√	

25	Clearing of blocked toilets, sinks, baths & showers. Clearing of blocked sewer pipes or drains within the curtilage of the house/gardens.	√	
26	Desludging / Emptying of Septic Tank	√	
27	Repairs / Maintenance Kitchen Units & Worktops.	√	
28	Pest Control.	√	
29	Repairs to architrave and skirting boards.	√	
30	Minor internal plastering cracks.	√	
31	Replacement of broken glass.	√	
32	Damage caused as a result of plumbing leak.	√	
33	Repairs / Replacement of Internal Doors, including locks, handles and hinges. & Handles.	√	
34	Replacement of batteries to Smoke Detectors.	√	

Repair Requests should be phoned to (059) 916296 or alternatively can be reported to Reception Area, Tullow Civic Office, Tullow, County Carlow.

- Out of Hours Emergency number is 059/9170300
- Please note that any queries regarding mains water or mains sewerage is now the responsibility of Irish Water – contact 1890 278 278.
- For tenants with Gas Central Heating – if a smell of Gas is detected Bord Gais must be contacted at 1850 20 50 50.
- Tenants may be surcharged in the event where Carlow County Council are called out to a repair what is the tenant's own responsibility, in particular, faults reported with solid fuel cookers/stoves and chimneys where it turns out that inadequate cleaning of chimney/cooker/stove was the source of the original fault reported by tenant.
- Written permission is required for any alteration to the house in advance of works being carried out as per Letting Agreement.