

	49 Main Street (Plot 5)		Alpha Sign Off	CoW Sign Off
Lounge/kitchen	patio doors not opening and closing with the level of the floor obstructing them	Leaking joint in heating pipe	Jan 2024	
DownStairs Toilet	Vent issue with toilet and bath - bath backs up when toilet is flushed	What is minimum temp of antifreeze?	Jan 2024	
	Toilet is slow to drain	What is minimum operating tempo of Heat Pump?	Jan 2024	
Patio Doors	Small Crack externally near seal	Insulate 1st metre of SunAmp hot feed	Jan 2024	
Solar/Plant	Solar panels switched off	Flow meter installed vertically - check	Jan 2024	
Heating	- Heating issues with the Air source/Sunamp & solar panels (this is in hand to be surveyed by independent engineer) - High electricity usage. - Cut cable in loft to be checked. At loft hatch. - Not able to set up an electricity account, (This is in hand) - No MCS Certificate. - Confirmation on groundwork certificate. - Confirmation on electrical certificate needing to be upgraded due to the additional changes that has been carried out and the house to be retested for new certificate. - Heating manuals and heating demonstration still to be done and issued. - Leaking joint in heating pipe, needs to be actioned (Leaking Anti Freeze) - - Owner is querying what is the min temperature of the antifreeze installed. - What is the min temperature the Heat pump can work at.	HSE File required No issues currently present or report 12.01.24 - existing glycol leaked attended too 11th Dec 23 - EDF reg to be sorted first - CAT 5 Data cable for future provision - Info from EDF provided to all residents where received - Provided - CHT Re-issue manual Completed 11th Dec	Jan 2024	

	- Insulate exposed pipes at Sunamp the first 1m. - Flow meter query should it be positioned horizontal or vertical? - Air source heat pump manual and warranty and service plan. Confirmation on who does this.	- Cold pipe insulated as per spec - Installed & commissioned as per spec		
Heating	Additional Relay to be installed between ASHP & Controller	ASHP warranty details needed	Jan 2024	
Utility Room	Paint missing behind pipework & pencil marks Leaking joint in heating pipe, needs to be actioned (leaking Anti-Freeze)		Jan 2024	
	Pipe collar missing from cold feed in utility			
	Holes filled on Gable Wall			
Hallway / Front Door	Scratches & Marks	Not noted at handover, not a defect	Jan 2024	
	Re-caulk windows	Completed W/E 19 th Jan	Jan 2024	
	Seal around Newel post at ceiling	Completed W/E 19 th Jan	Jan 2024	
Lounge	Patio Door Issues - Scratched Glass, broken seal at bottom of door, damage at head and bottom of mid-rail stop	TGDT/CHT	Jan 2024	
	Patio Door - visible gap from inside	Completed W/E 19 th Jan	Jan 2024	
	Paving slabs drain towards door	Review on site		
	living room floor not level	Review on site	Jan 2024	
	paint missing behind hinges at patio door			
External	Make sure that all Cedral board has been sealed at cut ends and any damaged to face of board sealed with the appropriate colour.	Review on site	Jan 2024	
Kitchen	Check cooker hood fixings	Completed W/E 19 th Jan	Jan 2024	
	Switch on worktop with no name/function	Spur for 13amp non-switched cooker outlet	Jan 2024	
	Panel under sink damage Worktop under sink to be checked if sealed all the way around.	Review on site Completed W/E 19 th Jan	Jan 2024	
Bedroom	Window hinges has no locking in place when open.	side locking/safety mechanism fitted	Jan 2024	
Bathroom	Area of paint seems to be missed at sides of WHB			

First floor	Radiator not level on landing	Review on site		
Shower room	Shower enclosure not capped at top	Review on site		
Bedroom	Both bedroom doors don't latch Wardrobe doors some don't latch or shut properly.	Completed W/E 19th Jan Completed W/E 19th Jan	Jan 2024	
Loft	Waste pipe behind void supported on foam insulation, require a more robust support. Hatch to be fitted with dwang's at top and bottom and insulation refitted. Insulate piping from WHB in void. Insulate around SVP at roof. Insulation to be laid with 150mm at ceiling and 300mm in opposite direction if this is not possible lay in the same direction but staggered. Heating and solar panels also to be checked by engineer and made good where required.	Completed W/E 19th Jan — pipe supported every meter on threaded rod Completed W/E 19th Jan Hatch broken prior to Alpha on site Alpha — not required Alpha — not required Completed W/E 19th Jan	Jan 2024	
	Property requires overall electrical check Heating and PV panels to be checked by engineer and made good as required	EICR provided No current issues present or reported	Jan 2024	
Reported since CDMM Inspection				
