

1 Pen y Bryn – Servicing and Management Plan

Version Control				
v.	Title	Changes Made	Author	Date
0.1	Servicing and Management Plan Draft		P Burgess	27/6/2021
0.2	Servicing and Management Plan – 1st version	Template and minor amendments	J Cooke	28/6/2021

Management of the external recreation space.

The property will be managed by The Fox & Tanner Property Company Ltd who has experience of, and actively manages HMO's in Wrexham. The company's cleaning team will visit the property weekly to clean the property and will clean and check the outdoor recreational space identifying any potential issues. In addition to this, the company's lettings manager will visit every month to conduct a formal inspection.

Refuse storage and collection.

The Fox & Tanner Property Company Ltd have a contract with Biffa Waste Services who provide and empty a 660 litre wheely bin dumpster every other week. This dumpster will be kept in the locked room just to the left of the main entrance. The door is secured with a combination lock so that tenants and staff have access to waste disposal at all times. The bin is put out by our cleaning team the morning of collection, and taken back in once emptied.

Cycle storage.

The property has a designated cycle storage room that will be accessed from a door off Chapel Street. This will be secured by a combination lock on the door so that tenants can access as and when they require.