

July 2025



# Annual Tenant Update 2025

Information for Langlee, Melrose Gait, McQueen Gardens,  
Tweedbank & Stow



Victoria Watson  
Housing Officer

## Hello and welcome to your tenant update

We hope you find this annual update useful. It's full of information which is specific to your area from planned maintenance to updates on modernisation.



Scan to find  
out more on  
our website.



Paul Cowan  
Maintenance Officer

**Your repairs contractor is R3 Repairs** so if you do report a repair, a member of this team will contact you directly.

We aim to plan the work throughout the year but the timings can change if it is outdoor, which is weather dependent.



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# Regular Maintenance of your home

## Electrical Inspections

We carry out a programme of electrical inspections on a five yearly basis, should your property require an inspection we will be in touch with you prior to this taking place.

## Grounds Maintenance

**Idverde** look after the communal landscaped areas of your development on our behalf. The work includes grass/hedge cutting and the maintenance of planted and hardstanding areas throughout the year.

## Roof Maintenance

Our roof maintenance contractor, **R3 Repairs**, deliver this service on our behalf.

This year the roof maintenance will take place in your area at some point between April and September - exact dates are not available as work is weather dependent.

## External Decoration

**Bell Group** are our external decoration contractor.

As a tenant you will be notified when work is planned in your area and the maintenance of planted and hardstanding areas throughout the year.

## Window Cleaning

Window cleaning is carried out by **J Kyle Cleaning Services Ltd** in all locations where this service is included in your rent. Windows are cleaned four times each year in all locations.

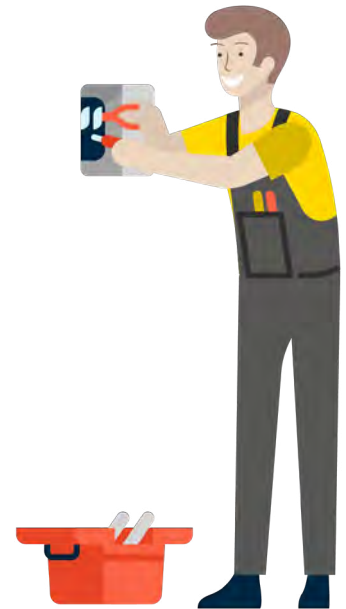
## Stair Cleaning

Communal stair cleaning is carried out by **CAS Contract Cleaning Ltd** in all locations where this service is included in your rent. This is on a fortnightly basis.

## Gas Boiler Servicing

**Dalex Systems Ltd** carry out our gas boiler servicing every ten months to ensure the safety of your home. Dalex will contact you directly to arrange access to your home.

We appreciate your co-operation. We also service heat pumps annually.



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# Modernisation Programme

We have an ambitious ongoing programme this year, with the aim of delivering more home improvements than ever before through our in-house multi-trade HIT team, and some through external contracts.

There are no home improvements due on your home this year. We will get in touch with you when modernisation is taking place in your area.

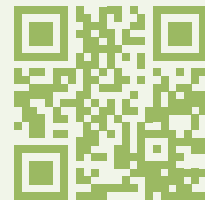


## Your feedback

It's important to us that the services delivered in this update are carried out to a high standard. Please let us know if you have any issues or feedback for us.

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