CHESTERFIELD
BOROUGH COUNCIL

Agenda Item 7

Estate Management

Overview

- Role of Housing Management for individual tenant gardens, communal areas and housing land
- Planned Maintenance
- Garden Assistance Scheme
- Vermin
- Tree management

Environment Officer Role

- Monthly inspections in blocks of flats
  - fire safety / emergency lighting /
  - cleaning standards
  - grounds maintenance
- Street inspections
- Untidy gardens
- Fly tipping on housing land
- Tree requests
- Animal fouling



Individual Gardens

CHESTERFIELD BOROUGH COUNCIL

- Overgrown gardens
- Rubbish on gardens
- Animal fouling on gardens
- Trees / hedges
- Vehicles parked on gardens
- Vermin



Communal Areas

CHESTERFIELD BOROUGH COUNCIL

- Rubbish in internal/external communal areas
- Side waste / contaminated bins
- Fly tipping
- Vermin
- Abandoned vehicles
- Animal fouling
- Service shortfalls



Communal Areas

- Planned maintenance
- NEAT team works
- Grassland management
- Community Surveyors



Process

- Informal resolution
- Formal process
  - letters
  - timescales
  - photos
  - recharges and tenancy warnings
- Tenant handbook, videos , tenancy agreement



Support

- Housing Officer / Enforcement Officer
- Tenancy Support
- Person centred approach
- Garden Assistance Scheme
- Other referrals
- Bulky waste services



Garden Assistance

- For council tenants who struggle to manage their garden
- Free for tenants aged 75+ or claiming disability benefits
- Other eligible tenants can apply to join the scheme but will be charged
- You should not have someone living with you or nearby who can support with your garden
- The council cuts lawns and hedges during the growing season

Vermin

CHESTERFIELD BOROUGH COUNCIL

- Individual tenanted property
- Blocks of flats
- Communal areas
- Environmental Protection – pest control
- Work with tenants on solutions
- Advice on bird feeding



Trees

CHESTERFIELD
BOROUGH COUNCIL

- Benefit of trees
- Tenant responsibilities
- Trees in communal areas
- Tree assessment and works



Trees

Chesterfield Borough Council Tree Policy 2026-2031

- Risk-based approach to tree inspection
- Respond to reports of dangerous and damaged trees
- Carry out pruning where needed for:
  - Public safety
  - Highway and footpath clearance (CBC land)
  - Protection of buildings and infrastructure
- Remove trees only as a last resort



Trees

The Council will not normally prune or remove trees because of:

- Falling leaves, fruit or bird droppings
- Where a tree is thought to be overly large.
- Branches overhanging properties
- TV or satellite signal issues
- Concerns about future damage e.g. subsidence
- Shading of solar panels and neighbouring properties

CHESTERFIELD
BOROUGH COUNCIL

Questions?