

Cork City Council's Responsibilities

Cork City Council is generally responsible for the repair and maintenance of the items listed below when it is as a result of **normal wear and tear** and not as a result of **wilful or malicious damage**.

Structure of the Dwelling

Cork City Council is responsible for

- structural repairs of walls,
- ceilings,
- floors,
- skirting,
- staircases,
- roof,
- chimneys,
- drains
- repairs to airbricks and ventilators,
- damage caused by wet and dry rot,
- fire damage (except re-decoration),
- fascia board and soffit.

External Repairs

Cork City Council is responsible for

- amenity areas,
- lighting in communal areas,
- stairs,
- paths,
- ramps and drives built by Cork City Council,
- gutters and downpipes,

- external doors (excluding locks, handles and draught proofing),
- frames and weather boards,
- window frames,
- sashes and hinges.

Electrical Repairs

Cork City Council is responsible for

- electrical wiring,
- repairs to sockets,
- ceiling roses,
- lamp holders,
- light switches,
- cooker switches,
- immersion heaters,
- showers (other than showers installed by the tenant),
- heat and smoke detectors (installed by Cork City Council) and control panels.

Plumbing Repairs

Cork City Council is responsible for

- cistern and water storage tanks,
- repair of stopcocks,
- back boilers and hot water cylinders,
- taps,
- common drains serving its properties.

Baths will only be replaced or resurfaced if, on inspection, they are found to be defective.

Heating Appliances

Cork City Council is responsible for

- replacement of defective fireplaces where fire risk exists,
- replacement of defective solid fuel heaters in unfit condition and
- replacement of fire cheeks.