Meeting Date	23rd July July
Purpose	Public Realm Maintenance Strategy for The Trilogy, 27 Ellesmere Street, Manchester
Author	Matt Smith – Head of BTR Mobilisation

Public Realm Maintenance Strategy
The Trilogy, 27 Ellesmere St

Public Realm Landscape Maintenance

Landscaping on site will be the responsibility of the managing agent through a combination of appropriate qualified contractors as well as the estate caretaker. Performance of both the contractors and estate caretaker will be monitored closely by the Building Manager to ensure the look and feel of the scheme is maintained, but also from a health and safety perspective to ensure the safety of both residents and employees working on site.

The works to be undertaken will be as detailed within the Ellesmere Street – Landscape Maintenance specification prepared by Carolyn Willetts Studio.

Litter Collection

Litter collection throughout the site demise including perimeter and public realm areas will be the responsibility of the managing agent and will be is carried out on a daily basis through a combination of a cleaning contractor and estate caretaker. Performance of both the contractors and the estate caretaker will be monitored closely by the Building Manager to ensure the look and feel of the scheme is maintained.

Maintenance Vehicles

A lay-by will be provided on Ellesmere Street for drop off purposes and will be utilised by maintained vehicles whilst works are undertake. Any alternative arrangements will be agreed with the relevant authority prior to commencement of works.

Planned Preventative Maintenance (PPM)

The managing agent will undertake maintenance works in accordance with the attached PPM schedule with performance of contractors and estate caretaker monitored closely by the Building Manager to ensure compliance.