

Capital Maintenance

Category	Includes
Painting & Surface Finishes	Painting, resealing, rendering, staining, varnishing, polishing and sanding of floors, ceilings, internal and external walls.
Bathrooms, Kitchens & Hard Surfaces	Resealing, regrouting and patching of bathrooms, laundries, kitchens, swimming pools, driveways, pathways, paved and concrete surfaces.
Doors & Windows	Repair and maintenance of doorknobs, locks, hinges, windows and flyscreens.
Lighting	Repair and maintenance of light fittings, lights, light bulbs and fans in communal areas.
Fencing & Gates	Repair and maintenance of fences, gates and doorways.
Fixtures & Furnishings	Repair and maintenance of signage, awnings and soft furnishings.
Heating, Cooling & Hot Water	Repair or replacement of components such as thermostats, compressors, filters, pumps, elements and controls (provided the entire system is not replaced).
Plumbing	Repair and maintenance of pipes, taps and sink fixtures.
Swimming Pool Equipment	Repair and maintenance of pool pumps, filters, heaters, chlorinators and associated equipment.
Lifts	Repair and replacement of lift components including the car, ropes, rails, doors, drive systems, brakes, buffers and controls.
Operator Vehicles	Repair and maintenance of vehicles owned or operated by the village operator (excluding personal use).
Recreational Facilities	Repair and maintenance of tennis courts and bowling greens.

Note: Confirm whether this item was purchased and installed by the current resident.