

2. The number of persons to be accommodated within the licensed premises shall not exceed five (05) persons.
3. At least once in every five years all electrical systems within the premises shall be examined by a competent person and a certificate provided indicating that all such systems are functioning properly and are safe.
4. At least once in every year all portable appliances within the premises provided for the use of the tenants shall be examined by a competent person and certificates provided indicating that all such appliances are functioning properly and are safe.
5. At least once a year all gas appliances provided for the use of the tenants must be examined by a competent person (i.e. GAS SAFE REGISTERED ENGINEER) and a certificate provided (i.e. LANDLORDS GAS SAFETY CHECK) indicating that they are functioning properly and are safe. Gas Certificates must be retained for three years and must be submitted when applying for renewal of a licence.

Background Information

Description of Property: Four storey tenement property.

Number of Bedrooms: Five (05)

History of Multiple Occupation: First found to be in multiple occupation on 12 January 1999. The property was previously licensed by the former owner and the new owners have submitted a timeous New license application.

Occupied: The property is currently occupied by five persons.

History of Complaints:

17 July 2024 – Complaint received regarding the unsatisfactory disposal of domestic refuse. The managing agent for the property arranged for new refuse bins for the sole use of their tenants to be delivered and located away from the communal carpark area to prevent misuse by other users of the communal lane.

Standard of Management: At time of inspection – Satisfactory.

Other Information: None