

**March 2025**

# Inchmickery Court Residents' Update

**Updates on the commencement of the Resident Moves to Decant Properties**



## Key Updates

### Correspondence

Newsletter 07 from July 2024 highlighted to residents that due to the increase in the scope of works to make greater improvements to the blocks and flats for you it is now necessary to move all residents out. This will help to ensure Health and Safety during the construction process, eliminating the impact of Noise, Dust and Dirt on you and to improve the Speed of construction and time you need to be out of your properties.



### Next steps

We recognise the disruption and inconvenience that moving out of your home will cause you. We will identify

suitable alternative Council homes in the local area for you and your Housing Officer will work with you to support your move to your temporary property.

## Your help

Your help in supporting these exciting and extensive works within your homes and Inchmickery Court is hugely appreciated. With your support, feedback and input each flat will be upgraded with improved insulation, new windows and doors, leaks fixed, improved communal areas benefiting from new lighting and safety improvements.



New Windows



New Doors



New Insulation



Fix Leaks



Cycle Paths



Well-lit Footpaths



Lighting Upgrades



EPC Grade B



Improved Safety



Additional Space



Active Play



New Planting

## Decanting Process

All residents of Inchmickery Court have been offered a Housing Options Interview with Sarah Tarbard, Case Officer. Almost all residents have taken up the opportunity to meet with Sarah and those who haven't yet responded have been contacted again. If you are still to have a Housing Options Interview, please reach out to Sarah directly at [sarah.tarbard@edinburgh.gov.uk](mailto:sarah.tarbard@edinburgh.gov.uk).

Following the Housing Options Interview last year our intention had been to start the decanting process in October/November 2024. Unfortunately, due to the Housing & Homelessness Emergency we were unable to commence the decanting process at this time. Positively, we are now in a position where we have begun the decanting process and a number of Inchmickery Court residents have been contacted at this time regarding their moves.

**Keeping you local!** We understand that this is where you live and have your support networks, family and friends, education links for your children and links to work. As such we are working hard to identify suitable properties across North Edinburgh to help make the transition to living in the decant properties as seamless as possible for your day-to-day lives.

The Council's Empty Homes Team is working hard carrying out repair and remediation works to our current empty homes to get them ready for people to move into. Once a suitable property has been identified for you, Julie Easton, Housing Officer will be in touch with you.

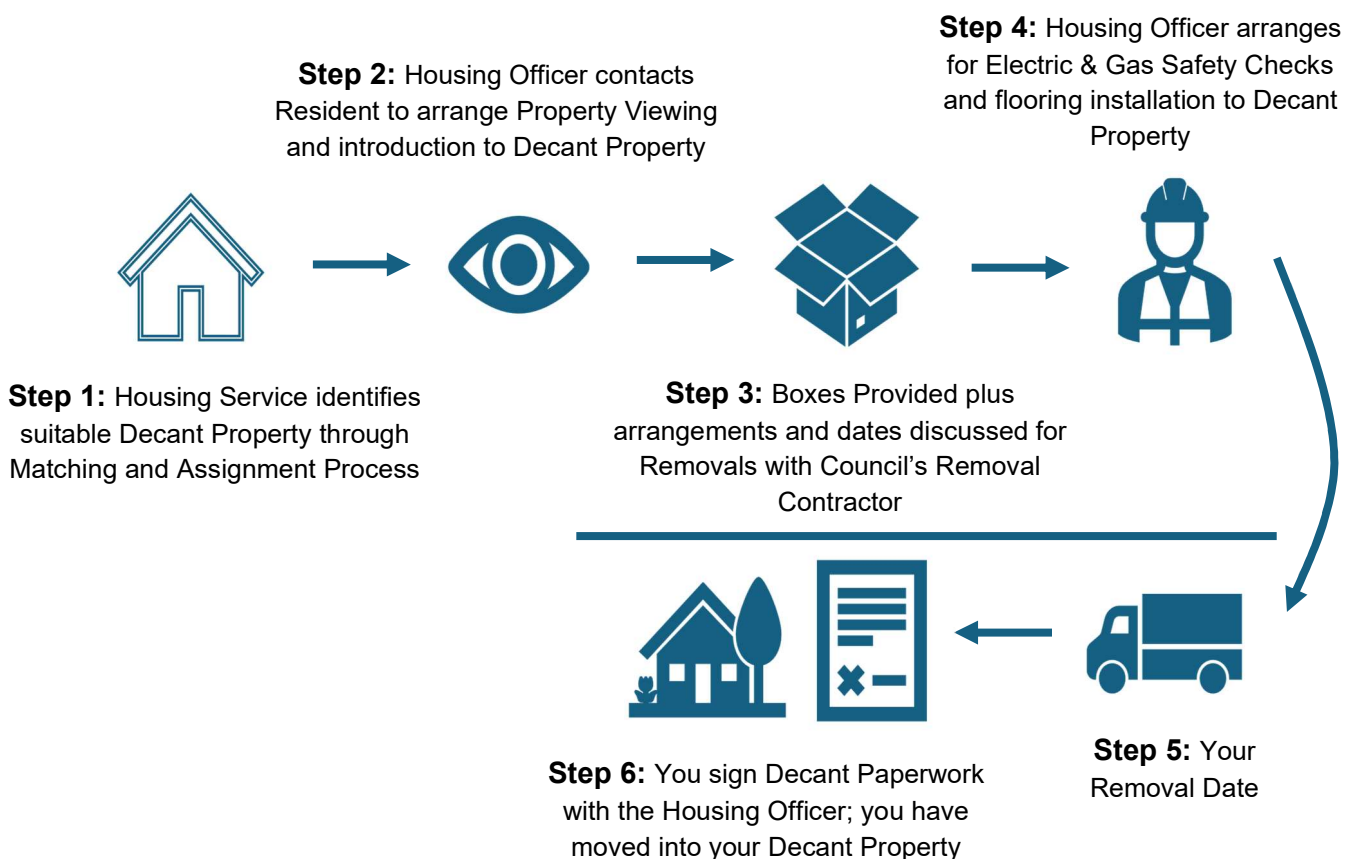
You will receive notification of your decant property from Julie and arrangements will be made to view the property with you.

**Due to the limited number of available Council homes across North Edinburgh and the number of residents that need to be moved from Inchmickery Court in a relatively short space of time you will only receive one offer of a decant property.**

At your decant property viewing, we will discuss arrangements and support with you. The Council will be supporting you by:

- providing you with boxes to assist you with packing your property. A number of residents have already reached out for boxes. If you need boxes or need more boxes please contact Julie Easton, Housing Officer – [julie.easton@edinburgh.gov.uk](mailto:julie.easton@edinburgh.gov.uk).
- removals from your tenancy to the decant property will be completed by the Council's Removal Contractor.
- fitting carpet, underlay and flooring in the decant property.
- electrical and gas safety checks completed in the decant property prior to you moving in.

The below diagram is an outline of the next steps now that we have begun the decanting process and what will occur at each stage to support you.



## Help with Associated Costs

We recognise that this moving process is a disruption to you and will potentially incur financial costs. Given you are moving to help support the exciting improvement and redevelopment works in Inchmickery Court, the Council will cover certain costs. As such, the following financial assistance is being provided:

### Removal Costs

#### **Associated Costs: Covered by the City of Edinburgh Council**

The Council will be meeting the costs of the removal processes through using our procured Removals Contractor. In addition to this, we will be providing all residents with packing materials – boxes and tape.

### Mail Redirection Costs

#### **Associated Costs: Reimbursed to you by the City of Edinburgh Council**

You will need to inform Royal Mail that you have temporarily moved house so that your mail is delivered to your new address.

**During the course of the works at Inchmickery Court you will be unable to access your tenancy and we will be unable to deliver any mail/packages accidentally sent there.**

Visit: [www.royalmail.com/redirection](http://www.royalmail.com/redirection) to arrange your Mail Redirection.

Residents should apply for the **12 Month Redirection** once they have confirmation of their Decant Property Address and Decant Start Date.

Please note that there are Concession Prices if you are on Universal Credit or Pension Credit.

### TV and/or Internet Package Reconnection Costs

#### **Associated Costs: Reimbursed to you by the City of Edinburgh Council**

Moving your TV and/or Internet service may incur a financial cost by your provider(s).

Please engage with your TV/Internet provider(s) to establish if you will incur such a charge.

For costs associated with **Mail Redirection** and **TV/Internet Reconnection** you will need to pay these up-front to Royal Mail and your TV/Internet provider(s) and the Council will reimburse these costs to you, by Bank Transfer. Once the costs have

been paid, please provide Receipts, alongwith Bank Account Confirmation, to Julie Easton, Housing Officer and arrangements will be made for our Banking & Finance Team to make a reimbursement payment directly to your Bank Account.

## Home Contents Insurance

Whilst it is not a requirement of your Scottish Secure Tenancy, tenants are encouraged to have a Home Contents Insurance (HCI) Policy to insure your belongings within your homes; the City of Edinburgh Council does not insure your belongings by default.

	City of Edinburgh Council HCI Scheme	Tenant-Sourced, Private Provider HCI Scheme	Tenant has no HCI Policy or Coverage
<b>Insured: at Inchmickery Court Tenancy</b>	✓	✓	✗
<b>Insured: at Decant Property</b>	✓	Contact Provider	✗
<b>Insured: for Removals</b>	✗	Contact Provider	✗
<b>Need to Contact Provider</b>	✓	✓	•

Removals are being completed via the contractor, Doree Bonner; please note that Doree Bonner's Liability Insurance will likely not cover any loss/damage to items that they are moving as part of the Decanting Process. The City of Edinburgh Council's Liability Insurance will not apply either.

Please note the following exclusions under the policy, apply to the City of Edinburgh Council's HCI Scheme:

- Loss or damage to:
  - items of porcelain, china, glass, earthenware, stone or items made of similar brittle materials, unless they have been packed by a professional packer
  - contents in storage
  - caused by scratching, denting or brusing
  - any items insured under another policy
  - loss of Personal Money

**Joining the City of Edinburgh Council's HCI Scheme:** If you are not already part of the City of Edinburgh Council's HCI Scheme but wish to apply for HCI Policy Coverage then you are welcome to do so. Please reach out to your Housing Officer, Julie Easton, for a HCI Application.

**HCI Scheme with a Private Insurance Provider:** Where you have a HCI Policy, but this is with a Private Provider then you will need to contact your Insurance Provider to make them aware of the Decanting and Removals Process and temporary move to your alternate property. The City of Edinburgh Council cannot provide advice in relation to your Insurance Policy or Insurance Coverage required.

**No HCI Scheme:** If you have no coverage with any form of HCI Policy or Provider then you are made aware of the above exclusions. The City of Edinburgh Council cannot be held liable for any loss(es) incurred. The City of Edinburgh Council cannot provide advice in relation to your Insurance Policy or Insurance Coverage required.

## Next Steps for You

Your homes in Inchmickery Court need to be fully cleared and emptied – due to the level of works personal belongings and furniture are unable to be left within the property due to risk of damage. At this time, please start making the following arrangements ...

Reach out with any questions

Speak to TV/Internet Provider(s) around Reconnection Costs and Timescales

Declutter – several Edinburgh charities offer a free Home Collection Service for household items

Declutter – you can arrange and pay for Special Uplifts via the Council's Website:  
[www.edinburgh.gov.uk/specialuplift](http://www.edinburgh.gov.uk/specialuplift)

Ask for Packing Boxes

The below table is a non-exhaustive list of Packing Instructions for your Household Items to help to ensure they are protected during the Removals:

Item Description	Packing Instruction
<b><u>White Goods:</u></b>	
Fridge/Freezer	Emptied of all Food Items and Unplugged with Doors Taped Shut
Washing Machine	Emptied of all Clothing, Unplugged and Disconnected from Water Supply
Cooker	Emptied of all Food Items, Not Hot and Disconnected from Electrical Supply
<b><u>Clothing &amp; Soft Furnishing:</u></b>	
Clothing	For ease, these can be placed into Bags; however, packing clothing into Boxes and/or Suitcases is also fine
Soft Furnishing (e.g. Pillows, Blankets, etc.)	For ease, these can be placed into Bags; however, such items into Boxes and/or Suitcases is also fine



**Large Items of Furniture:**

Bedframes	Dismantled
Chest of Drawers	Emptied of Clothing and Items
Wardrobes/Storage Units	Emptied of Clothing and Items

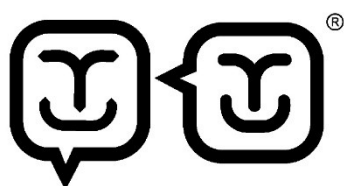
**Fragile Items:**

Glassware/Plateware	Protected and packed securely into Boxes
Photo Frames	Protected and packed securely into Boxes
Decorations	Protected and packed securely into Boxes

**Small & Other-Type Items:**

Cutlery	Boxed Securely
Books	Boxed Securely
CDs/DVDs	Boxed Securely
Small Electrical Items	Boxed Securely
Other Non-Breakable Items	Boxed Securely

**Disconnect of your White Goods:** please reach out to your Housing Officer, Julie Easton, as we can support you with assistance in the correct and safe disconnection of your Washing Machine and Electric Cooker via our Repairs Direct Service; this will be timed to align with your Removal Date.



**HAPPY TO TRANSLATE**

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## Further Information

For general queries regarding the Decanting Process please contact your Housing Officer, Julie Easton at [julie.easton@edinburgh.gov.uk](mailto:julie.easton@edinburgh.gov.uk) or Cameron Murray, Housing Team Leader at [cameron.murray@edinburgh.gov.uk](mailto:cameron.murray@edinburgh.gov.uk).

If you have any queries specifically relating the retrofit/upgrade works themselves then please contact the Housing Capital Works Team at [HCW@edinburgh.gov.uk](mailto:HCW@edinburgh.gov.uk).

You can get this document on audio CD, in Braille, large print if you ask us. Please contact [HCW@edinburgh.gov.uk](mailto:HCW@edinburgh.gov.uk) with your request. Our Interpretation and Translation Service (ITS) can also give information on community language translations.