

Guidance for Residents

Welcome to the 71 Spottiswoode Street Stair Community

As a community we believe that residents should show consideration for all its members, both tenants and owner-occupied flats. This guidance may help outline some of the key areas that should be considered.

The stairwell

1. Noise in the stairwell is amplified by the natural acoustics and penetrates all the flats. Noise between 11.00 pm and 8.00 am can be particularly disturbing, especially to those who need a good night's sleep. Please take this into consideration for both you and your guests.
2. Cleanliness in the stairwell is also important for the comfort and safety of all. Cigarette ends, empty bottles or cans and other litter or spillages should not be left in the stairwell and should be cleared as soon as possible if they occur.
3. Smoke in the stairwell can penetrate all flats due to the air currents. It is therefore inappropriate to smoke there. It should be noted that strong smoke smells, such as recreational drugs, can sometimes be detected in the stairwell even if originating from a flat. Such instances may be reported.
4. Throwing objects of any kind down the stairwell is an offence as it may injure others and will be reported accordingly.
5. Keeping bikes in the stairwell, other than on the ground floor, may cause an obstruction in the event of any emergency exit. The Fire Service have warned that any such obstructions may be summarily removed. Bikes on the ground floor should be stored neatly and securely locked so as not to invite theft.

Access and the surrounding area

1. Security is an important consideration as there have been attempted break ins and other issues. It is essential that the main doors are not left unlocked. We have learned the hard way!
2. It is helpful to label the door entry system with a name (or names) as some deliveries or visitors, particularly late at night, may otherwise ring all the bells before finding the desired flat.
3. The area around the stair entry and back door should be kept tidy. In particular, cigarette butts and litter should not be left there nor thrown out of windows to land there or in the gardens, front or back.
4. There is no access to the roof for reasons of both personal risk and risk to property.

Parties

1. We all enjoy social events, but consideration should be given to the effect on other residents. It may be useful to provide some advance notice for other flats.
2. Weeknight parties should avoid excessive noise after 11.00pm. Some residents will have to be up early to work or study and need their sleep.
3. At weekends it is reasonable to reduce noise to non-intrusive levels by midnight.

Thank you for your consideration of this guidance. Our aim is to ensure that your stay here, however short or long, is a pleasant and rewarding one. Good neighbours and good neighbourliness will help to ensure that it is. Please feel free to contact your neighbours in case of problems, misunderstandings, or concerns of a practical nature.

There is a webpage at: <https://edinburghphilosophers.wordpress.com/71-spottiswoode-street/> or you can contact the group organiser at 71Spottiswoode@RayMiller.net.