

File note

9/5/17

Simon Cordell – 109 Burncroft Avenue, EN3 7JQ

Further to ongoing issues related to water pressure/supply to the block at 109 – 119 Burncroft Avenue particularly to the right hand supply affecting 109, 113 and 117, I visited the block on Monday 8th May 2017 at 11am with Steve Stirk, Surveyor, and an MCP locksmith.

The purpose of the visit was to gain access to 113 Burncroft Avenue to assess the water pressure/supply to this property. Several attempts had been made previously to do this but the tenant was not there to give access so a 'forced' entry was made and the locks subsequently changed (the tenant had been notified previously that we would be taking this action if he did not provide access).

We entered the property so that Steve Stirk could test the water taps in the kitchen and bathroom. There was no flooring laid except for a rug in the living room (the kitchen was accessed through here) and the floorboards made a significant amount of noise as we stepped on them.

The resident from the property underneath, Mr Simon Cordell, heard us in the property and came upstairs. Steve Stirk and I were outside the property at this point as the locksmith started to undertake the work to install new locks on to the door (he was inside the hallway).

Mr Cordell proceeded to 'rant' at Steve Stirk and myself about his perceived victimisation by his neighbours. He was very agitated and loud – recounting his experience with the police, previous housing management, a previous partner, a previous neighbour and allegations of anti-social behaviour made against him.

Steve Stirk tried to explain that we were there to deal with a specific issue and that this was not the time or place to address these concerns. Mr Cordell did not want to listen and became fixated on Steve Stirk being 'dismissive' towards him (Mr Cordell's words). He went on at length about his upstairs neighbours, both past and present on first and second floors, 'banging' hammers deliberately above his head.

He continued to go on, in his agitated state, about how he had been treated by the police and previous housing managers who had promised him that they would re-lay the floor of flat 113 but had not done so. At this point the resident from 117, Mr Mathiyalakan Markandu, came down the stairs on his way out of the building. As he came down past us Mr Cordell focussed his attention on him and said to him: 'I'm going to the police station now with my evidence about you and I'm going to ruin your life'. Mr Mathiyalakan Markandu did not respond and proceeded to walk past and go down the stairs and out of the building.

Both Steve Stirk and I commented to Mr Cordell that the way he had behaved was threatening in nature and was not acceptable. Mr Cordell responded 'it's not a threat it's a fact'. He then continued to repeat his history with the police and previous housing management.

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