

Date of Incident	01-15-2026
Prepared By	Ketty Bailey
Reviewed By	Incident Report was reviewed by Alison Snyder on 01-16-2026 at 09:25 AM.
Property	Park at Westminster
Time of Incident	04:30:00
Location of Incident	Apt B56 Bedroom

Report Last Updated By	Update Date
Alison Snyder	01-16-2026

Incident Type

Property Damage

Incident Type Category

Fire

Description of Incident

On Thursday 1/15, a neighbor called the office to notify that she heard smoke alarms going off in B56. Ketty reported to the unit and called Raymond (Leon) Adams from maintenance. The resident was home, the apartment had smoke in it, caused by stuffed animals against the baseboard heater that were heating up and smoking. The heater, the wall and carpet were damaged.

Corrective action taken at the time of the incident

The windows and doors of the apartment were opened to air the smoke out. Raymond (Leon) Adams from maintenance came to the apartment to help remove the items that were damaged and put them in the outside dumpster.

What we have done related to Customer Service and helping the resident, if anything?

Ketty made sure the resident was safe and there was no fire. On Friday, maintenance will replace the heater, start the wall repair and address any other items. An email blast will be sent to all residents to remind them to keep items away from the baseboard heaters.

Witnesses names and phone number

Micheal Tustin 215-250-1920

Was there security camera footage of this incident?

No

Link to security footage video in Box

http://

Did this incident involve a resident?

Yes

Unit

B56

Resident Name

Michael Tustin

Did this incident involve a Lindy team member?

No

Did this incident involve a vendor?

No

Should this incident be reported to the residents renters insurance policy?

Yes

What is the estimate of the loss?

\$2,500

