

Date of Incident	03-08-2026
Prepared By	Anabel Guzman
Property	York North (YONO)
Time of Incident	00:16:00
Location of Incident	1320 W. Somerville Avenue Philadelphia Pa. 19141 Apartment 812

Report Last Updated By	Update Date
Anabel Guzman	03-10-2026

Incident Type

Property Damage

Description of Incident

An inspection of the affected apartments from the radiator pipe incident in Apartment 812 was conducted by Willie Wilson and Brian Curry to assess the extent of the damage. L&L Heating Contractors were contacted and arrived on Saturday, March 8, 2026, at approximately 4:00 PM to evaluate the situation. The contractor returned on March 9, 2026, to complete repairs to the broken radiator pipe located in Apartment 812. Clean Tech was engaged to perform water extraction services in the affected apartments, 711,712,811,812 specifically addressing areas with standing water and damp carpeting & floors. Additionally, painting contractors inspected the impacted units and prepared a list of required patching and painting repairs, which are scheduled to beginning 3.11.26.

Corrective action taken at the time of the incident

Clean Tech was engaged to perform water extraction services in the affected apartments, specifically addressing areas with standing water and damp carpeting. Additionally, painting contractors inspected the impacted units and prepared a list of required patching and painting repairs, which are scheduled to begin early next week.

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

Anabel Guzman contacted all affected tenants our Maintenance Team to check if they needed assistance and informed them that repairs are underway. No additional requests have been made at this time. Additionally, The painting contractors Selias has inspected the impacted units and prepared a list of required patching and painting repairs, which are scheduled to begin 3.11.26 starting 9Am.

Witnesses names and phone number

N/A

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

0812

Resident Name

711,712,811,812

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?

No