

SCHEDULE

MAINTENANCE, REPAIR AND INSURANCE OF THE FIXED EQUIPMENT OF A HOLDING

Part II

Rights and liabilities of the Tenant

5.—(1) To repair and to keep and leave clean and in good tenantable repair, order and condition the farmhouse, cottages and farm buildings together with all fixtures and fittings, boilers, ranges and grates, drains, sewers, gulleys, grease-traps, manholes and inspection chambers, electrical supply systems and fittings, water supply systems and fittings in so far as they are situated above ground, including pipes, tanks, cisterns, sanitary fittings, drinking troughs and pumping equipment, hydraulic rams (whether situated above or below ground), fences, hedges, field walls, stiles, gates and posts, cattle grids, bridges, culverts, ponds, watercourses, sluices, ditches, roads and yards in and upon the holding, or which during the tenancy may be erected or provided thereon.

(2) To repair or replace all removable covers to manholes, to inspection chambers and to sewage disposal systems.

(3) To keep clean and in good working order all roof valleys, eaves-guttering and downpipes, wells, septic tanks, cesspools and sewage disposal systems.

(4) To use carefully so as to protect from wilful, reckless or negligent damage all items for the repair or replacement of which the landlord is responsible under paragraph 1; and also to report in writing immediately to the landlord any damage, however caused, to items for the repair or replacement of which the landlord is responsible.