



JoyLiV PDF edition



JKK東京

ひとと、くらしをあったかく。

Public Housing Management Section, Public Housing Division, Tokyo Metropolitan Housing Supply Corporation
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Start Healthy Summer Habits

沸とう京

Tokyo Metropolitan Government Heat Stroke Prevention Portal Site

Take Appropriate Precautions

Prevent Heatstroke!

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Drink Fluids Frequently

Drink water before you feel thirsty

Drink about half a glass of water every hour

Use Cooling Shelters and Other Cool Spaces

Take frequent breaks in cool places when you are out

Do Not Hesitate to Use Air Conditioning

Do not try to save too much electricity; use air conditioning at night as well

Check in on People Around You

Check in on family, friends, and neighbors

Wear Cool, Comfortable Clothing

Choose comfortable, breathable, quick-drying clothing

Check the Tokyo Heat Map and Heat Checker

Check the heat index, which accounts for humidity and sunlight as well as temperature

Use Heat-Protection Products

Use parasols, hats, and other heat-protection products

Maintain a Regular Daily Routine

Be sure to get enough sleep and eat well-balanced meals

Heatstroke Information Available Now!

Cooling Shelters and TOKYO Cool Share Spots Tokyo Heat Map



Heat-Protection Products Contest Award-Winning Products



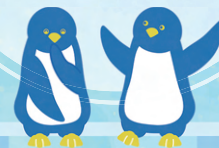
Not Sure Whether to Call an Ambulance? Tokyo Fire Department Emergency Medical Consultation Center Call #7119



(A medical consultation team is available 24 hours a day, 365 days a year)

Suzumidokoro

Reservations
not required
Free Admission
Open entry



Enjoy a Cool and Fun Time ♪

Relax and enjoy a pleasant time in our
air-conditioned community salon.
JKK Smile Assistants will also hold an event
on the day.

Locations and Times

◆ Calmest Musashi-Koganei

Saturday, September 12, 10:00–11:00 a.m.



(Photos show last year's events.)

◆ Calmest Okura no Mori

Tuesday, September 15, 10:00–11:30 a.m.



(Photos show last year's events.)

Suzumidokoro lounges are also planned at
several other housing complexes.

Please see the JKK website for details of the
locations, dates, and times.



JKK Cooling Spots

At some management offices, JKK Cooling Spots are available as part of our
heatstroke prevention measures. Please see the JKK website for details.

*Cooling spot: A place where you can temporarily rest away from the heat to help prevent heatstroke





Activities Report from JKK Smile Assistants

Connecting Through Tanabata Bamboo Decorations and an Oyuzuri Market — Calmest Sakura-shinmachi “KOKO Hiroba: Connections Start Here” —

On June 17, 2026, a community event for families with children, “KOKO Hiroba: Connections Start Here,” was held at Calmest Sakura-shinmachi, a JKK housing complex in Setagaya Ward. The event featured the making of Tanabata bamboo decorations and an “Oyuzuri Market,” where families could exchange children’s clothes that no longer fit. Parents and children were seen enjoying themselves and interacting with one another.

Creating a Place Where Connections Begin “Here”

KOKO Hiroba was organized by JKK Smile Assistants to create a safe, welcoming place for families with children and provide opportunities for residents to connect with one another.

In addition to meaning “come here to play” and “connections start here,” the name expresses the hope that it will be a place where one child (KO) meets another child (KO) and residents can feel at ease.

Connections Grow While Making Bamboo Decorations

For the bamboo decorations, children combined origami paper and selected their favorite colors and shapes to create unique ornaments, which they attached to prepared bamboo branches along with their wishes. The completed bamboo display was placed in the entrance to add a seasonal touch to the housing complex, and residents were invited to hang their own wish strips on it.

Conversations Sparked at the Oyuzuri Market

At the Oyuzuri Market held at the same time, conversations began over the sizes and designs of children’s clothing. It also gave the JKK Smile Assistants an opportunity to learn more about residents’ daily lives.

JKK Smile Assistants will use the feedback from these interactions in future initiatives as they continue to create opportunities for residents to connect and support the development of a safe and welcoming community.



What are JKK Smile Assistants?

Dedicated staff who support community activities and create opportunities for all residents of JKK housing to interact with each other.

Introducing the JKK Smile Assistants & JKK Tokyo SNS

JKK Smile Assistants and JKK Tokyo send out event information and useful information for your daily activities and life over SNS. Scan the 2D code below to access and read the latest information.



JKK Smile Assistants



Official Instagram

We are now on Instagram!

@jkksmileassistant

Delivering information on daily activities and events at JKK housing 🌟





Be sure to follow us here!



JKK Tokyo
Official Instagram



What You Need to Know About Measles



The recent increase in measles cases is a serious concern.

A measles cluster has occurred at a customer-facing establishment in Tokyo, and an elementary school in Shinjuku Ward has also reported the closure of an entire grade because of measles. Grade closures often occur during influenza outbreaks, but this was the first measles-related grade closure in Tokyo in 14 years.

The Alarming Contagiousness of Measles

Measles is an infectious disease caused by a virus that produces symptoms such as fever and a rash.

It is extremely contagious and spreads through airborne transmission, in which the virus remains suspended in the air. Before the typical high fever and rash appear, a “catarrhal stage” with cold-like symptoms such as a mild fever, runny nose, and cough occurs. Infectiousness is actually believed to be highest during this stage. A person may infect others over a long period, from one day before symptoms appear until three days after the fever subsides.

One measure of infectiousness is the basic reproduction number (R0). Simply put, this number indicates how many people one infected person is likely to infect. For example, seasonal influenza, which causes major outbreaks across Japan each winter, has an R0 of approximately 1.2–1.6, meaning that one person typically infects no more than two others. By contrast, one person with measles may infect approximately 12–18 people.

Cases introduced by travelers arriving from overseas continue to occur. Because the incubation period for measles is long, approximately 10 days, people infected overseas may travel within Japan before symptoms appear. They may also not visit a hospital during the highly infectious catarrhal stage. This makes it difficult to trace close contacts, and infection may spread through chance encounters, resulting in more domestically acquired cases among people with no history of overseas travel.



Department of Infectious Diseases, Tokyo
Metropolitan Komagome Hospital
Akitumi Imamura, Director

Key Points for Responding to Measles

● Vaccination

Measles vaccines are highly effective, and two doses can greatly reduce the risk of infection. Even if a vaccinated person becomes infected, vaccination can lessen the symptoms and reduce the risk of transmitting the virus to others. The Tokyo Metropolitan Government recommends that people who have received fewer than two vaccine doses and have no clear history of measles infection consult a medical institution about an antibody test to check immunity and about vaccination.

● Overseas Travel

If you are planning to travel overseas, check your vaccination history in your maternal and child health handbook or other records. If you have not received two doses of the vaccine, consider being vaccinated before traveling. After returning from overseas, monitor yourself for symptoms for about two weeks.

● Precautions When Visiting a Hospital

If you develop a high fever and rash that strongly suggest measles, call the hospital before visiting and follow its instructions. If you do have measles, you could infect other people when visiting the hospital.

For More Information
About Measles



Measles and Rubella Prevention
(Tokyo Metropolitan Government)



地方独立行政法人

東京都立病院機構

The Tokyo Metropolitan Hospital Organization has an official LINE account from which they send out information about the metropolitan hospital and have a column with useful health-related tips!

Add the Official LINE
Account as a Friend Here

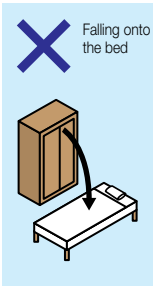
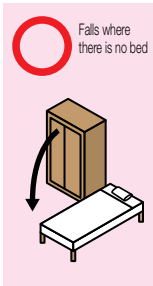
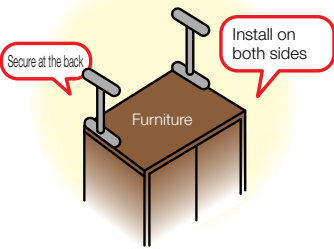
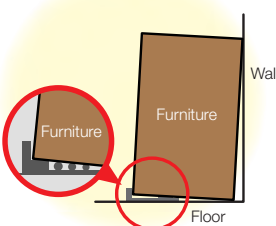
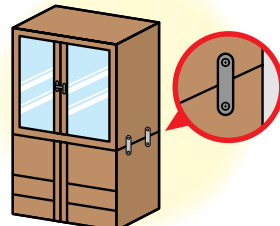


Measures to prevent furniture from falling over can protect your life!!

Measures to prevent furniture from falling over

Earthquakes can happen without warning!

Check the following 4 points to protect your home and family.

Point 1 Secure safe spaces	☐ Reduce the amount of furniture in the room. ☐ Do not place furniture fitted with casters near an entrance or exit to a room. ☐ Do not place furniture near a source of flames in order to prevent a fire during an earthquake. ☐ Avoid placing furniture in bedrooms or rooms used by infants and elderly people. ☐ Do not place anything on top of furniture.
Point 2 Place and use furniture correctly	☐ Arrange the room to prevent furniture from falling on top of the bed. ☐ Place furniture so that it does not block an evacuation route if it falls over. ☐ Don't place tall furniture on a carpet or tatami mat. ☐ Store heavy items lower down to make falling over less likely. ☐ Position furniture so that it slightly tilts back rather than forward.  
Point 3 Prevent furniture & appliances from falling over	☐ Select fittings to secure furniture in place according to the weight and shape of the furniture. ☐ Secure the top and bottom with at least 2 types of bracing. [Pole type & Stopper type] ☐ For furniture with a separate top and bottom section, be sure to attach them together with metal brackets. [Connection brackets] ☐ Don't place electrical appliances in a high or unstable location. [Pole type]  [Stopper type]  [Connection brackets] 
Point 4 Prevent scattering of stored objects	☐ Affix door stoppers to furniture with hinged doors. ☐ Affix shatterproof film to glass doors. ☐ Put non-slip sheets on cupboard shelves to prevent dishes from sliding out. ☐ Install a vibration-absorbing adhesive mat between the TV and the TV stand. ☐ Install fall-prevention bars and affix fall-prevention tape on shelving without doors.

When drilling screw holes in a wall to install brackets or other devices that prevent furniture from toppling, the restoration requirement is waived for holes no more than 9 mm in diameter and no more than 2.5 cm deep.

(Contact and application to JKK is not required)

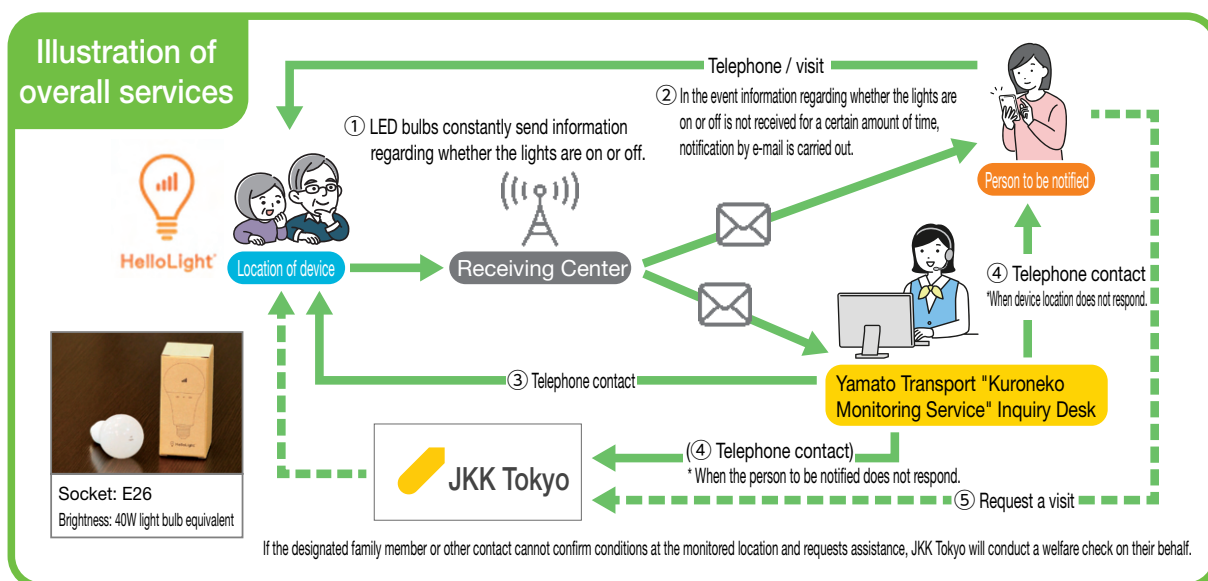
Introduction to the 「Monitoring Service」 for the Elderly

In response to the growing number of elderly households in JKK housing, JKK Tokyo has partnered with service providers to offer monitoring services using sensors and other equipment. If you are interested in using this service, please apply using the contact information shown below.

Yamato Transport 「Kuroneko Monitoring Service」 ¥1,738/mo (incl. tax)

What Is the “Monitoring Service” for the Elderly?

With the installation of a "Hello Light" LED light bulb equipped with a communication function in restrooms and other areas which are used on a daily basis, if a light is not turned on or off for a certain period of time, JKK will contact the pre-registered notification address.



If the light bulb is not switched on or off between 9:00 a.m. on the previous day and 8:59 a.m. on the current day, the system detects an abnormality and sends an email or LINE notification to the pre-registered contact between 9:00 a.m. and 10:00 a.m. that day.

Application /
Inquiries

Yamato Transport "Kuroneko Monitoring Service" Inquiry Desk

Tel.: 0120-86-2220

Reception hours: 9:00 a.m.–6:00 p.m. (open year-round)

Scan the 2D code on the right to
open the application screen.



Online Applications Are Now Accepted for Certain Procedures

To enhance monitoring and ensure a smooth response in emergencies so that JKK housing residents can live with greater peace of mind, we have begun accepting online applications for the following two notifications. Please check the “Guide to Application Procedures for JKK Housing” on the JKK website and make use of the online service.

1 Emergency Contact Change Notification

2 Notice of Absence

Scan the 2D code on the right to access the
“Guide to Application Procedures for JKK
Housing.”



Modification of residences

When remodeling and carrying out other repairs inside the home, it is necessary to apply to JKK to receive approval before starting the work to ensure the housing can continue to function as designed. If you plan to modify your residence, please contact the “JKK Tokyo Customer Center” at telephone number ① on page 12.

Modifications requiring approval (Examples)

Installing a handrail or assistive device in a corridor or living space, etc.*



* There are cases in which JKK will cover the cost of installing handrails, etc., for elderly people and people with disabilities if a separate application is submitted.

I would like to install a video intercom.



I would like to install a dishwasher.



You must submit an "Approval application for housing modification, etc."

- The work must be carried out at your own expense.
- Approval may not be granted depending on the proposed work. (Approval cannot be granted for extensions/reconstructions or modification of common areas.)
- In principle, you must restore the unit to its original condition when moving out.



Documents to be attached	- Floor plan of a room (a drawing showing the area to be remodeled. This can be a hand drawing). - Catalogs or other material about the products to be installed. (Copies are acceptable.) - Other documents, as needed.
Location for applications	- Management office or jurisdictional area office

Modifications not requiring an application (Examples)

Item	Applicability
Concrete plugs (Anchor bolts inserted into holes drilled into walls, etc.)	- For securing furniture, etc. - Holes (no more than 9 mm in diameter and no more than 2.5 cm deep) * Cannot be installed near electrical switches, power sockets or circuit breakers.
Installation of air conditioners, etc.	- If there is a place to put the outdoor unit and the air conditioner can drain away water - If a panel with an intake and exhaust vent is installed in the window and the outdoor unit is installed on the balcony - If a room facing onto a common corridor has an air duct sleeve and air conditioner power socket * Please see the JKK website for details. For everyone who is considering installing an air conditioner in public housing 

Be careful to not cause water leaking accidents

Carelessness during our daily lives can result in water leaking accidents. A water leaking accident will not only cause problems for you, but will also cause a lot of trouble for people living on the floors below.

Be careful about the following to prevent water leaking accidents.



Check right now if both the water supply inlet (the connected faucet) and water discharge outlet are properly connected to the washing machine.



Do not flush water over the entrance or toilet floors, and on the balcony.



When going out, be sure all faucets are tightly closed.



Frequently clean water discharge outlets for the washing machine, kitchen, washroom and bathroom.

* If carelessness causes water damage to another household's belongings, you will be responsible for compensating the affected household.

Consider taking out damage insurance

The rent and common-area service fees paid by JKK housing residents do not include premiums for household contents insurance, liability insurance, or other insurance covering fires and similar incidents. In case of an emergency, consider taking out damage insurance that covers damage to your own household items and damage to a third-party because of a water leak.

Household items insurance	Covers household items belonging to the resident	Covers any damage to household items to be paid to the tenant if a fire or water damage accident occurs
Tenants' liability insurance	Compensates the lessor	Covers liability for damage to be paid to the lessor if a fire or water damage occurs
Personal liability insurance	Compensates a third-party	Covers any liability for damage when you damage another person's property or cause injury

Please note that JKK is unable to provide support for inquiries relating to guidance and the content of insurance policies because of the regulations in the Insurance Business Act. Therefore, customers are asked to directly contact each insurance company concerning any inquiries they have.

We would like to notify everyone about hot-water supply equipment replacement work

● Rooms Where **JKK Tokyo** Installed the Hot-Water Supply Equipment

In housing complexes built in FY1983 or later, all units were equipped with hot-water supply equipment (water heaters and bath boilers) when management began. JKK carries out planned replacement work when the equipment reaches its renewal period.

In housing complexes built in FY1983 or earlier, hot-water supply equipment was not installed when management began. JKK has installed the equipment during repairs to vacant units and similar work. Because the installation date varies by unit, JKK notifies each unit individually when its equipment reaches the renewal period and carries out the replacement work.

*Units in which a bath tub / bath boiler has been privately installed are not eligible.

● Units Where **Residents** Installed Their Own Bathtub and Bath Boiler

If you would like JKK to replace your bathtub and hot-water supply equipment, applications are accepted as described below.

*Expenses to remove the bath tub / bath boiler before replacement shall be borne by the customer.

Application of "Bath tub / hot water supply equipment installation work"

Eligible households	Household which have privately installed a bath tub / bath boiler
Housing Rent	Currently paid rent will increase by 4%. However, a one-point hot water supply (bathroom) will be approx. 3%.
Hot water supply system	Except for certain units, hot water supply will be in two locations (bathroom and kitchen). *For the Minamisuna housing, housing for reconstruction, and commercialization housing, it will be one-point hot water supply (bathroom).

Replacing hot-water supply equipment takes time from ordering to delivery. We appreciate your understanding.

Inquiries

- **Inquiries regarding the hot-water supply system, etc.**
⇒ JKK Tokyo Customer Center telephone number ② (page 12)
- **Inquiries regarding application details**
⇒ JKK Tokyo Customer Center telephone number ① (page 12)
- * Application forms can be received and submitted to the Management Office for your housing.

Are you sure you are
using the facilities safely?

Using the Mechanical Parking Facilities

At mechanical parking facilities which residents use every day, improper operation may result in a serious accident.

To prevent accidents in the parking lot, please pay attention to the following points and use the parking lot safely!

☐ Persons other than the driver should not enter the parking facility



Be sure to load and unload any cargo outside of the parking facility, as doing so may cause misoperation or malfunction.



To prevent passengers from being trapped inside the vehicle, be sure they get in and out of the vehicle outside the parking facility.



Be sure that passengers such as a child are not left in the car.

☐ Visually check and make sure there are no obstacles or people in or around the parking facility.



Do not let children play around the mechanical parking facilities at any time. Please be sure to operate the mechanical parking after confirming no one is inside or around the parking facility.



When entering or exiting, do not accelerate abruptly, but proceed slowly while checking the safety of others around you.

☐ Do not hold down the button on the control panel with a device or similar item.

Do not use the button on the control panel while it is held down with a device or similar item.

In many parking facilities, buttons on the control panel are designed to stop when you take your finger off the button for safety reasons. If the button is held down with a device or similar item, the safety feature will not work, making an immediate stop impossible and posing a risk of a serious accident.



Precautions

When operating the control panel, do not leave it unattended, and continue to check for safety. If you sense anything unusual or danger, stop operations immediately.
*Please pay attention so that children, etc. do not approach the equipment while in operation.



*Please do not leave personal items such as tires and car accessories in the parking area.

Come Join Us! JKK Kids



Would you like to publish photos of your children in JoyLiV?

We are waiting for your submissions!



UTOJIRA Art Contest

Under the theme "Living together in comfort and happiness," JKK Tokyo held an in-house four-panel comic contest featuring UTOJIRA. We are pleased to introduce the prize-winning entries.

Title	UTOJIRA's "Find the Common Link" Wordplay (Child-Rearing Edition)	About the Work	JKK Tokyo has always supported, and will continue to support, child-rearing in Tokyo through housing, with passion and wholehearted commitment rivaling those of high school baseball players.
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“JKK Tokyo Customer Center” telephone number

Phone lines can be busy and difficult to get through on Monday and the days after a holiday.
If the matter is not urgent, please call on a different day.

Reception hours 9:00 a.m.- 6:00 p.m. (Closed Saturdays, Sundays, National Holidays, End of Year and New Year Holidays)

① Consultation regarding various procedures, payment of rent, living conditions



0570-03-0031



03-6279-2962



② Application/inquiry for repair

24-hours a day, 365-days a year phone support for urgent repairs such as water leaks, emergencies related to accidents or fires, water outages, and resident safety



0570-03-0032



03-6279-2963



• Navi-Dial is not covered by free call or flat-rate call plans provided by mobile phone operators. Call charges may also vary depending on the line and device being used. Please check the charges guidance or the Navi-Dial homepage (call charges do not apply during the charges guidance played during the introduction after calling Navi-Dial)

• Telling us your “resident code” will shorten the time required to respond to your inquiry.

Scan here to view various notifications and “frequently asked questions” about procedures and repairs.



Scan to view the “Repair Request Form” for residential units



Registration for bank transfer payments is required to pay JKK housing rent and other charges

Bank transfer procedures

① Fill out the form

② Submit it to the bank

③ Receive notification
* Early in the month when bank transfers begin

④ Transfer begins
* Withdrawals are performed on the 7th of every month

*A bank transfer application form can be obtained from the management office and contact center. Contact the Customer Center if you wish to receive it by mail.

For participating institutions and application procedures, please call or visit our website.



Inquiries

Use Tel. No. ① of the “JKK Tokyo Customer Center”

Website address

<https://www.to-kousya.or.jp/>

←Scan the 2D code to open a page with bank transfer information.

Introduction to JKK Contractors' Support for Disaster-Affected Areas

At the request of the Tokyo Metropolitan Government, JKK Tokyo dispatched JKK small-scale and emergency repair contractors to Hachijo Island (Hachijo Town, Tokyo) to support recovery from the severe damage caused by the October 2025 typhoon.

To repair Hachijo Town municipal housing that would accommodate disaster victims, the contractors dispatched employees to the island on four occasions beginning in October 2025.

Because the work was being carried out on a remote island, the materials and tools normally used by the contractors were not always readily available, creating serious concerns about delays. Despite these difficult conditions, they steadily continued the repairs. As a result, the work was completed without delay. Their efforts made a major contribution to securing housing for disaster victims and were greatly appreciated by the people of Hachijo Town.

We appreciate your continued understanding and cooperation regarding the activities of our contractors.



Yokoyama Kensetsu Co., Ltd.; Shimizu Komuten Co., Ltd.; Hashizume Komuten Co., Ltd.; Tama Jutaku Hozen Co., Ltd.; Tama New Town Service Co., Ltd.; Nakao Co., Ltd.