



Daily Life Plaza



Entrance to
Utoji-land

2026 (Reiwa 8) September



JKK 東京



Issued By: Public Housing Management Division, Tokyo Metropolitan Housing Supply Corporation |
Cosmos Aoyama, 5-53-67 Jingumae, Shibuya-ku, Tokyo 150-8322

About the Sending of “不足書類のお知らせ (Notice of Insufficient Documents)” for “収入報告書 (Income Reports)”

We are reviewing the 収入報告書 (Income Reports) submitted by residents of municipally-owned housing. If our review shows that you are missing any necessary documents, we will send you a 不足書類のお知らせ (Notice of Insufficient Documents). Once you know what you still need to submit, please promptly send the missing documents.

Please note that failure to submit the missing documents will result in you being charged housing fees equivalent to the rent for similar apartments in the neighborhood (private rental housing in the neighborhood) starting from April 2027 so be sure to submit the documents.

About Households That Have Not Submitted Their “収入報告書 (Income Reports)”

The “収入報告書 (Income Report)” is an important document that will decide your municipally-owned housing fees from April 2027. Failure to submit a “収入報告書 (Income Report)” will result in you being charged housing fees equivalent to the rent for similar apartments in the neighborhood (private rental housing in the neighborhood). If your household has not submitted the form yet, submit it along with the necessary documents.

Residents living in 都民住宅 (subsidized housing) (地域特別賃貸住宅 [designated public rental housing]/特定公共賃貸住宅 [special local rental housing]) are not required to submit an income report.

Households Receiving General or Special Housing Fee Reductions

You do not need to submit a “収入報告書 (Income Report)” form (the forms have not been sent to you). However, the process of filing an application for housing fee reductions/exemptions will take the place of submitting a 収入報告書 (Income Report) form, so be sure to go through the process during the renewal period. Failure to do so will result in you being charged housing fees equivalent to the rent for similar apartments in the neighborhood (private rental housing in the neighborhood), starting the next fiscal year.

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The deadline (date of automatic withdrawal) to pay for September housing fees, etc., is September 30 (Wed.).

If you are using direct debit, please check the amount in your payee account before the date of the direct debit.

Building Monitors Will Visit Your Apartment Complex on Request

• Regular visits to the elderly and disabled

If you are unable to come to the consultation center in person, you can request a building monitor to visit you once every two months to help with various applications and consultations.

Please feel free to consult with us if any of the following applies:

Note: Building monitors are JKK Tokyo Consultation Center staff members. They will always bring ID when visiting residents.



Target households

- (1) Households where the only members are 65 years old and above
- (2) Households where the only members are disabled
- (3) Households where the only members are 65 years old and above, as well as disabled

Support provided during periodic visits

- (1) Provide consultation and act as intermediaries with regards to applications, income reports, repairs, etc.
- (2) Introduce residents to the relevant organizations related to welfare

Note: Building monitors do not perform tasks such as handling money or serving as proxies for obtaining Certificates of Residence.

Applying for periodic visits/ consultations

If you would like to request new periodic visits/consultations, contact the JKK Tokyo Customer Support Center (phone number ❶ on page 6.)

Building monitors also visit households with members that have recently turned 65, 70 or 75 years old, as well as households with only people 80 years of age and above, to conduct periodic visit preference surveys.

We will publish information about the periodic visit preference survey in the October issue.

• Housing complex management, such as exterior maintenance of common areas

In addition to visiting the elderly and disabled, as stated above, building monitors regularly patrol housing complexes and inspect things like the outer walls of buildings and park equipment to maintain housing complex safety. Building monitors also maintain the living environment pleasant by providing correctional guidance to anyone inconveniencing others such as by unpermitted parking.

Main inspection targets

- Cracks and/or chipping in the building's outer wall
- Damage to playground equipment and potential risks in surrounding areas
- Sunken areas of roads/sidewalks, damage to fences, etc.



Water Quality Inspections for Apartment Complexes Without a Communication Liaison

One primary duty of a communication liaison is to conduct water quality inspections of the dedicated water supply, private water supply, special small private water supply, etc. (please note that some apartments do not require testing). For apartment complexes without a communication liaison, JKK commissions a contractor to conduct these water quality inspections.

When a contractor conducts water quality inspections, he/she may come directly to your room to conduct the inspection. We thank you for your cooperation.

Note: In municipally-owned housing, etc., the resident association for each housing complex nominates residents as communication liaisons to perform various necessary tasks.



Professor Panda's Prefecture Trivia! Journey Around Japan with Professor Panda

No. 5: Akita (Prefectural capital: Akita City)

Akita is one of Japan's leading rice producers, and is also known for its rich variety of local cuisine, such as *kiritanpo* and *inaniwa udon*. The prefecture also holds many natural wonders, such as Lake Tazawa, Japan's deepest lake, and the Shirakami Mountains, a UNESCO World Heritage Site.



Q: Oga Peninsula in Akita is known for a traditional New Year's Eve ritual where people dressed as *oni*—ogre-like figures believed to be messengers of gods in the region—go from house to house while yelling set phrases. The event is meant to wish for the health of children and a bountiful harvest. What are these messenger *oni* called?

→ Answer on page 5.



Overview of Greywater Pipe Cleaning for FY2027

Apartment complexes seeking greywater pipe cleaning are required to pay the cleaning fees as part of the common fees. The Tokyo Metropolitan Government cleans the pipes once a year.

Beginning with the FY2027 cleaning, the scope of cleaning will change from the kitchen area only to the kitchen, bath, washbasin, and laundry area. We plan to expand the coverage area gradually, so the cleaning scope will differ depending on where you live. Please check the “Area and Cleaning Scope” section below.

Details of the application process and deadline will be available in the October edition of *Daily Life Plaza*.

Area and Cleaning Scope

The cleaning scope differs by area as detailed below.

	Area	Cleaning scope
①	Chiyoda, Chuo, Minato, Taito, Sumida, Koto, Shinagawa, Ota, Arakawa, Katsushika, Edogawa	Kitchen, bath, washbasin, and laundry area (kitchen sink, bath, washbasin, and washing machine area to the first catch basin outdoors) Note: The option for “kitchen area only” will no longer be available for both new applications and renewals.
②	All other areas	Kitchen area only (kitchen drainage pipes to the first catch basin outdoors)

Application requirements

- (1) In general, applications are made by apartment complex. However, in some cases applications by individual buildings may be accepted. Please note that all residents must be informed before applying, and their consent must be obtained first. A resolution from the residents’ association general meeting or a signature list is required for new applications.
- (2) Information about the fees for the FY2027 cleaning will be provided in the November edition of *Daily Life Plaza*. The fees will be added to the common fees—which are paid along with the monthly housing fees—starting in April 2027.

These Kinds of Sounds Travel to Other Residents

**Loud noises from everyday life can travel through walls and windows.
Please take extra care at night and in the early morning.**



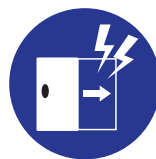
TV and music



Electrical appliances



Footstep



Opening and closing doors



Talking

Some people may find other noises unpleasant, such as the sound of beating a futon on the balcony or long conversations in the hallways. We ask that you all be considerate of one another so that everyone can live comfortably in their residences.

Eight Actions to Protect You from Hyperthermia (Heat Illness)

① Stay hydrated

Drink about half a cup of water every hour, and do so before you feel thirsty.

② Use air conditioners freely

On days when the temperature and humidity are high, use your air conditioner freely instead of worrying about saving energy.

③ Choose cool clothing

Choose well-ventilated, quick-drying, comfortable clothing, and use neck coolers or the like.

④ Use heat countermeasure products

Use sunshades and other heat countermeasure products to spend the summer months in comfort.

⑤ Use cooling shelters

When you go outside, take frequent breaks in cool places such as cooling shelters.

⑥ Spread awareness

Talk to your family, friends and coworkers to make them aware of hyperthermia prevention measures.

⑦ Check the Tokyo WBGT map and heat trackers

The WBGT is a heat index that factors in temperature, humidity and sunlight. Staying aware of this index is an effective way to avoid hyperthermia.

⑧ Maintain a consistent lifestyle

Eat three balanced meals a day and get plenty of sleep to make your body more resistant to hyperthermia.

Household Measures During Typhoons Producing Heavy Rain and Strong Winds

Please read the following section to see what preparations you should take in the event of a typhoon, heavy rain or strong winds. Please note that our customer support center receives many inquiries during typhoons and the like, so the lines may be busy.

■ Preparing for strong winds (preventing glass from breaking)

- Take inside anything that could be blown away by the wind.
- Lock the windows and close the curtains.
- Place shatterproof film or curing tape (in an X shape) on window glass. For frosted glass, place tape on the outside and peel it off promptly when no longer necessary.



■ Indoor flooding countermeasures

- Keep balcony gutters clean.
- If rainwater is entering from the window frame or entrance door, create a wall of rags or towels along the rail of the window or door to stop it, and be sure to wipe up the water frequently.
- Move belongings and appliances that are near windows to a safer location. Unplug cords as well, to prevent short circuits or electric shocks.

■ Measures for rainwater seeping through the ceiling

- To keep the floor dry, place a newspaper, towel or other rag under the area where the rainwater is falling, and a bucket over that. This will keep the accumulated water from splashing around.

Note: Since waterproofing work cannot be done when it is raining, please use house hold items for emergency measures.



■ Measures for the hallways and other common areas

- Clean the drainage trenches to prevent them from becoming clogged with leaves and other debris.
- Rainy days are dangerous because the floors of the entryway, stairs and outer hallways can get wet and slippery. Please be careful when passing through.

■ Measures for elevators

- Elevators may malfunction if rain gets them wet, so close the elevator hall window when it rains.
- If the elevator stops, please contact the elevator maintenance company directly.

■ Measures if electricity or water is cut off

- During a power outage, see if your circuit breaker has tripped.
- During the suspension of water supply, make sure to keep the faucet closed.
- In any case check the state of other rooms as well and have your representative call JKK Tokyo Customer Support Center (phone number ❷ on page 6.)

Information about preparing for disasters is posted on the JKK Tokyo website.
JKK Tokyo website > Residents of Municipally-Owned Housing, etc. >
Preparing for disasters



Notifications Regarding Post-Earthquake Quick Inspections



Post-earthquake quick inspections are conducted after major earthquakes

In the event of a major earthquake in Tokyo, the Tokyo Metropolitan Government will immediately begin conducting post-earthquake quick inspections of municipally-owned housing, etc. Depending on the earthquake's magnitude, it may take some time to complete these inspections.

Note: In the event of an earthquake, you should first protect yourself and your family, and then act according to the situation without waiting for the inspection results.

Earthquakes consist of the “mainshock” and aftershocks. In the case of large earthquake, there is a high probability that aftershocks of a similar magnitude will occur. The purpose of a post-earthquake quick inspection is to prepare for secondary disasters by quickly assessing the risk of collapse due to aftershocks or the like of buildings the mainshock damages, and to provide information on the danger of using such buildings until permanent repair measures are completed.



Red Notice

都営住宅応急危険度判定結果

危険

UNSAFE

◆この建築物に立ち入ることは危険です

建築物名称 都営 アパート 号棟

建築物の倒壊： 危険・注意・調査済
上部の落下物： 危険・注意・調査済
塀などの転倒： 危険・注意・調査済

コメント：

登録番号

判定日時 月 日 午前・午後 時現在

東京都 応急危険度判定実施本部 電話：03-5320-5035

Yellow Notice

都営住宅応急危険度判定結果

要注意

LIMITED ENTRY

◆この建築物に立ち入る場合は十分注意して下さい

建築物名称 都営 アパート 号棟

建築物の倒壊： 注意・調査済
上部の落下物： 注意・調査済
塀などの転倒： 注意・調査済

コメント：

登録番号

判定日時 月 日 午前・午後 時現在

東京都 応急危険度判定実施本部 電話：03-5320-5035

Green Notice

都営住宅応急危険度判定結果

調査済

INSPECTED

◆この建築物の被災程度は小さいと考えられます

建築物名称 都営 アパート 号棟

建築物の倒壊： 調査済
上部の落下物： 調査済
塀などの転倒： 調査済

コメント：

登録番号

判定日時 月 日 午前・午後 時現在

東京都 応急危険度判定実施本部 電話：03-5320-5035

Do not enter
Please evacuate to an emergency shelter.

Risk of secondary disaster
Do not enter unless necessary
(depending on the extent of the damage)

Does not fall under the categories of “Unsafe” or “Limited Entry”

If your building was inspected, please take the appropriate action(s) in accordance with the inspection results.

For inquiries regarding post-earthquake quick inspections of municipally-owned housing, etc.
Housing Maintenance Section, Municipally-Owned Housing Management Department, Office for Housing Policy, Tokyo Metropolitan Government ☎03-5320-5035



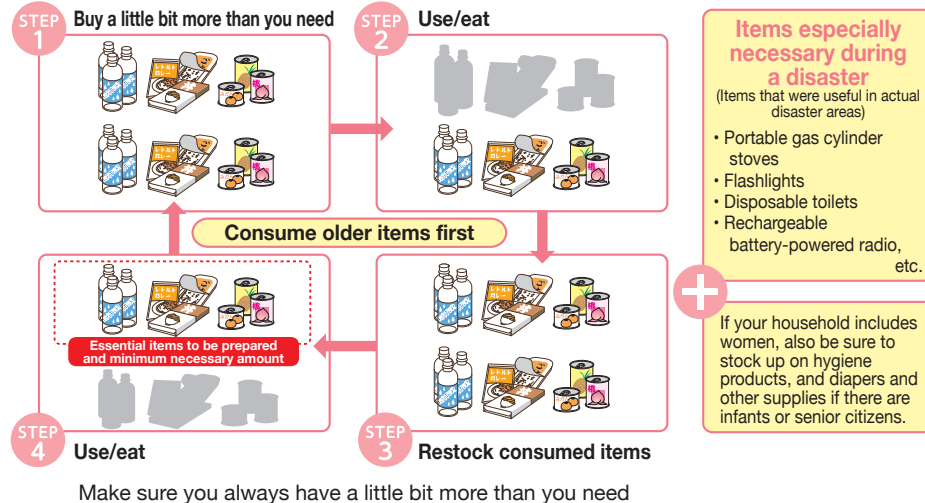
Namahage

Prepare for Disasters!

It is essential to prepare a stockpile of food and daily necessities. This will allow you to remain at home during a disaster.

“Daily stockpiling” requires no special preparations. Just keep extra quantities of things you use at home on a daily basis, and you will be able to live at home for the foreseeable future in the event of a disaster.

An example of daily stockpiling from the Tokyo Metropolitan Government



Tokyo stockpile navigation



Pamphlets on stockpiling, etc.



Source: “Let’s Build Daily Stockpiles” by the Tokyo Metropolitan Government

JKK Tokyo Customer Support Center

The phone lines are often very busy on Mondays and the day after a holiday.
If you are not in a rush, please call on a different day.

Hours 9 a.m. to 6 p.m. (excluding Saturdays, Sundays, national holidays and during the year-end/New Year’s holidays)

1 For questions about procedures, housing fee payments, and/or day-to-day living

 **0570-03-0071**
 **03-6279-2652**

2 For application or consultation regarding repairs
For emergency repairs (leaks, etc.), accidents and/or fires, suspension of water supply, emergencies that threaten resident safety, etc.
Open 24/7, 365 days a year.

 **0570-03-0072**
 **03-6279-2653**

• Navi-Dial is not covered by the free calls or fixed-rate calling plans that mobile phone carriers offer.

In addition, call charges vary depending on your connection and device.

For the actual process, please listen to the rate guidance at the beginning of the phone call or visit the Navi-Dial website.

Note: There are no charges for the rate guidance that plays at the beginning of the phone call.

• Please have your “名義人番号” (lessee number) ready to ensure that we can handle your request faster.

Please click here for the FAQ regarding procedures, etc.



Access the list of online applications for municipally-owned housing, etc.



Access the non-emergency housing unit repair request email form



 Housing Policy Headquarters, Tokyo Metropolitan Government website

東京都住宅政策本部

Search



 JKK Tokyo website “For residents of municipally-owned housing, etc.”

都営住宅 お住まいの皆さま

Search



Foreign-language versions of Daily Life Plaza are available on the JKK Tokyo website.
Foreign-language versions



Daily Life Plaza is made with recycled paper.
SAVE THE GREEN EARTH!