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Winter Weather

Accident History, Investigations and Reports

- EMT
- Police
- Triage
- Owner
- Property Manager
- Tenant

Agreements and Contracts

- Owner
- Property Manager
- Snow Removal Contractor
- Tenant(s)

Design and Construction Drawings

- Site Plans
- Grading Plans
- Landscape Architectural Plans
- Plans showing snow storage locations

Public Records

- (PA: Right to Know Request)
- (NJ: Open Public Records Act)

Records Request:

- Applicable Codes and Regulations
- Drawings listed above
- Occupancy Permits
- Violations

Local adopted Codes and Regulations

- Fire Code
- Ice Treatment
- Property Maintenance Code
- Snow Removal
- Zoning Codes

Practices and Standards

- Snow and Ice Removal and Treatment

Party names responsible for clearing snow and treating ice:

- Owner

Property Manager

Snow Removal Contractor

Tenant(s)

Records to Request:

- Accident Prevention Programs
- Alterations to Parking Lot and Sidewalks

- Designated storage locations for plowed snow

- Invoices – Snow removal contractor

- Inspection, Maintenance and Repair Records

- Policies for clearing snow and treating ice

- Products used to treat ice for parking lots and sidewalks

- Purchase orders for products and equipment

- Safety meeting notes and records

- Written programs and specifications for winter safety on-site

Weather Information

- Snow removal contractor records

- Weather expert – site specific weather history

- Defendants