

Schedule of Maintenance & Other Charges

Resident Service Charges - Effective: 05/01/2018

Charges for Materials Only / Labor Charges Included at Time of Request

Labor Charged @ \$28.00 per Hour

<u>DESCRIPTION</u>	<u>CHARGES</u>
<u>Cleaning Charges (after move-out)</u>	
Bathroom tub, lavatory, commode, medicine cabinet	\$28.00 per hr.
Kitchen cabinets, sink, countertop	\$28.00 per hr.
Range	
Electric	Top
	\$25.00 Plus pan replacement
	Oven
	\$26.00
Refrigerator	\$26.00
Paint wall / remove wallpaper	\$28.00 per hr.
Trash removal	\$28.00 per hr.
Sheetrock work	\$28.00 per hr.
Final disinfecting & Cleaning Supplies	\$50.00
Extermination services (special call-out)	\$26.00
Furniture Removal to Waste Station:	\$42.50
	First items, then 1/2 price for each additional item
<u>Light Fixtures/Globes</u>	
Bulbs (fluorescent)	\$3.00
Bulbs (LED)	\$3.00
Bulbs (appliance)	\$1.05
Interior light fixture (ceiling) - complete w/globe	
8"	\$11.99
6"	\$12.69
Interior light fixture (ceiling) - lense or globe only	
8"	\$7.69
6"	\$5.88
Vanity light fixture (bath)	\$12.99
Porch light fixture	\$17.49
	ceiling
	fluorescent
Address light	\$25.97
	wall
	fluorescent
Address light	\$64.25
Ceiling Fan	\$121.29
Ceiling Heater	\$105.18
Receptacle Cover	\$1.00
Receptacle	\$2.30

Light Switch	\$1.00	
<u>Other (miscellaneous)</u>		
After hours non-emergency call-out	\$42.00	Minimum
After hours non-emergency phone calls	\$10.00	
Maintenance Charges (cont'd.)		
Battery replacement (smoke alarm) - 1 9V	\$2.00	
Battery replacement (thermostat) - 2 AA	\$1.20	
Cabinet repair	Priced on request	
Cabinet replacement	Priced on request	
Copies (if copier is available)	\$.10/page	
Faxes: Intake	Local	\$\$.50/page
Out Going	Long Distance	\$.75/page
International		\$2.00/page
Convenience Transfer		\$100.00
Dryer cord (installed)		\$22.00
Dryer vent - complete replacement		\$5.15
Medicine cabinet		\$44.29
Return check charge	\$38.00	or our bank's current fee
Stop Check charge	\$72.00	
Smoke alarm replacement (damages)	\$6.49	
Sight & hearing impaired smoke alarm	Priced on request	
Storage fee (for property left in apt. after lease terminated)	\$40/day	Plus disposal fee if not claimed
Thermostat replacement (air/heat)	\$26.58	
Replacing parking permit / not turned in after move-out	\$10.00	
Vehicles parked illegally	\$50.00	or actual tow charge (greater of two)
Coil Cleaner	\$6.74	
<u>Plumbing</u>		
Bar - grab (chrome) 24"	\$25.99	
towel	\$4.50	
Commode - complete change-out	\$203.97	
Fill valve	\$6.35	
bowl	\$119.00	
flush lever	\$2.75	
seat - elongated	\$16.29	
regular	\$9.39	
tank	\$85.00	
tank lid	\$34.99	
Contractor (if required to complete work)	actual contractor chg.	
Lavatory - change-out (500-600)	\$35.19	
Lavatory - change-out (200-300; MLK)	\$49.99	
basket strainer	\$1.20	
Rod - shower	\$4.18	
Soap dish	\$3.19	
Toilet paper holder- recessed	\$11.59	

surface mount		\$3.59	
shower head		\$14.59	
Unstop lavatory, sink or tub	(if no object removed)	\$17.00	
	(if object removed)	\$26.00	

Maintenance Charges (cont'd.)

Unstop commode	(if no object removed)	\$17.00	Minimum
	(if object removed)	\$26.00	Minimum
Kitchen Faucet		\$36.99	
Bathroom Faucet		\$25.69	

Range (electric)

Door Gasket		\$21.35	
Element (oven)		\$22.75	
Element pan (large)		\$2.38	
Element pan (small)		\$1.84	
Element, surface (large)		\$7.99	
Element, surface (small)		\$6.89	
Handle		\$27.89	
Knob (burner)		Priced on request	
Knob (oven)		Priced on request	
Replacement		Priced on request	
Vent-a-hood Filter		\$11.25	

Refrigerator

Cross bar on door		Priced on request	
Handle		\$39.35	
Replacement		Priced on request	
Shelf		Priced on request	
Vegetable pan cover		Priced on request	
Vegetable pan		\$57.02	
Door End Caps		\$9.67	

Windows & Doors

Door knob-	dummy	\$4.39	
	passage/hall/closet	\$8.49	
	privacy knob assembly	\$8.99	
Door lock-	Falcon Dead Bolt	\$48.99	

	Change-out	\$24.30	All Locks
	Replacement (standard interior)	\$13.49	
	(interior - bedroom, bath, closet door)	\$77.99	
Door replacement	(exterior)	\$171.95	
Key made		\$2.00	
Lock outs	(during business hours) 1st Call per household	No Charge	
	2nd Call	\$8.50	
	(after business hours)	\$25.50	
Screen door -	Complete replacement	\$332.00	
	Replace one glass	\$49.70	
	Replace Screen and Grid	\$51.80	

Maintenance Charges (cont'd.)

	Replace closer kit	\$8.99	
	Replace handle set	\$46.00	
	Replace frame	\$34.00	(per side)
	Replace chain	\$2.89	
	Screen Repair	\$11.00	
Window glass replacement:			
	200-300 W. Levert & MLK	\$33.69	
	500-600 W. Levert		
	Smaller Window (Bathroom/Kitchen)	\$96.58	
	Regular Window	\$140.47	
Window screen - complete		\$22.35	
Mini-blinds	23 in.	\$3.39	
	27 in.	\$6.00	
	29 in.	\$6.29	
	32 in.	\$7.69	
	35 in.	\$8.19	
Tenant requested work, not maintenance related		\$30.00	per hr.
	(will be completed on maintenance availability & by mgmt. approval)		
Repeat work order (for same problem), where no damage or wear & tear is found, & problem is found to be caused by tenant.		\$10.00	per incident

Other items not included in this list shall be charged @ our cost of materials from the lowest cost supplier.