

ATLANTA PROPERTY MANAGEMENT SCHEDULE OF REPAIRS AND OTHER CHARGES

Residents of Atlanta Property Management will be charged for repairs to their dwelling unit when the damages are considered to be caused by the Resident or Resident's household members or guests.

PRICES ARE FOR EACH PIECE UNLESS OTHERWISE STATED. IN ADDITIONAL TO CHARGES LISTED BELOW, LABOR CHARGER MAY APPLY.

REFRIGERATOR

Clean & Deodorize	\$100.00
Door Gasket	\$100.00
Door Handle	\$25.00
Ice Tray	\$3.95
Refrigerator Rack	\$25.00
Rack Support	\$8.00
Top of Vegetable Tray	\$15.00
Vegetable Tray	\$20.00
Door Shelf Bracket	\$2.50
Door Shelf Bar	\$10.00
New Refrigerator	\$400.00

RANGE / STOVE

Clean Range	\$100.00
Oven Knob	\$10.00
Burner Knob	\$10.00
Oven Rack	\$15.00
Oven Gasket	\$25.00
Stove Grate	\$5.00
Broiler Pan	\$50.00
Stove Burner	\$25.00
Vent-a-Hood	\$75.00
Vent-a-Hood Filter	\$20.00
New Range	\$300.00
Clean Vent-a-Hood:	
Exterior	\$10.00
Interior	\$20.00
Filter	\$5.00

CABINETS / COUNTERS

Cabinet Door	\$45.00
Drawer Front	\$25.00
Complete Drawer	\$40.00
Drawer Guides - Pair	\$15.00
Countertop Repair	\$45.00
Countertop Replacement	Cost + Labor
Shelves	\$15.00
Cabinet Hinge Set	\$5.00
Repair Cabinet Bases	Cost + Labor
Replace Cabinets	Cost + Labor
Clean Exterior of Cabinets	\$5.00
Clean Interior of Cabinets	\$5.00
Clean Top of Cabinets	\$5.00
Clean Shelves	\$5.00
Clean Countertops	\$5.00
Remove Shelf Paper	\$2.00
Remove Stickers/Tape	\$1.00

ELECTRICAL

2 Bulb Fixture	\$25.00
Fluorescent Fixture	\$60.00
Jelly Jar Fixture	\$20.00
Exhaust Fan	\$75.00
Closet Light Fixture	\$10.00
Porch Light Fixture	\$25.00
Porch Light Pane	\$4.00
Jelly Jar Globe	\$12.00
Light Globe	\$10.00
Light Bulb	\$0.40
Florescent Bulb 2pk	\$4.00
Switches & Plugs	\$15.00
Cover Plates	\$3.00
Thermostat	\$100.00
Smoke Alarm	\$30.00
Smoke Alarm Battery	\$3.00
Clean Light Globes	\$2.00
Clean Florescent Covers	\$5.00
Clean Plug/Switch Covers	\$1.00
Clean Exterior of Breaker Box	\$2.00

ELECTRICAL (Continued)

	\$5.00
Clean Thermostat	\$5.00
Clean Smoke Alarm	\$5.00
Clean Exhaust Fan	

PLUMBING

Bathtub Stopper	\$11.00
Lavatory Stopper	\$15.00
Tissue Holder	\$8.00
Tissue Holder Roller	\$2.50
Towel Rack	\$25.00
Medicine Cabinet	\$150.00
Unstop Drains	\$35.00 & Up
Pull Commode	\$75.00
Replace Commode, Tank, Bowl, or Tank Top	\$135.00
Shower Head	\$25.00
Lavatory Faucet	\$75.00
Tub Valves	\$100.00
Tub Spout	\$25.00
Overflow Plate	\$15.00
Bathroom Sink	\$75.00 & Up
Shower Curtain Rod	\$25.00
Commode Seat	\$20.00
Clean Commode or Tub	\$25.00
Kitchen Faucet	\$100.00
Kitchen Strainer Basket	\$5.00
Kitchen Sink	\$200.00
Washer	\$300.00
Dryer	\$300.00
Clean Dryer Vent	5.00
Clean Kitchen Sink	\$15.00
Clean Sink Drains	\$5.00
Clean Drain Pipes	\$5.00
Clean Washing Machine Valve Box	\$5.00
Clean Water Heater Closet	\$10.00
Clean AC/Heat Unit Closet	\$10.00
Clean Lavatory Sink	\$10.00

FLOORS

Replace Floor Tile	\$5.00
Base Boards	Cost + Labor
Vacuum / Sweep / Mop	\$5.00 Per Room
Deodorize – Pet	\$25.00
Wax Removal Per Room	\$25.00
Stain Removal	\$10.00

DOORS / LOCKS

Metal Exterior Door	\$150.00
Door Viewer (Peephole)	\$10.00
Exterior Door Jambs	\$75.00
Exterior Trim & Facing	\$50.00
Interior Door	\$40.00
Interior Door Jambs	\$50.00
Interior Trim & Facing	\$40.00
Screen Door	\$125.00
Re-screen Door	\$50.00
Screen Door Latch	\$15.00
Screen Door Closer	\$15.00
Doorstops	\$5.00
Door Handles	\$20.00
Lever Handle	\$30.00
Passage Lock	\$25.00
Privacy Lock	\$20.00
Dead Bolt	\$25.00
Re-Key Lock	\$15.00
Lock Cylinder	\$7.50
Re-Cut Key	\$5.00
Key Service:	
During Office Hours	\$5.00
After Working Hours	\$15.00
Clean Exterior Doors	\$5.00
Clean Door Facing	\$5.00
Clean Interior Door	\$5.00

VENTS

Intake Air Vent	\$40.00
Air Vent	\$20.00
Air Duct Cleaning	\$250.00
Clean Intake Air Vent	\$10.00
Clean Ceiling Vents	\$5.00

WINDOWS

Window Panes	Cost +Labor
Window Screen	Cost +Labor
Re-screen Window	Cost +Labor
Window Locks	\$15.00
Small Window Blind	\$10.00
Medium Window Blind	\$15.00
Large Window Blind	\$20.00
Clean Screens	\$5.00
Clean Exterior Windows	\$5.00
Clean Interior Windows	\$5.00
Clean Blinds	\$8.00

WALL REPAIRS

Clean Walls	\$25.00 Per Wall
Clean Ceilings	\$25.00 Per Ceiling
Apply Kilz – Per Room	\$50.00
Painting - Per Room	\$50.00
Hole in Wall	Cost + Labor
Wood Trim	Cost + Labor
Fix Exterior Wall	Cost + Labor
Remove Nails	\$0.25 Ea
Fill Nail Holes	\$1.00 Ea
Replace Mirrors	\$45.00
Clean Exterior Wall	\$10.00
Clean Base Boards	\$5.00
Clean Interior Wall	\$25.00
Wall Per Spot	\$5.00
Remove Border	\$25.00
Remove Sticker/Tape	\$1.00

LEGAL

Court Cost & Preparation (According to Lease)	\$120.00
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PEST CONTROL

Tenant Caused	\$60.00
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MISCELLANEOUS

Clothesline	\$15.00
Unit Numbers	\$10.00
Copies	\$0.10 Ea
Garbage Can	\$15.00
Dump Fee – Per Load	\$5.00
Remove Items From Roof	\$25.00
Pick Up Trash / Toys in Yard	\$25.00
Remove Trash – Per Bag	\$25.00
Remove Furniture – Per Piece	\$10.00
Clean Porch	\$10.00
Clean Storage Room	\$10.00
Clean Up After Pets	\$25.00
Driving on Yard	\$25.00
Staff Unable to Enter Unit To Perform Maintenance After First Attempt	\$25.00
Staff Unable to Enter Unit To Perform Pest Control Or Change Filters Due To Doors Locked or Tenant Refusal	\$25.00
Blocked Bedroom Windows	\$25.00

When staff is required to make repeated attempts to make repairs because they cannot enter an apartment, tenant will be charged \$25.00 per trip after the first trip during normal working hours.

Charges for damages or repairs not shown on list will be based on an actual cost basis of material and labor.

All maintenance requests must be called into the office (903) 796-5065. Maintenance cannot make repairs without a work order. Any request to the maintenance men not called into the office will not be done, unless it is a matter of safety.

TENANT WILL BE CHARGED \$50.00 IF PHA EMPLOYEE, HUD REPRESENTATIVE OR FIRE/POLICE DEPARTMENT EMPLOYEE ENTERS RESIDENT'S UNIT AND THE SMOKE DETECTOR IS INOPERABLE AND HAS NOT BEEN REPORTED TO THE PHA OFFICE FOR REPAIRS; THE PHA WILL ASSUME THE SMOKE DETECTOR HAS BEEN DISABLED BY THE RESIDENT, A HOUSEHOLD MEMBER OR GUEST.

Signature of Tenant

Date

NOTICE OF SECURITY CAMERAS

The Atlanta Property Management property is protected by 24 hour video surveillance. The security cameras monitor the streets, parking areas, property lines, fencing, entrances and the front and back of buildings.

Signature of Tenant

Date