

**SCHEDULE OF MAINTENANCE CHARGES EFFECTIVE JANUARY 1, 2024
FOR THE NORTHEAST GEORGIA HOUSING AUTHORITY SERVING CLARKESVILLE, CORNELIA,
CLEVELAND, DEMOREST, HELEN, HOMER, TOCCOA (INCLUDING QUEEN STREET)**

DOORS:	
ENTRANCE DOOR	ACLM 125.00
INTERIOR DOOR	125.00
STORM DOOR	ACLM 20.00
DOOR SCREEN	20.00
ENTRANCE LOCK	40.00
PASSAGE KNOB	15.00
DOOR KEY	5.00
DOOR STOP	1.00
LOCK CHANGE	75.00
DOOR CLOSER	20.00
SCREEN DOOR HANDLE	25.00

WINDOWS:	
BALANCER	15.00
GLASS PANE	ACLM
SCREEN	20.00
WINDOW LOCK	5.00
MINI-BLINDS/EACH	40.00
S.S. SCREENS W/FRAME	80.00
S.S. SCREENS (wire only)	40.00

RANGE:	
CLEAN RANGE	75.00
DRIP PAN	5.00
CONTROL KNOB(each)	15.00
STOVE EYE	15.00
GASKET	30.00
THERMOSTAT	75.00
RANGE (prorated)	400.00

REFRIGERATOR:	
DOOR HANDLE	28.00
STORAGE BIN	30.00
CRISPER GLASS	30.00
FREEZER GASKET	100.00
REFRIGERATOR GASKET	110.00
CLEAN REFRIGERATOR	75.00
DOOR BAR	25.00
REFRIGERATOR (prorated)	600.00

KITCHEN:	
COUNTER TOP (per ft)	ACLM
CABINET DRAWER	50.00
CABINET DOOR	50.00
RANGE HOOD	100.00
FAUCET HANDLE	15.00
CABINET HINGE	5.00

VACANT BED BUG PRICES	
1 B/R \$450.00	
2 B/R \$450.00	
3 B/R \$450.00	
4 B/R \$450.00 & 5 B/R \$450.00	

PLUMBING:	
COMMODE	216.00
TANK TOP	50.00
TANK	50.00
SEAT	20.00
BOWL	200.00
FLUSH HANDLE	10.00
TOILET PLUNGER	3.00
AERATOR	3.00
FAUCET(KITCHEN/LAVATORY/TUB)	ACLM
KITCHEN SINK GRUMB CUP	5.00
LAVATORY SINK	75.00
UNSTOP COMMODOE/DRAIN	75.00
UNSTOP COMMODOE/DRAIN AFTER HRS	125.00

OTHER:	
NON-EMERGENCY CALLS AFTER HOURS 50.00/HR	
REPAIR SHEETROCK HOLE-depends on size	50.00
INSTALL CEILING FAN	50.00
REMOVE CEILING FAN (per hour)	40.00
CLEAN APARTMENT	140.00
CLEAN ROOF	40.00
CLEAN YARD/CIG. BUTT	50.00
CLEAN YARD/ DOG WASTE	50.00
UNLOCK DOOR/DELIVER KEY	30.00
UNLOCK DOOR AFTER HOURS	50.00
LANDFILL SERVICE	100.00
GRAFFITI REMOVAL--depends on area	50.00
LIGHT SHADE	10.00
FLUORESCENT SHADE	50.00
ELEC. RECEPTACLE/SWITCH	5.00
ELEC. COVER ONLY	3.00
GROUND FAULT RECEPTACLE	25.00
APPLIANCE/NIGHT LIGHT BULB	2.00
TOWEL RACK	10.00
MEDICINE CABINET	51.00
TISSUE ROLLER	4.00
SOAP DISH	5.00
HVAC FILTER GRILLE REPLACEMENT	40.00
ANY TYPE SMOKE ALARM****	125.00
DRYER VENT	10.00
REPLACE TILE (per piece)	5.00
HEAT/HVAC THERMOSTAT	100.00
LIGHT BULB 60 WATT LED	3.00
SHOWER ROD SET	40.00
*PEST CONTROL	40.00
**2nd COAT OF PAINT	see below
***HVAC FILTER REPLACEMENT	30.00

2nd Bed Bug Treatment	
1 B/R \$450.00	
2 B/R \$450.00	
3 B/R \$450.00	
4 B/R \$450.00	
5 B/R \$450.00	

IT IS THE POLICY OF THE HOUSING AUTHORITY NOT TO CHARGE RESIDENTS FOR NORMAL WEAR AND TEAR. HOWEVER, THE HOUSING AUTHORITY RESERVES THE RIGHT IN EVERY CASE TO DETERMINE WHETHER REPAIRS ARE NECESSARY DUE TO NORMAL WEAR AND TEAR OR CAUSED BY DAMAGE OR NEGLIGENCE. ****SMOKE ALARMS ARE MAINTAINED FOR FREE, INCLUDING THE REPLACEMENT OF DEFECTIVE ALARMS. A SMOKE ALARM IS CONSIDERED TO BE TAMPERED WITH WHEN IT IS DAMAGED OR TAKEN DOWN. THIS CAUSES A LIFE THREATENING CONDITION FOR BOTH THE RESIDENT AND THE OTHER RESIDENTS AND IS JUST CAUSE FOR TERMINATION OF THE LEASE.**** **CHARGES FOR REPAIRS OF AN UNUSUAL NATURE WILL BE BASED ON ACTUAL COST OF MATERIALS, SUPPLIES AND LABOR (\$50.00/HR).** THERE WILL BE A CHARGE OF \$50.00 TO RE-LIGHT PILOTS AFTER VENDOR CUT OFF DUE TO NON-PAYMENT. *FOR THE 3rd PEST CONTROL VISIT WITHIN A SIX (6) MONTH PERIOD DUE TO INFESTATION \$40.00 **PAINT NECESSARY TO COVER SMOKER'S STAIN, DARK PAINTED WALLS, CRAYON MARKS, GRAFFITI OR EXCESSIVE GRIME; 1 BEDROOM 155.00, 2 BEDROOM 165.00 3 BEDROOM 180.00, 4 BEDROOM 205.00. ***HVAC FILTER REPLACEMENT DUE TO DAMAGE, NEGLIGENCE, OR POOR HOUSEKEEPING. TO RESPOND TO NON-EMERGENCY CALLS (AFTER HOURS) WILL RESULT IN A CHARGE OF \$50.00/HR PLUS COST(S). ACLM= ACTUAL COST + LABOR & MATERIALS