

**CHA Schedule of Maintenance Charges\*/Legal Fees**

| <b>Keys:</b>                                   |          |
|------------------------------------------------|----------|
| Apartment Door (Duplicate/Replacement Key)     | \$ 5.00  |
| Secure/Safety Door (Duplicate/Replacement Key) | \$ 15.00 |
| Borrowed key from office (deposit)             | \$ 5.00  |
| Mailbox key                                    | \$ 5.00  |
| Electronic                                     | \$ 10.00 |

| <b>Doors:</b>                              |            |
|--------------------------------------------|------------|
| Apartment Entry door replacement           | \$ 300.00  |
| Interior door replacement (bathroom, etc.) | \$ 100.00  |
| Interior door repair                       | \$50-\$100 |

| <b>Doorknobs:</b>                |          |
|----------------------------------|----------|
| Interior passage set replacement | \$ 50.00 |

| <b>Shades:</b>  |          |
|-----------------|----------|
| Standard window | \$ 20.00 |
| Sliding window  | \$ 50.00 |

| <b>Bathroom:</b>             |           |
|------------------------------|-----------|
| Toilet seat replacement      | \$ 15.00  |
| Bowl or tank replacement     | \$ 125.00 |
| Toilet (compete)             | \$ 300.00 |
| Unclog toilet (tenant fault) | \$ 50.00  |
| Shower rod replacement       | \$ 20.00  |
| Faucet replacement           | \$ 100.00 |
| Towel bar replacement        | \$ 20.00  |
| Medicine or base cabinet     | \$ 75.00  |

| <b>Kitchen:</b>                     |                     |
|-------------------------------------|---------------------|
| Faucet replacement                  | \$ 150.00           |
| Refrigerator replacement            | \$ 300.00           |
| Refrigerator repair                 | \$50-\$200          |
| Stove - Gas                         | \$ 400.00           |
| Stove - Electric                    | \$ 300.00           |
| Stove repair                        | \$50-\$200          |
| Cabinets (each)                     | \$ 100.00           |
| Drawers (each)                      | \$ 100.00           |
| Countertop                          | \$20/foot           |
| Garbage disposal                    | \$ 150.00           |
| Dishwasher (CHA provided)           | \$ 250.00           |
| Washer or dryer (CHA provided)      | \$ 300.00           |
| Air conditioner unit (CHA provided) | Actual cost + labor |
| Range hood                          | \$ 50.00            |
| Range hood filter                   | \$ 20.00            |
| Drip pan                            | \$ 10.00            |
| Basket strainer                     | \$ 5.00             |

| <b>Legal Fees:</b>                                                                                                                      |           |
|-----------------------------------------------------------------------------------------------------------------------------------------|-----------|
| Truck Cancellation (less than 24 hours)                                                                                                 | \$ 595.00 |
| Eviction proceeding court costs (where CHA received a judgement for possession after trial, by default, or by agreement for judgement ) | \$ 240.00 |

| <b>Lockouts:</b>                                             |          |
|--------------------------------------------------------------|----------|
| During business hours                                        | \$ 10.00 |
| 5th occurrence and thereafter (within 12 months)             | \$ 20.00 |
| After hours                                                  | \$ 30.00 |
| 5th occurrence after hours and thereafter (within 12 months) | \$ 50.00 |

| <b>Locks:</b>                                                     |          |
|-------------------------------------------------------------------|----------|
| Apartment entry lock change (cylinder only at resident's request) | \$ 50.00 |

| <b>Extermination:</b>               |           |
|-------------------------------------|-----------|
| Failure to prepare for exterminator | \$ 150.00 |

| <b>Lighting:</b>  |                     |
|-------------------|---------------------|
| Globe replacement | \$ 50.00            |
| Fixture           | Actual cost + labor |

| <b>Windows:</b> |                     |
|-----------------|---------------------|
| Double glazed   | Actual cost + labor |
| Wire pane       | Actual cost + labor |

| <b>Screens:</b>          |          |
|--------------------------|----------|
| Replace existing frame   | \$ 25.00 |
| Replace frame and screen | \$ 40.00 |

| <b>Other Maintenance Charges:</b>                            |                     |
|--------------------------------------------------------------|---------------------|
| Water damage/flooding (tenant fault)                         | Actual cost + labor |
| Mold remediation (tenant fault)                              | Actual cost + labor |
| Wall damage (tenant fault)                                   | Actual cost + labor |
| Fire/smoke damage (tenant fault)                             | Actual cost + labor |
| Pet Waste (1st/2nd/3rd offense)                              | \$10/\$25/\$50      |
| Resident tasks (hallway cleaning, snow removal)              | \$ 35.00            |
| 4th occurrence thereafter                                    | \$ 50.00            |
| Heater Covers (fin tube replacement)                         | \$20/linear foot    |
| Heater Covers (fin tube and heating element)                 | \$40/linear foot    |
| Trash placed in Recycling Containers                         | \$50/bag            |
| Improper trash storage (incl.early curbside placement)       | \$25/bag            |
| 3rd occurrence of improper trash storage and thereafter      | \$ 50.00            |
| Trash recepticle left in street/on curbside (after 24 hours) | \$15/day            |
| Trash left in unit after move-out                            | Actual cost + labor |
| Illegal use of dumpsters (tires, TVs, etc.)                  | \$ 50.00            |
| Trash in common areas (tenant fault)                         | \$50/bag            |
| Graffiti removal                                             | \$ 500.00           |
| Disconnected/damaged smoke detectors                         | \$ 100.00           |
| Removing batteries from/damaging CO detectors                | \$ 100.00           |
| Sprinkler head damage                                        | \$ 200.00           |
| Heater Covers                                                | Cost/foot           |
| Any alterations, interior or exterior without CHA approval   | Actual cost + labor |
| HP Parking without Sticker                                   | \$ 50.00            |
| Damaged Security Camera                                      | \$ 200.00           |
| Replace Security Camera                                      | Actual cost + labor |

\*Maintenance fees will only be assessed in the case of tenant fault. No fees will be charged for normal wear and tear. Wear and tear is defined as "loss, damage, or depreciation resulting from ordinary use, age, and/or exposure and not resulting from tenant misuse, mistreatment, damage, or neglect. Resident may dispute a charge through CHA's established Grievance Procedure.