San Angelo Public Housing Authority

Schedule of Charges While Unit is Occupied

This only a PARTIAL list of charges covering the most frequent damages or service calls for which residents will be charged. If you have a question on a charge, please contact the office. It should be understood that no charges are made where the damage or deterioration resulted from normal wear and tear or equipment failure. Normal wear and tear means deterioration that results from the intended use of a dwelling, including breakage or malfunction due to age or deteriorated condition, but the term does not include deterioration that results from negligence, carelessness, accident or abuse of the premises, equipment or furnishings by the resident or by members of the resident's household or by a guest of the resident (Section 92.001, Texas Property Code). The charge will be applied only in those instances where it is obvious the resident is responsible for the damage through negligence or carelessness.

Repair to Unit Needed	Charge
Plumbing	
1. Unstop Plumbing (Kitchen sink, bathroom sink, tub or toilet)(Per Hour)	20.00
2. Remove commode due to lodged items (plus cost of inventory items)	20.00
3. Replace toilet paper or soap holder (each)	5.00
4. Replace towel rack (each)	15.00
5. Replace sink or tub stopper (each)	2.00
6. Replace Toilet Seat (depending on style, each)	10.00-15.00
7. Replace dryer vent or hose (each)	11.00
Cleaning	
1. Light	25.00
2. Meduim	50.00
3. Heavy	75.00
Cleaning rates are for the full unit and can be prorated, or increased if warranted based on condition of the unit	
Doors and Walls	
1. Replace interior door (each)	60.00
2. Replace interior door knob or dummy knob (each)	12.00
3. Repair hole in wall or door (each)	20.00
4. Rescreen storm door (each)	10.00
5. Replace screen guard (each)	24.00
6. Painting (Full paint with Kilz - Entire Unit)	100.00 + labor
7. Spot Painting (Entire Unit)	30.00 + labor
Keys	
1. Rekey lock (each)	25.00
2. Replace unit key (each)	10.00
3. After hours key service (after normal business hours)	30.00
Windows/Blinds	
1. Replace window screen or glass	Invoice + labor
2. Replace mini blinds (standard sizes, depending on size)	8.00-20.00
3. Replace mini blinds (Custom Size)	Invoice + labor
Electrical	
1. Replace missing smoke alarm/battery/alarm inoperable	100.00 Fine
2. Replace light bulb (each)	3.00
3. Replace ceiling fan switches or globe (each)	5.00

X _____

Yard/Porch/Patio

1.	Remove dog waste (per occurance)	30.00 Fine
2.	Parking on the lawn or working on vehicles (per occurance)	25.00 Fine
3.	Uncontrolled pet (not on leash or supervised per occurance)	20.00 Fine
4.	Toys, trash or debris in yard (per occurance)	20.00 Fine
5.	Unauthorized items in yard, on porch/patio (per occurance)	20.00 Fine
6.	Removal of wheeled trash bin	10.00 each

Misc

1.	Damage to or tampering with any utility meter	Invoice + Eviction
2.	Additional Extermination call (due to poor Housekeeping)	Invoice
3.	Certified Mail Postage (per piece)	Current Cost
4.	Satellite Dish Fee	75.00 Fee
5.	Labor (per hour) without materials	20.00
6.	Resident Requested Haul-Off	15.00

Cost plus labor charges will include damages that require replacing an item, (removing an item from stock) and minimum of one hour labor charge of $20.00 will be added in addition to the cost of the item.

Fan install (Purchased by tenant) $20 per hour