

## ***Standard Policy for Maintenance Charges***

This represents the items a shareholder is responsible for in their apartment. When an owner requests maintenance to perform work in their apartment, we will charge your maintenance bill. Please review the attached for our pricing. If you are still unclear about repair costs after reviewing our fee schedule, contact the maintenance office at (718) 544-2626 for further assistance.

The following is a list of shareholder responsibilities.

### **Carpentry:**

All interior doors, locks, saddles, moldings, flooring and cabinets

### **Electrical:**

All switches, outlets, fixtures, breakers and wiring behind the walls

### **Plumbing:**

All fixtures (Toilet/Sinks & Faucets/Shower body/Bathtub) All piping outside the walls (i.e. under sinks)

### **Painting:**

All plastering and painting, unless caused by an outside problem

### **Tile Work:**

All grouting/tile repairs (wall & floor) all tile accessories (i.e. soap dishes, toothbrush holders, etc.)

### **Others:**

Appliances, air conditioners and sleeves

# *Additional Services*

## *Estimated Price List for Labor and Parts*

### **Bathroom**

Repairing of shower body ( <b>bathtub faucet</b> ).....	\$90-\$125 DOP
Repairing of sink faucet.....	\$75-\$95 DOP
Replacing of drain pipe under sink.....	\$75-\$125 DOP
Replacing sink faucet ( <b>including Delta faucet</b> ).....	\$220
Replacing of faucet supply line ( <b>Speedy</b> ).....	\$45 <b>each</b>
Replacing of toilet seat.....	\$50
Replacing toilet tank parts.....	\$40-\$125 DOP
Toilet Bowl stoppages ( <b>Pull and Reset Toilet</b> ).....	\$150

### **Kitchen**

Repairing of kitchen faucet.....	\$75-\$95 DOP
Replacing of drain pipe under sink.....	\$75-\$125 DOP
Replacing of faucet supply line ( <b>Speedy</b> ).....	\$45 <b>each</b>
Replacing of faucet ( <b>including Delta Faucet</b> ).....	\$215 <b>w/o spray</b>
Replacing of faucet ( <b>including Delta Faucet</b> ).....	\$225 <b>w/ spray</b>
Replacing of stove flex line.....	\$75

### **Miscellaneous**

Replacing of light switch ( <b>No additional electrical work</b> ).....	\$40
Replacing wall outlet.....	\$40
Re-screening of torn window screen.....	\$15
New Frame and screen.....	\$35
Window Guards ( <b>installation and removal</b> ).....	\$25 <b>each</b>
Replace broken living room picture window.....	\$250
Removal and installation of picture window.....	\$150
Replace upper portion of window.....	\$75
Replace lower portion of window.....	\$75

**DOP: Depending on Parts**

**Revised 9/2008**