

# Co-op Coalition Survey: Amenities & Services (8-2023)

17 co-ops responded.

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**Sent:** Tuesday, July 25, 2023 at 02:48:03 PM EDT

**Subject:** CO-OP SURVEY - AMENITIES AND SERVICES (REP) (DUE 8-8)

A coalition member is beginning its 2024 - 2025 budget preparation. Its Management wants to ensure that the property is providing certain amenities and services comparable to other housing cooperatives in the DC area. Your responses will help identify co-op service and cost trends as well as benchmark selected amenities. Please use the comment area in each section of the survey to elaborate on your answers.

Please reply by Tuesday, August 8, 2023. Thanks in advance for helping another Coalition member. The questions follow:

## **General**

1. How many units are in your complex?
2. How many buildings make up your complex?

## **Parking**

3. Do you have resident parking?

If yes:

--Are parking spaces owned or leased?

If leased, what is the parking fee?

--Do you lease spaces to non-owners/non-residents?

If yes, what fee do you charge?

4. Do you have designated guest parking spaces?

If yes:

--What is the guest parking fee and the amount of time it covers?

On average, how many parking guests do you have each day?

Comments:

## **Electric Vehicle (EV) Chargers**

5. Do you have EV chargers on your property?

If yes:

--How long have you had your charging stations?

--What kind and how many EV charging stations do you have?

--What is the fee for residents who charge their EVs?

If nonresidents are allowed to use the charging stations, what is the fee?

Comments:

## **Laundry Facilities**

6. Do you have common laundry facilities?

If yes:

--Where are your laundry rooms located in your building?

- Do you own or lease your laundry machines?
- What company provides your laundry machines?
- What types of machines do you have?
- What is the fee for a wash cycle?
- What is the fee and length of a drying cycle?

7. Do you allow residents to install washers/dryers in their units?  
If no, why not?

Comments:

### **Storage Facilities**

8. Do you provide storage facilities for residents?

If yes:

--Please describe the storage facility (size? security? individual bin or common space?).

--Do you provide at least one storage bin or space for each unit in your co-op?

What is the fee for a single storage bin or space?

--Do you allow residents to use multiple storage bins/spaces?

What is the fee for multiple storage bins/spaces?

Comments:

### **In-house Maintenance Services for Residents**

9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet?

If yes:

--What is the hourly in-house maintenance labor charge for these types of tasks?

--For billing purposes, what is the minimum maintenance period (quarter hour, half hour, full hour)?

Comments:

Best regards,

Janet Sten, Director

DC Cooperative Housing Coalition

[www.CoopsDC.org](http://www.CoopsDC.org)

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<p>&lt;40 units</p>	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>20 plus one unit occupied by the custodian</b></p> <p>2. How many buildings make up your complex? <b>1</b></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>Yes, but fewer spaces than the number of apartments</b></p> <p>If yes:</p> <p>--Are parking spaces owned or leased? <b>Leased</b></p> <p>If leased, what is the parking fee? <b>\$75/month, increasing to \$85/month on 1 October 2023</b></p> <p>--Do you lease spaces to non-owners/non-residents? <b>Not currently</b></p> <p>4. Do you have designated guest parking spaces? <b>No</b></p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>No</b></p> <p><u>Comments:</u></p> <p><b>We may consider this option in the future</b></p> <p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <b>Yes</b></p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>Basement</b></p> <p>--Do you own or lease your laundry machines? <b>Lease</b></p> <p>--What company provides your laundry machines? <b>FMB Laundry</b></p> <p>--What types of machines do you have? <b>2 top loading washers; 2 dryers</b></p> <p>--What is the fee for a wash cycle? <b>\$1</b></p> <p>--What is the fee and length of a drying cycle? <b>\$1 for about 45 minutes, with option to extend cycl for about 11 minutes for an additional charge of 25 cents.</b></p> <p>7. Do you allow residents to install washers/dryers in their units? <b>No</b></p> <p>If no, why not? <b>Plumbing and electrical capacity</b></p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>Yes</b></p> <p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space?).</p> <p><b>The storage units are not all of uniform size, but are approximately</b></p>
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	<p><b>8.25 ft high, with larger ones about 6.25 ft wide and 8.25 ft deep. Individual storage units are in several locked areas in the basement. Owners with a storage unit in the area is provided a key to access the common corridor; each apartment has its own unit for which the owner provides its own lock for the unit (an extra key or lock combination is provided to the building in the event of a need to access the unit during the owner's absence.</b></p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? <b>Yes</b></p> <p>What is the fee for a single storage bin or space? <b>None</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>No</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>Generally no</b></p> <p>Comments: <b>The part-time custodian at his option may provide assistance with moving objects or similar tasks, but does not provide general repairs or maintenance work. Any compensation is negotiated between the custodian and the apartment occupant</b></p>
<40 units	<p><b>General.</b> 21 units, one building.</p> <p><b>Parking.</b> All spaces are leased. Spaces are leased to both residents and nonresidents, with residents having priority. There are two guest spaces reserved for contractors, none for visitors.</p> <p><b>EV Chargers.</b> We have none.</p> <p><b>Laundry.</b> We have a common laundry in the basement. Machines are owned by the building and provided by Sheffries. The washers are made by LG.</p> <p>We do not allow washers/dryers in apartments, due to the following concerns: (1) that our piping could not handle it and (2) flooding risk.</p> <p><b>Storage Units.</b> Each apartment has one storage unit in a locked area in the basement. Each unit is the size of a small room. There is no fee and each apartment is limited to one unit.</p> <p><b>In-House Maintenance.</b> We have none.</p>
<40 units	<p><b>General</b></p> <ol style="list-style-type: none"> <li>1. How many units are in your complex? 24</li> <li>2. How many buildings make up your complex? 3</li> </ol> <p><b>Parking</b></p> <ol style="list-style-type: none"> <li>3. Do you have resident parking? No</li> </ol> <p><b>Electric Vehicle (EV) Chargers</b></p> <ol style="list-style-type: none"> <li>5. Do you have EV chargers on your property? No</li> </ol> <p><b>Laundry Facilities</b></p> <ol style="list-style-type: none"> <li>6. Do you have common laundry facilities? Yes</li> </ol>

	<p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>Basement</b></p> <p>--Do you own or lease your laundry machines? <b>Lease but are considering purchasing</b></p> <p>--What company provides your laundry machines? <b>CSC</b></p> <p>--What types of machines do you have? <b>Top loading washer and front loading dryer</b></p> <p>--What is the fee for a wash cycle? <b>75 cents</b></p> <p>--What is the fee and length of a drying cycle? <b>50 cents for 45 minutes</b></p> <p>7. Do you allow residents to install washers/dryers in their units? <b>No</b> If no, why not? <b>Our plumbing and electricity are original to the property and the system strain and potential damage is a consideration.</b></p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>Yes</b></p> <p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space?) <b>Common space behind a locked door only shareholders can access with their key. We have individually designated areas, by unit, within the common space.</b></p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? <b>Yes</b></p> <p>What is the fee for a single storage bin or space? <b>Included in monthly fees, no additional charge.</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>No</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>We don't have specific staff like this - these things are handled through our property manager.</b></p>
<p>&lt;40 units</p>	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>27</b></p> <p>2. How many buildings make up your complex? <b>2</b></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>NO</b></p> <p>4. Do you have designated guest parking spaces? <b>NO</b></p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>NO</b></p>

	<p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <b>YES</b></p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>In the basement</b></p> <p>--Do you own or lease your laundry machines? <b>Lease</b></p> <p>--What company provides your laundry machines? <b>FMB Laundry Inc</b></p> <p>--What types of machines do you have? <b>Front loading washers</b> <b>dryers</b></p> <p>--What is the fee for a wash cycle? <b>50 cents</b></p> <p>--What is the fee and length of a drying cycle? <b>50 cents</b></p> <p>7. Do you allow residents to install washers/dryers in their units? <b>YES</b></p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>NO</b></p> <p><b>Comments:</b> <b>we wish we had more storage space in each unit and also in common areas but we do not.</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>We don't have any "maintenance staff" hired by our Coop. We have different contractors who do small jobs for the Coop but they are not our "maintenance staff" as such. We also require shareholders and residents to hire their own licensed electricians (to install a new light fixture) or to repair any plumbing problem (such as a leaky faucet). The building's light bulbs are changed by the cleaning company hired by the Coop; I can't imagine that they would come and change the light bulbs in an individual unit even if someone wanted to hire a contractor to do that. In general, we do not prevent shareholders and residents from hiring the same contractors who work for the Coop, but we don't actively recommend them either.</b></p>
<p>&lt;40 units</p>	<p><b><u>General</u></b></p> <p>1. <b>28 units in our Co-op</b></p> <p>2. <b>one building</b></p> <p><b><u>Parking</u></b></p> <p>3. <b>Generally, no. We do have two parking spaces, rather small ones, under our balconies in the alley, which we rent out to whoever wants them, whether owner, resident, or other, so long as they pay the fee. We charge \$180 per month.</b></p>

	<p>4. No designated guest parking space.</p> <p><b><u>Electric Vehicles (EV) Chargers</u></b></p> <p>5. No EV chargers.</p> <p><b><u>Laundry facilities</u></b></p> <p>6. Yes, we have a laundry facilities in the basement. We own two domestic top-loader washing machines and two domestic dryers. Their use is free of charge to owners or residents.</p> <p>7. Generally, yes, but the installation of a washer or dryer requires Board approval, which is subject to the plumbing and wiring being able to handle them.</p> <p><b><u>Storage Facilities</u></b></p> <p>8. Yes, each unit in the building comes with a storage bin in a locked storage room in the basement, free of charge. Each bin is about 284 cubic feet and can be locked. There are four extra bins that can be rented by owners or residents at a cost of \$45 per month</p> <p><b><u>In-house Maintenance Services.</u></b></p> <p>9. Yes, our maintenance staff may assist owners or residents with personal in-unit tasks and repairs, but only when the employees are not on duty or otherwise engaged in Co-op responsibilities. The cost of such assistance is a matter between the owner or resident and the employee. The Co-op itself does not provide this service.</p>
<p>&lt;40 units</p>	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? 28</p> <p>2. How many buildings make up your complex? 1</p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? No</p> <p>4. Do you have designated guest parking spaces? No</p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? No</p> <p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? Yes</p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? Basement</p>

	<p>--Do you own or lease your laundry machines? <b>Lease</b></p> <hr/> <p>--What company provides your laundry machines?</p> <hr/> <p>--What types of machines do you have? <b>Speed Queen</b></p> <hr/> <p>--What is the fee for a wash cycle? <b>\$1.50</b></p> <hr/> <p>--What is the fee and length of a drying cycle? <b>\$0.25 for 15 minutes</b></p> <hr/> <p>7. Do you allow residents to install washers/dryers in their units? <b>No</b></p> <hr/> <p style="padding-left: 40px;">If no, why not? <b>Old pipes</b></p> <hr/> <p>:</p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>Yes</b></p> <p style="padding-left: 40px;">If yes:</p> <p>--Please describe the storage facility (size? Security? Individual bin or common space?) <b>12 to 20 square feet – not consistent</b></p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? <b>Yes</b></p> <p>--What is the fee for a single storage bin or space? <b>No fees</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>No</b></p> <hr/> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <hr/> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>No</b></p> <hr/>
<p>&lt;40 units</p>	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>32 units</b></p> <p>2. How many buildings make up your complex? <b>1</b></p> <hr/> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>Yes, four parking spaces</b></p> <p>If yes:</p> <p style="padding-left: 40px;">--Are parking spaces owned or leased? <b>Leased</b></p> <p style="padding-left: 80px;">If leased, what is the parking fee? <b>\$100/month</b></p> <p style="padding-left: 40px;">--Do you lease spaces to non-owners/non-residents? <b>Only if there is an unoccupied space that cannot be filled.</b></p> <p style="padding-left: 80px;">If yes, what fee do you charge? <b>\$100/month</b></p> <p>4. Do you have designated guest parking spaces? <b>No</b></p>



	<p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>No</b></p> <p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <b>Yes</b></p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>In the basement</b></p> <p>--Do you own or lease your laundry machines? <b>Leased</b></p> <p>--What company provides your laundry machines? <b>FMB Laundry Service</b></p> <p>--What types of machines do you have? <b>Commercial sized, front-loading washers, and dryers</b></p> <p>--What is the fee for a wash cycle? <b>\$1.25 per wash, 25¢ per twenty minutes drying time</b></p> <p>--What is the fee and length of a drying cycle? <b>25¢ per twenty minutes drying time</b></p> <p>7. Do you allow residents to install washers/dryers in their units? <b>No</b>  Comments: <b>Our bldg is 102 years old and the plumbing cannot support the discharge from washers</b></p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>Yes</b></p> <p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space?). <b>Open floor space, about 4' x 10", demarked by lines on the concrete floor</b></p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? <b>Yes</b></p> <p>What is the fee for a single storage bin or space? <b>None</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>No</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>N/A, there is no maintenance staff, only custodial and property management. Owners are responsible for contracting their own handyman for in-home maintenance. If the repair involves plumbing or electrical, the repair person must be licensed in DC.</b></p>
40-150 units	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>40</b></p> <p>2. How many buildings make up your complex? <b>1</b></p>

**Parking**

3. Do you have resident parking? **Yes**

If yes:

--Are parking spaces owned or leased? Leased monthly from cooperative

If leased, what is the parking fee? **\$75**

--Do you lease spaces to non-owners/non-residents? **Never - demand exceeds supply**

**Comments:** As a cooperative we do not use charges to our resident owners as a profit center. Fees that we charge more than cover the expenses (taxes, water bill, occasional paving repair) associated with our surface lot.

**Electric Vehicle (EV) Chargers**

5. Do you have EV chargers on your property? **Only EV charger was installed by co-owner in their leased parking space and is connected to their personal electric meter.**

**Comments:** Our parking lot is a separate parcel of land and illegal parking is an ongoing problem. There are no utilities (electric service) to this parcel.

**Laundry Facilities**

6. Do you have common laundry facilities? **Yes**

If yes:

--Where are your laundry rooms located in your building? **Basement - one laundry area**

--Do you own or lease your laundry machines? **Own**

--What company provides your laundry machines? **Caldwell & Gregory**

--What types of machines do you have? **4 washers 4 dryers. Commercial grade**

--What is the fee for a wash cycle? **50 cents**

--What is the fee and length of a drying cycle? **50 cents/ 45 minutes**

7. Do you allow residents to install washers/dryers in their units? **Yes, with restrictions.**

If no, why not? **Our building is more than 100 years old and common waste stacks in kitchens are too small to handle additional volume of washing machines. Bathroom waste stacks are larger diameter pipes and washing machines may be installed (alteration plan approved by Board) by licensed contractor.**

**Comments:** Again, charges to residents are based on expenses incurred and not intended as a profit center. Our prices are set to allow us to replace one machine every other year.

	<p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>Yes</b></p> <p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space?). <b>One common storage room. Each unit has a space marked on the floor, approximately the size of an interior door. Room is secured with padlock, but individual spaces are not separated except by lines painted on floor.</b></p> <p>--Do you provide at least one storage bin or space for each unit in your co-op?</p> <p>What is the fee for a single storage bin or space? <b>No fee</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>An owner may 'borrow' space from a neighbor by mutual agreement at no charge</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>Not allowed while staff is working for the cooperative. Resident may ask custodian to help outside his work hours. In practice, this rarely happens because he has a second job. .</b></p>
<p>40-150 units</p>	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>50</b></p> <p>2. How many buildings make up your complex? <b>1</b></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>No</b></p> <p>4. Do you have designated guest parking spaces? <b>No</b></p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>No.</b></p> <p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <b>Yes</b></p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>In the basement.</b></p> <p>--Do you own or lease your laundry machines? <b>We own them, but hire a management company to collect fees and maintain the machines.</b></p> <p>--What company provides your laundry machines? <b>Washers are LGs and Dryers are Speed Queen.</b></p> <p>--What types of machines do you have? <b>Front loaders.</b></p> <p>--What is the fee for a wash cycle? <b>\$.50 (may go up)</b></p> <p>--What is the fee and length of a drying cycle? <b>45 mins., \$0.25 (again, may go up)</b></p> <p>7. Do you allow residents to install washers/dryers in their units? <b>Yes, but</b></p>

	<p>must be approved by the Board. Generally recommend small front loaders (Bosch preferred) that are water efficient.</p> <p>If no, why not? It was frowned on for many years, because the drainage pipes were old and dumping a load of water could cause backups, but a recent retiering has eased that concern.</p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>Yes.</b></p> <p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space?). <b>Most are small spaces separated by chicken wire, minimum security, although doors to the areas are locked, require a code. Each unit has as least one area. Additionally, a few rooms with doors are available, for a higher fee, but most are taken and rarely come open.</b></p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? <b>Yes</b></p> <p>What is the fee for a single storage bin or space? <b>Single spaces are not charged, those with extra are charged.</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>If one comes available.</b></p> <p>What is the fee for multiple storage bins/spaces? <b>Don't remember the fee for the room spaces.</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>Don't have in=house maintenance.</b></p>
40-150 units	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>52</b></p> <p>2. How many buildings make up your complex? <b>1</b></p> <hr/> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>Yes</b></p> <p>If yes:</p> <p>--Are parking spaces owned or leased? <b>Owned</b></p> <p>4. Do you have designated guest parking spaces? <b>NO</b></p> <p><b><u>Comments:</u></b></p> <p><b>We have only 19 spaces which are owned by unit owners and owners may sublet to other residents</b></p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>No</b></p> <hr/>

	<p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <b>Yes</b></p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>On each floor</b></p> <p>--Do you own or lease your laundry machines? <b>Lease</b></p> <p>--What company provides your laundry machines? <b>FMB laundry</b></p> <p>--What types of machines do you have? <b>Speed Queen No coin or payment models</b></p> <p>--What is the fee for a wash cycle? <b>Free</b></p> <p>--What is the fee and length of a drying cycle? <b>Free</b></p> <p>7. Do you allow residents to install washers/dryers in their units? <b>Yes</b></p> <p><b>Comments:</b></p> <p><b>yes but only a few units have an available area with access to acceptable drain pipes</b></p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>NO</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>NO</b></p>
<p>40-150 units</p>	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>66</b></p> <p>2. How many buildings make up your complex? <b>1</b></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>Yes</b></p> <p>If yes:</p> <p>--Are parking spaces owned or leased? <b>Owned</b></p> <p>--Do you lease spaces to non-owners/non-residents? <b>No</b></p> <p>4. Do you have designated guest parking spaces? <b>No</b></p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>In the process of installing</b></p>

	<p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? Yes</p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? Basement</p> <p>--Do you own or lease your laundry machines? Own</p> <p>--What company provides your laundry machines? Fowler Equipment</p> <p>--What types of machines do you have? Fowler Equipment</p> <p>--What is the fee for a wash cycle? Free</p> <p>--What is the fee and length of a drying cycle? Free</p> <p>7. Do you allow residents to install washers/dryers in their units? Yes</p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? Yes</p> <p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space? Individual various sizes</p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? Yes</p> <p>What is the fee for a single storage bin or space? N/A</p> <p>--Do you allow residents to use multiple storage bins/spaces? No</p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? Yes -only for tasks that will generally take approximately 5 mins</p>
40-150 units	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? 109</p> <p>2. How many buildings make up your complex? 1</p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? Yes</p> <p>If yes:</p> <p>--Are parking spaces owned or leased? Leased</p> <p>If leased, what is the parking fee? \$195/month for cars; \$60/month for</p>

motorcycles/scooters

--Do you lease spaces to non-owners/non-residents? **No**

4. Do you have designated guest parking spaces? **No but building manager manages space to give out to contractors during the day if spaces are available**

Comments:

Previously, our cooperative set the parking rate below market rate allowing the number of parking spots to be oversubscribed, which meant that sometimes parkers who had paid for spots were not able to always park at the building. Over the past ~5 years, the fee was raised to allow supply and demand to be in equilibrium.

**Electric Vehicle (EV) Chargers**

5. Do you have EV chargers on your property? **No**

**Laundry Facilities**

6. Do you have common laundry facilities? **Yes**

If yes:

--Where are your laundry rooms located in your building? **Basement**

--Do you own or lease your laundry machines? **Lease**

--What company provides your laundry machines? **CSC ServiceWorks**

--What types of machines do you have? **Speed Queen (I think...)**

--What is the fee for a wash cycle? **75 cents (but the one high efficiency machine is \$1)**

--What is the fee and length of a drying cycle? **50 cents for 45 minutes**

7. Do you allow residents to install washers/dryers in their units? **Yes with certain conditions**

**Storage Facilities**

8. Do you provide storage facilities for residents? **Yes**

If yes:

--Please describe the storage facility (size? security? individual bin or common space?). **Two rooms in the basement have storage lockers installed, which can be rented.**

--Do you provide at least one storage bin or space for each unit in your co-op?

**No**

What is the fee for a single storage bin or space **\$200 for six months for a full unit (floor to ceiling) and \$100 for six months for a half unit**

--Do you allow residents to use multiple storage bins/spaces? **Yes**

What is the fee for multiple storage bins/spaces? **Same as above**

**In-house Maintenance Services for Residents**

9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet?

	We do not have maintenance staff to assist in this type of work
150+ units	<p><b><u>General</u></b></p> <ol style="list-style-type: none"> <li>1. How many units are in your complex? 170</li> <li>2. How many buildings make up your complex? 4</li> </ol> <p><b><u>Parking</u></b></p> <ol style="list-style-type: none"> <li>3. Do you have resident parking? Yes</li> </ol> <p>If yes:</p> <ul style="list-style-type: none"> <li>--Are parking spaces owned or leased? Leased</li> <li style="padding-left: 40px;">If leased, what is the parking fee?</li> <li>--Do you lease spaces to non-owners/non-residents? No</li> </ul> <ol style="list-style-type: none"> <li>4. Do you have designated guest parking spaces? No</li> </ol> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <ol style="list-style-type: none"> <li>5. Do you have EV chargers on your property? No</li> </ol> <p><b><u>Laundry Facilities</u></b></p> <ol style="list-style-type: none"> <li>6. Do you have common laundry facilities? Yes</li> </ol> <p>If yes:</p> <ul style="list-style-type: none"> <li>--Where are your laundry rooms located in your building? First floor level</li> <li>--Do you own or lease your laundry machines? Lease</li> <li>--What company provides your laundry machines? <a href="https://www.scheffreslaundry.com/">https://www.scheffreslaundry.com/</a></li> <li>--What types of machines do you have? Front load washing, gas dryers.</li> <li>--What is the fee for a wash cycle? They are free for residents.</li> <li>--What is the fee and length of a drying cycle? No fee</li> </ul> <ol style="list-style-type: none"> <li>7. Do you allow residents to install washers/dryers in their units? No</li> </ol> <p>If no, why not? Plumbing system incompatibility</p> <p><b><u>Storage Facilities</u></b></p> <ol style="list-style-type: none"> <li>8. Do you provide storage facilities for residents? Yes</li> </ol> <p>If yes:</p> <ul style="list-style-type: none"> <li>--Please describe the storage facility (size? security? individual bin or common space?). Individual lockers, varying size, about 10 feet by 15</li> <li>--Do you provide at least one storage bin or space for each unit in your co-op?</li> </ul> <p>Yes</p> <ul style="list-style-type: none"> <li style="padding-left: 40px;">What is the fee for a single storage bin or space? No fee</li> <li>--Do you allow residents to use multiple storage bins/spaces? No</li> </ul>



	<p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>We have a regulated in-unit maintenance program, very popular. We do not allow staff to work in units outside of the in-unit maintenance program.</b></p> <p>If yes:</p> <p>--What is the hourly in-house maintenance labor charge for these types of tasks? <b>We have a price list for various tasks.</b></p> <p>--For billing purposes, what is the minimum maintenance period (quarter hour, half hour, full hour)? <b>There is no minimum.</b></p>
150+ units	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>240</b></p> <p>2. How many buildings make up your complex? <b>1</b></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>Yes</b></p> <p>If yes:</p> <p>--Are parking spaces owned or leased? <b>All owned by the cooperative.</b></p> <p>--Do you lease spaces to non-owners/non-residents? <b>No</b></p> <p>4. Do you have designated guest parking spaces? <b>No</b></p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>No</b></p> <p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <b>Yes</b></p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>B3 Level</b></p> <p>--Do you own or lease your laundry machines? <b>Lease</b></p> <p>--What company provides your laundry machines? <b>CSC</b></p> <p>--What types of machines do you have? <b>12 washers, 20 dryers, 2 larger washers and 2 larger dryers.</b></p> <p>--What is the fee for a wash cycle?</p> <p>--What is the fee and length of a drying cycle?</p> <p>7. Do you allow residents to install washers/dryers in their units? <b>No. Some did install in the past but there has been a moratorium for at least 20 years.</b></p> <p>If no, why not? <b>Infrastructure concerns with plumbing and electrical.</b></p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>Yes</b></p>

	<p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space?). <b>They vary but average 8' x 3' x 5'</b></p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? <b>Yes</b></p> <p>What is the fee for a single storage bin or space? <b>No fee</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>No</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>Yes.</b></p> <p>If yes:</p> <p>--What is the hourly in-house maintenance labor charge for these types of tasks? <b>\$8/quarter hour.</b></p> <p>--For billing purposes, what is the minimum maintenance period (quarter hour, half hour, full hour)? <b>Quarter hour.</b></p>
<p>150+ units</p>	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>274</b></p> <p>2. How many buildings make up your complex? <b>1</b></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>YES</b></p> <p>If yes:</p> <p>--Are parking spaces owned or leased? <b>COOP OWNED AND LEASED BY COOP</b></p> <p>If leased, what is the parking fee? <b>GARAGE \$220 MONTH</b></p> <p>--Do you lease spaces to non-owners/non-residents?</p> <p>If yes, what fee do you charge? <b>JUST STARTED LEASING TO TENANTS WITH A LEASE W/COOP</b></p> <p>4. Do you have designated guest parking spaces? <b>DESIGNATED PARKING AND TANDEM-NOT DESIGNATED</b></p> <p>If yes:</p> <p>--What is the guest parking fee and the amount of time it covers? <b>\$20/PER DAY</b></p> <p>On average, how many parking guests do you have each day? <b>2 OR 4</b></p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <b>NO, BUT WILL BE SOON</b></p> <p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <b>YES</b></p>

	<p>If yes:</p> <p>--Where are your laundry rooms located in your building? <b>IN BASEMENT</b></p> <p>--Do you own or lease your laundry machines? <b>LEASE</b></p> <p>--What company provides your laundry machines? <b>FMB LAUNDRY</b></p> <p>--What types of machines do you have?</p> <p>--What is the fee for a wash cycle? <b>\$1.00</b></p> <p>--What is the fee and length of a drying cycle?</p> <p>7. Do you allow residents to install washers/dryers in their units? <b>NO</b> If no, why not? . <b>AGED PLUMBING</b></p> <p><b><u>Storage Facilities</u></b></p> <p>8. Do you provide storage facilities for residents? <b>YES INDIVIDUAL CAGED BIN'S</b></p> <p>If yes:</p> <p>--Please describe the storage facility (size? security? individual bin or common space?).</p> <p>--Do you provide at least one storage bin or space for each unit in your co-op? <b>YES UNIT - 1 STORAGE BIN.</b></p> <p>What is the fee for a single storage bin or space? <b>NO FEE</b></p> <p>--Do you allow residents to use multiple storage bins/spaces? <b>NOT REALLY</b></p> <p><b><u>In-house Maintenance Services for Residents</u></b></p> <p>9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? <b>NO</b></p> <p><b>BUT ONE OF OUR STAFF IS A LICENSED GC AND PERFORMS RENOVATION WORK SIGNING A RELEASE OF LIABILITY.</b></p> <p>If yes:</p> <p>--What is the hourly in-house maintenance labor charge for these types of tasks? <b>\$30/HOUR PLUS MATERIALS</b></p> <p>--For billing purposes, what is the minimum maintenance period (quarter hour, half hour, full hour)? <b>30 MINUTE INCREMENTS</b></p>
150+ units	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <b>391</b></p> <p>2. How many buildings make up your complex? <b>4 towers and 23 townhouses</b></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <b>Yes</b></p>

If yes:

--Are parking spaces owned or leased? [Spaces are owned](#)

--Do you lease spaces to non-owners/non-residents?

If yes, what fee do you charge?

4. Do you have designated guest parking spaces? [Yes](#)

If yes:

--What is the guest parking fee and the amount of time it covers? [\\$10 per night, no charge for just daytime parking](#)

On average, how many parking guests do you have each day? [We have 15 spots available](#)

#### **Electric Vehicle (EV) Chargers**

5. Do you have EV chargers on your property? [No](#)

#### **Laundry Facilities**

6. Do you have common laundry facilities? [Yes](#)

If yes:

--Where are your laundry rooms located in your building? [In the basement of each tower](#)

--Do you own or lease your laundry machines? [Lease](#)

--What company provides your laundry machines? [FMB Laundry](#)

--What types of machines do you have? [Speed Queen](#)

--What is the fee for a wash cycle? [1.25](#)

--What is the fee and length of a drying cycle? [\\$1.00](#)

7. Do you allow residents to install washers/dryers in their units? [No](#)  
If no, why not? [No, our pipes aren't equipped for them.](#)

#### **Storage Facilities**

8. Do you provide storage facilities for residents? [Yes](#)

If yes:

--Please describe the storage facility (size? security? individual bin or common space?). [We have half and full size bins.](#)

--Do you provide at least one storage bin or space for each unit in your co-op? We don't [have enough for every unit.](#)

What is the fee for a single storage bin or space? [\\$150 per year for full bin, \\$100 for half bin](#)

--Do you allow residents to use multiple storage bins/spaces? [Yes, but they have to pay twice the fee for the 2nd bin](#)

What is the fee for multiple storage bins/spaces?

#### **In-house Maintenance Services for Residents**

9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new

	<p>light fixture, or fixing a leaky faucet? <a href="#">Yes</a></p> <p>If yes:</p> <p>--What is the hourly in-house maintenance labor charge for these types of tasks? <a href="#">Hourly rate is \$60</a></p> <p>--For billing purposes, what is the minimum maintenance period (quarter hour, half hour, full hour)? <a href="#">Minimum charge is half hour</a></p>
150+ units	<p><b><u>General</u></b></p> <p>1. How many units are in your complex? <a href="#">466</a></p> <p>2. How many buildings make up your complex? <a href="#">1</a></p> <p><b><u>Parking</u></b></p> <p>3. Do you have resident parking? <a href="#">Yes</a></p> <p>If yes:</p> <p>--Are parking spaces owned or leased? <a href="#">Owned, but we are a cooperative, so really leased.</a></p> <p style="padding-left: 40px;">If leased, what is the parking fee?</p> <p>--Do you lease spaces to non-owners/non-residents? <a href="#">Shareholders can rent to other people that are not residents, but only buildings that have an easement to enter our garage.</a></p> <p>4. Do you have designated guest parking spaces? <a href="#">Yes</a></p> <p>If yes:</p> <p>--What is the guest parking fee and the amount of time it covers? <a href="#">\$7.00 per day</a></p> <p style="padding-left: 40px;">On average, how many parking guests do you have each day?</p> <p><b><u>Electric Vehicle (EV) Chargers</u></b></p> <p>5. Do you have EV chargers on your property? <a href="#">We just approved 4 EV Charging stations</a></p> <p>If yes:</p> <p>--What is the fee for residents who charge their EVs? <a href="#">Still working on the fee since we just approved EV Charging</a></p> <p><b><u>Laundry Facilities</u></b></p> <p>6. Do you have common laundry facilities? <a href="#">Yes</a></p> <p>If yes:</p> <p>--Where are your laundry rooms located in your building? <a href="#">On each floor on the</a></p>

west side of the building

--Do you own or lease your laundry machines? **Lease**

--What company provides your laundry machines? **Caldwell Gregory**

--What types of machines do you have?

--What is the fee for a wash cycle? **\$1.50**

--What is the fee and length of a drying cycle? **\$1.50 per 30 minutes**

7. Do you allow residents to install washers/dryers in their units? **No**

If no, why not? **Due to the size of our pipe it will cause backups in units.**

### **Storage Facilities**

8. Do you provide storage facilities for residents? **Yes**

If yes:

--Please describe the storage facility (size? security? individual bin or common space?). **Each resident has a storage bin that is 3x3x8. Resident has to sign out a key for the storage room.**

--Do you provide at least one storage bin or space for each unit in your co-op? **Yes**

What is the fee for a single storage bin or space? **Don't charge an additional fee**

--Do you allow residents to use multiple storage bins/spaces? **Yes**

What is the fee for multiple storage bins/spaces? **We don't charge a fee**

### **In-house Maintenance Services for Residents**

9. Is your co-op's maintenance staff allowed to assist residents for a fee with personal in-unit tasks and repairs, such as changing light bulbs, installing a new light fixture, or fixing a leaky faucet? **Yes**

If yes:

--What is the hourly in-house maintenance labor charge for these types of tasks? **First 15 minutes is free, after that is a \$60.00 an hour.**

--For billing purposes, what is the minimum maintenance period (quarter hour, half hour, full hour)? **15 minutes**