



“Welcome to the Chapter of You” at Ramsey Branch! Some of the benefits of living in our premier active adult community includes its carefree living style! To accomplish this, we offer three levels of amenities certain to suit all your needs.

**Level I Amenities - \$184.00/month**

- Complete lawn maintenance including mowing and trimming in season. \*\*
- Lawn fertilizer program from spring through fall.
- Snow removal from streets making sure drives are not blocked.
- Common area ground maintenance including sidewalks, streets and community center.
- Access to community clubhouse which includes full kitchen and dining area for larger gatherings, exercise equipment, games and card tables.
- Access to monthly social activities and other planned community gatherings.
- Seasonal cleaning out of gutters and downspouts,
- Periodic trimming of bushes and shrubs,
- Snow removal from driveways to get your vehicle in and out.
- Routine power-washing of your residence,

**Level II Amenities - \$284.00/month**

All the Level I amenities in the above packages and including the following interior basic maintenance and preventive maintenance items: (labor only)

- Changing light bulbs, minor touch up of paint items,
- Replacing furnace filters,
- Unclogging garbage disposals, drains, and toilets,
- Routine maintenance on stove and microwave filters, (not clean ovens),
- Annually replace batteries in smoke detectors,
- Light pilot lights in furnaces, water heaters, and fireplaces.
- Adjust and maintain all doors and hinges to assure good working order,
- Note...Structural items will not be covered under this level.

\*\* Fences require an extra \$15.00 per month added to the amenity fee.

\*\* Level II amenities are labor only. Material will be billed separately.

\*\* Fees are subject to change by up to 10% when community clubhouse is complete.

Signature \_\_\_\_\_ Date \_\_\_\_\_