

Year Round Services

- I. Interior Home Monitoring** \$ _____
 Monthly \$40 **One Time Check \$20**
 We will check your home's interior temperature, water, security, dial tone (important for gas monitoring) and any other area of concern once a week during regular conditions and additionally during periods of extreme weather. We will also check the exterior of your property regularly for the duration of winter snowfall and shovel roofs and decks as necessary. Shoveling and emergency response charges may apply. A log of visits is provided.
- II. Golf Cart Maintenance (per service) - \$50** \$ _____
 Routine maintenance including wash, battery terminal and wire cleaning, application of corrosion protection, battery water level checks, brake check and winterization.
- III. Interior & Exterior Window Cleaning - By Estimate** \$ _____
- IV. Home Cleaning Services -By Estimate** \$ _____
 Complete home cleaning services on a regular or per clean basis.
- V. Home Improvement/Repair- By Estimate** \$ _____
 Basic carpentry, painting, home/window cleaning and driveway sealing: \$0.30 square foot
- VI. HVAC System Filter Replacement- By Estimate** \$ _____
 We will replace the filter and suggest further maintenance if necessary. Filter replacement recommended every six months.

Winter Services

- II. Roof Shoveling - \$40/hour** \$ _____
 Snow and ice build-up can cause leaks and damage to roofs, rain gutters and shrubbery below. We will remove the snow and ice from your roof and from around the base of your foundation.
- III. Deck Shoveling - \$30/hour** \$ _____
 The weight from snow and ice build-up can cause structural damage over time. We will remove the snow from your deck and other requested areas.
- IV. Fuel Tank Snow Clearing - \$100/season** \$ _____
 To ensure proper deliver of heating fuel to your home, we will stake the fill area and clear a path to your fuel tank cover.
- V. Snow Removal & Sanding - By Estimate** \$ _____
 Includes complete snow removal from driveways and main walkway. We will also sand driveways as needed following snow removal.
- VI. Bush & Shrubbery Protection - By Estimate** \$ _____
 We will wrap your shrubbery in the fall to prevent damage.

Spring, Summer & Fall Services

- I. Spring Cleanup - By Estimate** \$ _____
 Plant & Tree Pruning
 Planting beds weeded, edged & cleaned of debris
 Lawn de-thatching
 Plow damage repair
 Driveway cleaning & sand removal
- II. Fertilizer Program -** \$ _____
 Garden fertilization \$.10 square foot all applications
 App 1. Fertilizer & pre-emergent herbicide
 App 2. Fertilizer & broad leaf weed control
 App 3. Fertilizer & weed control
 App 4. Fertilizer
 App 5. Fertilizer & lime
 Additional speciality fertilizers applied as needed to balance soil PH.
 This is a five step program that must be commenced in the spring for effective results
- III. Lawn Care: By Estimate** \$ _____
 Mowing, string trimming, beds cleared of clippings
 Walk & driveway cleaned of debris
 This service included in most Association fees
- IV. Complete Lawn & Garden Care Program By Estimate** \$ _____
 Enhances III. Lawn Care above. Plant, tree & garden care and planting beds weeded.
- V. Garden Care - By Estimate** \$ _____
 Weeding, pruning, cleaning debris from beds
- VI. Mulch Application - By Estimate** \$ _____
 Owl's Nest Mix (brown) \$0.53 per square foot
 Outside mix (red, black, wood chips) by estimate, prices may vary
- VII. Turf Maintenance- By Estimate** \$ _____
 De-Thatching, aeration, slice seeding
 Patching dead spots
- VIII. Irrigation System Maintenance - \$100.00 Annually** \$ _____
 Spring start-up
 Head/valve maintenance
 Control box settings
 Fall system blow-out- (\$50 if ordered separately)

WE OFFER FULL LANDSCAPES
 AND CONSTRUCTION SERVICES AT
 COMPETITIVE RATES

Landscape Design

- I. Design: Free Estimates** \$ _____
 Complete new landscape construction
 Additions/changes to existing landscapes
 Correction of problem areas
- II. Hard Scapes: By Estimate** \$ _____
 Construction of rock walls, patios, walkways, staircases, drainage with your selection of materials
- III. Soft Scapes: By Estimate** \$ _____
 Sod/seeded lawns
 Plantings- trees, shrubs, perennials, annuals with your selection of materials
- IV. Irrigation Installation: By Estimate** \$ _____
 Complete systems:
 Toro, Rain Bird, Hunter
 Modifications to existing systems

Please contact us with any comments, questions or concerns about your Owl's Nest property management or homeowner needs.

Waste Transfer & Recycling Program

Our waste transfer & recycling program is designed to accommodate our owners with convenient waste removal options including glass, plastic, aluminum, tin, paper and cardboard recycling in addition to general trash. This program will help us limit waste and reduce our impact while we continue to develop as a community.

- Annual Self Service use of transfer facility: \$250
 Annual Waste Collection from your unit: \$500
 One Time Collection Fee: \$20

Campton/Thornton Transfer Station permits are available from the town offices should you choose to self transport.

Other Services

Here are some examples of other services available to our homeowners

Interior & Exterior Painting
 Deck & Rail Sealing
 Gutter Cleanout
 Plumbing
 Appliance Repair
 Electrical Work
 Locksmithing
 Smoke Alarm Maintenance
 Carpet Cleaning
 Pest Control
 Package Reception & Delivery
 Escort Services for Outside Vendors
 Moving Services and Much More!

To order: please call or e-mail Vince Bell or fill out this form by checking the boxes for the services you would like to order or receive an estimate for and send it, fax it or drop it by the Activities Center. Contact information is on the back.

Name: _____

Address: _____

City, State, Zip: _____

Phone: _____

Fax: _____

Email: _____

Notes:

Contact Information

Vince Bell - Manager

Property Management & Owner Services

603-726-3076 - ext. 232

vincebell@owlsnestgolf.com

Ryan Baird - Supervisor

Property Management & Owner Services

603-726-3076 - ext. 233

ryan@owlsnestgolf.com

Kelly Wieser - Director

Real Estate Operations

603-726-3076 - ext. 279

kelly@owlsnestrealestate.com

24-hour Urgent Call Center 1-866-620-8100.

A minimum charge of \$38.50/hour will apply to responses to calls to this number that require on-site assistance.

Please keep a key and any alarm codes on file with us so that we may effectively respond to your needs.

www.owlsnestgolf.com

1-888-OWL-NEST

603-726-3076



Owl's Nest Resort & Golf Club
Property Management Division
PO Box 470
Campton, NH 03223



OWL'S NEST RESORT & GOLF CLUB

Property Management & Owner Services

Menu of Services



The Perfect Place
For Worry Free Living!

Life at Owl's Nest is all about worry free living and spending quality time your way so sit back and leave the "heavy lifting" to us!



Owl's Nest
Resort & Golf Club

Vince Bell

Property Manager

vincebell@owlsnestgolf.com

603-726-3076 extension 232

1-888-OWL-NEST

www.owlsnestgolf.com