

Renting variable service charges	Description
M&E - Door Entryphone Contract	This is the cost of the contract to service the door entry system.
M&E Door Entry Other	This is the cost of repairing door entry systems.
M&E Security (Out of Contract)	This is the cost of repairing the CCTV system
M&E CCTV Contract	This is the cost of the contract for servicing the CCTV system.
Security Contract	This covers the cost of servicing and any repairs to the CCTV in your block or scheme
M&E Fire Safety Maint. Contract	Servicing & maintaining fire safety measures for example: Automatic Opening Vents, fire alarms & emergency lighting
M&E Fire Risk Assessments	This covers the fire risk Assessment as required by law - inspecting and identifying any risks or works needed, and preparing a report.
M&E Legionella Works Contract	This is the cost of periodic legionella testing of the communal water tank.
M&E Fire Equipment Other	This covers any repairs needed for smoke alarms, vents, fire panels and other fire safety equipment in your shared areas.
Health & Safety	This is the cost of servicing and carrying out repairs to your community call system.
Fire Safety Inspections	This covers regular testing needed for smoke alarms, Automatic Opening Vents, fire panels and other fire safety equipment in your shared areas.
Fire Safety Maintenance Repairs	This covers any repairs needed for smoke alarms, vents,
Emergency Lighting Contract	This is to cover the cost of the servicing contract.
Emergency Lighting Repairs	This is the cost of any minor repairs or work to the shared areas of your building.
Security Alarms	This covers the cost of servicing and any repairs to the alarms.
Water Remedial Repairs	This covers the cost of any repairs to communal water supply systems.
Water Temperature Monitoring	This is the cost of water purity testing.
Communal Electrical testing/install	This is the cost of carrying out electrical repairs and periodic testing in your shared areas to comply with Health and Safety regulations.
Lightning Protection Service	This covers the cost of inspecting the lightning protection equipment.
Lightning Protection Repairs	This covers the cost of repairing the lightning protection equipment
Lift Insurance	This is to cover the lift insurance
M&E Lift Maintenance Contract	This is to cover the cost of the servicing contract.
M&E Lift Maintenance Other	This is to cover the cost of repairing the lift.
Cleaning Contract	This covers the contracted cost of cleaning communal areas.
Communal Window Cleaning	This is the cost of the communal window cleaning contract.
Deep Cleaning	This is the cost of deep cleaning which is not included in the contract.
Grounds Maintenance Contract	This covers the upkeep of the grounds around your home that PA Housing are responsible for.
Bin Hire	This is the cost of paladins for your scheme
Pest Control	This is the cost of prevention and removal of anything considered a pest e.g. squirrels, foxes or mice.
Bulk Rubbish Removal	This is the cost of removing any additional Bulk Rubbish
Cleaning out of contract	This is the cost of any ad hoc, deep cleans or other cleaning which is not included in the contract.
M&E Pumps Contract	This covers the cost of repairing the sewage pumps.

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Maintenance of Childrens play area	This covers the upkeep of playgrounds that PA Housing are responsible for maintaining.
Bath Hoists Contract	This is the cost of servicing to the hoist.
Bath Hoists Repairs	This is the cost of repairs to the hoist.
Warden Call Contract	This is the cost of servicing the communal telephone equipment
Warden Call Repairs	This is the cost of repairing the communal telephone equipment
M&E Communal Gates/Barriers Other	This covers the cost of repairing gates and barriers in the communal areas which PA Housing are responsible for.
M&E Communal Gates/Barrier Contract	This covers the cost of servicing gates and barriers in the communal areas which PA Housing are responsible for.
Additional Gardening Works	This may include Tree surgery and other additional gardening works not included in the main contract.
Man Safe Systems Contract	This is to cover the cost of keeping fire safety equipment safe.
Man Safe Systems Repair	This is to cover the cost of repairing the fire safety equipment.
Sewage Pumps	This covers the cost of servicing the sewage pumps.
Water Pumps	This covers the cost to service water pumps in your block or scheme.
Gas	This is the cost of providing heating to the communal areas.
Electricity	This is the cost of communal electricity
Communal Water Charges - Eligible	This is the cost of communal water.
Switch 2 - Income/Admin Charge	These are costs for the 3rd party utility system
Communal Light Bulb Replacements	This is the cost of replacement bulbs for communal lighting.
Maintenance of PV/Solar Panels	This is the cost of solar panels servicing.
Service Charge Audit Fees	This is the cost of having the service charge accounts independently verified.
Staff Costs	This is to cover the cost of the designated neighbourhood coordinator who looks after your scheme.
Office Costs	This covers the cost of the office at your scheme.
Community Alarm Monitoring	This is the cost of servicing and carrying out repairs to your community call system.
Careline Telephone	This is the cost of the telephone line for the community alarm service.
Other Communal Scheme Costs	This covers expenses for communal lounges, replacement door fobs, key safes, refreshments for get togethers/coffee mornings.
Playground Equipment	This covers the upkeep of playgrounds that PA Housing are responsible for maintaining.
M&E DTV Other	This is the cost of repairing the digital television aerial.
Other TV Costs	This is the cost of any repairs and servicing to the communal TV aerial system.
Equipment and Other Costs	This is the cost of repairs and servicing laundry equipment.
Ineligible Heating Charge	This is the cost of Heating within your home
Ineligible Electricity	This is the cost of Electricity within your home
Ineligible Water Charges	This is the cost of water rates for your home.
Day to Day Repairs: Service Charge	This is the cost of day to day communal repairs.
Provision for use: Furniture, Lift etc.	Provisions: This charge is to recover the cost of an item (asset), spreading the total costs over a number of years of the life cycle.