

November 14, 2023

Julie Applegate  
Lakes on Eldridge  
12750 Lake Center Run  
Houston, TX 77041

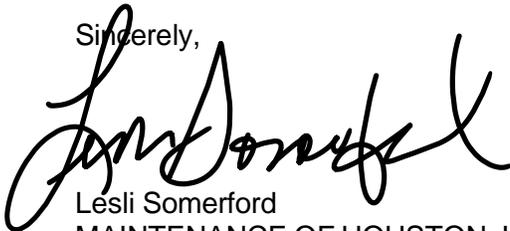
Dear Julie,

We appreciate the opportunity to present our quotation and cleaning service schedule at **The Clubhouse, Lakes on Eldridge**. Maintenance of Houston, Inc. builds enduring relationships with our customers based on our dependable, uncompromising service.

With careful analysis of your facility, we have customized a cleaning program designed to give you consistent and quality results. Developing the trust and confidence of our customers is one of the most important goals we strive to achieve.

Please call if you have any questions and we look forward to the opportunity to a long partnership with you.

Sincerely,



Lesli Somerford  
MAINTENANCE OF HOUSTON, INC.  
(832) 661-5818

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Lakes on Eldridge  
12750 Lake Center Run  
Houston, TX 77041

Maintenance of Houston, Inc. does hereby contract and agree with **The Clubhouse, Lakes on Eldridge** to carry out janitorial services.

Maintenance of Houston, Inc. shall furnish trained personnel whose work shall be directed by company supervisors. Maintenance of Houston, Inc. shall furnish all equipment, tool, and supplies used to perform these services. Maintenance of Houston, Inc. will carry workmen's compensation, contractor's public liability, bodily injury, and property damage insurance.

The initial ninety (90) days of this contract are guaranteed to ensure that Maintenance of Houston, Inc recovers all start up and training costs and investments costs. After the ninety (90) day guaranteed period, this contract may be canceled immediately by either party upon receipt of thirty (30) Days written notice. As a prerequisite to Customer's valid termination of this Agreement and in an effort to actively involve the officers of Maintenance of Houston, Inc. customer agrees that should it consider terminating Maintenance of Houston, Inc., it will, ten (10) days prior to the above referenced thirty (30) day written notice provision, give written notice of its intent to terminate, said notice to be sent to Travis Wallace at Maintenance of Houston, Inc., 4007 Waldo, Houston, Texas 77063, setting out in detail the reasons for anticipated termination so that Maintenance of Houston, Inc. shall have said ten (10) day period to correct any Customer problems prior to said thirty (30) day written notice of termination. Contract shall be for a 2-year term from the start date and after expiration, contract automatically goes month to month.

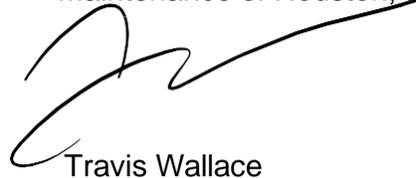
Compensation for janitorial services and flooring program in specified areas of **The Clubhouse, Lakes on Eldridge** for **3 days per week** shall be **\$1,090.00** per month plus applicable taxes.

Returning a signed copy of this contract shall indicate your acceptance of these terms.

Signed: \_\_\_\_\_

Maintenance of Houston, Inc.

Effective Date: \_\_\_\_\_



Travis Wallace

## GENERAL CONDITIONS

It is understood that Maintenance of Houston, Inc. employees shall comply with any building rules that **The Clubhouse, Lakes on Eldridge** may put into effect.

This agreement is based upon the present prevailing minimum wage scale and FICA requirements. In the event of any increase in wages or conditions under state or federal laws, the contract price shall be increased accordingly from the date that such change becomes effective.

Maintenance of Houston, Inc. has invested time and money in selecting and training employees who will be used in performing services for the company. Such employees are a valuable resource to Maintenance of Houston, Inc. Customer agrees not to seek to employ such employees of Maintenance of Houston, Inc. assigned to perform janitorial services for the Customer either during the term of the contract or after termination of the contract. Customer agrees to pay Maintenance of Houston, Inc. **\$2,180.00**, which is equal to two (2) months cleaning services, if Customer employs a Maintenance of Houston, Inc. employee during the length of the contract or for a period of 120 days following the termination of the contract. The parties agree that (1) the damages for Customer employing any employee of Maintenance of Houston, Inc. to perform janitorial services for Customer are difficult or impossible to calculate and (2) the agreed damages are a reasonable forecast or just compensation for Customer employing any employee of Maintenance of Houston, Inc. to perform janitorial services for Customer.

Day porters, light duty maintenance personnel and mechanical workers are unskilled laborers and are at times under the direction and control of the facility management of **The Clubhouse, Lakes on Eldridge** or experts in any field (such as electrical, mechanical, roofing, plumbing, HV/AC, etc.) and Maintenance of Houston, Inc. does not assume any liability for these systems when the work is directed by the Customer.

Description of Area	Frequency
Main Clubhouse / Business Office / Guard House	Weekly
Restrooms, Gym	3 Times per week

Special Event Pricing is \$27.50 per hour with a minimum of 2 hours.