

Cleaning Services Agreement

This Cleaning Services Agreement ("Agreement") is made and entered into on this 9th day of June, 2025, by and between:

Camden Ridge Homeowners Association (hereinafter referred to as "Client"), represented by Jason Brown, HOA President, and AO Cleaning Service (hereinafter referred to as "Contractor"), represented by Jennifer West.

1. Scope of Services

Contractor agrees to perform the following cleaning services at the Pool Pavilion and Restrooms:

- Sweep or blow floors of Pavilion area.
- Pick up trash and debris from around chairs and tables.
- Clean tables as needed.
- Wipe clean and sanitize: Mirrors, Bathroom countertops, Sinks and faucets, Toilets and urinals, Soap dispensers, Doors and partitions, Paper towel and toilet paper dispensers and holders.
- Refill all soap, paper towel, and toilet paper dispensers as needed, with supplies provided by Camden Ridge HOA.
- Sweep and mop all restroom floors.
- Remove all trash and replace trash can liners, with liners provided by Camden Ridge HOA.
- Empty all trash into large receptacles.

Trash Management:

- June 1 – August 31: Contractor shall take all trash receptacles to the curb on Wednesdays and return them on Fridays.
- All other months: Camden Ridge HOA will manage curbside trash service.

2. Cleaning Schedule

- Jan 1 – Mar 31: Once per week
- Apr 1 – May 31: Twice per week
- June 1 – Aug 31: Three times per week
- Sept 1 – Oct 31: Twice per week
- Nov 1 – Dec 31: Once per week

3. Compensation

- Contractor will perform 100 scheduled cleanings per year at \$75.00 per cleaning, totaling \$7,500.00.
- Monthly payment: \$625.00, payable upon receipt of invoice.

4. Term and Termination

This Agreement shall be in effect for one (1) year from the date of signing. The contract may be reviewed and extended upon mutual agreement. Either party may terminate this Agreement with 30 days' written notice.

5. Independent Contractor

Contractor is an independent contractor and not an employee of the Client. Contractor shall be responsible for any and all taxes, insurance, or other withholdings related to their services.

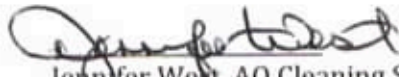
6. Liability and Insurance

Contractor agrees to perform all services in a safe and professional manner. Contractor shall maintain general liability insurance coverage and agrees to hold Client harmless from any claims arising from Contractor's negligence or willful misconduct.

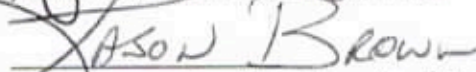
7. Governing Law

This Agreement shall be governed by the laws of the State of Alabama.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date first written above.



Jennifer West, AO Cleaning Service



Jason Brown, President, Camden Ridge HOA