



66 East First Street
The Plains, Ohio 45780
Phone: 740-797-8907
Fax: 740-797-9097
www.BobcatRentals.net

IMPORTANT REMINDERS

NO PETS!!!

Absolutely no pets are allowed anywhere in or on the premises at anytime. This applies to your pets, pets that you are watching for someone else, or visitors' pets. *Please review Page 4 item 26 of lease.*

RENT - LEASE

Reduced rates are due **BEFORE** the first day of the following months:

MAY, AUGUST, NOVEMBER, FEBRUARY

We give our current tenants the first opportunity to renew their lease for the following year(s). This expires at the end of August, when we commence open renting for the subsequent year(s). *Please review Page 1 item 5 of lease.*

UTILITIES

At the start of the lease, you must contact **ALL** utility companies and put those services in your name, even if you're not living there yet. To prevent water line freezing, the thermostat must be at least 55°.

TRASH & RECYCLING: We strongly encourage using the recycling program to reduce your bills and help save the planet. Each residence is permitted to have 1, 2, or 3 garbage cans only; with 30 gallons MAX each can (call the utility office to find out how many you're allowed). The utility office will have all pick-up schedules and routes. **WE STRONGLY RECOMMEND THAT YOU PAY VERY CLOSE ATTENTION TO YOUR GARBAGE CONSUMPTION & BILLS!**

EMERGENCIES

There is an emergency number to call, but **ONLY** for reasons listed below and after you tried to contact the office first. 740-707-7453, leave your name, address of unit, problem, and a telephone number to call back. This number is for **EMERGENCIES ONLY**, not for maintenance calls.

PLUMBING: All water lines are equipped with SHUT-OFF VALVES. If there is a water leak, find the nearest shut-off and turn off the water. If you cannot find one close to the leak, THERE IS A SHUT-OFF AT EVERY WATER HEATER.

ELECTRICAL: All circuits have a BREAKER or FUSE in the MAIN PANEL. If there are sparks, a tripped breaker, or any other immediate electrical issue, find the main panel and flip the breaker or replace the fuse. If the problem creates a dangerous situation, call the emergency number.

SEWER BACKUP & FLOODING: Check for any shut-off valves first to stop water flow, which is the supply to the sewer line. Call emergency number listed above.

ALL OTHER EMERGENCIES – DIAL 911 AND/OR CALL THE AUTHORITIES