

# HOA Snow Removal Contracts: What You Need to Know

If you live in a cold-weather region or a region that gets seasonal snow, you know it is far better to be prepared than it is to be trying to find an emergency snow removal service the day after a massive snowstorm. You might even be waiting for days in such a case.

You know you need to have a good contract with a snow removal service, but how do you choose one? All snow removal contracts are not created equal.

## Key Differences Between Snow Removal Contracts in an HOA

There are three main types of contracts that an HOA can sign with a snow removal company. These contracts will dictate how much you will pay for snow removal services and how that amount will be determined. The three types of snow-removal contracts are:

- **Per Push:** This means that the HOA will pay the snow removal company each time there is a snow event that requires their services.
- **Seasonal Contract:** These kinds of contracts usually extend for two to three years. They will allow the HOA to pay the same amount for the same time frame each year, regardless of the number of times the snow removal company's services are required.
- **Full-Service Seasonal Contract:** Pre-treatments are common with this type of arrangement. Full-service seasonal contracts cover all snow events for one price and often cover more in terms of areas such as parking lots and walkways.

## Tips For Hiring a Snow Removal Company

### Do Your Research

Read reviews and check references! The last thing you want is the best price in town and no service. Make sure the company that you hire is reputable. Often landscaping companies used for summer jobs also do snow removal in the winter. This may be a great option as you already have a relationship with the company, and you may be able to get a better deal by signing up for services year-round.

### Read the Contract Carefully

It is so vital that you read the contract carefully. You should understand the exact services that you are paying for. The specific areas of snow to be cleared and where the snow should be moved to should be specifically stated. Be aware of how long the company has to provide service after the snow has stopped falling and how much snow has to fall before they will provide service.

## **Be Clear with Residents**

Residents should be aware of what is and is not the responsibility of the HOA. As temperatures fall and before the snow starts is an excellent time to send out a reminder or add a section to your newsletter reminding residents of their specific responsibilities, such as clearing sidewalks and driveways. It would help if you also clarified how long they have to accomplish this after a snow event.

It is also essential to let them know what to expect from the snow removal company you hired. Make it clear how long it will be after the snow has stopped falling before expecting to see the company take care of things like parking lots, walkways, or common areas. If there will be any changes to parking due to snow removal, it is also essential to be clear about that.

## **Final Considerations**

As with so many things in management, transparency is the key to success. Ensuring that everyone is prepared and well informed will make managing any weather event much more straightforward for everyone involved.