



Maintenance Aging Report - Executive Level

Executive maintenance aging report across all regions, limited to 30+ day items with critical maintenance items first.

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REGIONS WITH
30+ ITEMS

4

Regions carrying
executive
exceptions

30+ DAY ITEMS

21

Executive threshold
scope

CRITICAL ITEMS

7

Water, electric,
PTAC, HVAC items
first

OLDEST ITEM

56

Days old in
executive scope

Executive Summary

There are **21** maintenance item(s) at the **30+ day** executive threshold across **4** region(s). Critical maintenance items are surfaced first so leadership can isolate the highest operating risk before reviewing routine backlog.

What Needs Attention Now

- **Arkansas - South** has 4 item(s) at 30+ days, with 1 critical and oldest at 54 day(s).
- **Arkansas - North** has 6 item(s) at 30+ days, with 0 critical and oldest at 54 day(s).
- **Oklahoma - OKC** has 5 item(s) at 30+ days, with 1 critical and oldest at 50 day(s).
- **Louisiana** has 6 item(s) at 30+ days, with 5 critical and oldest at 56 day(s).

Executive 30+ Day Items by Region

Arkansas - South

Little Rock - Chenal

AR - LRC · 1 item(s), oldest 49 day(s), 1 critical

- **CRITICAL 21734-1** · 49 day(s) old · created 06/09/2026
Room 325 Benny Roof leaks above room 325 every time it rains into their room. the ceiling by the bed.
Priority: Normal · Category: water
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Benton - Thirty

AR - BT · 3 item(s), oldest 54 day(s), 0 critical

- **STANDARD 21573-1** · 54 day(s) old · created 06/04/2026
Need to Request Quote from Bud regarding the bridge between the two Quote to repair. Quote to removal.
Priority: Normal · Category: general
 - **STANDARD 21575-1** · 54 day(s) old · created 06/04/2026
Building 2 stair landing repair, corner has broken off. Doyle
Priority: Normal · Category: general
 - **STANDARD 21576-1** · 54 day(s) old · created 06/04/2026
Storage door needs a pull handle since the door handle/lock was removed.
Priority: Normal · Category: general
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Arkansas - North

Jacksonville - Shamrock

AR - JS · 3 item(s), oldest 54 day(s), 0 critical

- **STANDARD 21571-1** · 54 day(s) old · created 06/04/2026
Republic trash has requested that the cable going to the 400 building be correctly.
Priority: Normal · Category: general
 - **STANDARD 21572-1** · 54 day(s) old · created 06/04/2026
100 Building - cover up soffit from support repairs that were made.
Priority: Normal · Category: general
 - **URGENT 22425-1** · 32 day(s) old · created 06/26/2026
THE STEEL ON THE BALCONY NEEDS TO BE PAINTED BECAUSE OF
Priority: Urgent · Category: general
-

North Little Rock - Gray

AR - NLRG · 2 item(s), oldest 54 day(s), 0 critical

- **STANDARD 21577-1** · 54 day(s) old · created 06/04/2026
Need Quote from Bud to repair stairs, check all stairs and railings at NLR for
Priority: Normal · Category: general
 - **STANDARD 22272-1** · 36 day(s) old · created 06/22/2026
Room 458
Priority: Normal · Category: general
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Conway - Skyline

AR - CS · 1 item(s), oldest 48 day(s), 0 critical

- **STANDARD** **21821-1** · 48 day(s) old · created 06/10/2026

Walkway above first floor is falling near room 150 and 152

Priority: Normal · Category: general

Oklahoma - OKC

OKC - Frontier

OK - OOF · 3 item(s), oldest 50 day(s), 1 critical

- **CRITICAL** **21664-1** · 50 day(s) old · created 06/08/2026
room 327 kitchen outlet needs to be replaced
Priority: Normal · Category: electric
 - **STANDARD** **21858-1** · 46 day(s) old · created 06/12/2026
cement by the stairwell and also the stairwell needs to be blocked off by the
Priority: Normal · Category: general
 - **STANDARD** **21947-1** · 43 day(s) old · created 06/15/2026
stairwell needs to be fixed
Priority: Normal · Category: general
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OKC - Northwest

OK - OON · 2 item(s), oldest 36 day(s), 0 critical

- **STANDARD** **22233-1** · 36 day(s) old · created 06/22/2026
tile needs redone in multiple 2nd floor units (outside calls for tile work)
Priority: Normal · Category: general
 - **STANDARD** **22377-1** · 33 day(s) old · created 06/25/2026
sidewalks need sprayed off, slimy from landscapers, slip/fall hazard
Priority: Normal · Category: general
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Lousiana

Baton Rouge - Gwenadele

LA - BRG · 6 item(s), oldest 56 day(s), 5 critical

- **CRITICAL** **21495-1** · 56 day(s) old · created 06/02/2026
108-Plumbing in room still need to be fixed. JK repairs.
Priority: Normal · Category: water
- **CRITICAL** **21502-1** · 56 day(s) old · created 06/02/2026
132- The hot water does not turn on in bathroom sink. Update: Requires plumber
Priority: Normal · Category: water
- **CRITICAL** **21685-1** · 50 day(s) old · created 06/08/2026
104- shower not working, no water pressure - murphy and isaac already
Update:06/12-Murphy and Issac stated that a plumber is required to complete repairs.
Priority: Normal · Category: water
- **CRITICAL** **21896-1** · 46 day(s) old · created 06/12/2026
338- Replace PTAC JK

Priority: Normal · Category: ptac/hvac

- **CRITICAL** 22357-1 · 34 day(s) old · created 06/24/2026
329- PTAC needs to be replaced. JK

Priority: Normal · Category: ptac/hvac

- **STANDARD** 22198-1 · 38 day(s) old · created 06/20/2026
228- bathroom fan not turning on

Priority: Normal · Category: general

Recommended Actions

- Clear critical maintenance items first, regardless of region, before non-critical aging backlog.
- Escalate every 30+ day critical item into direct leadership review until closed.
- Use the regional packets to force accountability at the hotel level after leadership identifies exceptions.