



*Find out why more companies
trust us for utility management
than any other business in America*

Why partner with The Utility Experts®?



RECOVER EXPENSES

Utility Billing

Gain the best resident billing service on the market, with guaranteed accuracy and timeliness. Optimize recovery with metered or RUBS methodologies.

Vacant Cost Recovery

Ensure identification of units that are occupied but have not set up service. Residents in these units are sent a bill for their usage in addition to a penalty fee and instructions to set up service in their name.

GENERATE REVENUE

Vacant Service Fees

Receive a share of a vacant service fee each time a resident is billed for vacant utilities.

Onboard Connectivity Solutions

Collect a share of residents' Internet costs while providing them the lowest-cost Wi-Fi option through our bulk connectivity solutions.

REDUCE EXPENSES

Utility Audits

Take confidence – every bill we process is audited for accuracy and all issues are resolved for you. We saved clients over \$20M in 2023 alone.

Procurement

Land the lowest possible rates on electricity and natural gas for your properties in deregulated markets.

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SAVE TIME

Utility Management

Expand your team with a powerhouse of utility experts who ensure clean invoices and delivery of every possible utility advantage.

Customer Service

Allow your residents to contact Conservice with utility questions rather than going to the leasing office. Our multi-lingual agents are dedicated to helping your residents.

IMPROVE CASH FLOW

Scheduled Funding

Choose the schedule for utility provider payments that optimizes your cash flow, with Synergy.

Resident Tools

Collect resident payments via our free online portal. Residents can view and pay rent and utility charges and submit maintenance requests. Payments received are automatically deposited into your account.



Customizable Products and Services

BILLING

Improve resident satisfaction through billing utilities, rent, and ancillary charges on one concise monthly statement. Full-service online services are available to you and your residents, which make managing this resident billing program a breeze. Our knowledgeable customer service professionals are on hand to answer resident questions.

SYNERGY

BILL PAY – We accurately process, audit, and pay all utility bills for your communities. All bill data is available online 24/7.

VACANT RECOVERY – We bill residents for their utility charges if services have not been placed in their name, which reduces your exposure to utility expenses.

RATE AUDIT & TAX AUDIT – We ensure your accounts are billed with the lowest-cost applicable rate structure and taxes are not charged when not legally required. We obtain refunds for both on your behalf.

OWNER CONVERSION – We manage your utility accounts through owner transition and new construction, including handling deposit and application processes and clean transition from the former operating entity to the new owner.

CONTROL

We provide comprehensive contract and vendor management. Receive critical alerts before your contracts renew or expire, and feel at ease knowing your vendors have the certifications necessary to get the work done for your community.

METERS

Whether you're looking to install a state-of-the-art submetering system or you want to make the most of the equipment you already have, our meter professionals can provide exactly what you need. You have access to daily meter reads online which allows you to keep tabs on consumption in all your units and easily detect leaks to save your community money.

OPTIMIZE

Let the experts at Conservice find lower gas and electricity rates for your communities in deregulated markets. We'll work with you to balance your need to save money with lower rates with your tolerance for risk. We also perform sustainability and energy audits to assess the value of increased energy efficiency practices at your communities.

ONBOARD

Create a better move-in experience for new residents with best-cost bulk Wi-Fi, seamless connectivity, and resident support. Take advantage of or partnerships with leading service providers, management of evolving tech and regulations, ongoing contract and program management, dedicated leasing office support, and revenue share opportunities.

CONFIRM

If you're looking to acquire a residential community, the experts at Conservice can perform the in-depth utility analysis you need to make an informed decision. The Confirm report includes a breakdown of current utility costs, assessment of existing equipment and possible capital improvements, and more.

Our Utility Expert®

GUARANTEES



We pay on time, every time. If we do anything to cause a late fee, we pay the fee plus 20% (back to you).



The Utility Experts® provide accurate billing on time, every time or the service is free.



We will capture 100% of your vacant charges, or we will pay for your lost revenue.



In the event of a lawsuit or a regulatory challenge, we will indemnify you from any costs or damages.



We agree on a date. You provide the information and let The Utility Experts® meet that deadline, or it's free.



Your owner conversion will be completed on time, every time, or the service is free.



We'll perform a rate audit to confirm you're on the best available, error-free rate and monitor it annually thereafter, or the service is free.

**Contact Your
Conservice
Representative**