

**Unit Owner Property****Homeowner****Association**

<b>A/C Units/Related Wires, Pipes and Pad</b>		
Maintenance, Repairs and Replacement	X	
<b>Appliances/Hot Water Heater</b>		
Maintenance, Repairs and Replacement	X	
<b>Basements (Building A)</b>		
Water Seepage, Sump Pump	X	
Maintenance, Repairs and Replacement	X	
<b>Chimney/Fireplace/Caps</b>		
Maintenance, Repairs and Replacement	X	
Flashing Leaks		X
<b>Doors (Entrance) &amp; Frames</b>		
Painting Outside (on schedules basis)		X
Painting inside, Maintenance, Repairs, Replacement	X	
Locks and hardware	X	
<b>Doors (Sliding)</b>		
Maintenance, Repairs and Replacement	X	
<b>Dryer Vents</b>		
Cleaning, Repairs and Replacement	X	
<b>House Numbers</b>		
Maintenance, Repairs and Replacement	X	
<b>Lighting (Private Exterior)</b>		
Maintenance, Repairs and Replacement	X	
Light Bulb Replacement	X	
<b>Sewer Line (Private)</b>		
Cleaning, Repairs & Replacement of unit line	X	
<b>Skylights</b>		
Cleaning, Repairs and Replacement	X	
Flashing Leaks		X

<b>Stairways &amp; Volume Space Bldg A (exterior to 2nd fl)</b>		
Cleaning, Maintenance, Repair, Replacement	X	

<b>Water Pipes</b>		
Maintenance, Repairs and Replacement	X	

<b>Water Spigot (Bldg A)</b>		
Repairs and Replacement	X	
Winterize/Summerize	X	

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<b>Windows and Frames</b>		
Frame, Glass & Unit Repairs and Replacement	X	
Recaulking and Flashing Leaks		X

Limited Common Elements                      Homeowner                      Association

<b>Balconies</b>		
Neat/Clean and Snow Removal	X	
Structural & Replacement		X
Wooden Support Structure Treatment		X
Maintenance & Repair of Railing or Flooring	X	

<b>Exterminating</b>		
Inside Home, Outside Attached to Deck/Balcony	X	
Common Ground, Outside Attached to Building		X

<b>Patios and Porches</b>		
Maintenance & Repairs	X	
Replacement		X

<b>Roof Sewer Vent Pipe</b>		
Flashing & Leaks		X
Replacement	X	

Association Property - Buildings                      Homeowner                      Association

<b>Decks (Multiple Entrance)</b>		
Neat/Clean & Snow Removal	X	
Maintenance, Repairs & Replacement		X

<b>Gutters, Downspouts, and Splash Blocks</b>		
Cleaning, Repairs & Replacement		X

<b>Roofs</b>		
Shingle, Flashing & Ridge Vent Repairs & replacement		X
Roof Leaks, Sub-roofing & Roof Replacement		X

<b>Siding, Trim &amp; Soffits</b>		
Painting & Recaulking		X
Maintenance, Repairs & Replacement		X

<b>Trash Enclosures</b>		
Maintenance, Repairs & Replacement		X

<b>Unit Structure</b>		
Foundation		X
Slabs	X	

**Association Property - Grounds**

**Homeowner**

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<b>Driveways (Bldg A)</b>		
Snow Removal		X
Resealing, Repairs & Replacement		X
Apron Replacement		X

<b>Lamp Posts/Site Lighting</b>		
Painting, Maintenance, Repairs & Replacement		X

<b>Retaining Walls</b>		
Maintenance, Repairs & Replacement		X

<b>Roads, Parking Areas, Curbs, Sidewalks</b>		
Snow Removal, Repairs & Replacement		X

<b>Sewer Lines</b>		
Repairs & Replacement od Common Main Line		X
Lawn Vent Cap Replacement		X

<b>Signs - Entrance, Street &amp; Trash</b>		X
Maintenance, Repairs & Replacement		X

**Association Property - Landscaping**

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<b>Detention Basin/Swales</b>		
Mowing & General Maintenance		<b>X</b>
<b>Lawn Maintenance</b>		
Reseeding/Resodding & Chemical Applications		<b>X</b>
Mowing, General Maintenance and Leaf Removal		<b>X</b>
<b>Trees, Shrubbery Beds &amp; Shrubbery</b>		
Leaf Removal, Weeding, Mulching & Trimming		<b>X</b>
Chemical Applications & Replacement		<b>X</b>

**Other**

**Homeowner**

**Other**

<b>Mailboxes</b>		
Keys & Locks		<b>Post Office</b>
Boxes		<b>Post Office</b>
<b>Fire Hydrant</b>		
Maintenance		<b>Township</b>