

RESPONSIBILITY GRID

CO-OWNER MAINTAIN, REPAIR, REPLACE, DECORATE	ASSOCIATION MAINTAIN, REPAIR REPLACE	DESCRIPTION
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BUILDING

AIR CONDITIONER	X		INCLUDING CENTRAL AIR AND WINDOW UNITS
CONDENSATION LINES	X		
COMPRESSOR	X		
ANTENNA, SAT DISH	X		
CAULKING		X	WITH BUILDING PAINTING
CHIMNEY		X	ORIGINAL CONSTRUCTION
DECKS	X		
DOOR- GARAGE	X		
DOOR- MAIN, DOORWALL	X		
DOOR BELL	X		INTERIOR/EXTERIOR
DRAIN TILES-PERIMETER		X	
FLASHING		X	
FOUNDATION - floor	X		
FOUNDATION - walls		X	
GUTTER/DOWNSPOUTS	X		
HOUSE NUMBER		X	
PATIO'S AND SUNROOMS	X		
SIDEWALK LIGHTS			
FIXTURE		X	VOLUNTEERS (SEE CURRENT SHEET) CONFIRM ITS NOT BULB
BULB	X		
PHOTOCELL		X	
COURTYARD LIGHT	X		
PORCH AND STEPS		X	BASIC AS ORIGINAL
ROOF		X	
SHUTTERS AND TRIM		X	
SUNROOM AND PATIO'S	X		
UTILITY METERS		X	
VENTS (ROOF)		X	
WATER SPOUTS	X		
WINDOW'S	X		Caulking around windows is on member

GROUNDS

CURBS		X	
FENCES		X	ORIGINAL
LANDSCAPING		X	
LAWN		X	
LIGHTS		X	SIDEWALK ONLY
MAILBOX'S		X	POSTMASTER
ROADS		X	INCLUDING PARKING AREAS
RUBBISH REMOVAL	X		
RECYCLING	X		
SHRUBS		X	BASIC AS ORIGINAL - Not removing live shrubs
SPRINKLER SYSTEM		X	
STORM SEWERS		X	
TREE'S		X	BASIC AS ORIGINAL - Not removing live trees

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UNIT INTERIORS

AIR CLEANING FILTER	X		
APPLIANCES	X		
BOILER		X	
CIRCUIT BREAKERS	X		
DOOR'S (INTERIOR)	X		
DOORWALL	X		
DRYER VENTS	X		
DRYWALL	X		
ELECTRICAL	X		NO ELECTRICAL IS COVERED
OUTLETS	X		
SWITCHES, SWITCH PLATES	X		
WIRES INSIDE WALLS	X		
ENTRANCE DOORS	X		
EXTERMINATING	X		
FAUCET'S	X		NO DOMESTIC PLUMBING IS COVERED
FIREPLACES	X		
FLOOR CONSTRUCTIONS	X		
FURNACE / BOILER		X	NOT FILTER , NOT REPLACEMENT THERMOSTAT
GARBAGE DISPOSAL	X		NO DOMESTIC PLUMBING IS COVERED
GAS LINES			
BEFORE MAIN SHUT OFF		X	
AFTER MAIN SHUT OFF	X		
TO FURNACE OR BOILER		X	
GROUT/CAULK	X		
HUMIDIFIER	X		STAND ALONE UNITS/ FURNACE UNITS
LIGHT FIXTURES	X		NO ELECTRICAL IS COVERED
PAINT (EXTERIOR BUILDING)		X	
PLUMBING FIXTURES	X		
PLUMBING LINES	X		
SEWER LINES			
INSIDE UNIT	X		
OUTSIDE UNIT		X	
SEWER LINES UNDERGROUND		X	
SHUT OFF VALVES (OUTSIDE)		X	
SKYLIGHTS		X	Interior drywall and paint members
SMOKE ALARMS	X		
SUMP PUMP		X	
THERMOSTAT		X	ORGINIAL ONLY - DIGITAL IS MEMBERS
WALL SUPPORTS INTERIOR	X		
WALL SUPPORTS EXTERIOR		X	
WATER SOFTNERS/FILTERS	X		
WATER HEATER		X	
WATER LINES			
BEFORE MAIN SHUT OFF		X	
AFTER MAIN SHUT OFF	X		
MAIN WATER SHUT OFF		X	
WINDOWS	X		