

Lakeside HOA

Maintenance Responsibilities List

#	Homeowner	Association	Item	revised 7/19/11
1	X		air conditioning and heating equipment HVAC & concrete pad	
2		X	brick veneer	
3		X	chimneys	
4		X	common areas	
5	X		door bells	
7	X		dryer vent - cleaning inside vent	
8		X	dryer vent covers	
9	X		electrical outlets	
10	X		exterior doors	
11	X		exterior door hardware	
12	X		exterior front & back house lights	
13		X	exterior siding & trim	
14		X	fencing separating units in back	
15	X		Fencing around individual patios	
16	X		fixtures to provide water, light, power, telephone	
17	X		glass surfaces (storm doors & windows)	
19		X	grounds	
20		X	gutters & downspouts	
21	X		hardware on all doors	
22		X	house number	
23	X		interior repairs as a result of a roof leak or water penetration	
24		X	lamp posts	
25		X	lawns	
26	X		light bulbs	
27		X	mailboxes & housing	
28		X	main sewer lines	
29		X	meters	
30		X	painting of exterior doors & wooden trim	
31	X		patios	
32		X	plant replacement	
33	X		plumbing	
34		X	porticos	
35		X	roof maintenance & replacement (shingles, vents)	
36		X	round vents on homes	
37	X		screens (window & door)	
38	X		screen doors	
39	X		sewer line from cleanout to townhome	
40		X	sewer line from common area to individual cleanout	
41		X	shutters	
42		X	sidewalks	
43		X	sprinkler system	
44	X		storm doors	
45		X	street lights	
46		X	steps	
47		X	stoops	
48		X	trees & shrubs	
49	X		utility lines, fixtures and /or connections required to provide	
50			light, power, telephone service to lot	
51	X		water lines from meter to house	
52		X	water lines to the individual meters	
53	X		water spigots	
54	X		Maintenance, repairs, or replacement caused through	
55			the willful negligent act of the owner, his family, guest	
56			or invitees	
57	X		Maintenance, repairs, or replacement caused by fire,	
58			lightning, windstorm, hail, explosion, riot, strike, civil	
59			commotion, aircrafts, vehicles, and smoke (insurance claim)	
60	Items in yellow listed in the Declaration of Covenant or Amendment			