

**Northline Place HOA  
Maintenance Responsibility List  
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Item #	Homeowner	Association	Item Description
1	X		Air conditioning and heating equipment HVAC and concrete pad
2	X		Awnings
3	X		Bay window sash
4		X	Brick work on homes
5		X	Chimneys, including wash and cap
6		X	Common areas
7	X		Decks (wood) and wood railings
8	X		Door bells
9	X		Drainage pipe connection on end of downspout
10	X		Driveways
11	X		Dryer vent...cleaning inside vent
12		X	Dryer vent cover outside
13	X		Edging around plant beds
14	X		Electrical outlets
15	X		Enclosures for trash cans
16	X		Exterior doors
17	X		Exterior door hardware
18	X		Exterior front and back house lights
19		X	Exterior siding and trim
20		X	Fence along Hobbs Rd
21	X		Fencing on individual lots
22	X		Fixtures to provide water, light, power and telephone
23	X		Foundation or settling problems
24		X	Foundation doors
25	X		Foundation vents
26	X		Garage doors
27	X		Garage door openers
28	X		Gas grills
29	X		Glass surfaces...storm doors and windows
30		X	Grounds
31		X	Gutters and downspouts
32	X		Hardware on all doors
33		X	House number and plate
34	X		House number painted on curb
35	X		Interior repairs as a result of a roof leak or water penetration
36	X		Lamp posts
37		X	Lawns
38	X		Light bulbs
39		X	Mailboxes and brick housing
40		X	Main sewer line
41		X	Meters
42		X	Painting of exterior doors and trim

**Northline Place HOA  
Maintenance Responsibility List (Continued)  
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Item #	Homeowner	Association	Item Description
43	X		Patios
44	X		Plant replacement
45	X		Plumbing
46		X	Roof maintenance...shingles and vents on current roofs
47	X		Roof replacement (Prior approval of HOA Board is required)
48	X		Room additions
49		X	Round vents on homes
50	X		Screens
51	X		Screen doors
52	X		Screened porches
53	X		Sewer lines from cleanup to homes
54		X	Sewer lines from common area to cleanouts
55		X	Shutters
56	X		Sidewalks
57	X		Skylights
58	X		Solar tubes
59		X	Sprinkler system in front yards...and master controls
60	X		Stationary windows...entire window including sash
61	X		Storm doors
62		X	Street lights
63	X		Stone flower beds
64	X		Stepping stones
65		X	Steps...exterior
66	X		Steps...interior
67	X		Subsurface leakage into crawl space
68	X		Trees and shrubs
69	X		Trellis
70	X		Utility lines, fixtures and/or connections required to provide light, power, telephone service to lot
71	X		Waterline from meter to house
72		X	Water lines from common area to homeowners meters
73	X		Water spigots
74	X		Window sash
75	X		Wooden Benches
76	X		Maintenance, repairs or replacement caused through the willful negligent act of the Owner, his family, guest or invites
77	X		Maintenance, repairs, or replacements caused by fire, lightning, windstorm, hail, explosion, riot, strike, civil commotion, aircrafts, vehicles and smoke.