

Streamside			
Maintenance Responsibilities List		May 2007	
#	Homeowner	Association	Item
			alarm systems
			brick work
		X	common areas
			decks
			door bells
	X		driveways, steps, walks
			electrical outlets
			exterior doors & hardware
			exterior front & back house lights
		X	exterior post lights (street lights)
	X		exterior building surfaces
	X		fences and other improvements
			fixtures to provide water, light, power, telephone
			front decks, porches, steps
			glass surfaces
	X		gutters, downspouts
			house numbers
			hvac equipment, lines, ducts
			hvac - overflow lines on A/C units (in soffits)
			lattice work
			lighting in common area
			locks on doors
			mailboxes
			main sewer & water lines of common area
			painting & staining exterior
			patios & wooden decks
			plumbing problem (if within or under the town house)
			pool and pump house
			rain diverters
			retaining walls
			retention ponds
			rights-of-ways (maintenance and upkeep of unpaved portion of any public road right-of-way abutting such Member's Lot)
	X		roofs
			screens
			sewer lines clean out plugs
			sewer line from "clean out" to town home
	X		vegetation on owner's lot that is enclosed by a privacy fence (inside fence)
			shutters
			sidewalks & curbing on common area
			storm doors
			storm water drainage system (if any part is on owner's lot)
			subsurface leakage into basements or crawl spaces
			patios (except when it is painted, bricked or enclosed)
			parking lot
		X	trees, shrubs, and grass in common areas planted by HOA
		X	trees, shrubs, and grass on owner's lots outside of privacy fences
	X		utility boxes and connections on Owner's lot that are not publicly maintained
			vent pipe cleaning or repair of pipe
			vent pipe covers
			water lines from point of entry through exterior wall into TH or under structure
			water spigots
			windows
	X		Maintenance, repairs, or replacement caused through the willful negligent act of the owner, his family, guest or invitees
	X		Maintenance, repairs, or replacement caused by fire, lightning, windstorm, hail, explosion, riot, strike, civil commotion, aircrafts, vehicles, and smoke
Items in bold listed in the Declaration of Covenant.			
Items not in bold are listed in the Homeowner & Resident Handbook.			
Items with no "X" are not designated in either document.			