

MAINTENANCE RESPONSIBILITY CHART
Richland Hill Twin Creek Townhomes

ITEM	Homeowner	Association
Brick		X
Common Area Lighting		X
Damage to landscaping caused by resident, employee or guest, autos, repairs, spills, pets, etc	X	
Decks, porches, patios original		X
Electrical fixtures (except in common areas)	X	
Exterior doors- painting only		X
Exterior numbers		X
Exterior window frames and encasements		X
Exterior yard lights and fixtures	X	
Extra cost of painting due to owner negligence (changing the color or using the wrong type paint)	X	
Fireplace Vent Cap		X
Fencing/Divider Panels on any Lot		X
Foundations/structural parts of property	X	
Garage Doors	X	
Driveway, Sidewalk	X	
Routine maintenance of landscaping		X
Replacement of plants, trees & shrubs in homeowner yards	X	
Grounds/landscaping/fencing (common areas)		X
Grounds/landscaping/irrigation/fencing (homeowner installed)	X	
Gutter cleaning		X
Gutter replacement and repair		X
Heating A/C units and feeder lines	X	
Interior repairs caused by leaks	X	

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[illegible]