

WESTON PLACE THOA, CARY NC

Main Category	SubCategory	HOA	HomeOwner	Other
Amenities	Mailbox keys		X	
	Mail Kiosk	X		
	Pool & Cabana	X		
	Retaining Wall	X		
	Street Sidewalks (parallel to street)	X		
	Driveways		X	
	Sidewalks/steps/porch between front door and sidewalk parallel to street		X	
	Sidewalks from driveway to homes		X	
Appliances	A/C, heat pum, lines and pad		X	
	Dryer vents		X	
	Exhaust fans - bath/kitchen		X	
	Hot water heater		X	
Chimneys	Chimney / Fireplace cleanouts		X	
	Chimney caps, flues, bird screen		X	
	Chimney cleaning		X	
	Chimney exterior repair (e.g. repointing / siding / painting)	X		
Deck and concrete patios	Deck and patio cleaning & sealing (original)		X	
	Deck and patio repair (custom)		X	
	Deck and patio repair (original)		X	
	Beam/trust on patio (load bearing post)	X		
	Repair due to settlement		X	
Door and Windows	Any glass repair / replacement /glazing including sliding doors		X	
	Door bells, locks, and fixtures		X	
	Door frame		X	
	Exterior window trim	X		
	Front, rear, shed door painting	X		
	Front, rear, shed door repair and replacement		X	
	Rear sliding glass doors		X	
	Screen and storm doors		X	
	Window operation and replacement		X	
Drainage	Common Areas	X		
	Plumbing where TOC is the owner			X
	On homeowner property including front/back yard	X	X	
Exterior	Electrical outlets		X	
	House numbers		X	
	Screen porch repair		X	
	Shutters / soffits	X		
Exterior Lights	Front and rear pole light repair	X		
	Pole light bulb replacement	X		
	Street lights	X		
	Townhome exterior fixtures bulb replacement		X	

	Townhome exterior light figure repair and replacement		X	
Black fences	repair and replacement	X		
	wind, tree, fire, etc damage (Homeowner's insurance?)		X	
Foundation	Exterior alterations (with approval)		X	
	Foundation vents / crawlspace door		X	
	Foundation water proofing		X	
	Framing of building structure / sill / band board		X	
	Structural failure due to settling		X	
Garbage	Garbage bin cleaning		X	
	Garbage cans		X	X
	Trash collection			X
Gas lines	Gas (natural / propane) tank, supply and meter		X	
Grounds Maintenance	Common area maintenance (grass, shrubs, trees)	X		
	Front and side of house	X		
	Inside rear fenced yard		X	
	owner installed landscape		X	
	stormwater drainage	X		
Gutter, downspout and splash block	cleaning, repair and replacement	X		
	rain barrels		X	
Insurance	Insurance (common areas)	X		
	Insurance (townhome lots and structures)		X	
Pest Control (termites, bees, ants, bats, rodents, etc)	Pests in the common area	X		
	Pests inside the home including attic and chimney		X	
	Termite inspection, treatment, damage and warranty (house / shed) The HOA has a termite bond.	X		
Roof (House and Shed)	Clean, repair and replacement of shingles, ridge vent, flashing and boots	X		
	Damage from branches, storms, hurricanes, internal humidity (Homeowner's insurance) Exterior.	X		
	Damage from branches, storms, hurricanes, internal humidity (Homeowner's insurance) Interior.		X	
	Damage from satellite dishes, solar tubes, skylights, etc		X	
	Power fans, sky lights, solar tubes, satellite dishes		X	
	Turbines (original)	X		
Siding and trim (House and Shed)	Exterior brick and mortar repair	X		
	Painting, caulking, repair and replacement - siding	X		

	Window boxes and the resulting siding damage		X	
Stoops and Steps	Hand rail painting and repair	X		
	Repointing and repair of exterior surfaces	X		
	Structural failure due to settling		X	
Storage Shed	Electrical lights, outlets and bulbs		X	
	Exterior painting and siding replacement	X		
	Foundation and structural failure		X	
	Shed door and locks		X	
	Shed roof	X		
	Termite damage HOA (unless homeowner fails to allow annual inspection)	X		
Streets (private), overflow parking, and sidewalks				
	Asphalt maintenance (overlay, seal coat, striping and repairs)	X		
	Curbs and gutters cleaning and repair	X		
	Signage	X		
	Step, stoop, sidewalk ice and snow removal		X	
	Street cleaning	X		
	Street ice and snow removal (On th streets.....HOA)	X		
Water and Sewer lines				
	Exterior water faucet / spigot		X	
	Interior plumbing and fixtures including crawlspace		X	
	Leaks, repairs and replacement inside property line		X	
	Leaks, repairs and replacement outside property line			X
	Pressure reducing valves		X	
	Sewer stoppage and repair inside the home		X	
	Sewer stoppage and repair outside the property line		X	
	Water/sewer on (under) common areas	X		
	Water lines damaged by HOA	X		