

Holding Village Townhomes Maintenance Responsibility Chart*

ITEM	Homeowner	Association
Attic Power Vents and Fans	✓	
Common Area Lighting and Fixtures		✓
Exterior Yard Lights and Fixtures (Requires ARC Approval)	✓	
Patios and Decks - Staining, Repairs, Sealing, Replacement, etc. (Requires ARC Approval)	✓	
Railings - Staining, Repairs, Sealing, Replacement, etc. (Requires ARC Approval)	✓	
Doors, Screen Doors, Screens (Exterior and Interior)	✓	
Painting, Repair and Replacement of Exterior Siding and Trim		✓
Powerwashing of Exterior Siding and Trim (Done at Association's Discretion)		✓
Exterior Townhouse Unit Numbers	✓	
Interior and Exterior Plumbing, Water Spigots and Hose Bibs	✓	
Extra Cost of Painting due to Owner Negligence (i.e., Changing the exterior color or using the wrong type of paint)	✓	
Extra Cost of Repair/Replacement due to Owner Negligence (i.e., Grill damage)	✓	
Foundation/Structural Issues	✓	
Builder Installed Grounds/Landscaping for Unit		✓
Common Area Grounds/Landscaping		✓
Homeowner Installed Grounds/Landscaping on Unit (Requires ARC Approval)	✓	
Landscape Damage caused by resident, guest, autos, repairs, spills, pets, etc.	✓	
Gutter Cleaning, Repair and Replacement (at the Association's Discretion)		✓
Heating/AC Units and Feeder Lines for Unit	✓	
Ice and Snow Removal on Private Streets (at the Association's Discretion)		✓
Ice and Snow Removal of Driveways and Steps, Porches, Walkways Serving Units	✓	
Interior Repairs Caused by Leaks, Drainage and Water Damage	✓	
Mailbox Keys	✓	
Mailbox Repair/Replacement (at the Association's Discretion)		✓
Leaks or Replacement of Meters that serve Unit	✓	
Parking Space Painting (at the Association's Discretion)		✓
Exterior Termite Inspection and Treatment		✓
Pest Control - Interior and Exterior	✓	
Repair/Maintenance of APPROVED Architectural changes (i.e., deck staining)	✓	
EXTERIOR Roof Repair/Leaks/Replacement		✓
INTERIOR Damage Due to Roof Leaks	✓	
Common Area Sidewalk Repair and Walkway Maintenance		✓
Sewer lines (serving more than one unit or on common area)		✓
Sewer lines (serving Owner's Unit)	✓	
Water Lines (serving Owner's Unit)	✓	
Water Lines (serving Common Area)		✓
Weatherstripping, Windows, Fixtures and Door Hardware	✓	

* Please note that this document is subject to change. Refer to the Declaration of Covenants, Conditions and Restrictions for Holding Village, as amended, modified and supplemented, for more information.