

Renaissance at White Oak Townhomes

Maintenance Responsibility Matrix

Item	Property Owner	Association
All Items on a Lot not Listed	X	
Appliances on Lot	X	
Common Areas		X
Common Area Retaining Walls (on more than one Lot OR on a Lot + Common Area)		X
Decks (incl. railing, supports, steps, and any other parts)	X	
Doorbells	X	
Doors (exterior) - Painting & Cleaning Only		X
Downspouts		X
Driveways on Lot	X	
Electrical Outlets	X	
Exhaust & Ventilation Systems	X	
Exterior Townhome Lighting (Maintenance, Repair & Replacement)	X	
Exterior Siding & Trim		X
Exterior House Numbers	X	
Exterior Post Lights - on Common Area		X
Exterior Street Lights		X (utility co.)
Exterior Wall (Painting & Cleaning)		X
Fences	X	
Foundation Issues	X	
Glass Surfaces	X	
Gutters		X
Heating & Cooling Units (HVAC)	X	
Interior Surfaces	X	
Landscaping Installed by Developer or Association (incl. grass, plants, trees, shrubs) - maintenance only. **Owners must keep lawn and plant material alive and remove & replace dead plant material**		X
Landscaping Within Enclosed Fence or Privacy Area (incl. grass, plants, trees, shrubs) - Maintenance & Repair	X	
Landscaping on Lot - Replacement	X	
Landscaping on Lot - Irrigation	X	
Mailboxes (Kiosk)		X
Mailbox Keys & Locks (per USPS)	X	

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Painting of Exterior - siding, cornice, shutters, building trim		X
Patio/Rear Slab/Stoop	X	
Plumbing Issues on Common Area		X
Plumbing Issues on Lot (vent pipes within building, other plumbing problems within building)	X	
Private Streets, if any		X
Retaining Wall on Lots		X
Roofs		X
Siding & Trim		X
Shutters - Paint & Clean Only		X
Screen Doors (incl. sills & casings)	X	
Sidewalks & Walks on Lot	X	
Street Trees - maintain & install as required by Town		X
Termite Service & Bond		X
Trash - Keeping Lot Free & Clear of Litter, Trash and Waste	X	
Vent Pipe (Cleaning & Repair of Pipe)	X	
Vent Pipe Exterior Covers (Repair/Replace)	X	
Watering Lawns	X	
Water Spigots on Lot	X	
Windows - Paint, Stain, Clean	X	
Windows - Repair & Replace	X	