

Red Cedar Canyon Townhouse Association Maintenance/Repair/Replacement Responsibility List

This maintenance chart is for informational purposes only. All maintenance responsibilities are governed by the Association's Declaration and Governing Documents.

	Association Responsibility	Homeowners Responsibility
Exterior		
Exterior Masonry /Siding (maintenance, repair, and replacement)	X	
Soffits/Fascia/Trim (maintenance, repair, and replacement)	X	
Exterior Calking (maintenance, repair, and replacement)	X	
Roofs/Flashing (maintenance, repair, and replacement)	X	
Gutters/Downspouts (maintenance, repair, and replacement)	X	
Exterior Vents (maintenance, repair, and replacement)	X	
Exterior Door, Patio Door & Window (maintenance, repair)	X	
Exterior Door, Patio Door & Window (cleaning of glass, painting)		X
Exterior Door, Patio Door & Windows (replacement)		X
Exterior Door & Window Frames – Exterior (replacement)		X
Window Screens/Glass (maintenance, repair and replacement)		X
Storm/Screen Doors (maintenance, repair and replacement)		X
Patio Slab (maintenance, repair and replacement)		X
Door Hardware/Locks (maintenance, repair and replacement)		X
Exterior A/C Units (maintenance, repair and replacement)		X
Exterior Light Fixtures (maintenance, repair and replacement)	X	

Cleaning of patios, soffits, windows, and doors are the responsibility of the homeowner.

Adopted by the Red Cedar Canyon Townhouse Association Board of Directors, August 16, 2016. Revisions adopted April 20, 2020.

This document supersedes all previous lists of homeowner and/or association responsibilities.

	Association Responsibility	Homeowners Responsibility
Interior Maintenance		
Walls/Floors/Ceilings/Interior Doors (maintenance, repair, and replacement)		X
Fixtures/Appliances (maintenance, repair, and replacement)		X
Interior Window Trim (maintenance, repair, replacement, and paint)		X
Plumbing/Sewer Lines from dedicated public street to foundation of unit	X	
Garages		
Interior of Garage		X
Garage Doors		X
Garage Door Hardware		X
Landscape		
Lawn	X	
Trees/Shrubs/Plants	X	
Snow Removal		
Walkways/Entryways (at or above trigger depth)	X	
Driveways (at or above trigger depth)	X	
Walkways/Entryways (below trigger depth)		X
Driveways (below trigger depth)		X
Patios (any depth)		X
Unit Systems		
Interior A/C, Furnace, Water Softener (interior/exterior)		X
Electric/Breakers/Outlets (interior/exterior)		X
Plumbing/Sewer Lines from foundation inward		X
Pest Control (interior/exterior)		X
Interior Vents		X

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