

Jackson Square Condominium Association  
October 2022

| <b>Responsibility Chart</b>  |              |                    |
|--|--------------|--------------------|
| <b>Item</b>  | <b>Owner</b> | <b>Association</b> |
| Common Grounds ( <i>Iron Gates, Call Box, Mail Station, Signs, Perimeter Fence, etc.</i> )   |              | X                  |
| Roof / Gutter ( <i>No satellite or similar device is permitted to be mounted on the roof</i> )   |              | X                  |
| Exterior painting  |              | X                  |
| Exterior building wash ( <i>pressure wash</i> )  |              | X                  |
| Parking lots / Sidewalks / Structural Foundation   |              | X                  |
| Wooden Gate/Fence ( <i>exclusive to Unit</i> )   | X            |                    |
| Windows  | X            |                    |
| Exterior Doors – including Garage Door   | X            |                    |
| Air Conditioning unit ( <i>No window units are permitted</i> )   | X            |                    |
| Appliances – including Water Heater  | X            |                    |
| Lawn / Landscape   |              | X                  |
| Water line – from the main line to the meter for each Unit   |              | X                  |
| Water line – from the meter thru Unit fixtures<br>( <i>Assoc. is NOT responsible for winterizing/replacing exterior pipes and fixtures</i> )   | X            |                    |
| Sewer line – main line serving all Units   |              | X                  |
| Sewer line – interior plumbing exclusive to Unit   | X            |                    |
| Termite treatment  |              | X                  |
| Pest Control within Unit   | X            |                    |
| Dryer vent cleaning  | X            |                    |
| Fire Extinguisher & Smoke Detectors  | X            |                    |
| Front / Back Porch & Garage cleanliness  | X            |                    |
| Exterior floodlights / Porch lights ( <i>bulbs &amp; fixtures</i> )  | X            |                    |
| Entrance & Parking Lot/Alley lighting ( <i>“wall-packs”</i> )  |              | X                  |
| Electrical wiring – including breaker & exterior outlets   | X            |                    |
| <b>*Owner is responsible for all elements within the Garage Area.</b> Per the Jackson Square Declaration, the space known as “Garage / Porch” are considered an “Exclusive Element” situated within each Unit, intended for independent use and occupancy, and subject to individual ownership |              |                    |

*Assoc. has the authority to arrange for property wide maintenance for the benefit of ALL Units; including items normally maintained by owners. For example: exterior door painting, dryer vent cleaning, and lighting upgrades.*

**REMINDER:** A Unit Owner is liable for damages caused to common areas (or to other units) by their tenants and guests. Please review the Rules and Regulations regarding Nuisances, Pet Ownership, Sanitation (garbage carts and bulky items), and Vehicles/Parking.