

EXTERIOR MAINTENANCE SERVICES

The following services are provided by the HOA as part of the monthly assessment fees.

<u>DOORS</u> (garage and main entry) <ul style="list-style-type: none">• Minor repairs• Doorbell button replacement (Materials to be at the homeowner's expense)	<u>SIDING</u> <ul style="list-style-type: none">• Minor repairs or replacement of damaged siding at the discretion of the HOA.
<u>DRYER VENTS</u> <ul style="list-style-type: none">• Exterior vent cleaning• Repair and replace• Add screens	<u>SNOW REMOVAL</u> <ul style="list-style-type: none">• <u>2" or more of snowfall</u>: Plow streets, shovel the path from the main entry door of the home to the street, shovel access to mailboxes and trash enclosures, clear common walkways• <u>Less than 2" of snowfall</u>: No clearing services of any type unless specifically directed by Management or the Board President
<u>GUTTERS/DOWNSPOUTS</u> <ul style="list-style-type: none">• Clean as needed• Minor repairs	
<u>SPLASH BLOCKS</u> <ul style="list-style-type: none">• Repair or replace	<u>ICE CONTROL</u> <ul style="list-style-type: none">• Provided on common area walkways and streets
<u>LAWNS</u> <ul style="list-style-type: none">• Mowing• Edging• Fertilizing, twice per year (spring and fall)• Broadleaf weed control, twice per year (spring and fall)	<u>TREES/SHRUBS</u> <ul style="list-style-type: none">• Trimming/mulching shrubs planted around utility boxes and multi-unit parking areas, by an outside contractor
<u>PORCH POST</u> <ul style="list-style-type: none">• Reattach loose siding• Secure porch posts	<u>WATER/SEWER ACCESS CAPS</u> <ul style="list-style-type: none">• Replace if needed
<u>ROOF</u> <ul style="list-style-type: none">• Locate and repair minor leaks• Replace damaged shingles in SMALL areas including flashing, drip strip, or tar paper deemed to be repairable.• Repair roof vents, including painting• May advise homeowner(s) to contact a roofing contractor. However, will not recommend or refer a company.	<u>WOOD TRIM</u> <ul style="list-style-type: none">• Touch up paint as needed• Minor repairs (Materials to be at the homeowner's expense)

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