

**SHERWOOD GREEN HOMEOWNERS ASSOCIATION, INC.
Maintenance and Replacement Responsibility Checklist**

Responsibility		Item
Assoc.	Owner	
•		Roof
•		Roof Vents (Roof & Gable)
•		Foundation
•		Exterior Wall Studs
•		Siding
•		Shutters
•		Gutters and Downspouts/ Drainpipes
•		Electric and Gas lines exterior to the unit
•		Water and Sewer lines exterior to the unit
•		Driveways
•		Sidewalks
•		Patio Wall
•		Grounds
•		Trees and Shrubs in common area
•		Mailboxes and Posts
•		Pests (termites)
	•	Unit Interior
	•	Interior Stud Walls
	•	Drywall
	•	Electrical, Gas, Sewer, Water and Plumbing lines including under the slab from where the lines enter the building
	•	Internet, Cable and Phone Lines
	•	Electrical Outlets Interior and Exterior
	•	Exterior Water Spigot
	•	Furnace and Central Air Systems
	•	Hot Water Heater
	•	Attic including Trusses
	•	Insulation
	•	Vents – Bathroom, HVAC, Hot Water Heater, Appliance, etc.
	•	Dryer Vents and Exterior Dryer Cap
	•	Chimneys (Duct, Flue and Cap)
	•	Fireplace and Woodstoves
	•	Skylights and Solar Tubes
	•	Windows, Window Frames and Sills
	•	Screens (Doors and Windows)
	•	Doors and Door Frames including Storm Doors
	•	Garage Door, Tracks and Openers
	•	Exterior Light Fixtures
	•	Patio Slab
	•	Pea Gravel & Flower Bed Areas – Shrub & Tree Maintenance, Planting & Removal, Weeding & Maintenance
	•	Pests (animals & bugs)