

CRYSTALBROOK

		PAID BY HOMEOWNER	PAID BY ASSOCIATION
ROOF	Repair	XXX	
	Replace	XXX	
	Maintenance	XXX	
GUTTERS	Repair		XXX
	Replace		XXX
	Cleaning (once per year by HOA)		XXX
DOWNSPOUTS	Repair		XXX
	Replace		XXX
	Cleaning		XXX
WATER ACCUMULATION UNDER HOUSE DUE TO TOPOGRAPHY OF LAND (AS BUILT)	Repair	XXX	
WATER ACCUMULATION AROUND OUTSIDE OF HOUSE DUE TO TOPOGRAPHY OF LAND (AS BUILT)	Repair		XXX
HOUSE FOUNDATION	Repair	XXX	
	Replace	XXX	
	Maintenance	XXX	
HOUSE SIDING	Repair	XXX	
	Replace	XXX	
	Painting (Every 7-9 Years)		XXX
HOUSE TRIM	Repair	XXX	
	Replace	XXX	
	Painting (Every 7-9 Years)		XXX
HOUSE WINDOWS & TRIM	Repair	XXX	
	Replace	XXX	
	Maintenance	XXX	
DECKS	Repair	XXX	
	Replace	XXX	
	Painting	XXX	
DECK RAILINGS	Repair	XXX	
	Replace	XXX	
	Painting	XXX	
DECK STEPS	Repair	XXX	
	Replace	XXX	
	Painting	XXX	
MAIN STREETS (NEW PLYMOUTH, TRILLIUM, SHALLOWBROOK)	Repair		XXX
	Replace		XXX
DRIVEWAYS (FROM MAIN STREETS & LANES TO GARAGE OR CARPORT - EITHER CEMENT OR ASPHALT)	Repair	XXX	
	Replace	XXX	
HOUSE SIDEWALKS (FROM DRIVEWAY TO HOUSE)	Repair	XXX	
	Replace	XXX	
HOUSE SIDEWALKS (FROM STREET TO HOUSE)	Repair	XXX	
	Replace	XXX	
SIDEWALKS ALONG CITY STREETS (152ND & VILLAGE LANE)	Repair		XXX
	Replace		XXX
TREES (COMMON AREA)	Removal (if dead, dying, diseased, or safety hazard)		XXX
	Cabling (for safety reasons)		XXX
	Trimming (for safety reasons)		XXX
	Trimming (for aesthetics)	XXX	
	Trimming (off house for maintenance reasons)		XXX
	Damage to house (such as tree falling in storm)	XXX	
LANDSCAPE SERVICES (COMMON AREAS)	Mowing		XXX
	Edging		XXX
	Blow down streets		XXX
	Fertilization of grass		XXX
	Re-seeding of grass where necessary		XXX
	Fertilization of shrubbery		XXX
	Operation & maintenance of sprinkler system (if installed by HOA)		XXX
	Trimming (of bushes, shrubs & small trees (up to 12 feet))		XXX
	Bark Dust	XXX	
	Rake Windfall limbs, leaves & pine needles		XXX
ALL PEST CONTROL ISSUES (AFFECTING PRIVATE RESIDENCE)	Which could include the following, but is not limited to: Carpenter ants, termites, bees, wasps, mosquitoes, nutria, raccoons, possums and any non-domesticated animals	XXX	
WATER & SEWER SYSTEM	Discovery and expense to find leak (outside resident foundation)		XXX
	From resident foundation to water meter or sewer connection		XXX