



The Enclave @ Edison  
 Responsibility Chart  
 Updated April, 2013

	A	B	C	D	E	F	G	H	I	J	K
		HOMEOWNER		ASSOCIATION		LOCATION IN MASTER DEED OR BY-LAWS		NOTES		MEMOS	
55											
56											
57	<b>PLUMBING</b>										
58											
59	Interior: pipes, toilets, sinks (install, clogs, etc.)										
60											
61		X				MD, paras 5(b)(iii), 9(b)		Owner			
62	Exterior: pipes (clogs, etc.)									Homeowner should have interior pipes and faucets checked	
63				X		MD, para 5(b)(iii)		Association		annually for leaks	
64	Main										
65	Hose bib (sides of building only)			X		MD, para 5(b)(iii)		Association			
66		X				MD, para 5(b)		Owner			
67											
68											
69	<b>INTERIOR</b>										
70											
71	Furnace heating									Homeowner should have furnace checked annually	
72	Air conditioning	X				MD, paras 5(b) (i), 9 (b)		Owner			
73	Hot water heater	X				MD, paras 5(b)(ii), 9(b)		Owner		Homeowner should check water heater for efficiency	
74	Appliances	X				MD, paras 5(b)(ii), 9(b)		Owner			
75	Electric	X				MD, para 5(b), 9 (b)		Owner			
76	Kitchen cabinets	X				MD, paras. 5(b)(iv), 9b		Owner			
77	Sheetrock finishing	X				Not Mentioned		Owner (part of unit)			
78	Sheetrock replacement	X				MD, paras. 5(b), 9(b)		Owner			
79		X				MD, para 5(b), 9(b)		Owner			
80	<b>SERVICES</b>										
81											
82	Seal coat roads & parking spaces										
83	Road & parking space replacement			X		MD, para 6(a) (ii)		Association			
84	Garbage, trash, recycle			X		MD, para 6(a) (ii)		Association			
85	Shrub beds (weeds, pruning)			X		MD, para. 9(a)		Association			
86	Lawn mowing			X		MD, para. 6(a) (iv), 9(a)		Association			
87	Street snow removal			X		MD, para. 6 (a)(iv), 9 (a)		Association			
88	Front walk snow removal			X		MD, para 6(a) (ii)		Association			
89	Common walk snow removal			X		MD, para. 9(a)		Association (assuming "walkway")			
90	Sprinkler			X		MD, paras. 6(a) (ii), 9 (a)		Association			
91				X		MD, para 6 (a) (iv)		Association			
92											
93	<b>PEST CONTROL</b>										
94											
95	Termites									All interior insects are treated by owner, such as household ants, roaches,	
96	Carpenter ants			X		Not mentioned				silver fish, etc., only wood destroying insects are treated including exterior	
97	Carpenter bees			X		Not mentioned				spiders.	
98	Animal control (attic)			X		Not mentioned					
99	Animal control (chimney)	X				Not mentioned					
100				X		Not mentioned					
101											
102	<b>PAINTING</b>										
103											
104	Window Lintel										
105	Decks			X		Not mentioned					
106	Dormers			X		MD, para. 6 (b)					