

REDWOODS HOA MATRIX

	HOA OWNER	
<u>EXTERIOR BUILDING</u>		
Stairways and Landings	X	
Front Doors & Utility Doors	X	
Patio, RayPac, Fences	X	
Common Area Walls and Fences (ALL)	X	
Balcony	X	
Carports	X	
<u>EXTERIOR MAINTENANCE</u>		
Roofs (Carports and all buildings)	X	
Inside unit building walls (Framing)	X	
Storage cabinets in parking area	X	
Storage Cabinets in carport area (Locks, latches, etc.) (To include under stairways)		X
Stairways and landings (Common area)	X	
Front Doors (Repair or Replace)	X	
Utility Doors (Electrical metering doors)	X	
Balcony and Stairway railings	X	
Balcony (Cleaning, sweeping)		X
Items authorized on patio, balcony and in backyard		X
Trees, landscaping, and other "Improvements" in patio backyard area		X
Hardscape - Brickwork, concrete, shed, etc.		X
Fireplace and Chimney Cap	X	
Awnings		X
Original Trees and Bushes	X	
<u>INTERIOR BUILDING</u>		
Windows (glass/weatherstripping/locks/hasps/tinting)		X

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Window Screens		X	
Sliding glass door		X	
Door knob, hinges, locks, peep hole, rollers, weather-stripping,		X	
All doors (Inside unit and casing)		X	
Threshold, weather-stripping, etc.		X	
Exterior Security/Screen Doors and Locks		X	
Interior Wall and Ceiling Surfaces		X	
Interior Wall Cabinets (Kitchen, bedroom, bathroom etc.)		X	
Interior Paint/Wallpaper		X	
Floor Coverings (Wood, carpet, tile)		X	
Floors/Walls/Ceilings (Structural framing only)	X		
Fireplace cleaning & interior surfaces		X	
		<div style="text-align: center; transform: rotate(-45deg);"> HOA OWNER </div>	
Fireplace and chimney cap or heater vent	X		
Duct system and register/vent		X	
Pot belly stoves		X	
Slab and Foundation	X		
Slab leak	X		
Attic Space	X		
Gutters	X		
<u>LANDSCAPING</u>			
Backyard (Exclusive Common Area)	X		
Patio/Balcony/Yard Area (Owner installed items)		X	
Common area maintenance throughout complex	X		
Flower pots of any kind or size outside of unit - To include balcony, patio and backyard	X	X	
<u>PLUMBING, ELECTRICAL, UTILITIES</u>			
Plumbing pipes located <u>outside</u> of interior space of unit	X		
Toilets and wax seals		X	
Angle stops and supply lines		X	

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Exterior hose bib and spigot	X		
Carport lights	X		
<u>RECREATIONAL FACILITIES</u>			
Pool/Spa/Jacuzzi	X		
Clubhouse	X		
Gym and all exercise equipment	X		
<u>OTHER</u>			
Owner installed improvements		X	
Building address numbers	X		
Driveways, sidewalks, carports, open parking spaces	X		
Mailbox surfaces & structure	X		
Mailbox lock and key		X	
Storm drains & drainage facilities	X		
Cable TV connections (Cable box)	X	X	
Roof antenna	X		
Satellite DISH		X	
Pest control (Common & exclusive common area)	X		
Termites (Common & exclusive common area - exterior)	X		
Termites (Interior of unit)		X	
Telephone Equipment & Wiring (Inside and outside)		X	
Damage to any component caused by homeowner		X	
Homeowner insurance requirements *		X	
Insurance deductible (Insurance coverage is required)		X	
Dumpsters and enclosures	X		
Perimeter fencing	X		
Gates and fencing	X		
Asphalt repairs, striping, curb stops, etc.	X		
Cinder block walls and wooden fencing	X		
Damage to carport structure and/or concrete carport floor		X	
Vandalism of any kind		X	
Raypac enclosures	X		
A/C Enclosures	X		

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Security cameras, carport lights, light poles, ground lights	X		