

**TARTAN RIDGE**  
**Exterior Components and**  
**Maintenance/Repair**  
**Reflecting Responsibility**

**Key:**

A - Association Responsibility  
H - Homeowner Responsibility  
V - Village of Burr Ridge Responsibility  
A/H - Association Contracts Work & Bills  
Back to the Homeowner

**Asphalt:**

A - Parking Areas  
A - Street

**Basements:**

A - Basement Wells and Drains  
H - Walls and Floors

**Building Exteriors:**

A - Caulking  
A - Painting  
A - Masonry  
H - Windows  
A - Wood Trim  
A - Mailbox Shed

**Chimney and Caps:**

A - Exhaust Roof Vent and Flashing  
A - Fireplace: Exterior Masonry  
H - Fireplace: Flue and Interior  
H - Furnace and Flue  
H - Furnace Housing and Cap  
H - Cap Screen

**Concrete:**

H - Deck Piers  
H - Foundations  
A - Curbs  
H - Masonry  
A/H - Driveways  
A/H - Sidewalks  
A/H - Stoops/Porches

A/H - Decks

**Doors:**

H - Door Bells  
H - Entry Door and Glass  
A - Entry Door Exterior Painting  
H - Entry Door Glass Frames  
A - Garage Doors Exterior/Painting  
H - Garage Doors Interior and  
Mechanical Operation

**Electrical:**

H - Air Conditioning Units-Base and  
Support/Wiring/Pipes/ Etc.  
H - Meter Boxes  
H - Porch Outlets

**Extermination/Animal Removal:**

A - Exterior Pests/Animals  
H - Interior of Units

A - Grading

**Grounds:**

A - Fencing/Drainage/Grading/Retainer Walls

**Gutters/Downspouts:**

A - Cleaning  
A - Drainage Tile  
A - Maintenance  
A - Melting Cables

**Landscaping:**

A - Maintenance  
A - Mulch  
A - Replacement

**Lighting - Electrical and Bulb:**

- L - Front Entrance Sign Lighting
- A - Lighting Fixtures on Units
- A - People Park Lighting
- A - Porch Lighting
- A - Street Lamp Post

**Masonry:**

- A - Tuckpointing/Sealing/Replacement
- A - Brick Paved Walk (People Park)

**Plantings:**

- A - Common Area Plantings
- A - Original Unit Plantings

**Plumbing/Sewer:**

- H - Pipes Until Connected to Common Pipes
- A - Common Pipes to "B" Box
- V - "B" Box to Street
- H - Outdoor Faucets
- H - Sump Pumps/Drainage Pipes

**Roofs:**

- A - Ridge Vents/Soffit Vents
- A - Shingles/Sheathing
- H - Skylights
- A - Trusses

**Signs:**

- A - Address Numbers
- A - Wood People Park Sign
- A - Wood Directional Signs
- A - Wood Entrance Signs

**Sprinkler System:**

- A - Maintenance/Repair/Replacement
- A - Well

**Wiring/Cable:**

- H - Cable, Wiring, etc.

**Ventilation:**

- A - Vent Covers Crawl Space
- A - Vent Covers Dryers
- A - Vent Covers Exhaust
- A - Roof Exhaust Pipes

*Responsibility on this list pertains to maintenance and repairs. Any replacements are homeowner responsibilities and/or the Board may initiate the replacement and charge the homeowner for said expense.*