

**PAULINA COURT CONDOMINIUM ASSOCIATION
MAINTENANCE RESPONSIBILITY CHART**

| Item | Association Responsibility | Unit Owner Responsibility |
|--|-----------------------------------|-----------------------------------|
| Balcony (repair and replacement) | By-Laws, Article VI, Section 3(c) | |
| Deck(repair and replacement) | By-Laws, Article VI, Section 3(c) | |
| Doors (repair and replacement) | By-Laws, Article VI, Section 3(c) | |
| Doors (maintenance) | | By-Laws, Article VI, Section 3(c) |
| Ducts (exclusively serves a Unit and located outside of Unit boundary) | | By-Laws, Article VI, Section 3(c) |
| Ducts (exclusively serving more than one Unit and located outside of Unit boundary) | By-Laws, Article VI, Section 3(c) | |
| Electrical wiring of conduit (exclusively serves a Unit and located outside of Unit boundary) | | By-Laws, Article VI, Section 3(c) |
| Electrical wiring of conduit (exclusively serving more than one Unit and located outside of Unit boundary) | By-Laws, Article VI, Section 3(c) | |
| Exterior Walls | By-Laws, Article VI, Section 3(c) | |
| Flues (exclusively serves a Unit and located outside of Unit boundary) | | By-Laws, Article VI, Section 3(c) |
| Flues (exclusively serving more than one Unit and located outside of Unit boundary) | By-Laws, Article VI, Section 3(c) | |
| Landscaping of Common Elements | By-Laws, Article VI, Section 3(c) | |
| Painting of Common Elements | By-Laws, Article VI, Section 3(c) | |
| Perimeter walls, floors and ceiling of a Unit (outside of Unit boundaries) | By-Laws, Article VI, Section 3(c) | |

| | | |
|--|-----------------------------------|-----------------------------------|
| Pipes (exclusively serves a Unit and located outside of Unit boundary) | | By-Laws, Article VI, Section 3(c) |
| Pipes (exclusively serving more than one Unit and located outside of Unit boundary) | By-Laws, Article VI, Section 3(c) | |
| Roof | By-Laws, Article VI, Section 3(c) | |
| Roof Deck | | Declaration, Section 4(c)(7) |
| Shafts (exclusively serves a Unit and located outside of Unit boundary) | | Declaration, Section 4(c)(7) |
| Shafts (exclusively serving more than one Unit and located outside of Unit boundary) | By-Laws, Article VI, Section 3(c) | |
| Snow removal of Common Elements | By-Laws, Article VI, Section 3(c) | |
| Storage Locker | Declaration, Section 4(c)(6) | |
| Storage Room | By-Laws, Article VI, Section 3(c) | |
| Structural Components | By-Laws, Article VI, Section 3(c) | |
| Tuckpointing of Common Elements | By-Laws, Article VI, Section 3(c) | |
| Windows (repair and replacement) | By-Laws, Article VI, Section 3(c) | |
| Windows (maintenance) | | By-Laws, Article VI, Section 3(c) |