



# General maintenance responsibilities

At Sparrow, we take our maintenance responsibilities seriously. We respond quickly to any issue and address it thoroughly. Residents have maintenance responsibilities, too. Together, we can keep your home clean and secure. Here is a list of Sparrow and resident responsibilities to be aware of.

 Sparrow's responsibilities

 Resident's responsibilities

 **Air conditioning unit and furnace**

 **General appliances**

 **Garbage disposal**

 **Water heater**

 **Major drain blockages (unless resident caused)**


 **Fences and roofs**

 **Structural components**

 **Exterior paint and garage door**


 **Change air filters**

 **Pest control**


 **Yard maintenance including replacement of sprinkler heads**

 **Toilet and drain clogs**

 **Replace light bulbs and batteries**

 **Maintain home in clean, safe and sanitary condition**


## Resident landscaping responsibilities

 Keep yard free of weeds, particularly hardscape areas

 Mow lawn regularly


 Water plants and lawn as needed


 Trim hedges and shrubs

 Rake leaves and other debris


 Remove pet waste

## Resident HOA responsibilities

 Maintain landscaping, plants, and trees including keeping the yard free of weeds

 Keep trash containers on the street no earlier than the night before trash pick up and store them out of sight no later than the night of trash collection

 Store trash containers in garages or behind fences out of sight of neighbors

 Do not park vehicles on the street as many HOAs and cities have ordinances prohibiting street parking

 Park vehicles in the driveway or garage

 Keep driveways free of oil stains

Learn more at [sparrownow.com](https://sparrownow.com)