

Policy # 10: Termites and Other Pest Control

- **Exterior Termites:**
The HOA will be responsible for the cost of inspection and treatment of termites found on the exterior of any town home. For the purposes of this policy, the definition of exterior will be extended to include all patio areas. Any damage found to the exterior will be repaired at the sole cost of the Association. The cost of any work on the town homes interior made necessary as a result of termite damage to the exterior will be the responsibility of the individual homeowner.

- **Interior Termites:**
The individual homeowner will be responsible for the inspection and treatment of termites found on the interior of any town home. Any damage found to the interior will be repaired at the sole cost of the homeowner.

- **Other Household Pests:**
The exterior of town homes and Common Area will be treated by the HOA for destructive or troublesome insects, small animals, etc., as needed. The individual homeowner will be responsible for the inspection and treatment of any such pests found in the interior of any town home. If, after proper inspection, it is established that entrance to said town home by said pests was the result of negligence on the part of the HOA, then the HOA will reimburse the homeowner a percentage of the amount spent, but not more than one half the cost. Amount to be decided by the Board of Directors after each instance.

- **Annual/Quarterly Treatment:**
Owner(s) who fails to permit regularly (annual/quarterly) scheduled treatment by management will be held 100% responsible for any damages caused by said failure both to their town home as well as the adjoining town home(s).