ELIGIBLE RESERVE FOR REPLACEMENT ITEMS

The below list includes items for which a complete replacement will, generally, be considered eligible.

**Appliances**
- Ranges
- Refrigerators
- Dishwashers
- Laundry Washers/Dryers
- Microwave Oven
- Garbage Disposal

**Plumbing**
- Toilets & Valves
- Bathtubs & Sinks
- Kitchen Sinks
- Fixtures
- Plumbing System
- Dwelling Unit Domestic Water Heater
- Central Domestic Water Heater

**Exterior**
- Doors
- Windows
- Roofing, Shingle, Tile, etc., complete replacement
- Soffit/Fascia
- Gutters & Downspouts, complete replacement
- Storm Windows
- Siding, complete or extensive replacement
- Sprinkler System, complete replacement
- Concrete Walks & Curbs and stairwells
- Painting, complete exterior (includes breezeways & stair rails)
- Trim and Accessories
- Landscaping
- Site/Pool Fencing, complete replacement
- Site Lighting

**Heating System**
- Stokers
- Oil Burners
- FWA Gas Furnaces
- Valves & Pumps
- Baseboard Heaters
- Boilers

**Air Conditioning Equipment**
- Motors & Fans
- Individual Units (including Air Handler & Condenser)
- Compressors
- Chillers

**Interior Decorating**
- *Carpet
- *Floor Tile
- Cabinets and Countertops
- Electrical Fixtures
- Mirrors
- Motors & Maintenance Equipment

**Miscellaneous**
- Elevator, complete or extensive repairs
- Sealcoating Asphalt/Striping
- Resurfacing Asphalt
- Swimming Pool, complete or extensive repairs
- Smoke Detectors, smoke alarms, fire alarms/systems, or call systems
- Playground Equipment
- Pool Furniture, complete replacement
- Pool Equipment
- Clubhouse Furnishings
- Trash Systems/Refuse Compactor
- Mail Facilities
- Car Wash Equipment
- Recreation Equipment and/or Facilities
- Motors & Maintenance Equipment

*Carpet and Floor Tile should last at least 3 unit turns or 5 years, whichever is longer.