

Fairway Nine I Condominium Association

March 2018 Newsletter




Plumbing Repairs Completed – Management would like to thank all Owners for their patience while mandatory plumbing upgrades were completed in all condominiums. The plumbing upgrades included the following:

- 1) Replaced all water supply lines to sinks and toilets with braided steel.
- 2) Replaced all stop valves under sinks and on toilets if they were the original.
- 3) Replaced all dishwasher supply lines with braided steel.
- 4) Replaced all accessible ice maker supply lines with braided steel.
- 5) Replaced all washing machine supply lines with braided steel.
- 6) Replaced all water heater supply lines with new copper flex lines.
- 7) Repositioned all water main shutoffs from crawlspaces to easy access within the condominium.
- 8) Placed signage above water main shutoff valves in all condominiums- signage identifies the water main for the condominium and warns not to block with any stored items.
- 9) Owners have been notified that water main must be turned off if the condominium is vacant for more than 48 hours.

The Insurance Underwriter sent an inspector who confirmed completion of the plumbing upgrades. The Insurance Underwriter has issued a statement that the Fairway Nine I Association has met their requirements for continued insurance coverage.

Owners please remember that there is now a \$25,000 deductible for any water loss. You must remember to inform your guest and tenants that the water main must be turned off whenever the unit is vacant for more than 48 hours. Owners will be charged \$50 if Association is requested to enter your unit and turn off the water main. Water main shutoffs are now easily accessible in all condominiums and identified with a red sign placed above the shutoff. **Please do not block access to water shutoff!**

Many owners have already received a plumbing upgrade billing. Some owners will find a plumbing improvement bill with this quarters dues statement. Prompt payment to the Fairway Nine I Association is greatly appreciated. Fairway Nine has paid the plumbing and general contractors for all the work done in condominiums. Any future plumbing modifications by a unit owner must be reported to the Association. Again, thank you for your cooperation and patience during this project.

 **Freeze Detection Device** – Owners please remember that in every condominium there is a freeze detection device. This device prompts a dialer to call management when your condominium temperature falls below 40 degrees. The device looks similar to a door bell and is usually placed in the laundry or water heater areas. Please do not tamper with or remove this device. This device has warned management of three (3) furnace issues this winter season prior to any damage occurring in the condominium. Thank you.

CONTACT INFORMATION

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