

Mariners Village Condominium Unit Owner's Association, Inc.

ADDITIONAL IMPORTANT INFORMATION

Updated 7/13/2016

Water Shut-Off Valves:

Shut-off valves are usually located in the utility closet (where the washer and dryer are located) and are generally inside the wall behind a small door or removable panel. In addition, water to each stack of units (3 units tall) in a building can be shut off by turning off the valve at the water meter for the stack. These valves are located under a removable cover at ground level in the mulch beds on the parking lot side of the buildings.

It is recommended that when owners or guests depart from the unit for an extended period of time that the interior main water valve is shut off at that time, especially in the winter.

Hot Water Heaters:

When you shut off the main water supply to your unit, you should also turn off the electric power supply (circuit breaker) to the hot water heater. The water heater circuit breaker is in a metal box on the wall just above the water heater. This should reduce the expense of electricity and burnout of the heating elements if the unit is not occupied.

HVAC Maintenance and Filters:

Owners are individually responsible for the maintenance of the air conditioner and heat pump for their unit and changing the air filters in their own units. A partial exception is that the filters are changed for those owners who are in a Rental Program Annual Maintenance Plan.

HVAC inspections and routine service should be performed twice a year and air filters should be changed every 1-3 months depending on the recommendations of your HVAC and filter manufacturers.

Owners are reminded that heat should be turned on to at **least 55 degrees** by November 1st of each year. This is to prevent frozen pipes and damage to any units.

Dryer Vents:

Individual unit owners are responsible for having their clothes dryer vent periodically cleaned out to prevent a fire due to overheated lint that has built up and clogged the vent.