



## Hot Water Heater Policy

1. All original hot water heaters, that is, hot water heaters installed at the time of the declaration, or the creation of the unit must be replaced by unit owners.
2. All hot water heaters must be replaced by unit owners before the actual expiration date.
3. Each unit owner must provide proof of the date of installation and the period of warranty for the hot water heater located in his or her unit within one month of request by the Board of Directors. The Board of Directors shall keep a record of the date of installation and period of warranty for each hot water heater.
4. The Board of Directors or their designated agent may inspect all hot water heaters installed in the condominium.
5. If a unit owner has not replaced his or her hot water heater as provided above, the Board of Directors shall notify the unit owner that his or her hot water heater must be replaced. The unit owner shall replace the hot water heater within two weeks of said notice.
6. The water heaters must be replaced with water heaters with the following specifications:

All replacement water heaters shall be installed with a catch pan, which is piped to a floor drain and water cop. The unit owner shall provide proof of such installation.
7. If the unit owner does not replace a heater within two weeks of notification of replacement, the Board of Directors may cause the replacement of the water heater and charge the costs as an assessment against the unit in which, the hot water heater is located.

Fines for non-compliance will be assessed at the discretion of the Board of Managers against the unit in the amount up to \$250 per month.