

Sanitary Sewer Line Policy

To address a number of sewer backups over the years, the Board of Directors established a scheduled maintenance plan on select sanitary sewer lines in coordination with a local contractor with a significant amount of knowledge and history on this subject here at Springbrook Condominiums.

In addition, following numerous occasions when a common drain line would be clogged by food disposed of using a garbage disposal, the Board of Directors heeded the recommendations of two plumbers and prohibited garbage disposals at Springbrook (see Residency Rules and Regulations, No. 8).

While these changes have resulted in significantly fewer backups, they are not enough to reduce the potential for sewer backups, since a significant part of the problem is attributed to the type of items disposed of through the sanitary sewer lines. The following items are *not* to be placed in the toilet, sinks, tub, or shower—all of which flow through the sanitary sewer system:

- Cotton balls or cotton swabs/Q-tips
- Cigarette filters/butts
- Dental floss
- Disposable diapers
- Hypodermic needles
- Tissues or paper towels
- Wet wipes/baby wipes
- Any food or grease
- Any prophyllactics or feminine hygiene products

We also ask for your cooperation in performing the following:

- When you have guests in your unit, please make them aware of the aforementioned items which are not to be flushed down the sanitary sewer lines.
- Keep the lint traps in your washing machine clean so that lint does not end up in the sanitary sewer system and create a potential problem.
- When showering, bathing, or washing your hair, use a hair trap to prevent excess hair from going down the drain.

The Board of Directors will hold unit owners responsible for all costs associated with sanitary sewer backups when there is sufficient information to determine the unit responsible for disposing of the prohibited item(s) which caused the backup. (This position is consistent with, and supported by, both the Declaration and the Bylaws of Springbrook Condominiums.)

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