

**McNeill Property Management, Inc.**

2077 N. Frontage Road, Suite D

Vail, Colorado 81657

Phone 970-479-6047 Fax 970-477-1147

[dan@mcneillinc.com](mailto:dan@mcneillinc.com)

[www.thereserveontheeagleriver.com](http://www.thereserveontheeagleriver.com)

"The Community Association Management Specialists"

To: All Reserve on the Eagle River Residents

From: McNeill Property Management

Re: **Drain Lines and Plumbing Protocol**

Date: April 21, 2016

Please report any problem drains to management as soon as they are detected. Indications that you have a problem with your drain may include unpleasant odors, slow movement of water and (of course), back-ups!!

**Please use the kitchen disposal sparingly. If you must use your disposal, run it for a minimum of one minute with HOT water. Throw away food and garbage in the trash can whenever possible. Never put any fibrous materials or coffee grounds down your sink drain. Contact MANAGEMENT if you notice slow drainage and/or any unusual smells coming from the sink. DO NOT CALL YOUR OWN PLUMBER.**

**Never put any feminine products or towelettes down your toilet. Use only SOFT toilet paper products.**

It will be a team effort to keep your lines draining properly. It is especially important if you have an upper level unit to be considerate and follow the above guidelines because your neighbors below you will be the ones that will experience the backup.

Please remember that if we do bring in a plumber and they deem the clog to be from excessive hair in the drain or some other resident-caused element, the owner will pay for the plumbing bill. We need to be reasonable in these association-paid plumbing expenses and hold owners and tenants accountable when it is an owner / resident element.

Thanks for your help in this important matter!