

PLA-VADA COMMUNITY ASSOCIATION

RULE AND REGULATION FOR PROPER USE OF SEWER

Whereas, the Pla-Vada Community Association (the "Association") owns and operates the sewer plant, and is entitled to make reasonable rules and regulations concerning the use of the sewer system;

Whereas, the Association has experienced issues with blockages resulting from the improper use of the sewer system, particularly the flushing of items that do not adequately dissolve and do not belong in the sewer system;

Whereas, blockages threaten the health and safety of the sewer system, and the sewer system must operate safely and in compliance with applicable law;

Whereas, it is unfair to ask all the users of the sewer system to pay for misuse of the sewer system by other users; and

Now, therefore, the Association adopts the following rule and regulation concerning the proper use of the sewer system, and the responsibility for maintenance and repair costs caused by improper usage of the system.

1. **Proper Usage of the Sewer System.** The sewer system is for residential and commercial sewage and toilet paper that will dissolve when in the sewer only. No one may make any other use of the sewer system and any such other use in an improper use of the sewer system.
2. **Improper Usage of the Sewer system.** All used of the sewer system must be in compliance with Section 1 above. However, for clarity, the Association desires to clearly state that the following products are improper and **not allowed** in the sewer system:
 - a. Fats, oil or grease;
 - b. Paper towels;
 - c. Diaper wipes;
 - d. Hand wipes;
 - e. Facial tissues;
 - f. Cotton balls;
 - g. Rags;
 - h. Diapers;
 - i. Feminine products;
 - j. Dental floss; and/or
 - k. Articles of clothing.
3. **Responsibility for Costs of Maintenance/Repair.** If an owner of a property connected to the sewer system contributes to issues requiring repairs/maintenance (e.g., a backup or possible future backup) by improper use of the sewer system, then the responsible owner(s) shall be jointly-and-severally liable to reimburse the Association for all costs of maintenance and repair to the affected portions of the sewer system. The Association may maintain and repair the issue(s) and shall then invoice the owner for all costs and expenses incurred. If the invoice is not paid by the responsible owner(s) within twenty (20) days after receipt, then a late fee of 10% of the invoice amount or \$100, whichever is greater, shall be imposed on the owner(s). All delinquent invoices shall bear interest at 1% per month until paid in full. The owner(s) shall also be responsible to reimburse the Association for its reasonable attorneys' fees and costs incurred in collecting an invoice. Each owner invoiced shall be responsible to reimburse the Association for the entire amount of costs and expenses.
4. **Responsibility Guests/Customers/Etc.** Each owner with sewer service shall be responsible for the uses of the sewer system by that owner's guests, invitees, customers, tenants, employees, and agents.

Adopted 12/16/17