



Winter is coming! What you need to know!

***Temperature Inside Residence-** maintain at 60 degrees (minimum) at all times.

- Open Cabinet Doors with drains/pipes to allow warm air to circulate around pipes to prevent freezing.
- Let Faucets Drip Water to prevent pipes from freezing.

***Cadet /Baseboard Heaters-** Clean these before turning unit on to prevent burning smell. Clean these by using a vacuum with a brush head to simply brush over the exterior grill or heating elements. Please Do Not remove grills or apply pressure on heating elements as this will damage the unit.

***Furnace/HVAC Filters-** If filters have not been replaced within the last 3 months. Replace Filters with the exact filter and location that is currently in use . Please Do Not place a filter in both the Furnace/HVAC and the Return Air Grate as this will damage the furnace/HVAC.

***Gutters-** Clean debris from gutters to allow the rain/moisture to flow properly. This will prevent damage to gutters and roofs.

***Exterior Water Faucets & Pipes-** Disconnect garden hoses from exterior faucets (if not disconnected, pipes will freeze and break). Wrap exterior pipes and faucets. Recommendations are to purchase Insulation Covers or newspaper covered with a waterproof material is excellent insulation.

****In the event that your pipes freeze, do not run any major appliances that use water (such as dishwashers or washing machine). Please be advised, running appliances without water can damage the appliance.****

***Exterior Foundation Vents-** Close the foundation vents and install foam insulation blocks. This will help you save money on your heating bills.

***Driveways/Sidewalks-**Driveways/Sidewalks are to be kept free of ice/snow build-up. It is your responsibility to shovel your driveways/sidewalks. Please Do Not use Ice Melt as this will damage the concrete/pavers.

City Code requires that all sidewalks be kept free from ice/snow build up and could impose a fine if not addressed.

If you suspect that your pipes have frozen and/or you have a leak, you must notify PLUS Property Management immediately.

REMEMBER...YOU CAN PREVENT FROZEN PIPES BY ADHERING TO THESE
GUIDELINES.

IF YOU DO NOT FOLLOW THESE GUIDELINES AND DAMAGE OCCURS, YOU WILL
BE HELD LIABLE FOR REPAIR EXPENSES.

Plus Property Management
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