

## REMINDER OF FREEZE ALERT AND NECESSARY PRECAUTIONS

By knowing what to do and preparing now for when **Cold Weather** moves in and temperatures drop below freezing, you can possibly prevent frozen/broken water pipes if a hard freeze arrives. In addition, your fast response can mitigate damage if pipes do freeze. It is important all owners take precautions to prevent freeze damage.

### AT THE START OF COLD WEATHER

- **Disconnect** all hoses from outside faucets if you have them. Wrap or cover all exposed faucets and pipes (if applicable).
- Bring in all animals from patios / balcony's.

IN SUB-FREEZING WEATHER (Defined as: a temperature drop below 32 degrees overnight, and where the temperature is not predicted to rise above 32 during the following day)

- **Let all faucets in your home drip.** A few drops per second are plenty.
- **Leave cabinet doors under kitchen and bathroom sinks open** to allow heat to get to the pipes.
- Heat your home to at least 60 degrees at all times, especially when you are away.
- TALK TO YOUR NEIGHBORS - MAKE SURE THEY ARE TAKING PRECAUTIONS TOO.
- If you ever turn on a faucet during freezing weather and no water comes out, you may have a frozen/broken pipe that will cause a flood when it thaws.
- If you have a washing machine located against an exterior wall, turn off the two valves behind the washer after every use. (Washing machine hoses are very susceptible to freezing and failing.)

### IN YOUR ABSENCE

If you are going to be away for several days, have someone watch over your home and make sure they follow these Freeze Alert procedures.