

**Waterman Crossing Condominium Association (WCCA) needs your help to stop water losses.  
To avoid wasting water and money we need help from every resident in WCCA.**

**\*\* Please inspect your home and property for signs of water leaks!\*\***

**Check Inside your unit** –Check for running toilets (a big offender), dripping faucets, puddles near appliances that use water (refrigerators with ice makers, washing machines, hot water heaters, etc.), wet spots on a floor, ceiling, or wall, etc. Dishwasher connections under the kitchen sink are important connections to check. Check for wet surfaces and soggy cabinet shelves.

**Check outside your unit** –Check your garden hose spigot connection for leaks, standing water where there shouldn't be any, or unusually soft or soggy spots in the ground, patches of lawn that are deeper green than surrounding areas. Our own maintenance crew can repair or replace the valve. Don't hesitate to report dripping valves which you tried to firmly shut off but still drip.

Less common but also worth checking: A. Listen for leaks. Some leaks take place out of sight, for example, by flowing directly into drains, behind walls and underground. Carefully listen to your water pipes, appliances and especially around your toilet tank. B. Use your sense of smell. Leaks are a common cause of mold growth around the edges of bathtubs, under bath mats and under kitchen sinks, in walls and subflooring and other out-of-the-way places that make them difficult to see but easy to smell.

If you find a leak that you cannot fix yourself, please call your plumber or our management company, Creative Management at (713) 772-4420 and let them know, together we can get the leaks fixed quickly.

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**Further Reading:**

**Wasted water cost our association over \$1200 last month.** All our water is clean and potable drinking water whether it is used for a cup of coffee, a bath or shower or a dripping faucet or running toilet. "Wasted water" often goes directly down the drain, unused and not doing anyone any good. WCCA still pays the bill to have the water purified for drinking, piped to WCCA and then treated after which it ends up down at the sanitary sewer treatment plant on Strack Road. We also pay higher and higher rates to build new capacity as the city grows. WCCA has water leaks downstream of seven (7) meters that lose a total of 125,000 gallons per month... or enough to fill the swimming pool twice a month, with expensive "cool, clear potable (drinking) water". Information on our new "Smart" water meters- Seven of the 13 water meters inside Waterman Crossing show water leaks every day.

The 13 new "Smart" meters installed last year indicate when condos in the buildings served by that meter have a leak. If any bathroom valve or kitchen faucet, or the outside hose spigot drips when the valve is closed even that small drip constitutes a leak and should ideally be fixed by you or your plumber. WCCA wants to stop all water leaks to save WCCA the money "wasted"; WCCA does not want to limit your water usage.

What's implied by seven (7) meters showing leaks is that six (6) of our meters appear to have "zero leaks", no significant leaks whatsoever.

To fix a running toilet may require the purchase of a new flapper costing under \$10 at the hardware store. This is the problem in most significant leaks. Leak rates vary from day to day as leak rates are combined from up to 32 condos. That is why we need residents from every unit to scout out any leaking valves for themselves. We need your HELP to minimize wasted water (\$\$)!

For more info, see Waterman Crossing's Website or [WaterSense from the Environmental Protection Agency](#)