

What costs are covered by the HOA?

- HOA covers potable water and wastewater piping from the entry at the interior wall for the condo unit to the exterior common junction of these pipes to city services.
- The HOA will cover the cost of repairing common pipes that are leaking and proactively replace other common pipes if discovered during repair.
- HOA will cover cost of repairing and painting drywall opened to inspect or repair leak.

What costs are not covered by the HOA?

- Condo owners shall cover all other costs or contact their respective insurance company to get any other damages from leak fixed and paid for. Their insurance company can contact the HOA insurance company to coordinate cost responsibility along with any renter's insurance if applicable.
- HOA does not cover water heaters, water softening systems, R.O. systems, washer hoses or general plumbing maintenance such as drain rooting.

Who does the owner contact once a leak is detected?

As soon as a leak is detected, owner of condo should contact Heywood Management via phone & put in a service request on Heywood's website or on the front page of our website:

runawaypointhoa.com A link to the service agreement can be found on the front page of our website: **runawaypointhoa.com**

A courtesy notification will be made by Heywood to the HOA President. Once notified, Heywood will:

- Contact a plumber to come and evaluate. After evaluation, Heywood will contact the owner within 48 hours to discuss if the leak is an HOA fix. If HOA fix, the plumber will contact owner/renter to schedule initial visit.
- Contact all condo owners impacted by leak.
- Coordinate with all condo owners/renters impacted and keep them updated on work throughout the process.
- Coordinate access to any units needed to evaluate to fix leak.
- Coordinate with plumber thru conclusion of project.

Which plumber is used, and can condo owner use their own plumber?

Plumber used should be from the preferred list for Runaway Point. This will ensure that cost is appropriate, and that the plumber is familiar with Runaway Point. If condo owner chooses to contact their own plumber (not on the preferred list), prior to contacting Heywood and the leak is the HOA responsibility, the costs may not be covered by the HOA. If leak repair is not the responsibility of the HOA, then the owner can choose their own plumber. However, it is recommended that they still use a plumber from the preferred list since these plumbers are more familiar with Runaway Point.

2024 Updated Runaway Point Plumbing Policy – updated 6-2024

PREFERRED PLUMBERS FOR HOA JOBS:

ARMOR PLUMBING: 480-782-9324

IQ PLUMBING: ISRAEL ENRIQUE: 602-399-1632

PLUMBER FOR PERSONAL JOBS:

ROOTING DRAINS, INSTALLING WATER HEATERS/SOFTENERS/R.O SYSTEMS, SHOWER FIXES,
DRAINS, TOILET WASH RINGS/ BATHROOM OR KITCHEN REMODLES/HOSE BIBS REPLACED:

JEFF NELSON: 480-843-7749