



North Fairlington News Historic Fairlington Villages

MARCH 2021 VOL. 43, No. 3

[HTTPS://APP.TOWNSQ.IO/LOGIN](https://app.townsq.io/login)

Elect Three Directors at Our Annual Meeting on March 31

The election of three members of the Board of Directors will highlight the Annual Meeting of the Fairlington Villages Association on Wed., March 31, at 7 p.m. This year the meeting will be held via teleconference. Log on details will be provided in the mailing.

QUALIFIED CANDIDATES

We have four qualified candidates running for three open seats:

- ✓ Ed Stollof: running for election in Ward II
- ✓ Jessica Lewis: running for election in Ward II
- ✓ Larry Straub: running unopposed for election in Ward IV
- ✓ Joe Torres: running unopposed for At-Large Director.

The Board sets condo policy, oversees Management, and maintains fiduciary responsibility for a multi-million-dollar annual

budget. Board members receive no compensation for their services to Fairlington.

ANNUAL MEETING MATERIALS

Statements from the candidates who provided them by the deadline are included in the Annual Meeting materials and with online ballots.

ESTABLISH QUORUM

It is important to establish a quorum. If a quorum is not established the election cannot be held. Vote online or return your paper proxy to the management office.

MARCH HOMEOWNER MAILING

All homeowners receive their Annual Meeting materials and

proxy ballots by mail. If you do not receive the materials by March 3, then please contact the management office at 703-379-1440 or email office@fairlingtonvillages.com.

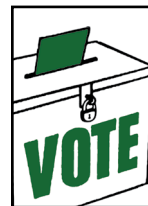
VOTE ONLINE!

Voting online is the preferred

way to vote, especially during the pandemic. It is easy, and more importantly, the *safest* way to cast your ballot. Please

take advantage of this convenient way to participate in the Association's most important meeting of the year. The mailing contains instructions for voting electronically, including your unique user ID and password for each unit you own.

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Vote Online!

by 11:59 p.m.
on Tuesday, March 30

Let It Snow ... and then Let Our Snow Be Removed

Fairlington Villages has a master snow removal plan that has evolved over many years to ensure resources are deployed efficiently and economically. Our plan is adjustable depending upon the circumstances and type of weather event (snow, sleet, freezing rain, and any combination). Winter precipitation can begin at any time day or night and our cleanup crew will respond as needed. Ordinarily, plowing starts on the Association's

61 parking lots and the City of Alexandria and Arlington County streets after a measurable amount of snow has accumulated, typically 1–2 inches. We use the two largest vehicles in our maintenance fleet (a Ford F-150 and a GMC Sierra 250) equipped with a blade/plow on the front and salt spreaders on the tail. In the event of rapid and heavy snowfall, the Association outsources for additional plowing and salting.

Removal of snow from the Association's sidewalks, steps, and lead-walks begins when the weather event is at or near its finish, excepting the County and City sidewalks in the community, which are cleared and treated for salt as needed with a Kubota Utility Tractor using a rotating brush at the front and a salt spreader at the tail.

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Please see end of article for costs of snow removal.

Backyard Fencing Project is Backed Up

COVID-19 has disrupted the lumber industry, specifically the availability of Western red cedar, with an increase in demand for home improvement projects and a decrease in supply.

Clear, knot-free, high-quality cedar that we are using in our fence project adds additional uncertainty to how quickly the mills can collect the material. Out of each lot of trees, mills cannot predict how

much clear lumber they can get. Production dropped when the pandemic started and now demand is outpacing the available supply. The mills have not been producing high-quality pickets at the rate they were anticipating.

We identified 190 fences for replacement in Phase 1 of our backyard fencing replacement project in Ward I. As of mid-February, 144 fences have been installed and 5

more are in the process to be completed, giving us a total of 149 new fences. For the remaining 41 fences, Long Fence expects to receive 5,000 pickets in the next 3 weeks, enough to complete 24 fences. The remaining pickets for the last 17 fences to complete this project are expected to arrive in mid/late March. We appreciate your continued patience as we work to accomplish this maintenance project.

Plotting a Pilot for Alternative Lawn Care

At its February meeting, the Board of Directors approved a new pilot project to investigate the use of organic products in lieu of man-made (synthetic) products for our lawn care. The pilot area is easily visible to residents, so you can provide your feedback. The map shows the area of the pilot project in Ward 5, directly across from the management office, bound on the west by 29th Street, the north by parking lot 40/ Abingdon Street, the east by 30th Street, and the south by parking lot 38.

What are the goals?

Our goals are twofold: to see if organic herbicides are as effective

as our current process or effective enough to satisfy our residents; and to help us determine if the results are worth the cost, as organic products are significantly more expensive than synthetic products.

What are we doing differently with this pilot?

The pilot will use an organic fertilizer and herbicide, which is applied to the grass in the fall.

What are herbicides and where are they applied?

Herbicides are chemicals specifically designed to kill weeds. Herbicides are either selective (targeting certain weeds) or non-selective

(kill all plants with which they come in contact). All herbicides are EPA-approved chemicals, whether defined as organic or synthetic. This label means they have been thoroughly tested for harm to the environment and people, and the use is highly regulated. Only qualified companies and people who have been trained and received certification can apply these chemicals.

We do not spray herbicides on all grass. We use targeted herbicides only in areas where weeds are visible.

What is a weed?

We define a weed as any plant other than grass growing in the lawn. Examples of weeds in our community are clover, dandelions, and Japanese stilt grass (an aggressive, non-native invasive).

What methods are employed?

We use several methods to grow a healthy lawn.

- We try to keep weeds from growing in the first place by limiting the bare soil areas in which weeds easily grow. We do this by aerating the soil and seeding bare areas with new grass seed in late summer and fall.



MAP BY MASTER DRAWER JOEL FOSTER

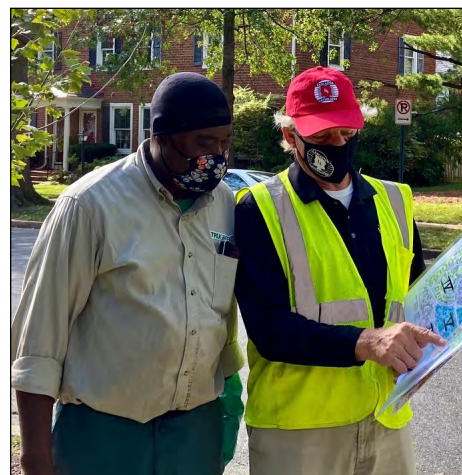


PHOTO BY MARK JOHNSON
Contractors from Lancaster Landscapes and TruGreen discuss fertilization plans.

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Do Not Be a Litterbug

The Association's 24/7 trash location continues to get overloaded on a regular basis. Yes, we recognize it is a trash location, but it should not be trashed. Please be considerate of your neighbors and the trash haulers. Please keep the following things in mind:

TRASH VIOLATIONS	TRASH AND RECYCLING RULES
Do not add to the overflowing bins; this area does not have the capacity to accommodate residents' day-to-day trash. The 24/7 location was created as a convenience when residents cannot use the nearest container location during the regular hours of 6 a.m. to 9 a.m.	Take your trash to the nearest container location during the regular hours of 6 a.m. to 9 a.m. Monday through Saturday. Please note: your nearest container location is not defined as the 24/7 trash location.
Do not use the 24/7 location for any recyclables. Sadly, any recyclables left at this location are considered contaminated, resulting in being removed as trash. Nothing is recycled when it is deemed contaminated.	Deposit all of your recyclables in the blue bins on Wednesdays.
Do not leave bulk trash at the 24/7 location.	All bulk trash is specifically picked up ONLY on Thursdays curbside.
Do not leave trash from renovations or remodeling at the 24/7 trash location.	Ask your contractor to remove the trash.



PHOTO BY MASTERS SECURITY
Our 24/7 trash location is not intended as an open invitation to be trashed 24/7.

Initial Planning for the 2021 Pool Season

Management and the Pool Season 2021 Working Group have prepared a list of frequently asked questions regarding the upcoming pool season. Some of the answers below may be refined as we get further into the pool season should conditions, guidance and state restrictions change.

POOL SEASON 2021 FREQUENTLY ASKED QUESTIONS

1. What has changed since last year that has added to the optimism toward opening pools this year?

This year the pool operators and industry attorneys are advising that the assumption of risk doctrine affords some level of protection. While the insurance industry has not developed an insurance program against COVID-19 liability and that liability has not been limited with legislation, the biggest difference this year from last is that the pool operators (as an industry) are not seeking indemnification from associations or their unit

owners in 2021. Both Premier Aquatics and the Association will ask unit owners to acknowledge in writing that they are aware of and agree to assume the risks associated with using the swimming pools during the COVID-19 pandemic in 2021.

2. What is the difference between a waiver and a hold harmless agreement?

A waiver is a document executed by the recipient of services from a provider that assures the provider that in exchange for the services provided, the recipient agrees to waive any remedy they might have if the services cause harm.

An indemnification (hold harmless) agreement is an agreement where the recipient of services assures the provider that in exchange for the services provided, the recipient agrees to hold the provider harmless and cover any costs associated with defending against a claim related to the services.

Unit owners will not be asked to sign either a waiver of rights or

a hold harmless agreement, but instead will be required to certify to the Association and Premier Aquatics their assumption of the risks associated with using the swimming pools during the COVID-19 pandemic.

3. Will bathrooms be open?

Yes. Arlington County and City of Alexandria codes require access to bathrooms and drinking fountains. As an added level of safety, we will recommend that residents bring their own water and only use the bathrooms if necessary.

4. Who will do the health checks, sanitation, and additional cleaning at the pools?

The lifeguard cannot perform these duties AND always keep eyes on the pool. In our single-guard pools, an additional staff person will perform these duties. Management has staffing options including using existing staff, adding janitorial staff, and adding Premier Aquatics staff.

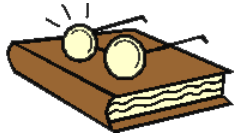
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Activities Around the Village

Journey Inward with the Book Club on March 25

Please join us for the Fairlington Book Club virtual discussion on Thursday, March 25, at 7 p.m. of *The Untethered Soul: The Journey Beyond Yourself* by Michael Singer.

GoodReads.com notes of the #1 *New York Times* bestseller "Whether this is your first exploration of inner space, or you've devoted your life to the inward journey, this book will transform your relationship with yourself and the world around you."



On Thursday, April 29, we will discuss *Parable of the Sower* by Octavia E. Butler. *The New Yorker* described the dystopian novel as a prescient vision of a zealot elected to high office.

Please visit our "Fairlington Area Book Readers Group" Facebook page at <https://www.facebook.com/events/179571083430289/> for the latest details. You do not have to attend every discussion to participate. If you have questions, please email bookclub@fairlingtonvillages.com.

POOLS

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5. Will this additional staff add to the operational costs?

Yes, this additional labor will add to the operational costs. There will also be additional cleaning supply costs. Some adjustments of hours and days of operation may have to be made to accommodate budget parameters.

6. How will pool occupancy be controlled?

The office is developing an on-line reservation system. Reservations will be offered in one-hour increments, allowing for 45 minutes of swimming followed by 15 minutes of water testing, cleaning, and sanitation. Pools will be divided into areas so that family units of up to 6 people can swim together and still safely distance from other residents. Due to limited availability of reservation times, no guests will be allowed this season.



7. What about pool furniture?

Association counsel advised that eliminating the use of the common furniture would minimize exposure risks and lessen cleaning costs. Pool furniture has not been banned by government authorities; however, the strict cleaning

and disinfecting requirements imposed on pool operators apply to pool furniture. Pool furniture may not be available this year and residents will be encouraged to bring their own. Sunbathing at the pools is not encouraged, as we hope residents will use the reservations for swimming.

Be sure to read pages 9-10 on how you can help prevent costly sewer backups.

ANNUAL MEETING

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Management is available to assist in navigating the website and to help you cast your online vote. Simply call 703-379-1440 between 8:30 a.m. to 5:30 p.m. Monday through Friday and 9 a.m. to 2 p.m. on Saturday to ask for help!

Online proxy voting ends at 11:59 p.m. on Tuesday, March 30.

VOTE BY PAPER PROXY

If you do not have access to the internet, you can fill out a paper ballot. Please read the directions for voting and signing your proxy. If your proxy ballot is not filled out correctly, then it cannot be counted for quorum purposes, the election of directors, or voting on any other matter that may arise.

Paper proxies must be received by the management office by 5:30 p.m. on March 31. You can drop them off in person at the office or mail them in the envelopes provided.

The proxies of homeowners who are delinquent in paying condominium assessments are not valid.

VOTE AT OUR MEETING

You can vote at the Annual Meeting on Wednesday, March 31, from 6:30 p.m. to 7 p.m. Unit owners can drop off their paper ballots and place them in the appropriate wooden ward ballot boxes which will be placed in the entry way of the community center. You must be wearing a mask to enter the building.

KEEPING US ALL SAFE

The Election Committee must meet in person to process paper ballots on the evening of March 31. Thus, the fewer people present, the better. Which is why we urge you to cast your ballot online or by paper proxy before the night of the Annual Meeting.

Manager's Corner Gregory Roby, General Manager, CMCA®, PCAM®



Are You a Good Neighbor?

Management regularly receives complaints from residents regarding neighbors who are not complying with the rules or other norms of community living. Quite often these violations cannot be traced to an offender.

Some of the most common complaints surround three themes.

1. Compliance with trash rules.

It is easy to follow our rules for trash and recycling in Fairlington Villages. Regular household trash is picked up six (6) days per week. Trash needs to be in secured trash bags and placed in nearby trash containers between 6 a.m. and 9 a.m. Monday through Saturday. Recycling pickup is on Wednesday. Bulk Trash is picked up on Thursday. Trash should not be placed in containers after 9 a.m. because it might disturb your neighbors with noise and odor. Trash violations are subject to a rules violation and monetary assessment.

2. Failure to clean up after a pet.

Scoop the poop! After you have "scooped" into the baggy, drop it in one of the round black metal receptacles reserved for pet waste that are located throughout the property. Please do not leave your pet's deposit or the baggy on the curb. The disposal of feces at curbside or with household trash is prohibited. And please be mindful of when to leash your pet. Our *Residents' Handbook* states: "Pets must be carried or kept on leash in the common areas and the apartment hallways. The Association supports enforcement of Arlington County and the City of Alexandria leash laws."

3. Storage of personal property outside of a unit.

Personal household items such as strollers, toys, bicycles, and lawn furniture must be stored within your unit or inside the limited common patio area of your unit. Please do not store any items on the lawn areas, on the front porches of units, or in the common hallways. These and many other topics are covered in the *Resident's Handbook*.

Annual Spring Inspection

Management's annual spring inspection is underway and we will be noting covenants violations such as:

- Items attached to the exterior of your unit, fence, or balcony railing.
- Items hung on the common walls of a multiunit building, or stored items in any common areas.
- Unkempt backyards.

Management Office

Location

Fairlington Villages
A Condominium Association
3001 South Abingdon Street
Arlington, Virginia 22206

Hours by Appointment

8:30 a.m. – 5:30 p.m. Monday through Friday
9 a.m. – 2 p.m. Saturday
Closed Sundays and federal holidays

Communications

Telephone: 703-379-1440
General Info Email: office@fairlingtonvillages.com
TownSq: <https://app.townsq.io/login>
Website: www.fairlingtonvillages.com

Staff

Gregory Roby	General Manager
Miguel Galvez	Facilities Manager
Mark Johnson	Operations Manager
Erin Moran	Office Manager
Victoria Gomillion	Office Administrator
Marcus Reed	Office Administrator

Emergency

After Hours Emergency: **703-600-6000**

Patrol Service

To contact security duty officer, call 571-215-3876.

If the patrol service does not answer, then the officer will receive a page. If you have not received a return call within 10 minutes, please call again.
Security hours: 8 p.m. – 4 a.m. nightly.

You can address these items now to avoid a violation notice. Please refer to the *Residents' Handbook* or contact the office with any questions. Thank you for your cooperation.



Get or Send Notices and Pay Fees

Register with **TownSq** to receive updates, send notices to the office, and pay your condo fees.

Go to: <https://app.townsq.io/login>

TownSq is available for Android and iOS at Google Play and the App Store. Have your account number handy. If you have a tenant renting your home, please register your occupants so they too may receive **TownSq** updates and announcements.

Daylight Saving Time Begins March 14

The News is published by
Fairlington Villages,
A Condominium Association

BOARD OF DIRECTORS

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Melanie Alvord

mellie.ward6@comcast.net

Secretary, At-Large Director

Anne Wasowski

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Harold Reem 703-845-8659

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Ward II Director

Ed Stollof

estollof1@gmail.com

Ward IV Director

Andi Dies 703-836-3323

Ward V Director

Philip J. Brown 703-637-9152

PBrownBoard@pjb3.com

At Large Director

Larry Straub, 703-379-1739

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Susan Tatum

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Communications/Technology:

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Pools: Paul Emig and Marya

Hynes

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Tennis: Daniel Meshel

tennis@fairlingtonvillages.com

GET SOCIAL WITH US

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Follow @NFairlington

Comments, articles, and letters are welcome. The deadline for submissions is the 10th of each month. Please deliver or email materials to the management office. The editor reserves the right to edit submissions.

Board Meeting Agenda Wednesday, March 3, 2021

The following is the preliminary agenda for the March 3, 2021, Board of Directors meeting. Unit owners and residents of Fairlington Villages are welcome and encouraged to attend the meeting of the Board of Directors. The meeting is hosted from the community center with Board members and residents participating by telephone. Due to meeting size limits and social distancing guidelines, residents are discouraged from attending the meeting location personally.

Call-In Number: 703-552-8058; Conference Code: 230349

- I. Residents' Comments
- II. Call to Order
- III. Establishment of Quorum
- IV. Approval of Minutes – Feb. 3, 2021
- V. Old Business
 - A. Rules Violation – 3004 S. Columbus St., A-2
- VI. New Business
 - A. Variance Request
 - B. 2020 Audit Acceptance
 - C. 2021 Audit Engagement
 - D. Spring Focal Bed Plantings
- VII. Management Action Items
- VIII. Reports
 1. Officers (President, Secretary, & Treasurer's Reports)
 2. Committees
 3. Management's Financial Report
 4. Management's Project & Status Report
 5. Office Administrative Report
 6. Facilities Report
 7. Operations Report
- IX. Establishment of Next Board Meeting – April 7, 2021
- X. Adjournment of Meeting

Prior to each regular Board meeting, the Agenda and the Management Report are available for review electronically via email copy or by appointment at the Association's management office at 3001 S. Abingdon St. beginning the Thursday prior to the regular Board meeting.

PILOT PROJECT

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- We apply fertilizer to grass areas each spring and fall. The fertilizer provides only those nutrients that are needed, as indicated by soil tests taken from samples throughout the property. At the same time that fertilizer is applied, herbicides may be applied, but only where weeds are visible.
- In the pilot area, we will apply an organic herbicide and fertilizer in the fall.

There are exceptions to the steps above. We do not use any treatments beyond aeration and seeding in the tot lot area, in front of the management office, and around the main tennis courts.

We want your input.

Check out the pilot organic area and let us know your thoughts by sending an email to grounds@fairlingtonvillages.com.

— Angela McNamara,
Grounds Committee

Board Meeting Highlights

The Board held its regular meeting on Feb. 3, 2021. The following are highlights.

New Business

A. Variance Request – 4809 S. 28th St. – Remove Two Load-Bearing Walls: Ms. Dies moved the Board approve a variance to remove two load-bearing walls in a unit, in accordance with the specifications outlined in the variance request. Passed 8-0.

B. Rules Violation Enforcement – 3004 S. Columbus St., A-2: Ms. Dies moved a \$50 assessment for a Bylaws violation noted in a Dec. 17, 2020, letter and authorizes a \$10 per day fine for any continuing violations of a similar nature. TABLED until the March 3, 2021, Regular Meeting of the Board to allow for the gathering of information.

C. Spring Mulch Program: Mr. Reem moved the Board approve the proposal from Lancaster Landscapes for mulch at a total cost of \$38,000. Passed 9-0.

D. Spring Fertilization and

Chemicals: Mr. Reem moved the Board approve the proposal from Lancaster Landscapes for fertilization and chemicals at a total cost of \$4,484.66. Passed 9-0.

E. 2021 Pool Season: Ms. Wasowski moved the Board affirm its (and Management's) hope that the Association will be able to open the pools for the 2021 season safely and its intention to work with Premier Aquatics in the months ahead of the season to that end. Passed 9-0.

F. 2021 Annual Meeting: Ms. Wasowski moved that the question to amend the proposed agenda be added to the proxy. Passed 9-0.

G. Certification of Candidates: Ms. Wasowski moved the Board certify the following individual(s) as qualified for the 2021 Board of Directors election, for the position as indicated: Ward II – Jessica Lewis and Edward Stollof, Ward IV – Larry Straub, and

At-Large Director – Joe Torres. Passed 9-0.

H. 2021 Election Panel – Director Members: Ms. Wasowski moved the Board appoint the following Directors, whose terms do not expire, to the 2021 Election Panel: Director member – Harold Reem, Alternate Director member – Philip Brown, and Second Alternate Director member – Jessica Auston. Passed 9-0.

I. 2021 Election Panel – Non-Director Panel: Ms. Alvord moved the Board appoint the following Non-Director Unit Owners to the 2021 Election Panel: Unit Owner member – Norma Reem, Unit Owner member – JJ Singh, and Alternate Unit Owner member – Diana Funk. Passed 9-0.

J. Amanda Taylor Award: Ms. Placek moved the Board wishes to present the Amanda Taylor Award to a person to be announced at the Annual Meeting in 2021. Passed 9-0.

SNOW

continued from page 1

Through years of trial and error using varying options, the Association has found that the most efficient method of clearing and treating the sidewalks is by hand-shoveling. The Association uses additional labor provided through Capitol Services, our trash hauler. Snow blowers are only truly effective with 1–2 inches of fluffy accumulation; they are easily bogged down and jam when confronted with accumulations in excess of 2 inches. Immediately after clearing, the walking surfaces are treated with salt (magnesium chloride) to inhibit the formation of ice in sub-freezing temperatures.

Pre-treating sidewalks and parking lots with rock salt has proven ineffective. It is prone to run-off in areas with uneven terrain and becomes diluted or discarded entirely when snow that has accumulated

over it is removed during plowing and shoveling operations. Materials used in attempts to pre-treat are often lost and require repeated application.

The total fiscal year 2021 budget for snow removal is \$41,770 (\$28,000 for labor plus \$13,770 for supplies). During the mixed weather event of snow/sleet/freezing rain that affected our region from Sunday, Jan. 31, through Tuesday, Feb. 2, over 350 50-lb bags of magnesium chloride ice melt (\$6,300) and over 300 50-lb bags of sodium chloride rock salt (\$2,355) were used by 80 temporary laborers expending over 612 hours at a cost of \$18,000. The total cost of removal and treatment efforts for the event was \$26,655, leaving \$15,115 for the remainder of the fiscal year to cover future winter events.



Spring into Giving

Celebrate the Spring Equinox by helping those in need. Nonperishable food can be dropped off in the box outside of the management office during office hours. Since March 2020, the Association has collected hundreds of pounds of food for the Arlington Food Assistance Center (AFAC). For details on AFAC and ways you can help, including volunteer opportunities, please see their website: afac.org/.

North Fairlington News
 Fairlington Villages, A Condominium Association
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 Arlington, VA 22206

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8 North Fairlington News
 March 2021

Meetings conducted via telephone conference.

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1 March	2	3 Board Meeting 7 p.m.	4	5	6
7	8 Grounds Committee 7 p.m.	9	10	11	12	13
14 Daylight Saving Time Begins	15	16	17	18 Architectural Control Committee 7 p.m.	19	20
21	22	23	24	25 Book Club, <i>The Untethered Soul</i> 6:30 p.m.	26	27
28	29	30 Online Proxy Voting Ends 11:59 p.m.	31 Paper Proxy Due by 5:30 p.m. Annual Meeting Voting 6:30 - 7 p.m. Meeting 7 p.m.	1 April	2	3
4	5	6	7 Board Meeting 7 p.m.	8	9	10

Meetings conducted via telephone conference unless otherwise indicated. Please call the office to confirm.



PHOTO BY MIGUEL GALVEZ

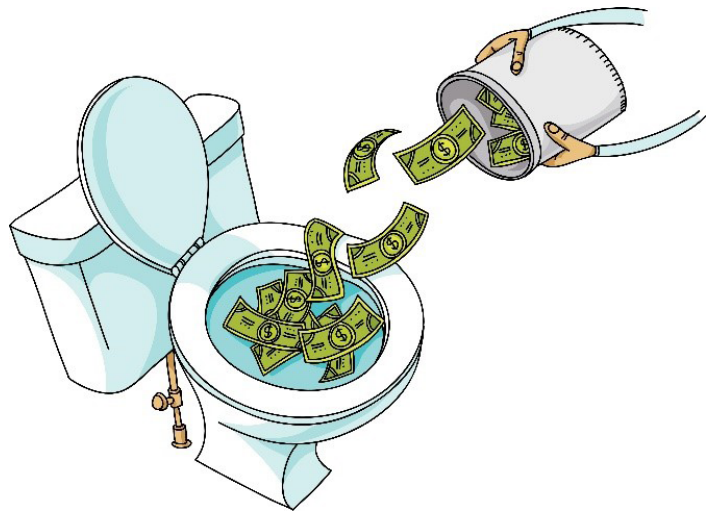
Our maintenance staff tackled this bathroom debacle.

The costs to the Association resulting from sewer backups caused by the improper use of toilets continue to mount. At the beginning of January, 15 units experienced unimaginable damage from backed up sewage with costs *in excess of* \$56,000. Imagine your unit's lower level flooded with what you and your neighbors have put down the toilet returning in even greater magnitude! Assuming another \$30,000 of similar expenses and we will have spent the equivalent of 1% of the Association's annual budget. **That is the potential for a 1% condo fee increase for damage from sewer backups alone** as we enter only the second quarter of the fiscal year.

It is imperative that no "foreign" items be allowed into the drain lines. Only easily ground food should go into the kitchen disposal. Only human waste and a small amount of toilet paper can be safely disposed through the sewer lines in the bathroom. We cannot emphasize this fact enough: if it is not human waste or toilet paper, then throw it in the trash.

Did You Know **you** are paying for this mess?

Your toilet is not a liquid waste basket. Your kitchen garbage disposal is not a wood chipper. A sewer backup is entirely preventable. Think before you toss it down the drain and your neighbor should do the same.



**Current rates of spending
could equal 1% of next year's
condo fee assessment!**

Maintaining Our Sewer Lines

To keep the sewer lines clear, please follow these precautions:

- **Do not dispose** of grease, artichoke leaves, coffee grounds, corn husks, egg shells, chicken bones, celery, rice, or foods that cannot be ground by the garbage disposal or will go through the disposal but later stick together and create a stoppage.
- **Do not flush** hygiene products such as tampons, sanitary napkins, condoms, adult diapers, or baby diapers.
- **Do not flush** any kind of wipes or paper towels, including those indicated as flushable or safe for plumbing: baby wipes, face wipes, disinfecting wipes, sanitary wipes, etc.
- **Do not flush** cleaning rags, painting rags, fabric softener sheets, cat litter, or dental floss.
- **Do not flush** any items not broken down by water.
- **Drains should be equipped** with a hair trap to prevent clogging.
- **Commercial drain cleaners** may be used. Snaking may be appropriate.