

Notice of flood in the Association office on December 24, 2022

On the evening of December 24, 2022, the short-term occupant of unit 138 Waterside Drive, Jacques D'Aoust, reported to Andre Mongrain, Association President, that hot water was leaking into his unit under the west wall of his master bedroom. Upon arrival to the office, it was noted that water was running out from under the front door. No one was home in the unit above the office (133 Waterside drive) and the keys we had to the unit did not work, so the main water valve to the building was turned off as well as the electric breaker to unit 133. The unit renters and unit owner were notified of the issue.

Water was running through the ceiling in several places in the office. Most of the water was coming in the area directly below the water heater in the unit above. The floors in the entire office unit (all rooms) had over an inch of water on them. Most of the computers were sitting in the water, along with all the electrical cables. All office printed supplies and paper were in the closet where most of the water was running down so they were all ruined. The ceiling started to come down inside the closet and in the hallway. Water was built up inside the lighting fixtures.

The Property Manager (Stacey Casey) and several volunteers (Julie Mongrain, Daniel Livernois, Emile Mongrain Livernois, Chris Richter, Jacques D'Aoust his wife, Lynda Laurin and Daniel Laviolette) arrived on site that night and in the following days to assist the President in the water cleanup. A locksmith was contacted to enter unit 133 Waterside Drive and the main water supply to that unit was turned off so that the main water valve for the building could be turned back on.

The owner of unit 133 and the Association have both filed insurance claims with their respective carriers.

If your water heater is more than 10 years old, you are not abiding by the Association rule, nor your insurance requirement.

To all owners all the Best for the New Year.

Andre Mongrain, President

Stacey Casey, Property Manager

December 29, 2022