

**Resolution of the Board of Directors of the Nautica Soundview Condominiums  
Requiring Owner's Replace Unit Water Heaters At Least Every Ten Years**

WHEREAS, Article 13, Section 13.1 of the Declarations of the Nautica Soundview Condominium Owners Association vests the power and authority for the administration of the affairs of the Association in the Board of Directors; and

WHEREAS, Article 13, Section 13.6 of the Declarations gives the Board of Directors the power to adopt and amend rules and regulations and enforce the Governing Documents; and

WHEREAS, Article 10, Section 10.14.1 of the Declarations requires each Unit owner to keep its interior equipment and appliances in good condition and repair; and

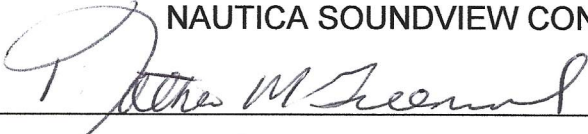
WHEREAS, Article 10, Section 10.16 grants the Association the authority to enter a Unit to inspect and to effect repairs or replacements deemed necessary to prevent damage to the Common Elements or to another Unit, or to prevent unnecessary Common Expenses; and

NOW THEREFORE, IT IS HEREBY RESOLVED, that the Board of Directors is requiring owners of Nautica Soundview units to replace their water heaters at least every ten years to prevent damage from catastrophic failures, and to reduce claims against the Association's insurance policy. Replacement tanks shall be installed by a licensed and bonded plumber following current building codes. The owner shall provide the Association with the Water Heater's date of manufacture and the length of warranty using the attached form.

Dated this 11 day of June 2018.

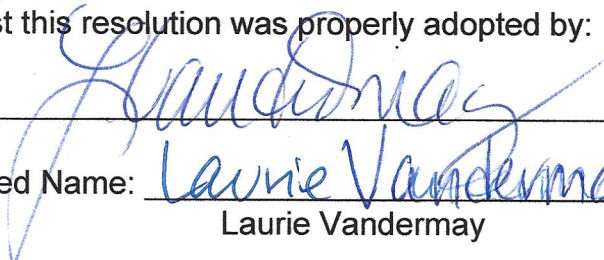
Duly adopted at a meeting of the Board of Directors held on June 5, 2018

NAUTICA SOUNDVIEW CONDOMINIUM OWNERS ASSOCIATION

 It's President

Printed Name: Katherine Greenwood  
Katherine Greenwood

Attest this resolution was properly adopted by: \_\_\_\_\_

By  It's Secretary

Printed Name: Laurie Vandermay  
Laurie Vandermay

## Nautica Soundview Condominium Owners Association Hot Water Certification Form

The Nautica Soundview Water Heater Replacement Resolution requires that you replace your water heater at least every 10 years. In order to enforce the Resolution, the Association requires you complete this form certifying replacement. Please complete and return the attached form to Port Gardner Property Management at the address provided below. If you have a hot water tank/heater with a warranty that extends longer than 10 years, please submit proof of warranty along with the completed form. **Please use one form per unit owned.**

### Unit Owner Contact Information

Owner's Name: \_\_\_\_\_ Unit # \_\_\_\_\_

Address: (if off-site) \_\_\_\_\_

Telephone: \_\_\_\_\_ E-mail: \_\_\_\_\_

### Water Heater Information

BRAND (check one)                      SIZE (check one)                      Serial Number: \_\_\_\_\_

\_\_\_ Bradford White                      \_\_\_ 40 gallons                      Model Number: \_\_\_\_\_

\_\_\_ GE or Hot Point                      \_\_\_ 50 gallons

\_\_\_ Whirlpool                      TYPE                      Manufacturer's Date: \_\_\_\_\_

\_\_\_ A.O. Smith                      \_\_\_ Standard Tank

Other Brand \_\_\_\_\_ Warranty  5 years  6 years  Other \_\_\_\_\_

Water heater installation date: \_\_\_\_\_

I certify that the information above is correct to the best of my knowledge.

Certified by: \_\_\_\_\_ Date signed: \_\_\_\_\_

Unit Owner's signature

### Compliance (return by mail, email, or hand deliver to property management office.)



If you have a copy of an installation receipt for your Water Heater, please return it with this completed form to:

PORT GARDNER PROPERTY MANAGEMENT  
Mail to: P.O. Box 1007, Everett, WA 98206  
Drop off: 2907 Hewitt Avenue, Everett, WA 98201  
Email: Tom Gish, Jr. [tgish@portgardnermgmt.com](mailto:tgish@portgardnermgmt.com)

Code requires water heaters be inside a drip pan.

It is strongly recommended that owners:

\*Replace plastic shut-off valves with metal ones.

\*Replace rubber washing machine hoses with non-bursting reinforced ones.