VILLAGE AT MOUNT HOPE BAY CONDOMINIUM ASSOCIATION

DRYER VENT MAINTENANCE POLICY
REVISED March 21, 2024

For the purpose of fire prevention, the Village at Mount Hope Bay Condominium Association (VMHBCA), through its Board of Directors, has established the responsibility of each unit owner to arrange for an inspection and cleaning (if needed) of any clothes dryer vents in his/her unit on a biennial basis. Inspections and cleanings must be done by either:

1. A person or firm experienced in dryer vent inspection and cleaning who carries the necessary liability insurance required to perform work at the VMHBCA.

2. An individual homeowner, provided that they have full access to the vent opening on both ends (supply and discharge) and have the means to properly service the cleaning of the vent.
    a. Note that at no time are homeowners allowed on rooftops or above the first floor via ladders or scaffolding or similar equipment for the purpose of accessing vent pipe openings.
    b. Homeowners performing their own inspection and cleaning must sign and submit to Property Management an Affirmation (attached) stating that the work was done properly.

For those using a vendor, each unit owner is responsible for providing evidence of the inspection and the cleaning (if the inspection indicates cleaning is needed). Evidence can be a receipt or statement on company letterhead.

Documentation must be submitted to Property Management by December 31st of even numbered years. If evidence is not provided, the unit owner will be in violation of the Association's Rules and Regulations and subject to penalties by the Association.

The unit owner is free to use any person or company that meets the requirements above. The VMHBCA does not endorse any specific vendor, but these services may be available to owners from:

- Professional Duct Cleaning, (508-677-9345, Rehoboth, MA),
- Air Tech (508-441-0081, Lakeville, MA),
- KMW HVAC (401-597-0242, North Smithfield, RI),
- Freedom Restoration and Cleaning (401-846-4319, Tiverton, RI).

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Dryer Vent Cleaning Affirmation

Date:_____

I, _____, owner of the unit whose

address is _____,

affirm that I am able to reach both the inlet and outlet of the dryer

duct for the purposes of cleaning the dryer duct.

I hereby state that the dryer duct was cleaned and inspected by myself

on this date: _____.

_____

Signature

Note:

Rooftop access and access to vents above the first floor are not allowed by an individual homeowner.