

Marrcrest Policy on Water

5/24/2022

Water is the most expensive item on the annual HOA budget. It comes into our community through a main line that feeds the community and subsequently, all the individual residences. The community water is measured by a city meter and charged to the community on one single monthly bill. That bill is divided equally among the property owners and paid for as a part of the monthly HOA fees.

When the community was established in the late 1960's, a main water line and distribution system was built to provide water throughout the community. The main pipes are located under the streets and community properties. It is the responsibility of the HOA to monitor the condition of the system, repair or replace pipes as needed, check for and repair leaks as detected to aid in controlling the total cost of community water, to conserve, when possible, and to pay for any related expenses.

As homes were built in the community, they were given access to water through individual attachments to the community distribution system. It is the responsibility of each individual homeowner to monitor the condition of their system as it brings water into their home, repair and replace pipes and water valves as needed, check for and repair leaks as detected to conserve water, when possible, and to pay for any related expenses. If a leak or problem is detected by the HOA and the homeowner is out of town or unavailable for any reason, the HOA is authorized to repair the problem at a market cost and bill the owner for the repair.