

Unit Owner Loss Prevention Reminders

Moisture buildup and Mold

Bathrooms and other interior areas

- *Maintain tub and shower caulking and grouting around tile and fixtures.* These areas should be completely water tight in order to prevent moisture from entering the wall and subfloor. This will prevent rot and mold growth.
- *Remove mildew weekly with a mild bleach solution.* This will minimize wear on caulking, grout, and flooring.
- *If moisture builds up on ceilings or walls, check and correct bathroom ventilation.* Many bathrooms have grossly inadequate ventilation due to undersized fans or exhaust vents that have come loose and do not properly exhaust to the exterior.
- *Check basement.* If a basement area is musty, have it inspected and consider using a dehumidifier.
- *Check ceiling and ceiling tiles for evidence of water damage.* As soon as a water spotting is detected, take corrective action to eliminate the source to prevent further damage and prevent mold growth.
- *Check for ceiling, wall and joint separations and cracks and take corrective action as warranted.* This could be indicative of a moisture problem or of settling.
- *Check floors for creaking that could indicate structural or moisture problems.* Over the years, some creaking is normal, but it's better to check and take corrective action in the event that there is a cause other than normal wear.