

PLUMBING

WATER SUPPLY

- Water supply: Public
- Line: 3/4 inch poly B pipe with copper fittings
- Main shut-off valve: On the north wall in the crawl space
- Pressure reducing valve: On the north wall in the crawl space
- Water pressure: 50 PSI
- Condition: sleeves for Pipes passing through concrete foundation wall could not be confirmed, due to the rigid insulation.
- *Recommendations:* Monitor the pipes, passing through concrete without the sleeve, for any failure due to the structural movement.

DISTRIBUTION PIPING AND FLOW

- Types:
 - 1- Poly B with copper fittings and PX pipe
- Conditions:
 - 1- There was no indication of leaking at the time of inspection.
 - 2- The pipes were mainly Poly B with copper fittings except for the bath room basin which both were used simultaneously, and for hose bibs.
 - 3- There was sign of past leakage in the bath room cabinet.
 - 4- There was not any backflow preventer for the outside valves.
- *Recommendations:*
 - 1- Change the dishwasher hose with stainless or armored-heavy-duty-rubber hose.
 - 2- Install backflow preventer for outside valves.



WASTE DISPOSAL SYSTEM, LINES, AND DRAINAGE

- System: connected to public sanitary sewage
- Line: plastic piping
- Location of the main cleanout: Located in the west side of the crawl space

GAS LINE

- Type: Copper piping but not grounded
- Location of the main shut-off valve: On the north side of the crawl space



- *Recommendation:* Ground bond gas pipe for fire and safety requirement.

HOT WATER SYSTEM

- Type: A 2002-150 litter gas water heater, and a 1993-34 electric water heater
- Condition: There were no seismic belts for both of the water heaters.



- *Recommendations:*
 - 1- Be aware that both of the heaters, especially the electric one, may lose functioning without warning due to their ages.
 - 2- Do regular maintenance for the above mentioned recommendation.

FAUCETS AND FIXTURES

- Conditions: The master bed room toilet was loose.
- *Recommendations:*
 - 1- Secure the master bed room toilet.
 - 2- Check all the shut-off valves, by a licensed plumber, for emergency cases.

INTERIOR SUMP PUMP SYSTEMS

- Type: Not applicable