

# ORCHARD VALLEY WEST HOA

## Irrigation Water - General Overview & Service Protocol

Irrigation water for Orchard Valley West (OVW) is provided by Grand Valley Irrigation Company and supplied through the Elmwood Lateral. The Irrigation Committee anticipates the following, conditions-permitting:

- Spring start-up: Around the third week of April, barring startup complications, each year
- Winterization: Third week of October each year, barring any freezing event, each year

### REMINDER TO KEEP VALVES CLOSED

**Important: Please inspect your valve to ensure it is in good condition and put it in the closed position.**

**Homeowner system valves should remain closed while the HOA completes the spring start-up.** Leaving your valve open during start-up can result in flooding.

### WHAT TO EXPECT

The HOA main valve(s) will be opened, repairs withstanding, around the third week of April each year. Opening the main valves releases water to the community, filling the HOA's main lines. Irrigation water to homes is anticipated immediately following.

The initial flow of water in spring often uncovers maintenance issues, including main line breaks, homeowner line breaks and shut-off valve malfunction. As irrigation system issues are reported, some repairs will require the community water to be turned off at the HOA main or isolation valve, resulting in intermittent service. If you do not have irrigation water on or after May 1<sup>st</sup>, please check for updates as the water may be off for a repair (see Updates section below).

If the system is shut down for a homeowner repair, a "thank you" in advance for completing with expediency to ensure irrigation water is restored to the community as quickly as is possible. Should your repair extend past 24 hours, please be prepared to cap your line so that the HOA water can be turned back on in the interim.

### TO REPORT AN URGENT IRRIGATION WATER ISSUE

Should you require irrigation water to be turned off for a repair, please refer to the following protocol:

1. **Contact HOAServices at [contact@hoaservicesco.com](mailto:contact@hoaservicesco.com).** Additionally, while email is ideal for documentation purposes, when an emergency arises, please contact HOAServices at 970 312 8192. If your **urgent call is not answered, please follow the voicemail prompts and also email with location of leak/information/details.**
2. Upon receipt of request to shut down irrigation water, HOAServices will follow up with the Board as directed.
3. Upon discharge of water from the lines, the HOA or homeowner shall proceed with necessary repair, with resolution as quickly as possible. Upon completion of repair, HOAServices shall be contacted with update confirming water can be turned back on.
4. Homeowners are urged to prioritize any irrigation repair that results in community water being turned off. If repair is anticipated to exceed beyond same day, please communicate anticipated delay details to HOAServices.

It will always be our goal to minimize disruption to community irrigation water. Seasonal start-up can bring multiple outages, resulting in insufficient water to keep your landscape healthy. You are encouraged to keep a garden hose and lawn sprinkler on stand-by as community issues are resolved. We understand the frustration the water outages cause homeowners and commit to timely communication and facilitation of repairs.

Irrigation Committee: Ken Kreie, Mike Fortner

Irrigation Water Updates: Website -[www.hoaservicesco.com](http://www.hoaservicesco.com) – HOA Communities – Orchard Valley West – Community Information or Governing Documents

Email [contact@hoaservicesco.com](mailto:contact@hoaservicesco.com) If you have not received previous email updates, we may not have your email address. Please send us your address if you would like to be added to the distribution list.