

**SCOTTSDALE SHADOWS IV, INC.  
7800 E. Camelback Road  
Scottsdale, AZ 85251**

**WASHER/DRYERS IN INDIVIDUAL CONDOS**

Some units in Scottsdale Shadows IV have washers and dryers in their condos. However, when the condos were built, the individual units were not designed for washers and dryers. The plumbing is not sized for adequate draining. Laundry waste produces soap scum build up and slow drains. That kind of back-up poses a potential risk of flooding, which requires intensive flushing of the drain lines. In addition, there is no way to properly vent a clothes dryer to the outside, and venting one internally into your condo poses health and safety risks to you and your neighbors.

The risk of flooding in our Association buildings is substantial, due to the aging plumbing. Water leaks could cause significant damage to your own unit, as well as adjoining units next to you or below, and are extremely costly.

The Association Board has a responsibility to ensure the safety of all units. The Scottsdale Shadows IV, Inc. Board does not approve of washer and dryers in individual condo units.

Community washers and dryers are conveniently located on the 2<sup>nd</sup> and 5<sup>th</sup> floors of both buildings for all residents' use. The laundry rooms are designed to handle laundry waste.