

# Forest Lakes Mutual Water Company Water Conservation Certificate

All residential buildings within the FLMWC water service area are required to be retrofitted with high efficiency plumbing fixtures when a property is sold. This form is used to certify that all plumbing fixtures at the property meet the high efficiency requirements.

**Read the instructions on the back of this form.**

**1. Property Identification:**

Owner's Name(s): *(Please print)* \_\_\_\_\_

Property Address: *(Please print)* \_\_\_\_\_

Assessor's Parcel No: \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_

**2. Plumbing Fixtures:**

	Toilets	Showerheads
Total number of fixtures at this property:		
Number of plumbing fixtures you had to replace because of requirement to retrofit when property is sold:		

**3. Retrofit Verification (Required) – choose one of the following three options:**

- A. Inspection by FLMWC staff. *(Call 335-5774 to schedule an inspection)*
- B. Inspection by a licensed plumbing or general building contractor: *(Contractor completes this section)*

I, *(name)* \_\_\_\_\_, inspected this property on *(date)* \_\_\_\_\_ and verify that all plumbing fixtures comply with the low water consumption standards on the back of this form.

Business name \_\_\_\_\_ License No. \_\_\_\_\_

Contractor's signature: \_\_\_\_\_ Phone: \_\_\_\_\_

**4. Signature:** *(Check box to indicate who is signing)*

I am:  the property owner, or  the Real Estate Agent for the owner,

and hereby affirm that the property is in compliance with the FLMWC plumbing fixture retrofit regulations, as summarized on the back of this form.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_ Phone: \_\_\_\_\_

Print Name: \_\_\_\_\_

Please mail/fax/email a copy of this certificate to: \_\_\_\_\_

**THIS PROPERTY IS CERTIFIED ONLY WHEN THIS SECTION IS COMPLETED  
AND SIGNED BY THE FLMWC OFFICE MANAGER**

FLMWC Approved

Signature \_\_\_\_\_ Date \_\_\_\_\_

## Summary of the FLMWC Plumbing Fixture Retrofit Policy

All residential buildings receiving water from the FLMWC are required to be retrofitted completely, if not already conforming, with high efficiency plumbing fixtures at the time of sale of the property. Under the policy, the **seller of the property** is responsible for the following:

1. Replacing any toilets and showerheads that don't meet the water consumption standards,
2. Arranging for a verification inspection, and
3. Obtaining a Water Conservation Certificate from the FLMWC

A copy of the Water Conservation Certificate is to be included with documents transferring title to the property.

### Water Consumption Plumbing Standards

Plumbing fixtures must be manufactured to meet the flush volume and flow rate standards listed below, or less. Flow restrictors and other modifications to fixtures are not acceptable.

- Toilets 1.28 gallons per flush
- Showerheads 2.0 gallons per minute

Note: **Existing 1.6 gallon per flush toilets** on the property do not need to be retrofitted and are considered to meet the requirements under the code.

### Instructions

**Step 1 - Retrofit:** Make sure that all fixtures on the property you are selling meet the plumbing standards listed above, and replace any that do not. If you are unsure how much water your toilet flushes, see the information sheet *How Much Water Does Your Toilet Use?*, available at the FLMWC Office and company web site: [www.forestlakesfelton.com](http://www.forestlakesfelton.com)

**Step 2 - Inspection:** Complete this form and contact the FLMWC Office to arrange for a free inspection. You may choose to hire a licensed plumbing or general building contractor to perform the inspection, if you prefer. If so, the contractor will need to complete Part 3 on the front of this form. Contractors may not inspect their own property.

**Step 3 - Certification:** The FLMWC Office will sign the certificate at the time of inspection. If you choose to have the property inspected by a licensed plumbing or building contractor, bring in or mail the completed form to:

**FLMWC**  
**910 Fern Avenue**  
**Felton CA 95018**

When received at the office, the certificate will be signed and returned to you. Please note that the FLMWC Office cannot accept certificates with missing signatures or incomplete information.

### Option to Have Buyer Retrofit

The responsibility for retrofitting may be transferred from the seller to the buyer, if both parties mutually agree to do so. If the buyer of your property prefers to complete the retrofit, call the FLMWC Office for a **Transfer of Responsibility to Retrofit Form**. The seller must file the signed form with the FLMWC Office, in lieu of this certificate, before the property is sold.

### Failure to Retrofit

You will be liable to the buyer for \$250 for each fixture that does not comply, or for the actual cost to the buyer to comply, whichever is greater, if you fail to complete the retrofit.

For more information or to schedule an inspection, please call: **(831) 335-5774**