Decatur Renaissance Condos
Water incident Date: 11/13/2018

Narrative Description:

The bathtub in unit 318 was filled with water in anticipation of a scheduled building wide water shut-off for repair of a water main leak on Ponce de Leon in front of the DRC. After some time, water was noticed in the carpeting in the hallway along the wall of unit 318. Investigation showed that the fiberglass bathtub in 318 had developed cracks in the bottom of the tub, resulting in water leaking onto the floor under the tub, under the wall, and into the carpet in the hallway.

Summary

Water source: Unit 318 bathtub

Water destination: Hallway outside of unit 318.

Water path: Through cracks in the bottom of the bathtub, along the concrete floor under the tub, under the wall, and into the hallway carpet.

Damage: Hallway carpet was saturated with water. No lasting damage.

Resolution: The crack in the bottom of the bathtub should be repaired to prevent future leaks. Even if the bathtub is not completely filled with water it is likely that the tub has leaked and will continue to leak until the crack is repaired.

Future preventive measures: Residents should keep inspect their tubs for cracks and know that if there are cracks they will leak and should be fixed immediately.

Additional Considerations, Questions and Comments:

It is possible that water from under the bathtub also leaked into the ceiling of unit 218 below, but was not visible or noticed.