

To avoid frozen pipes and leaks you need to take care when winterizing.

You may want to consider hiring a master plumber to shut down and drain your plumbing before you leave for an extended period of time in the winter.



Please be careful not to contaminate the community water system while draining your cottage. Do not use compressed air to de-water your plumbing.



Prudence Island
Water District



ADDRESS SERVICE REQUESTED

PO Box 93

Prudence Island, RI 02872



Prudence Island
Water District

www.pih2o.org

Best practices for
winterizing your
home before you
leave for the
winter.

PO Box 93
Prudence Island, RI 02872
(401) 683-0011

HOW TO WINTERIZE YOUR HOME

If you plan to vacate your home for an extended period of time, you have to protect yourself year round from plumbing disasters.

From April 15th to October 31st, you need only turn off the water when you leave for an extended period.

From October 31st to April 15th, you need to drain your plumbing and **winterize**. This will prevent a plumbing freeze if you lose your electricity or heat.

It is best to leave some heat in the house even if you completely drain the plumbing system. Leaving the heat on at least 50 degrees will help eliminate mold and mildew due to condensation.

To safely drain and winterize the plumbing system, follow the directions in this pamphlet. Every house has areas that may be difficult to drain. This is a basic description, but your house probably has some areas that may need additional attention.

You may want to consider hiring a licensed master plumber to winterize your home, it is the most reliable and safest option.



Water System

1. Turn off electric or propane to water heater.
2. Shut off water by shutting the main shut-off valve (most island homes have an underground valve in the yard with a drain back feature).
3. Drain the pressure tank if you have one.
4. Open all faucets and disconnect all hoses from exterior faucets.
5. Flush toilets and remove all water from flush tank (a hand bilge pump works well for this task).
6. Be sure to completely drain flexible spray hoses in showers and sinks.
7. Open diverter valve to shower to allow water to drain.
8. Drain any water softeners or filters.
9. Drain the hot water heater.
10. Address any special areas in your home that are difficult to drain.

Heating System

We recommend you leave heat on. If you shut it off, you should do the following:

Electric heating systems require no maintenance other than shutting off the power to the heating units.

Oil or propane fired heating systems:

- Turn off burner emergency switch.
- If you have a hot air system, drain humidifier (which is usually located on top of furnace).

11. Pour 2 cups of RV Antifreeze into the toilet tank, toilet bowl and every drain. Use a plunger to force the antifreeze from the toilet bowl into the trap.
12. If you have a washing machine or dishwasher, you need to drain all hoses and pour in antifreeze to keep any water in the base of the machine from freezing.

Do not use an air compressor to remove remaining water from pipes unless you have a back flow preventer valve at your connection to the water system. Most homes on the island do not have a back flow preventer valve and using compressed air will risk contaminating the community water system.

- Circulated hot water or steam systems: Drain all water in system unless it contains antifreeze. It is wise to have this type of system drained by a licensed plumber unless you are well-informed on the procedures necessary.

It is best to have some method of monitoring the temperature in your home. There are many devices you can install to do this. Here are a couple of websites that sell devices that will monitor your home and contact you if you lose heat:

www.protectedhome.com

www.smarthome.com

It is a good idea to arrange for a year-round islander to check on your home when you are gone. If you have questions call or email the Water District at: (401) 683-0011 or info@pih2o.org.