

# AIR GAP SERVICES

**Inspection | Installation | Repair | Replacement**

Protect your home's drinking water with a simple but powerful plumbing safeguard — the **air gap**. It's a small device with a big job, and Bayshore Plumbers is here to make sure yours is working properly, cleanly, and up to code.

## **WHAT TO EXPECT WHEN OUR TECHNICIAN ARRIVES**

Here's how we handle air gap service from start to finish:

1. **Inspection & Diagnosis**
  - We inspect your air gap fitting (typically found near the kitchen faucet)
  - We check for leaks, improper installation, backflow signs, or noise during dishwasher cycles
  - We'll confirm if your dishwasher or reverse osmosis system is plumbed through an air gap device (as required by California code)
2. **Clean or Test the Unit**
  - We clean the air gap cap and internal tube, checking for blockages or buildup
  - We test drain flow during a dishwasher cycle to ensure no water is spilling onto the countertop
3. **Explain Findings & Provide Options**
  - We'll clearly explain the condition of your air gap and whether it needs a simple cleaning, a reseal, or full replacement
  - All costs are explained up front — no surprises
4. **Service or Replacement**
  - For repairs: we may adjust hoses, reseal connections, or clean/flush the line
  - For replacement: we'll install a new air gap fitting, ensuring tight seals and code compliance

### **Time Estimate:**

- Cleaning or minor repair: **30–45 minutes**
- Full replacement or install: **45–90 minutes**

## **WHAT IS THIS SERVICE / FIXTURE FOR? WHY IS IT IMPORTANT?**

An **air gap** is a small, vented plumbing device that prevents **dirty water from flowing backward** into your **clean drinking water supply** — especially from dishwashers or filtration systems.

## How It Works:

- It creates a **physical space (gap)** between the water outlet and drain line
- During dishwasher drainage, water flows up into the air gap, then safely into the drain
- If there's a backup, water spills out visibly — preventing hidden contamination

## Why It's Essential:

- **Required by California plumbing code** for all dishwashers
- Prevents **cross-contamination** from clogged sinks, garbage disposals, or sewer backups
- Especially important in **multi-story homes**, homes with garbage disposals, or older plumbing setups

Without a functioning air gap, **contaminated wastewater could siphon back into your dishwasher or clean supply lines** — posing serious health risks.

## REPAIR OR REPLACE? YOUR OPTIONS

Depending on age, condition, and performance, your technician may offer:

- **Repair** – Reseal hoses, reposition drain lines, clean internal obstructions
- **Spot Repair** – Clean cap, flush out debris, tighten fittings
- **Full Replacement** – Remove and install a new air gap with updated design and compliant fittings
- **Upgrade** – Choose a decorative or integrated air gap cap that matches your faucet finish

## COMPARE YOUR OPTIONS

Option	Pros	Cons	Budget	When Ideal	Time
<b>Repair</b>	Fast and affordable, keeps current setup	May not last if the body or hoses are brittle	\$	Loose fittings, minor leaks, cleaning needed	30–45 min
<b>Spot Repair</b>	Solves surface issues and restores flow	May not prevent future failures	\$–\$\$	Buildup, noise, or splashback from dishwasher	30–60 min
<b>Full Replace</b>	New, clean install with tight seals and fresh parts	Higher upfront cost, requires access	\$\$	Older units, leaking body, non-compliant setups	45–90 min
<b>Upgrade</b>	Improves aesthetics and long-term performance	May cost more if decorative finish is chosen	\$\$–\$\$\$	Kitchen remodels, matching faucet/fixture design	1–1.5 hrs


## **HOMEOWNER TIPS & TRICKS**

Keep your air gap flowing safely and silently with these quick tips:

- **Clean the Cap Monthly**  
Unscrew and rinse the top cap to remove soap scum, food particles, or limescale buildup.
- **Flush the Line**  
Pour a mix of warm water and vinegar down the air gap and run the dishwasher to flush debris.
- **Watch (and Listen) for Gurgling**  
If you hear loud gurgling or see water spilling out, the air gap or drain line is likely clogged — call before it causes damage.
- **Don't Cap or Seal It**  
Never tape or seal the opening — it needs that vented space to work correctly.
- **Keep It Code-Compliant**  
Replacing your dishwasher? Make sure the new unit is still routed through the air gap!

### **Protect Your Water, the Simple Way.**

Let Bayshore Plumbers inspect, clean, or replace your air gap to keep your home's water safe and code-compliant — no stress, no mess.

 **Call or book online today** for fast and friendly service throughout the Mid-Peninsula Bay Area.

## **FREQUENTLY ASKED QUESTIONS (FAQ's):**

### **1. What is an air gap, and why does my kitchen need one?**

An air gap is a small but critical plumbing device that keeps dirty water from flowing back into your clean drinking supply — especially from dishwashers or filtration systems. It's required by California plumbing code and helps protect your home from harmful bacteria or contamination caused by backups.

### **2. How do I know if my air gap is working properly?**

If you see water spilling onto your countertop during a dishwasher cycle, hear loud gurgling noises, or notice odors, your air gap may be clogged or misaligned. A quick inspection by our technician can confirm if it needs cleaning, adjustment, or replacement.

### **3. Can I clean or fix my air gap myself?**

You can unscrew the top cap and rinse it monthly to clear basic buildup. However, deeper issues — like internal clogs, leaking hoses, or improper installation — should be handled by a licensed plumber to ensure it stays safe and code-compliant.

### **4. How much does air gap service cost?**

We offer options ranging from affordable cleanings and repairs to full replacements or decorative upgrades. You'll always get a clear explanation and upfront pricing before we begin any work — no surprises, ever.

### **5. What happens if I don't fix a broken or leaking air gap?**

A damaged or missing air gap can allow dirty water to backflow into your dishwasher or even your drinking water lines — a serious health risk. It also puts your plumbing out of code, which can affect inspections or future appliance installs.

### **6. How long does it take to fix or replace an air gap?**

Most services take **30 to 90 minutes**, depending on whether it's a quick cleaning, hose reseal, or full replacement. We come prepared to fix it on the spot — fast, clean, and done right the first time.