

AN IMPORTANT LETTER TO ALL FAIRLINGTON RESIDENTS

We, the undersigned residents of Fairlington, have formed an ad hoc group to serve as a vehicle to bring before other Fairlington residents and the Arlington County Board a serious problem that now exists in Fairlington, a problem which will become worse in the future unless we all band together to resolve it now. We refer to the continuous problem of sewer backups into the basements of "low" units, which constitute approximately one in every 6 - 10 units in Fairlington. There are 540 "lateral" sewers that were originally installed during World War II serving approximately 3400 Fairlington homes. We have partial records that show that over 50 of these laterals have had serious backups in South Fairlington alone, and we feel sure that this circular will provide evidence of many more.

The continuing sewer backups have not only caused untold physical and emotional suffering to the owners of the "low" units - directly affecting their resale prospects - but they also impact directly on the resale prospects and pocketbooks of neighboring residents in that this problem can only be permanently solved through the repair and/or replacement of the problem sewers, the expense of which is borne by all condominium owners.

We have Arlington County documents which show that in 1972, when CBI Fairmac originally proposed the renovation of Fairlington, the original plans approved by the County indicated that new building sewers would be installed with separate connections for each unit. The Building Inspectors Office, in a June 12, 1972 memorandum, acknowledged this, but allowed a revised CBI Fairmac plan, which contemplated reusing the existing 6" common sewers to stand, with the requirement that these existing sewers be exposed and inspected by the County. This was required, according to the memorandum, because of many complaints of stoppages in the past and "...in order to protect the investment to be made by the future purchasers of these units." However, within two weeks of this clearly stated County requirement, it was dropped, and CBI Fairmac was allowed to inspect and repair lines only as they deemed necessary. We have yet to receive any reason or explanation from the County or CBI Fairmac as to why CBI Fairmac was made immune from County inspection.

We believe that there is a good case to be made that the County was negligent in carrying out its responsibility to protect our subsequent investment. We do not believe that anyone should be faced with the prospect of a sewer backup into their homes and/or having their condominium fees raised to high levels in order to permanently repair the problem. We have written to the Arlington County Board requesting a hearing on this problem, and requesting that the County assume responsibility and financial burden of rectifying the sewer problem in Fairlington. We ask for your help and support for our presentation before the Arlington County Board. Please contact any of those listed below as soon as possible.

Drop in any of the * mailslots above. This information will support our case before the Arlington County Board.

I have had a sewer backup ____ time(s). Dates:

I live in Village (1 2 3 4 5 6) North Fairlington ()

NAME

ADDRESS

PHONE