

*For more information on protecting your home
against water damage, refer to
The Institute for Business & Home Safety
Web site at ibhs.org*

*To learn more about home insurance, contact
your local AAA office.* For your nearest location,
visit AAA.com or call us toll free.*

In Illinois & Indiana
1-800-289-5255

In Michigan
1-800-222-6424

In Minnesota & Iowa
1-800-779-5630

***In Nebraska
& North Dakota***
1-800-222-6327

In Wisconsin
1-800-723-0220



**In Michigan, home insurance underwritten by Auto Club Insurance Association family of companies; in Minnesota and Wisconsin, by Auto Club Insurance Association; in Illinois, Indiana, and Iowa, by MemberSelect Insurance Company; in Nebraska and North Dakota, by non-affiliated insurance companies.*



6700-42075

Protecting Your Home from Water Damage



Help Safeguard Your Home from Water Damage

Water damage to your home can be costly and inconvenient. The good news is that in many cases, it can be prevented. AAA recommends that you follow these simple household tips to help protect your home.

INTERIOR PROTECTION

CHECK THE WATER SUPPLY

Plumbing Pipes

Examine your water and waste lines for damage, leaks, or corrosion. Hire a licensed plumber if you notice any problems.

Water Shutoff Valves

Know where the shutoff valves are for the main water supply, sinks and toilets. Going on vacation? Turn off your water supply.

Sprinkler Systems

If your home has an indoor sprinkler system, a licensed contractor should inspect it at least once a year.

MAINTAIN MAJOR APPLIANCES

Appliance Water Hoses

Inspect the water hoses in your washing machine, dishwasher, garbage disposal and icemaker for leaks. Periodically replace the hoses and clips that secure them.

Moisture-Producing Appliances

If possible, properly vent your clothes dryer and stove outside.

Water Heater

If you have puddles around your water heater, replace it. (Keep in mind, most water heaters last 7 –10 years).

Humistat

Purchase a humidity meter to help keep indoor moisture low (ideally between 30-50% relative humidity).

Air Conditioner

Make sure the drip pans are clean and the drain lines are open and flowing properly.

Sump Pumps

Is your basement prone to leaks or flooding? A sump pump is your best defense. Sump pumps should be tested at least once a year.

OTHER INDOOR AREAS TO INVESTIGATE

Basement

Occasionally inspect your foundation walls and floors for cracks that could allow water seepage.

Bathrooms

A watertight seal is critical around bathtubs and shower stalls. Check the caulking periodically for leaks. Help reduce moisture during showers by opening a window or installing an exhaust fan.

EXTERIOR PROTECTION

INSPECT YOUR ROOF

Roof

Periodically, hire a licensed roofer to inspect your roof for wear/damage.

Ice Damming

Ice can form under snow that accumulates on the roof and overhangs and can cause water to backup and leak into your attic and home. To help prevent this, be sure there is adequate ventilation in all attic and overhang areas.

OTHER EXTERIOR AREAS TO EXAMINE

Doors/Windows

Inspect all exterior doors and windows for proper caulking and weather stripping.

Gutters/Downspouts

Clear all gutters and downspouts of leaves and debris.

Outdoor Hoses

Turn off exterior hose bibs during the winter.

Window Wells

Basement window wells should have window well covers and be free of leaves and other debris.

Exterior Paint/Siding

Periodically check for peeling and cracking.

Terraces/Balconies

Regularly inspect terraces and balconies for excess wear.

Exterior Drains

Regularly remove all leaves and other debris from exterior patio drains.

Grade of Property

In order for water to flow away from the house during heavy rain or snow, soil should be graded from the foundation.

WATER DETECTION DEVICES

Water detection devices can detect tiny amounts of water and can be wired into a centrally monitored alarm system that will notify you in the event of a leak.

Leak Detection Systems

In the event of a leaking pipe or an appliance overflow, the shut-off valve closes and prevents additional water flow.

Water Flow Sensors

A flow sensor can be installed on your home's main water line. If the flow of water exceeds your programmed amount, a valve will close to stop the flow of water.

Low Temperature Sensors

If you have a centrally monitored alarm system, consider having low temperature sensors installed as part of the system.

