Welcome to the Woodville Septic-to-Sewer Conversion Project Public Information Meeting

Central sewer connection funding is available for your neighborhood.

May 16, 2019
Who is the Project Team?

Leon County

- Responsible for overall Management of the Woodville Sewer Program
- Administering and providing half of the funding
- Collecting sewer connection sign-ups
- Permitting & monitor sewer project improvements

City of Tallahassee

- Responsible for operation and maintenance of sewer collection system and wastewater treatment system
- Assisting with reviews of this sewer project
Who is the Project Team?

Florida Department of Environmental Protection
- Responsible for a grant for half the funding of the project
- Administering the Statewide Springs Protection Program

Infrastructure Solution Services (ISS) Team
- Responsible for the engineering design and permitting of the sewer project
This is the first of at least three Woodville Sewer Public Information Meetings.

This Public Meeting is informational for Residents to understand:

1) **Why** should I convert from my septic system to central sewer?

2) **What** happens to convert from septic to central sewer?

3) **How** do I sign up to connect and **How much** is this going to cost the homeowner?

4) **Questions** after presentation at each of 4 sewer connection sign up stations.
Septic tanks leach nutrients and fecal coliform into the soil that contaminate the surrounding environment and nearby groundwater and surface waters like Wakulla Springs.

Why do we need this central sewer project?
Why do we need this central sewer project?

Water bodies like Wakulla Springs that receive higher levels of nutrients have resulting algae blooms. Significant algae blooms remove oxygen and can have a detrimental effect on the fish, birds, crustaceans, and even mammals in water bodies.

CONNECTING TO CENTRAL SEWER PROTECTS WAKULLA SPRINGS
Wastewater flows from house through septic tank and drain field into the soil and groundwater and surface water.

Please disconnect from septic tanks and connect to new central sewers!

How does this new sewer project work?

Wastewater flows from house into closed gravity piping system and is pumped to WWTP for treatment.
What does Gravity Sewer Layout look like?
What does a Gravity Sewer System look like?

Top view of a gravity sewer manhole lid

Cross-section of gravity sewer pipes and manholes under roadway
City of Tallahassee will operate and maintain these public pump “lift” stations.

Lift stations will be a concrete lid structure a few inches above the ground and 6 to 8 ft diameter and valves above ground.

The lift station will have an electrical control panel and may have a fence around it.

Sewer systems have manhole lids at ground level.

Each residence will have a clean out at ground level.

Most other aspects of the sewer system are below ground.

What will I see in a Gravity Sewer System?
LEON COUNTY TEAM WILL:

- Attempt to Contact Resident
- Survey from Residence back to Roadway
- Select Preferred Lateral Route in Design

CONSTRUCTION ON YOUR PROPERTY WILL INCLUDE:

- Sewer Lateral Line Installation
- Septic Tank cleaned, tank broken up, and leach (drain) field abandoned in place
- Water well abandonment if you have well
- Restoration of Yard

How will the sewer lateral line connection to my residence work?
What is a Grinder Pump Sewer System?

- Single Residential Pump
- Pumps to Sewer Main In Road
- Lid Flush With Ground
- Grant Buys and Installs

- Basin approximate size 2ft diameter, 3 ft high
- Typically low power use (110 Volt Power)
- Owner maintains grinder pump system

GRINDER PUMP SYSTEM LAYOUT

Only 5 out of 200 initial connections on grinder system
Woodville Sewer Service Area

AERIAL OF WOODVILLE SEWER AREA

- Sewer Service for Residences within the Red Boundary Line
- Aerial Map show the Overall Sewer System with the locations of Gravity Sewer Pipes
Sewer System in Construction (By Year)

Overall sewer system divided into 11 service areas and into 6 contract phases.

**STEP 1 - SERVICE AREAS 0 THRU 7 - Grant Funding Programmed**
- Service Area 0 (MPS) – 2020-21 [Green]
- Service Areas 1 & 2 – 2021-22 [Purple]
- Service Areas 3 & 4 – 2022-23 [Red]
- Service Areas 5, 6, & 7 – 2023-24 [Blue]

**STEP 2 - SUB AREAS OF 0-3 & SERVICE AREAS 8 THRU 10 – TBD if Funding Available**
- Service Area 0-3 Sub Areas – TBD [Tan]
- Service Areas 8, 9, & 10 – TBD [Gray]
STEP 1 - SERVICE AREAS 0 THRU 7
- Service Area 0 (1A) – 2021 [Green]
- Service Areas 1 & 2 (1B) – FY2022 [Pink]
- Service Areas 3 & 4 (1C-1) – FY2023 [Blue]
- Service Areas 5, 6, & 7 (1C-2) – FY2024 [Red]

STEP 2 - SUB AREAS OF 0-3 – TBD IN FUTURE
- Service Area 0-3 Sub Areas (1D) – TBD [Tan]
Water Services in Woodville

**WATER IN SERVICE AREAS 0 THRU 7**

- Significant portion of Woodville Sewer Service Area have existing water service
- Water services added only where water system piping is in front of existing residence
- Abandonment of water well from house will be required when connecting to water
What is the initial construction cost to each homeowner?

- Leon County and FDEP have dedicated funding for all of the capital cost of this project. Must sign up prior to December 20, 2019. So zero construction cost to the homeowner.

- Sewer connection to home & associated fees, and possible water service connection = $ Paid
- Abandonment of septic tank, and possible water well abandonment = $ Paid
- Restoration of yard = $ Paid
• The continuing monthly cost for each homeowner will be based on the wastewater generated as calculated from potable water use (if on City of Tallahassee Water).

• City of Tallahassee Staff are available to share typical wastewater rate information.
ON-GOING PROJECT ACTIVITIES:

- Resident Sewer Connection Sign-ups Very Important
- Surveying in the Field is Underway on Roads & Residences
- Soil Borings and Wetlands Line Identification Starting
- Sewer Design and Permitting Underway
Collection of good field data for the design is imperative to the success of this central sewer system project.

Please be helpful to our team in the field. We need elevation data on your property.
Woodville Sewer Current Project Schedule

**Design and Permitting Phase**

- **Mar 2019**: Design & Permitting Start
- **May 2019**: 1st Public Meeting
- **Sep/Oct 2019**: Future Public Meeting(s)
- **Dec 2019**: Deadline for Application
- **Oct 2020**: Design and Permitting Complete

**Construction Phase**

- **Apr 2020**: Service Area 0 Begins
- **Jun 2021**: Service Area 0 Complete
- **Feb 2021**: Service Areas 1 & 2 Begin
- **Apr 2022**: Service Areas 1 & 2 Complete
- **Feb 2022**: Service Areas 3 & 4 Begin
- **Apr 2023**: Service Areas 3 & 4 Complete
- **Feb 2023**: Service Areas 5, 6 & 7 Begin
- **Mar 2024**: Service Areas 5, 6 & 7 Complete

**We are here**
WOODVILLE COMMUNITY
SEPTIC-TO-SEWER
CONVERSION PROJECT

FROM NOW UNTIL DEC. 20TH

Save Thousands of Dollars by Upgrading Your Sewage System

To Sign Up or Ask Questions Call:
Mr. Felton Ard, PE
Leon County Customer Support Engineer
(850) 606-1515
Thank you for this opportunity to serve the residents of Woodville and Leon County.

PLEASE SIGN UP TO CONNECT TO CENTRAL SEWER

A Joint-Party Agreement

May 16, 2019
Woodville Sewer Contacts

**LEON COUNTY CONTACTS:**

Mr. Felton Ard, PE  
Leon County Customer Support Engineer  
2280 Miccosukee Rd,  
Tallahassee, FL 32308  
(850) 606-1515

Mr. George Su, PE  
Leon County Project Manager  
2280 Miccosukee Rd  
Tallahassee, FL 32308  
(850) 606-1514

**Sewer Connection Forms can be attained at the Leon County Woodville Project Website:**

http://cms.leoncountyfl.gov/Home/County-Projects/Woodville-Rural-Community-Septic-to-Sewer-Conversion-Project

**Sewer Connection Forms can be mailed to:**

Attn: Mr. Felton Ard, PE  
Leon County Public Works Department  
2280 Miccosukee Rd  
Tallahassee, FL 32308
APPLICATION FOR
CENTRAL SEWER SERVICE CONNECTION
Woodville Rural Community Septic to Sewer Project

OWNER'S NAME: ________________________________

CO-OWNER'S NAME: ____________________________________________

STREET ADDRESS: ____________________________________________

IS THIS A PUBLIC STREET? YES ☐ NO ☐ Not Sure ☐ Additional Comment: ____________________________________________

MAILING ADDRESS: ____________________________________________

E-MAIL ADDRESS: ____________________________________________

PHONE: ___________________________ OTHER PHONE: ___________________________

DO YOU CURRENTLY HAVE A DEED IN YOUR NAME? YES ☐ NO ☐ Not Sure ☐

I hereby acknowledge that I have been advised of, and agree to, the following terms and conditions:

1. Leon County intends to extend the City of Tallahassee (City) sewer (wastewater) collection system to the Woodville Rural Community, and that system may be available to serve my property in approximately 60 months.

2. The Springs Restoration Grant awarded to Leon County by the Florida Department of Environmental Protection, together with Leon County’s matching funds, will provide funds for the project to design and construct the municipal sewer system extension, install the connections lines for new sewer services directly to the home on my property, and to abandon existing septic tanks in the Woodville Rural Community during the term of the Grant. In addition, if there is a water well on my property and the City has existing water mains in place along my property frontage, the project funds can be used to pay for the required abandonment of the water well and connection to the City’s water services in order for the sewer connection to be completed. The Grant and Leon County matching funds will be available to pay the costs for my property to be connected to the sewer system extension
only during the timeframe of the septic to sewer project. During the same timeframe, the project funding will also be available to pay for the new water tap and water service line construction to connect my property to the City’s water services, where applicable.

3. If I want my property connected to the sewer system, I must check one of the following boxes and sign this form to acknowledge and accept the described conditions below.

☐ My property currently has City water services or will have City water services connected as part of this project for which I will receive a monthly utility bill:
  • After the sewer system connection is completed, there will be a monthly sewer service charge which will vary based on the amount of my water usage. Based on current rates, the typical monthly sewer charge amounts to approximately $63.50 for residential customers, which includes a 50% surcharge applicable outside the city limits, and the amount is subject to change. This sewer system charge will be added to my monthly utility service bill from the City.

☐ My property currently does not have City water service, and a water main is not available for connection along my property frontage, but I do receive a monthly utility bill from the City for other types of utility services:
  • After the sewer system connection is completed, there will be a monthly sewer service charge which will be based on a flat rate determined by the City rather than a varying charge based on water usage. This sewer service charge will be added to my monthly utility bill from the City.

☐ My property currently does not have any type of City utility service, and a water main is not available for connection along my property frontage, so I will not receive a monthly utility bill from the City after the sewer system connection:
  • After the sewer connection is completed, there will be an annual sewer service charge which will be based on a flat rate determined each year by the City rather than a varying monthly charge based on water usage. This
annual sewer service charge will be collected by Leon County through a non-ad valorem assessment on my annual property tax bill.

4. Leon County will ensure that all sewer and water service connections, and septic tank and water well abandonments authorized by me for this project will be performed by State-licensed underground utilities and excavation, plumbing or septic tank contractors.

5. If I decline to connect my property to the sewer services available to me through this project, I will be responsible for paying the Readiness to Serve fee (approximately $28.97 per month) to the City, and, if my septic tank fails to function properly in the future, I will also be responsible for making the mandatory sewer service connection at my expense which will include grinder pump installation, if necessary, and septic tank and water well abandonment, where applicable.

6. If I decline to connect my property to the sewer services available to me through this project and my property is not on any City utility services, there will be a Readiness to Serve fee (approximately $28.97 per month) collected by the County through a non-ad valorem assessment on my annual property tax bill.

7. Any future septic tank installation on my property is prohibited.

8. The connection of the sewer service to my property may require a grinder pump system design due to the low elevation of my property or the extreme long distance to the sewer mains. The Grant funds will pay for the initial installation costs of a grinder pump system, if needed. However, I will be responsible for the future replacement, operations and maintenance of such system if installed under this project.
Owner: ___________________________ Address: ___________________________

Owner’s Signature

Co-Owner’s Signature

Printed Name

Printed Name

Date

Date

State ID or Driver’s License Number

State ID or Driver’s License Number

If Owner(s) cannot submit this form in person, the form must be notarized.

STATE OF ______________________
COUNTY OF ____________________

The foregoing was sworn to, subscribed and acknowledged before me this _____ day of ____________, 20__, by ______________________, who is personally known to me or has produced ______________________ as identification, and (did/did not) take an oath.

Notary Public
Printed Name
My Commission Expires ______________________
CONSENT FOR ACCESS TO PROPERTY
FOR SEWER CONNECTION
Woodville Rural Community Septic to Sewer Project

This Consent is given by ____________________________ (“Owner”) to Leon County, Florida (“County”) for the exclusive purpose of providing septic system abandonment, sewer service connection, and water service connection, where applicable. Owner and County are jointly referred to in this Consent as the Parties and individually as Party.

Owner wishes to connect to the City of Tallahassee’s (“City”) sewer collection system and/or water services and participate in the County’s Springs Restoration Grant project to contract for and provide septic system abandonment, sewer service connection and/or water service connection at Owner’s residential property located at ______________________, Tallahassee, Florida (“Property”). If the grant funding for the Property is not accepted, neither the County nor the City will be responsible for providing a connection or for paying any costs of connection that Owner may order on his or her own.

1. Owner grants permission to the County, or the County’s agents or assigns including, but not limited to, employees, contractors, consultants, engineers and inspectors or other designees (collectively, “Authorized Parties”) to enter upon the Property for the following purposes and activities:
   a. Assessment of the septic system and sewer lines through survey.
   b. Installing, and inspecting the connection to the City’s sewer collection system and abandonment of the existing septic system.
   c. Disturbing sod or grass over those areas.
   d. Disturbing driveway or other improvements along the path of connection.
   e. Installing and inspecting new connection to the City’s water system and abandoning private on-site wells, as needed.
   f. Digging pits and trenches that may be open for up to 5 days.

2. Owner is responsible for informing any tenants or other occupants of the Property that permission has been granted to the Authorized Parties to enter the Property for the purposes and activities listed above.
3. Owner is responsible for any City utility deposit and/or monthly service and surcharge fee payments resulting from the connection to the City systems and shall inform any tenants or other occupants of the Property of this responsibility.

4. This written permission is given voluntarily without threats or promises of any kind.

5. Authorized Parties may enter the Property during normal business hours and may also make special arrangements to enter the Property at other times after agreement from the Owner, tenant, and/or other occupant of the Property. Authorized Parties will take reasonable steps not to interfere with the use of the Property by the Owner, tenant, and/or other occupant.

6. Authorized Parties shall enter upon the Property at their own risk, and Owner, tenant, and/or other occupant shall not be held responsible or liable for injury, damage, or loss incurred by any Authorized Party arising out of or in connection with activities under this Agreement, except to the extent that any injury is caused due to the acts or omissions of Owner, tenant, and/or other occupant of the Property, or any employee or agent of the Owner, tenant, and/or other occupant of the Property.

7. Authorized Parties will give notice to the Owner, tenant, and/or other occupant of the Property at least one (1) week in advance of the start of construction of the abandonment and connection before any work is done.

8. Upon completion, Authorized Parties will restore the Property as near as practicable to its condition immediately prior to the commencement of such activities.

9. Any party to this Agreement may terminate this Agreement by giving two (2) months advanced written notice, or all parties may terminate the Agreement at any time by written agreement.

10. This Agreement shall expire upon the completion and close out of the project activities.
11. Owner warrants that he or she has the authority to sign this Agreement.

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WOODVILLE SEPTIC-TO-SEWER PROJECT
May 16, 2019

Comments:
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Contact Information:
Name:__________________________________________
Home (or Business) Address:_____________________
Phone Number:_______________________________
Email:________________________________________