

## **Welcome to the Point-O-Woods Beach Association**

The Point-O-Woods sewer system has been in operation for over thirteen (13) years servicing all residents.

Some properties require the use of a grinder pump to remove the septic from their property. Because you are the owner of a property that requires this unit, the following documents address their proper management.

If your property does not have a grinder pump, your system is gravity fed into our sewer line. Your home must follow the same documents to address the proper management of the sewer system.

Please pay strict attention to the items that are **NOT** to be flushed down the drain.

**ENJOY YOUR TIME AT POINT-O-WOODS**

**YOUR HOUSE IS SERVED BY A COMMUNITY SANITARY SEWER SYSTEM THAT COULD BE DAMAGED BY FLUSHING PROHIBITED MATERIALS TO THE SEWER.**

**CAUTION: ONLY FLUSH SANITARY WASTE DOWN THE DRAIN. BELOW ARE EXAMPLES OF WHAT NOT TO FLUSH:**

- Any type of wipes; even if if the package says Flushable
- Diapers, feminine products, (sanitary napkins, tampons)\*, condoms\*, etc., rags or any kind of cloth, string, dental floss
- Bulk grease or fat, (drain cooking pans before cleaning in the sink and dispose of pan separately).
- Sand, kitty litter, aquarium gravel, or pet cage shavings.
- Gasoline, kerosene, solvents, paint thinner, or any flammable or combustible materials, paints.
- Seafood shells, bones, cherry stones, peach pits, etc.
- Strong chemicals or toxic, caustic, or poisonous substances.
- Plastic or metal objects.

\*These are new items causing issues.

If damage is caused by any of the items listed above, the cost of repair will be at the homeowner's expense.

**In the event of an emergency, call Water & Waste Equipment, Inc. at (860) 613-0401.**

This document is available on the WPCA website;  
<http://www.point-o-woodswpca.com>

## **WPCA Guidelines for Demolition and Renovations**

POW has a pressurized sewer system. The removal of any grinder pump or the disconnection of a gravity fed sewer line without proper care can cause damage to the complete sewer system.

If your grinder pump chamber, accessories, or electrical control box require removal for any reason, the WPCA **MUST** be notified. Only the WPCA can authorize its removal which will be at the homeowner's expense.

It is at the WPCA's discretion if the pump cylinder can be reused.

If you need to relocate the connections or grinder pump unit, please refer to the document titled, "Technical Requirements for Relocated Connections and Grinder Pump Units". The WPCA **MUST** be notified and approve the relocation **PRIOR** to any work being performed.

If you have any questions, please contact a WPCA member. Their names and addresses are on the POW bulletin board, in the POW annual report and on the WPCA web site; <http://www.point-o-woodswpca.com>.

To reiterate, The WPCA **MUST** be contacted **PRIOR** to the demolition or renovation of any home connected to the system. Failure to contact the WPCA prior to changes will result in a \$500 fine.

## WPCA CALL BEFORE YOU DIG

The State of Connecticut has a law stating that anytime mechanical machinery is used on residential property, the homeowner must contact Call Before You Dig (CBYD). This is a free service to ensure that our sewer lines, water lines, and electrical, etc. which are buried in property are identified and marked prior to the digging. This is for the safety of the homeowner and to also protect the integrity of our lines. You can contact CBYD by calling 811, or 800-922-4455. Failure to do this could result in the suspension of the project and/or a fine of \$500, in addition to expenses incurred by Point O' Woods Association for related repairs.

Below is the State of CT law:

### **CALL BEFORE YOU DIG 1-800-922-4455 or 811**

Call Before You Dig (CBYD) is a non-profit clearinghouse comprised of owners and operators of underground utility facilities. It was established by state statute to protect buried utility facilities such as gas pipes, water mains, telephone and television cables, from damage resulting from any construction or excavation activities, and to ensure the safety of the general public in situations where these underground facilities, particularly gas mains, might be damaged. Traditionally, April is declared "Call Before You Dig" month in Connecticut to call attention to the program before the construction season is in full swing.

Under current law, anyone planning to excavate with mechanized equipment must notify CBYD at least two working days prior to digging. CBYD then notifies the registered owners of the underground facilities lying in the path of the planned digging so that the owners (usually the utility companies) can mark the locations of those facilities before the excavating begins.

The following color code is used to indicate the various underground plants.

**YELLOW** = Gas, oil, petroleum products, compressed gasses, and all other hazardous liquid.

**RED** = Electric power lines or conduits.

**PURPLE** = Radioactive materials.

**ORANGE** = Communication lines or cables, including telephone, telegraph, cable television.

**BLUE** = Water.

**GREEN** = Storm and sanitary sewers including force mains.

With one toll-free call (1-800-922-4455) the CBYD system is activated. The owners and operators of the buried utility facilities are notified and in turn mark the locations of their facilities according to the standard color codes given above. The Department of Public Utility Control (DPUC) is responsible for the CBYD program, its budget, and enforcing the CBYD laws. The DPUC conducts investigations of CBYD violations and has the authority to impose fines on negligent excavators or utility companies.

## **WPCA EMERGENCY GUIDELINES FOR HOMES WITH GRINDER PUMPS**

When weather emergencies occur, the following procedures will be in effect:

- In the event of an upcoming storm, WPCA recommends that any box covering your grinder pump be removed or secured to prevent damage to or loss of the box. The replacement of this box is at the homeowner's expense.
- In the event of a power outage, WPCA will provide pump-out service on an as needed basis. Homeowners must be present to receive this service and should follow previous procedures.

(If uncertain of appropriate procedures, please see <http://www.point-o-woodswpca.com> or contact Sicurenza Electric at 860-434-4343).

- In the case of town or state Mandatory Evacuations, no pump-out service will be provided while the evacuation is in effect.
- Following the storm, the homeowner is required to remove all debris (including sand) from the pump cover. Once the cover is accessible, the WPCA will check and approve the pump condition before operation can be resumed.

Any damage caused to the grinder pump's exterior will be repaired by the WPCA at the homeowner's expense.

WPCA suggests that homeowners on Champion Rd mark the location of their grinder pumps. The type of marker used for defining driveways for a snowplow would work well. Marking the location will help to eliminate damage to the cover by any equipment used during storm cleanup.

For information during weather emergencies, the Town of Old Lyme has an Emergency Operation Center. The phone number is 860-598-0210.

The Town Director of Emergency Management can also be reached at **860-434-1605 X 231**.

For any questions, please contact a WPCA board member. WPCA BOG contact information is listed on the POW bulletin boards, in the POW annual report, and on the website.

This document is available on the WPCA website;  
<http://www.point-o-woodswpca.com>

## **Notice to Grinder Pump Users Regarding Springtime Activation**

Each year during the spring season, the maintenance crew at POW will conduct operational checks on the grinder pumps to ensure that all are functioning properly.

**The WPCA would appreciate it if the power to your grinder pump is left on all year long.** This will ensure that your pump is operational when our inspections are complete.

We would like to make everyone's return for the summer season as trouble free as possible.

Thank You,  
WPCA Board

## RECOMMENDED WPCA GUIDELINES FOR GRINDER PUMP SEASONAL SHUTDOWNS

1. OPEN UP ELECTRICAL BOX, MOVE SWITCH TO MANUAL. THIS WILL TURN THE PUMP ON AND REMOVE THE WASTE. AFTER THE WASTE HAS BEEN REMOVED, RETURN THE SWITCH TO THE **AUTO** POSITION AND YOUR PUMP IS NOW READY FOR SPRING TURN-ON.
  
2. ADD PROPYLENE GLYCOL ANTIFREEZE TO THE TOILETS. FLUSH THE TOILET. REPEAT.

THE LUBRICATION FROM THE ANTIFREEZE IS NOW IN THE PUMP CYLINDER WHERE IT WILL HELP PROTECT THE UNIT WHILE IT IS SHUTDOWN.

PLEASE CONTACT A WPCA BOARD MEMBER IF YOU HAVE ANY QUESTIONS. CONTACT INFORMATION IS LISTED ON THE WPCA WEBSITE;

<http://www.point-o-woodswpca.com>, in the POW Annual Report, and on the POW bulletin boards.

If you decide not to add antifreeze, please use the manual switch to empty the grinder pump. After emptying the pump, turn the switch to the **auto** position for operation in the spring.

Propylene Glycol, Non-toxic antifreeze to -60 degrees F can be purchased locally at West Marine in Old Saybrook or Mystic for less than \$9/gallon.

This document can be found on the WPCA Website;

<http://www.point-o-woodswpca.com>