

Home Inspections

Information collected will be used to guide design for the individual grinder pumps located on each property. A letter will be sent to each homeowner to notify them of the upcoming home inspection and how to schedule a meeting with the Town Engineer.

Frequently Asked Questions

1. Why do I need a grinder pump?
 - a. Grinder pumps are used in connection with low pressure sewers to convey ground-up wastewater. These are typically used in areas where elevations do not allow for use of gravity sewer mains. All connections to the Town Sewer will require a Grinder Pump.
2. Am I required to connect?
 - a. Yes. NYS and the Town Sewer Laws require all properties within the Sewer District to connect to municipal Sewer if available. The capital project will complete all necessary work to connect.
3. How will I be billed for my use of the Sewer System?
 - a. Debt service for the construction of the system will be assessed on property taxes on an Equivalent Dwelling Unit (EDU) basis similar to the water system. A single family residential household will be charged (1) EDU. Additionally, sewer bills will be sent to all users which will pay for sewage treatment, operational costs and system repair capital reserves. Billing will be a flat rate based on EDU's for each property.
4. Where will you install my grinder pump?
 - a. The engineer will meet you at your house to discuss your existing septic system and determine a location for the grinder pump. The grinder pump will be located as close as feasible to the existing building septic system and house. The alarm panel would ideally be visible from the street, although not required. The alarm panel must be visible from the grinder pump.
5. When can I schedule a home inspection?
 - a. Every homeowner will receive a letter in the mail from the Town Engineer alerting them that it is time to schedule your home inspection. These letters will be sent out every few weeks and will be based on the location of your residence.
6. What will I need to have prepared for the home inspection?
 - a. If you have had a survey completed for your home, please provide maps and documents which show the locations of existing on site utilities. You will need to know where your existing septic system is located, including the tank, leach field, and where the system connects to your house. If you have information available for electricity capacity at your home, please also have this ready for the engineer.

7. Why did I receive this letter and my neighbor/friend did not?
 - a. The home inspections are being conducted from East to West across the new sewer district in groups of about 100 properties. If you, your neighbor or friend has not received a letter, it is because they are scheduled in a later group and will receive their mailer at a later date. At that time, they will be able to schedule a home inspection at their convenience.

8. How do you decommission my septic tank?
 - a. NYS Department of Health requires a complete disconnection of the septic system from a house, in order for a house to be connected to a public sewer system. This includes permanently disconnecting the tank from the building, pumping out the tank and filling it with stone or fill.

9. If I own a vacant parcel, will I get a Grinder Pump?
 - a. No. If you are building a new home on a vacant property, you can receive a Grinder Pump if you have a building permit and foundation constructed during the project period.

10. Who will pay for the power required to operate my Grinder Pump?
 - a. You will pay the required electrical costs for your Grinder Pump.

11. How much electricity does a grinder pump use?
 - a. Grinder pumps cost approximately \$22/year in power costs for an average single family household. Typical usage is 200 kWh, which is less than a television or refrigerator.

12. Who will maintain the Grinder Pump?
 - a. The Town Sewer personnel will maintain all Grinder Pumps within the system.

13. Can I hook up my sump pump, gutters or floor drains into the Grinder Pump?
 - a. No. These are all illegal connections and can cause significant damage and excess flow into the system. If illegal connections are found, property owners will be fined.

14. Does my washer, shower, or basement sink need to be connected to the sewer system?
 - a. Yes. All wastewater, including gray water, will need to be connected to the sewer system. Appliances, like washers, which are connected to dry wells or release outdoors will need to be re-plumbed to connect to the septic line coming from the house.

15. Can I drive over my Grinder Pump?
 - a. No. The cap from the Grinder Pump basin will stick out of the ground about 6" and will need to be protected from damage, including lawn mowers and weed trimmers.

16. Can I landscape around my grinder pump?
 - a. Yes. The cover has vents that cannot be blocked. There are optional accessories designed for covering a grinder pump, that may be purchased at your own cost, like fake rock covers that can go over or disguise the cover. If the grinder pump needs service, then any landscaping would be disturbed as necessary.

17. Will there be limitations on what I put down my drains?

a. Yes. Examples of items prohibited from the system include:

- i. Wipes and Flushable Wipes
- ii. Diapers (both disposable and reusable)
- iii. Feminine Products
- iv. Fats, large amounts of cooking oils, and grease
- v. Sump Pump connections
- vi. Paints, paint thinners, liquid fuels, petroleum products
- vii. Solid objects such as tools, toys, etc.
- viii. Bandages, towels, sheets, clothes
- ix. Kitty litter, sand, potting soil, aquarium gravel, coffee grinds, seafood shells

Anything beyond typical bodily waste and household plumbing fixture usage may damage the system.

Damage to the system caused by you will be charged back to you.