

Linn Sanitary District

Facilities Planning Report Amendment

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FACILITIES PLANNING REPORT AMENDMENT

The Linn Sanitary District prepared a Facilities Planning Report in January of 2000. The purpose of this amendment to the January 2000 report is to describe the public opinion received from the Facilities Planning Report and the recommended action regarding alternatives for wastewater disposal within the District.

Wastewater treatment and disposal in the Linn Sanitary District is currently provided by on-site systems. The District has experienced problems with failing septic systems in specific areas of the District and dependence on the existing on-site wastewater disposal systems within these problem areas will result in additional septic system failures, degradation of groundwater quality, and deterioration of water quality in Geneva Lake. The Facilities Planning Report evaluated alternatives to continued reliance upon the on-site systems. The 2 types of alternatives for wastewater treatment and disposal presented were:

Type I Improvements - Improvement programs which address wastewater treatment and disposal needs on an individual house by house basis. The District would adopt and enforce a rigorous inspection and maintenance program. Dwelling units that are determined to have failing and/or unacceptable systems would be encouraged to install the necessary improvements at the expense of the individual property owner. Some state and federal cost assistance may be available. This approach directly targets those individual homeowners whose inadequate systems pose a threat to groundwater and Geneva Lake water quality. Households having compliant systems would incur no additional cost.

Type II Improvements - Improvement programs which address wastewater treatment and disposal needs on a District-wide or neighborhood by neighborhood basis. These programs would involve the elimination of the existing on-site systems, and construction of collection and pumping systems to convey wastewater to remote site(s) for treatment and ultimate disposal. The four alternatives analyzed for the Type II improvements were:

- Alternative IIA** – Treatment at Existing Regional WWTP's
- Alternative IIB** – Treatment at New Decentralized WWTP's
- Alternative IIC** – Treatment at a New Regional WWTP
- Alternative IID** – Pumping to Community Holding Tanks

The Facilities Planning Report stated that the direction taken by the District will obviously have a significant financial impact on some or all of the District's constituents. The use of on-site systems has and continues to be a method acceptable to the State for wastewater treatment and disposal. The report recommended that the District undertake a comprehensive public awareness and hearing process to solicit public opinion. Residents must be made aware that the District is about to undertake an aggressive on-site system inspection and maintenance program, with a clear understanding of their social responsibility for the repair and maintenance of their on-site wastewater disposal system.

The Facilities Planning Report recommended that if the District received a public response which endorsed Type II improvements, the construction of a wastewater collection system, that Alternative IIA be implemented as the cost-effective option for planning Subareas 1 and 2 north of Geneva Lake. For the planning Subareas south of Geneva Lake, the report recommended Alternative IIB be implemented as the cost-effective solution should future negotiations with the City of Lake Geneva and the Villages of Fontana and Walworth continue to prove unproductive.

During the summer of 2000 the Linn Sanitary District implemented a public awareness and hearing process to solicit public opinion regarding alternatives for wastewater disposal within the District. The District mailed 4 newsletters informing and explaining the results of the Facilities Planning Report to each landowner in the District. The newsletters also informed the residents that the District would begin an intensive inspection and enforcement program of the on-site wastewater disposal systems, which would affect those homeowners having non-compliant systems. The District held meetings with over 20 separate homeowners associations in the District and held public informational meetings on both the north and south shores of Geneva Lake to inform the residents of the Facilities Planning Report findings and recommendations. The public informational meetings were well attended with over 100 residents present at each. Numerous news articles were also published regarding the alternatives available and the advantages/disadvantages of each.

After an exhaustive public informational campaign, the District mailed a summary letter and Sanitary Opinion Survey to each landowner in the District. The Sanitary Opinion Survey had a 52% return rate of the 1914 surveys mailed, and had 61% returned from owners of improved parcels. The results regarding support of the Type II alternative for future wastewater treatment and disposal in the Linn Sanitary District can be found in Table A. The table shows the total number of respondents for each subdivision, the number and percentage of respondents supporting the Type II alternative, and the response percentage of all improved parcels within each subdivision.

Seventy-eight percent of the respondents supported the Type I alternative, which addresses wastewater disposal on an individual, house-by-house basis. When factoring in the non-respondents as favoring the Type I alternative, 89% of the landowners supported the Type I alternative. Support for the Type II alternative came from only a few small subdivisions, namely The Birches, and S.B. Chapin Subdivision, which had more than 50% of respondents supporting the Type II alternative. Support for the Type II alternative at the 30% level or above included Camp Sybil, Cisco Beach, Elgin Club, Oak Shores, and Rowena Park subdivisions.

Implementation - Based upon the results of the Sanitary Opinion Survey, the District is in the process of implementing a septic system inspection and management program. This will ensure the proper operation and maintenance of the existing systems as well as the proper design and installation of new septic systems. The inspection and management program will include a visual inspection of each septic tank and leachfield or drywell to identify any malfunctioning systems. The District intends to inspect approximately 33 percent of the systems per year over the next 3 years. Subsequent to the initial inspections, the District will implement a maintenance schedule for the on-site systems, thereby dovetailing with the mailing of septic tank pumping reminders by Walworth County. When deficiencies are found during an inspection, the District will inform the owners of the need for corrective action.

Upon completion of inspections, the District will make the results available to the homeowners as soon as possible. Upon the completion of inspections within a subdivision or sub-area, a general summary of the inspection results will be completed and made available to the subdivision or sub-area residents. This summary would not include any specific names or lot numbers but would summarize the overall subdivision or sub-area inspection findings. This would give homeowners and subdivisions the opportunity to reconsider the best long-term sanitary waste management alternative not only on an individual basis but on a subdivision or District sub-area basis. If, upon revisiting the alternatives, the sub-area or subdivision feels that a wastewater collection system would be the desired alternative the District will approach the neighboring municipalities to explore the possibilities of purchasing conveyance and treatment capacity. This process would be initiated and driven by the residents of those interested areas.

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Table A

Summary of 2000 Sanitary Opinion Survey

Subdivision Name	Number of Respondents	Number of Type II	Type II Response %	Improved Parcels Response %
Unplatted Lands	144	41	28%	60%
Certified Survey Maps	89	20	22%	52%
Academy Estates	10	2	20%	77%
Alta Vista Estates	5	0	0%	56%
Ara Glen Estates	2	0	0%	40%
The Birches	11	6	55%	61%
The Birches 1st Addition	21	4	19%	48%
The Birches 2nd Addition	11	2	18%	69%
Bonnie Brae	6	1	17%	55%
Estates of Black Point Condos	5	0	0%	63%
Camp Sybil	26	9	35%	63%
Casa Sueno Condo	1	1	100%	100%
Ceylon Court Estates	3	0	0%	75%
S.B. Chapin	5	3	60%	38%
Cisco Beach	98	34	35%	69%
Bonnie Brae Condo	1	0	0%	33%
Chicago Club	2	1	50%	40%
Edgewater Terrace	20	4	20%	69%
Elgin Club	11	5	45%	52%
The Folly Sub	1	0	0%	14%
Forest Rest	3	0	0%	33%
Geneva Oaks	14	1	7%	70%
Genevista	21	2	10%	50%
Lawrence Addition to Genevista	16	2	13%	64%
Hutchinson	1	0	0%	25%
Lake Geneva Beach	60	15	25%	83%
Lake Geneva Club	12	2	17%	38%
Lake Geneva Highlands	46	7	15%	54%
Lake Geneva Terrace	14	1	7%	93%
Lake View Park	26	5	19%	60%
The Lindens	7	1	14%	70%
Linwood	2	2	100%	40%
Linwood 1st Addition	6	1	17%	67%
Loramoor	2	0	0%	33%
Maple Hills	33	3	9%	89%
Northwestern Estates - Condo	1	0	0%	33%
Oak Shores	11	5	45%	55%
Odden Park	8	1	13%	80%
Paradise Vista	8	1	13%	62%
Robinson Hillside 1st Addition	12	1	8%	60%
Robinson Hillside 2nd Addition	13	1	8%	35%
Robinson Hillside 3rd Addition	7	0	0%	78%
Robinson Hillside	18	4	22%	64%
Rowena Park	20	6	30%	51%
Shore Haven	28	4	14%	70%
Sunset Hills	40	0	0%	83%
Sunset Hills Shores	4	0	0%	40%
Sylvan Trail	8	1	13%	89%
Trinke Estates	23	7	30%	66%
Wooddale	60	11	18%	59%
Total	996	217	22%	61%