



Pine Hills Septic Tank Retrofit Project

September 2024



PROJECT HISTORY

Pine Hills Road is in the Priority Focus Area of the Wekiwa Spring and Rock Springs Basin Management Action Plan. The primary water bodies in this basin are considered impaired by excessive nutrients. Septic tanks have been identified as the source of 29% of the nitrogen load in the springs, which can lead to harmful algal blooms.

To address this, Orange County secured funding to replace septic tanks on private properties within the Wekiwa Spring and Rock Springs Basin, improving groundwater quality and preserving natural resources. The Pine Hills Septic Tank Retrofit Project is funded by a combination of sources, including a Florida Department of Environmental Protection wastewater grant, the American Rescue Plan Act, and an Orange County contribution. These funds will enable parcels on Pine Hills Road between Alhambra Drive and Golf Club Parkway to be converted from septic tanks to a sewer system at no cost to property owners.



PROJECT DETAILS

Construction on county property and roadways:

- Orange County Utilities will install approximately 8,000 feet of pipe and 22 manholes, which will be constructed underground along Pine Hills Road.
- In conjunction with the Pine Hills Road Pedestrian Safety Improvements Project, the segment of roadway from Alhambra Drive to Golf Club Parkway will be resurfaced with new asphalt pavement at the completion of the utility improvements.

Construction on private properties:

- Orange County Utilities is proposing to connect 93 properties to the county sewer system within the project boundary.
- Each private property will be trenched for the installation of a new 4-inch sewer service line (connecting from the newly installed sewer system to the existing dwelling).
- Construction can only occur once the property owner grants authorization for work to occur on private property. The license agreement, once signed and notarized by the property owner, satisfies this requirement.
- Once a property is connected to the sewer system, septic tanks will be abandoned in compliance with state and local standards. This includes pumping out tank contents and filling it with granular material.
- Any damage to existing driveways, sidewalks, sod, or irrigation will be restored as part of the project by the Orange County Utilities contractor. Pre-construction videos will be taken to ensure properties are adequately restored.



PROJECT COST

There is no cost to the property owners for construction and connection to the sewer system. The Pine Hills Septic Tank Retrofit Project budget of almost \$12 million reflects an investment in the community and commitment to environmental preservation.

COMMUNITY MEETING

Wednesday
October 2, 2024
6-7p.m.

Orange County
Multicultural Center
7149 West Colonial Drive
Orlando

Notary services will be available
at no cost.

ACTION NEEDED

Property owners must complete and notarize the enclosed Plumbing Permit and License Agreement. Submit completed forms by scanning and emailing to pinehills@septic2sewer.com or mail to Pine Hills Septic-to-Sewer, c/o Quest, 1540 International Parkway, Suite 200, Lake Mary, FL 32746.

FAST FACTS

Work Starts:
Fall 2024

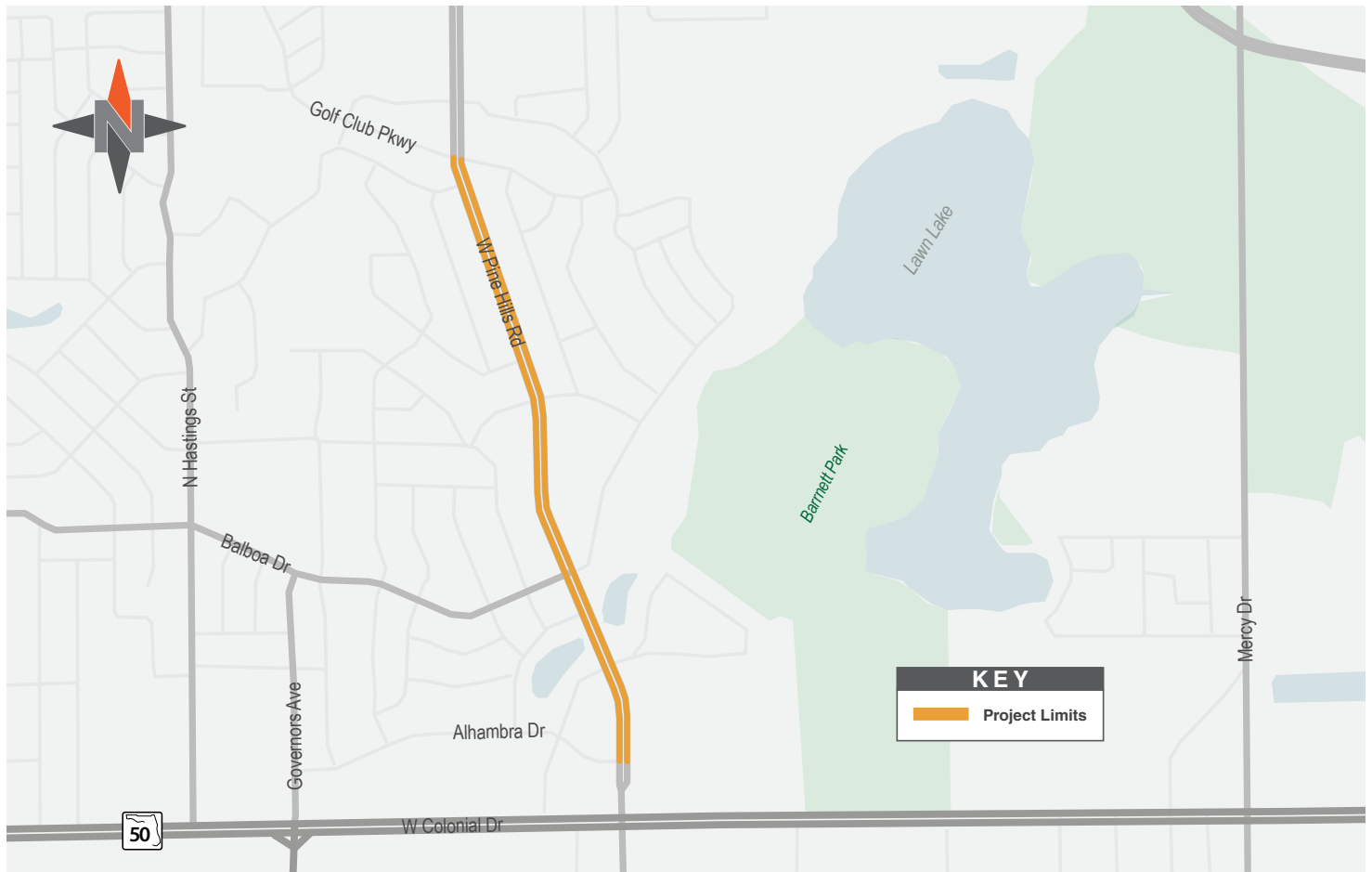
Anticipated End Date:
Fall 2025

For questions, concerns,
or to report damage
please contact:

pinehills@septic2sewer.com
407-542-9200



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FREQUENTLY ASKED QUESTIONS:

- **Will my Orlando Utilities Commission (OUC) bill change?**
Once connected, monthly billing statements will reflect sewer charges.
- **When is the notarized plumbing permit and the notarized license agreement due?**
These forms must be completed, notarized, and submitted as soon as possible to ensure the contractor does not incur delays related to private property access. Connection to the sewer system requires the forms to be submitted and will not occur without the notarized paperwork.
- **What happens during construction?**
The first phase of the project will include installation of the sewer main and service connections on Pine Hills Road, and

the final phase will involve converting private properties from existing septic to sewer, connecting individual residences to the new sewer pipes, abandoning existing septic tanks, restoring landscaping and site features, and resurfacing roadways. Work will be done in sections. For everyone's safety, roadway and sidewalk closures and detours will be implemented as needed.

- **How can I receive regular project updates regarding progress, road closures, and more?**

Please email pinehills@septic2sewer.com to be included in weekly project update distributions.



For more information, call 407-542-9200 or email pinehills@septic2sewer.com.