



ENGINEERING DEPARTMENT

Michael G. Lewis  
*Director of Public Works / City Engineer*


414/302-8360  
414/302-8366 (Fax)

City Hall  
7525 West Greenfield Avenue  
West Allis, Wisconsin 53214

[www.westalliswi.gov](http://www.westalliswi.gov)  
[mlewis@westalliswi.gov](mailto:mlewis@westalliswi.gov)

# Memorandum

**TO:** Administration and Finance Committee  
Board of Public Works

**FROM:** Joseph Burtch, Assistant City Engineer 

**DATE:** January 21, 2014

**RE:** Communication from the Assistant City Engineer regarding the progress on the proposal to establish a Private Property Inflow/Infiltration Reduction Fund

The previous proposal to implement a Sanitary Lateral Fund (Private Property Inflow/Infiltration Reduction Fund) included an annual fee for each residential property of fifty dollars, or twelve dollars and fifty cents per quarter. We are currently looking into the alternative of increasing the Special Assessment to the properties receiving the lateral rehabilitation work, which would allow for a reduction in the fee for the program.

Also attached to this memo is a copy of a one page summary of the proposed program. I hope that the summary provides a quick reference of the purpose along with the positives and negatives of the program.

Cc: Mayor Dan Devine  
Paul Ziehler, CAO  
Mike Lewis, Director of Public Works/City Engineer

## **Summary of the proposed Private Property Inflow/Infiltration Reduction Fund**

**Purpose:** The primary purpose of this fund is to provide a mechanism for improvements on residential private property to reduce excess flow in the City's sanitary sewer system.

- West Allis is under an enforcement ruling to reduce excess flows caused from I/I.
- West Allis needs to manage I/I to reduce the likelihood of future enforcements.
- Sanitary laterals and foundation drains on private property account for most of the I/I.

**Benefits:** This fund would provide a great benefit to the residential property owners.

- Provide help to rehabilitate aging, leaking sanitary laterals. (Ave. cost \$6,000 to \$12,000.)
- Provide help for emergency repair of failed lateral. (Ave. cost \$5,000 to \$15,000.)
- Reduced risk for basement back-ups. (Reduced flows in wet weather from I/I removal.)
- Special Assessments for rehabilitations and repairs can be paid for on a 10 year plan.
- Provides a more efficient way to meet the City's flow reduction requirements.
- Can reduce future costs to expand the municipal sewer system.
- Establishes a fund that will provide a mechanism to continue to address aging infrastructure.

**Residential Property Owner Responsibilities:** Property owners will retain ownership of their sanitary service from the connection at the sewer main to approximately 6' from the building. Owners are responsible for the following:

- General maintenance of the sanitary lateral
- Removal of blockages in the lateral (when removable without repair to the existing pipe)
- Cleanup from basement back-ups caused by blockages/failures in the lateral
- Inspection of the lateral (to provide proof of failure/excessive I/I)
- Special Assessment for lateral rehabilitation

**Costs:** The program does have a price tag. \$50 per year is suggested. The proposed \$50 annual fee could be lowered by increasing the Special Assessment rate for properties receiving the rehabilitations or emergency repairs. A Special Assessment provides the opportunity to spread the cost of a sewer repair over a ten year period, which is much easier to tolerate than having to pay immediately for the work.