

# EXHIBIT A

## BUTLER AREA SEWER AUTHORITY 100 LITMAN ROAD, BUTLER, PA 16001-3256

### PRIVATE SEWER SERVICE LATERAL (BUILDING SEWER & BUILDING DRAIN) TESTING AND INSPECTION PROGRAM

**I. ALL PROPERTIES LOCATED WITHIN AREAS WHERE BASA HAS COMPLETELY REPLACED AND/OR REHABILITATED THE PUBLIC SEWER SYSTEM WILL BE SUBJECTED TO A RAINFALL SIMULATION TEST AND A FOLLOW-UP INTERIOR BASEMENT INSPECTION BY BASA.**

- Testing and inspection of the private service laterals in these areas are required to identify and remove storm water and groundwater sources entering the public sanitary sewers from these private sewers.
- There will be no cost to property owners for the initial rainfall simulation test or the interior basement inspection by BASA.
- The initial rainfall simulation test will be conducted without entering any home. Access to roof may be necessary for some commercial buildings.
- Property owners do not need to be present for the initial rainfall simulation test. However, property owners must be present for the follow-up interior basement inspection.
- Testing will primarily be performed between the hours of 8:00 AM and 6:00 PM, Monday through Friday. Door hanger notices will be placed in advance to advise owners when the rainfall simulation testing will be conducted on their street.
- This rainfall simulation testing and follow-up inspection is **NOT** a substitute for the mandatory realty transfer inspection program required by local municipal ordinances. Any property that is being sold **MUST** still submit an application form to BASA and arrange for a realty transfer inspection to obtain a Document of Certification prior to any property sale.
- **PROPERTIES EXEMPT FROM TESTING & INSPECTION:** Properties with a valid Document of Certification from a realty transfer inspection within the last five (5) years that was issued after completely replacing the outside building sewer in accordance with BASA standards will be exempted from this rainfall simulation test and follow-up interior basement inspection.

**II. THE RAINFALL SIMULATION TEST WILL IDENTIFY WHETHER OR NOT WATER IS ENTERING THE SANITARY SEWER FROM: (A) ANY IMPROPER STORM WATER CONNECTIONS, (B) THE BUILDING DRAIN UNDER THE BUILDING, AND/OR (C) THE OUTSIDE BUILDING SEWER.**

- All roof drains, yard drains, driveway drains, stairwell drains, etc. will be tested. Specific improper direct connections to the sanitary sewer will be identified and, wherever possible, the test personnel will estimate the flow

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rate of water entering the sewer in gallons per minute (gpm), based on their experience and their test lab simulations. Property owners will be required to repair and eliminate ALL improper direct connections of storm water or groundwater discharges to the sanitary sewers.

- Rainfall simulation along the outside walls of the building will also be conducted to detect foundation drain connections and/or leaking building drains.
- If any increase in water flow is observed in the building sewer at the inspection tee during the rainfall simulation test, test personnel will estimate the flow rate of water entering the sewer in gallons per minute (gpm). A sliding scale from “Less than 1 gpm”, “1 to 3 gpm”, “3 to 5 gpm”, “5 to 8 gpm”, and “Greater than 8 gpm” will be used to estimate the flow rate.

## A. Building Sewer and Building Drain Pass the Rainfall Simulation Test:

- If no significant increase (less than 1 gpm) in water flow is observed in the building sewer at the inspection tee during the rainfall simulation test, the property’s building drain and building sewer will be deemed to “PASS” the rainfall simulation test. This “PASS” means that no evidence of excessive infiltration/inflow was observed entering the sanitary sewer during the rainfall simulation test. A “PASS” does NOT mean that the building sewer and/or building drains under the basement floor are free of any pipe defects (broken pipe, roots, sags/bellies, etc.), which may affect the ability of the pipe to convey sewage flows or may leak under high groundwater conditions.
- A follow-up interior basement inspection will still be conducted by BASA personnel to verify that there are no direct sump pump or sump pump overflow connections to the sanitary sewer, even if the property passes the rainfall simulation test. BASA will notify the owner by letter that the building sewer and building drain passed the rainfall simulation test and make arrangements for this follow-up interior basement inspection.
- If no improper direct storm water or groundwater connections are found during the follow-up interior basement inspection, BASA will issue a written Notice of Compliance that the property has passed both the rainfall simulation and basement inspection.
- If any improper direct storm water or groundwater connections are found during the follow-up interior basement inspection, BASA will then issue a written Notice of Violation identifying the direct connection(s) that must be repaired and eliminated by the property owner. BASA will re-inspect the property after the repair work has been completed to verify the elimination of the improper connection(s). BASA will then issue a written Notice of Compliance that the Notice of Violation has been corrected.

## B. Determination of Building Sewer and/or Building Drain Failure:

- If an increase in water flow of 1 gpm or greater is observed in the building sewer at the inspection tee during the rainfall simulation test, test personnel will then attempt to conduct an internal television inspection of the building sewer to the point where the building drain exits the foundation wall to determine: (A) the flow rate of water coming from the

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building drain exiting the foundation, and (B) the net flow rate of water at the inspection tee.

- During this television inspection of the building sewer, test personnel will identify any specific pipe defects and/or sources of leaks observed in the building sewer and their approximate location based on footage from the inspection tee to where these defects and/or leaks were observed.
- If test personnel determine that a flow increase of 1 gpm or greater is contributed by either the building drain and/or the building sewer, then that portion or both portions of the private sewer will be deemed to “FAIL” the rainfall simulation test. Refer to Section II(C) and/or II(D).
- BASA will notify the owner by letter that the building sewer and/or building drain failed the rainfall simulation test and make arrangements for the follow-up interior basement inspection. BASA personnel will conduct an interior basement inspection to determine if there are any direct sump pump or sump pump overflow connections to the sanitary sewer. If the building drain failed, BASA will also conduct a television inspection of the building drain to the degree possible to try to identify any specific pipe defects or sources of leaks, which could account for the flow increase observed during the rainfall simulation test.
- BASA recommends that property owners delay any building sewer or building drain repairs or replacement/rehabilitation work until after BASA’s basement inspection is completed so that any other required repairs can be addressed at the same time.

## **C. Building Sewer Fails Rainfall Simulation Test:**

1. After completing the interior basement inspection, BASA will then issue a written Notice of Violation identifying any direct connection(s) that must be repaired and eliminated by the property owner and the building sewer repair/replacement work required.
2. **If three (3) or less pipe defects or leaks** are observed in the building sewer, the property owner shall have the **OPTION** to: (a) completely replace/rehabilitate the entire building sewer in accordance with current construction standards (pressure test required), **OR** (b) complete point repairs to fix the identified defects and/or leaks and have BASA conduct a rainfall simulation re-test after the repairs have been completed. The cost of this rainfall simulation re-test shall be paid by BASA. If the repaired building sewer fails the rainfall simulation re-test, then the entire exterior building sewer shall be replaced and/or rehabilitated in accordance with current new construction standards (pressure test required).
3. **If four (4) or more pipe defects and/or leaks** are observed in the building sewer, the entire exterior building sewer shall be replaced and/or rehabilitated in accordance with current new construction standards (pressure test required). No rainfall simulation re-test will be conducted.
4. Upon completion of repairs and successfully passing the rainfall simulation re-test or completely replacing the building sewer, BASA will issue a written Notice of Compliance.

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## D. Building Drain Fails Rainfall Simulation Test:

1. After completing the interior basement inspection and the television inspection of the building drain, BASA will then issue a written Notice of Violation identifying any direct connection(s) that must be repaired and eliminated by the property owner and any building drain repair/replacement work that should be completed.
2. If the source of water can be identified as some type of **direct** dewatering drain, sump pump, and/or sump pump overflow connection to the building drain, the property owner shall be required to make the necessary repairs to permanently disconnect these improper direct connections from the building drain. After the repair work has been completed, BASA will re-inspect the property and conduct a rainfall simulation re-test. The cost of the first rainfall simulation re-test shall be paid by BASA. If the building drain fails the rainfall simulation re-test, then the property owner will be required to make additional repairs and the property will be re-tested again. The cost of all subsequent rainfall simulation re-tests shall be paid by the property owner. Upon successfully passing a rainfall simulation re-test, BASA will then issue a written Notice of Compliance.
3. Wherever possible, any specific pipe defects or leaks in the building drain under the basement floor that could account for the water entering the building drain during the rainfall simulation test, which should be repaired by the property owner, will be identified. If any repair would require the owner to dig up the basement floor, the property owner may elect to: (a) complete the identified repair work, **OR** (b) appeal the required repair and/or propose an alternative solution or repair to the Authority Board in accordance with the procedure outlined in Section II(D)(6). BASA will conduct a rainfall simulation re-test after any repair work is completed to document if any flow removal was achieved by the repairs. The cost of this rainfall simulation re-test shall be paid by BASA.
4. In lieu of digging up basement floors to repair and/or replace the building drain piping, BASA will consider on a case-by-case basis alternative solutions or repairs that may eliminate the source of water entering the building drain, including, but not limited to, extension of roof leaders or downspouts away from the foundation walls, groundwater/storm water diversion/dewatering systems, or conversion to first-floor sanitary sewer service (disconnection of all basement fixtures and the existing building drain connection).
5. **BUILDING DRAIN FAILURE – RIGHT TO APPEAL:** If any identified building drain repair would require the property owner to dig up the basement floor, the property owner shall have the right to appeal the required repair and/or propose an alternative solution or repair to the BASA Board. All requests for an appeal of a building drain repair must be submitted in writing to the Authority Manager (100 Litman Road, Butler, PA 16001-3256) within thirty (30) calendar days after receipt of the written Notice of Violation issued by BASA.

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### III. INTERIOR BASEMENT INSPECTIONS AND BUILDING DRAIN TELEVISIONING, IF NECESSARY, BY BASA STAFF WILL BE PRIORITIZED BASED ON THE PASS/FAIL STATUS OF THE RAINFALL SIMULATION TEST AND THE MAGNITUDE OF FLOW RATE INCREASE THAT CAUSED THE FAILURE.

- Properties with a high flow rate, exterior building sewer failure and a high flow rate, interior building drain failure will be the first priority.
- Properties with a high flow rate, exterior building sewer failure will be the second highest priority.
- Properties with a high flow rate, interior building drain failure will be the third highest priority.
- Properties that pass the initial rainfall simulation test will be the lowest priority.

### IV. TIME FRAMES FOR COMPLETION OF REQUIRED REPAIRS:

Unless a time extension is granted by the BASA Board, property owners shall complete all repairs and replacement/rehabilitation work according to the following schedule:

- Repair work to eliminate direct point source connections of storm water and/or groundwater discharges to the sanitary sewers (building drain and/or building sewer) that are identified during the rainfall simulation test or the interior basement inspection shall be completed within six (6) months after receipt of final Notice of Violation from BASA.
- Property owners that elect the option to complete point repairs on the exterior building sewer shall complete the repair work within six (6) months after receipt of final Notice of Violation from BASA.
- Complete replacement/rehabilitation of the entire exterior building sewer shall be completed within twelve (12) months after receipt of final Notice of Violation from BASA.
- Repair work to correct pipe defects in the building drain or alternative solutions or repairs that may eliminate the source of water entering the building drain shall be completed within twelve (12) months after receipt of final Notice of Violation from BASA.