



**Sonoma
Water**

ROW/Larkfield Estates Sewer Main Construction/Multiple
Owners/70-706-4/File ID 7062

May 22, 2020



RE: LARKFIELD ESTATES COLLECTION SYSTEM UPDATE AND OUTLOOK



We are approaching acceptance of the sewer main in Phase 1 of the sewer project in your neighborhood and are providing an update on the process for connecting to the public sewer main. In each of the three project phases, the public sewer will be available for connection as soon as Sonoma Water accepts ownership from the construction contractor Ranger Pipeline:

- **Phase 1** – Scheduled to be completed before the end of May. Sonoma Water will make an announcement, as soon as there is a firm date, on when sewer will be available.
- **Phase 2** – Scheduled to be completed by the end of June. You will be notified when sewer will be available.
- **Phase 3** - Construction began on May 18. You will be notified when sewer will be available.

For all three Phases of the project, Ranger Pipeline first constructs the mains and manholes, followed by construction of the laterals and property line cleanouts. The cleanout installed by Ranger Pipeline is, or will be, located in the public right of way, about a foot from your property line. In most cases a short length of sewer (“stub”) will be extended about 2 feet onto your property, capped, and backfilled. The public sewer mains and laterals will be videoed and pressure tested by Ranger Pipeline to assure that there are no leaks before Sonoma Water will accept ownership from Ranger Pipeline.

After all work on the public sewer main has been completed and passed our inspection and testing, the steps for you to connect are as follows:

- Obtain a sewer permit at the Sonoma County Resiliency Permit Center (“RPC”). This permit will allow you to construct your private lateral (also known as “Building Sewer”) and make your connection to the stub on your property.
 - No encroachment permit will be needed since the stub terminates on your property.
 - Bring your recorded loan papers for your connection fee and capital project costs.
 - Pay your pro-rated annual sewer service charge for all months from the month of the permit through the end of the county fiscal year on June 30.
 - If you have not already abandoned your existing septic system or holding tank you will need to get a permit for that as well.
- When you have your permit and are ready to do the work:
 - Contact the RPC and schedule a pre-construction inspection prior to beginning work and at any other time required by the permit.
 - After the initial inspection, you or your contractor will excavate and remove the plug at the end of the stub on your property, extend your sewer, and connect to the stub with a coupling per sanitation standards (see attached diagram).
 - Complete a pressure test as required by standard.
 - Complete backfill and compaction.
 - Clean pipe, test for pipe deflection by pulling a measuring device called a mandrel through the pipe.
 - Acquire a video inspection of the pipe interior and submit the results to RPC.
- Other permits may be needed per requirements for Permit Sonoma Well and Septic Division to abandon your existing septic system or holding tank. Details of those requirements will be provided by RPC.
- In future fiscal years, your service charges will appear on your annual property tax statement, along with any loan payments when those become due.

For questions related to construction of the public sewer main, please contact:

Douglas Messenger
douglas.messenger@scwa.ca.gov
 707-547-1952

For questions regarding construction of private lateral (aka Building Sewer), please contact:

Rebuild@sonoma-county.org
<http://sonomacounty.ca.gov/Rebuilding/>
<http://sonomacounty.ca.gov/Rebuild/Permits/Resiliency-Permit-Center/>

For question regarding financing and charges that will appear on future tax rolls, please contact:

Barry Dugan
barry.dugan@scwa.ca.gov
 707-331-2040

Thank you all again for your patience, questions, and feedback as we construct this project. We look forward to continuing to work with you.

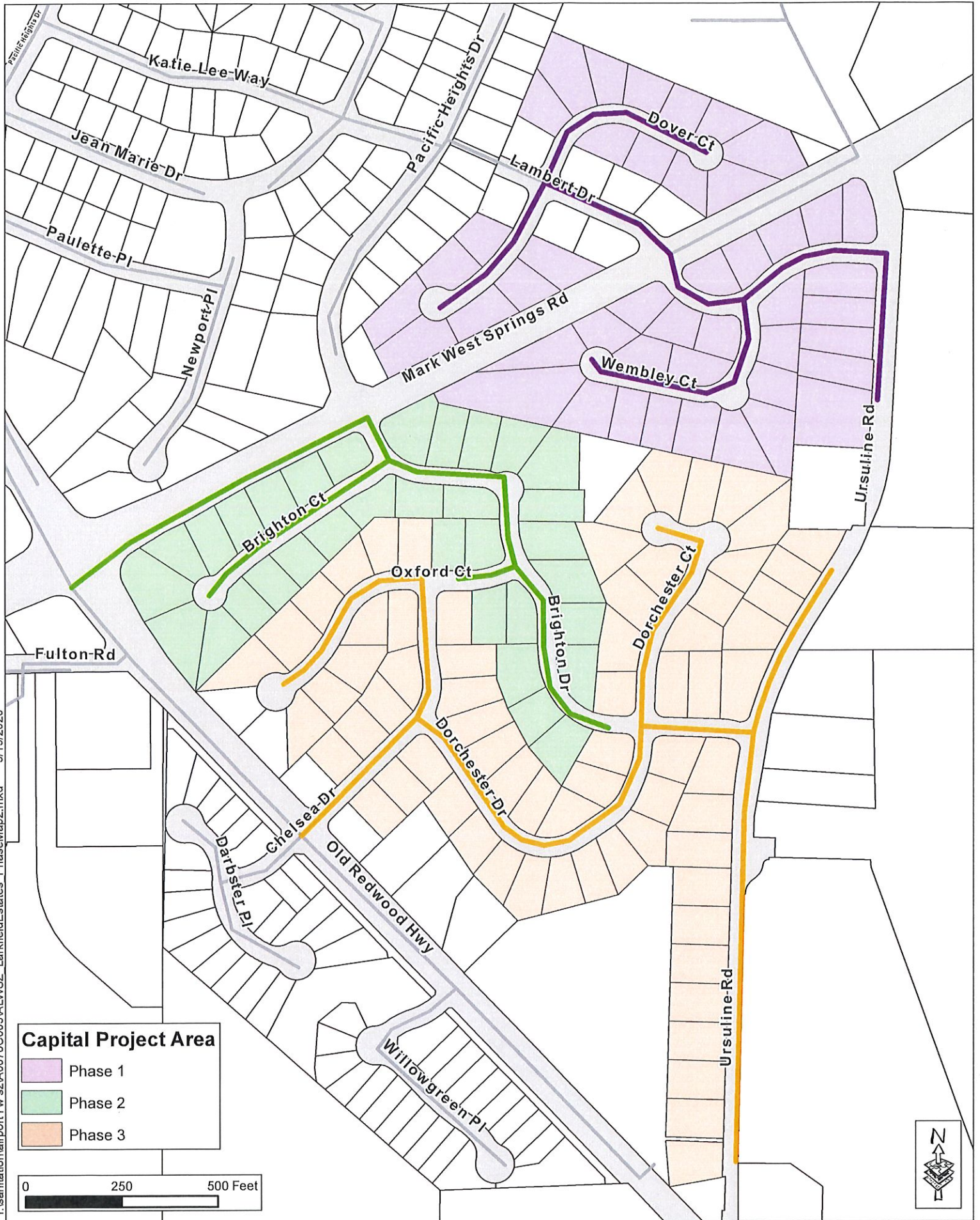
Sincerely,

Mike Thompson
Assistant General Manager, Sonoma County Water Agency

Encl.

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Larkfield Estate Sewer Phases



Standard Service Lateral and Cleanout

