

**CHAPTER 4  
INFRASTRUCTURE**

**Capital Improvements and Level of Service**

**Goal A: To have orderly development that maximizes the use of existing facilities and provides the adopted level of service concurrent with development.**

**Objective 1:** By 2012 the City shall have completed the following projects:

Potable Water System

1. Anticipated Master Plan and hydraulic model of the distribution system
2. Lamar treatment plant installation of an emergency generator renovation
3. Installation of standby power facilities at the city's primary potable water supply facility
4. System control and monitoring telemetry
5. Hope Hill storage tank renovation to increase chlorine contact time and replacement of Well #1, which will be placed on standby status
6. Upgrade of distribution system to increase line size and provide for citywide flow demands and fire protection

Sanitary Sewer System

1. Upgrade of the existing Cobb Road WWTP to 3.0 million gallon per day capacity
2. Installation of a reuse effluent force main for residential and golf course use in conjunction with other construction in anticipation of reuse water being available in 2012
3. Reserved . . .
4. Rehabilitation of the collection system to reduce/eliminate infiltration and inflow
5. Installation of citywide instrumentation for treatment plant and pump station flow equalization

**Policy 1-1:** The City shall correct existing capacity deficiencies in the potable water and sanitary sewer systems by the year 2012.

- Policy 1-2:** The City shall minimize urban sprawl by extending water or sewer service to development activity within the city's Statutory Service Area and, when appropriate, providing for the annexation of property secured by the City.
- Policy 1-3:** Upon adoption of this plan the city's Utility Division of Public Works will submit monthly reports to the Community Development Department that state the daily flows for the water and sewer system, and monthly volume of solid waste collected, with a statement of available capacity for each facility.
- Policy 1-4:** The City Community Development Department shall update the estimate of city population and the estimate of unincorporated population served by city facilities on an annual basis, based on the University of Florida Bureau of Economic and Business Research demographics.
- Policy 1-5:** For proposed developments, the Community Development Department (in coordination with the city's Utility and Solid Waste divisions) will determine the estimated consumption of water and production of wastewater and solid waste. A development permit shall be issued under the condition that a Certificate of Occupancy will be issued only if water, sanitary sewer and solid waste facility capacities are available (or capacity requirements for said services can otherwise be satisfied under the provisions of this Comprehensive Plan) to serve the proposed development at a level of service that is no less than the adopted level of service standards.
- Policy 1-6:** Prior to issuance of a development permit, the Community Development Department shall require evidence of a stormwater management permit issued by the Southwest Florida Water Management District for all types of developments that are required to obtain such a permit under the Florida Administrative Code.
- Policy 1-7:** Septic tanks, package treatment plants and other on-site sewage disposal systems shall be permitted only when sewage plant capacity or system access is unavailable; however, these package treatment plants shall only be allowed on an interim basis until such time as centralized facility capacity will be available as designated in the city's Capital Improvement Program. In such situations all sewer connection lines shall be installed at the time of package plant installation so as to be ready to be connected to the central sewer facility when capacity is available.

**Policy 1-8:** The following level of service standards are hereby adopted for sanitary sewer, solid waste, drainage, and potable water facilities and shall be the basis on which capacity availability shall be determined:

<u>Sanitary Sewer Facilities</u>	<u>Gallons Per Capita Per Day</u>
Citywide	100
<u>Solid Waste Facilities</u>	<u>Pounds Per Capita Per Day</u>
Citywide	6.2
<u>Drainage Facilities</u>	<u>Design Storm Event</u>
Citywide	Equivalent to the regulations of the Southwest Florida Water Management District for closed basins, as provided for in Florida Administrative Codes 40D-4 and 40D-40
<u>Potable Water Facilities</u>	<u>Gallons Per Capita Per Day</u>
Citywide Service Area	110

**Policy 1-9:** Amendments to the Comprehensive Plan and/or Future Land Use Map shall not increase the demand for public facilities and services unless adequate capacity is either available or ensured through other means to service the anticipated demand of new population and commerce brought about by any and all Comprehensive Plan amendments.

**Policy 1-10:** Operation, design and maintenance of all sanitary sewer, potable water and solid waste facilities shall be done in a manner that minimizes the opportunity and effects of facility-associated pollution on water and air systems.

**Policy 1-11:** Duplication of services shall be avoided based on an interlocal agreement with other providers, specifically, Hernando County.

**Policy 1-12:** Facility life shall be extended through the use of reuse, recycling, composting, by-product and energy recovery methods.

**Policy 1-13:** The City will require all new developments to pay their fair share for the improvement or construction of needed infrastructure and facilities to maintain adopted level of services standards. Fair share payments will be included in binding developer agreements under a consistent method similar to the adopted Proportionate Fair Share ordinance.

**Wastewater/Reuse System**

**Goal B: To provide wastewater service that treats wastewater in an environmentally safe manner, and that promotes resource recovery through the year 2015.**

**Objective 2:** By September 30, 2010, the City will develop a comprehensive reuse ordinance for the reuse of treated wastewater in residential communities.

**Policy 2-1:** Effluent from all city-owned treatment plants shall meet all biological and chemical standards of Chapter 62-600, F.A.C. Reuse water shall meet the additional standards of Chapter 62-610, F.A.C.

**Policy 2-2:** Septic tanks shall be discouraged within the city limits by permitting their use only where soil conditions can provide safe wastewater treatment, and only on an interim basis when the city's central sewer system does not have available service or capacity, and only until the city's central sewer system has available service or capacity (including line and plant capacity). At the time that the City increases sanitary sewer capacity the City shall require mandatory hook-up as is authorized in Chapter 10D-6 of the Florida Administrative Code. Development permitted under these conditions shall be required to connect to the central system under a prioritized mandate, in chronological order of septic tank permit conditions; the priority of the entire subdivision for purposes of connection to the central system shall be based on the earliest issued septic tank permit in the subdivision. The maximum amount of waste that shall be disposed in septic tanks permitted under these conditions shall not exceed 2500 gallons per acre per day.

**Objective 3:** By September 30, 2010, the City shall negotiate with Hernando County to require that any development in the urban fringe that will be served by package treatment plants shall be such that the plants shall either be interim in nature or can eventually be linked as a regional system and be publicly owned and operated.

**Solid Waste**

**Goal C: The City shall collect non-hazardous solid waste in a manner that is environmentally safe and that promotes resource recovery.**

**Objective 4:** The City shall maintain an interlocal agreement for the disposal of city solid waste at the Hernando County N.W. Waste Management Facility.

**Policy 4-1:** "White items" that are removed from the waste stream shall be recycled.

- Policy 4-2:** The City shall in cooperation with Hernando County provide a solid waste monitoring system to assess the amount and type of material contained within the city's solid waste stream.
- Policy 4-3:** The City shall continue to provide applicable employee training for inspection, identification, and disposal of hazardous waste materials.
- Policy 4-4:** The City shall continue to provide the necessary equipment, personnel and facilities to ensure the continued level of service for solid waste disposal.
- Policy 4-5:** The City shall continue to cooperate and promote Hernando County's "Amnesty Days" for proper disposal of hazardous wastes.
- Policy 4-6:** The City shall continue to assist the Withlacoochee Regional Planning Council with the annual Hazardous Waste Monitoring Program.
- Policy 4-7:** The City shall require that all hazardous waste generators within the City properly manage their hazardous wastes in conformance with mandates of the Federal Resource Conservation and Recovery Act and other pertinent, responsible entity legislation.

### **Drainage**

**Goal D: Stormwater shall be managed for runoff quality and quantity in accordance with the adopted rules of SWFWMD, specifically Chapter 40D-4 and 40D-40.**

- Objective 5:** By 2010 the City shall have a watershed analysis completed that will assess the capacity of the existing drainage structures and features that are owned by the City as part of an effort to identify drainage problems through intergovernmental coordination.
- Objective 6:** By 2010 the City shall enact a means to continuously fund needed ongoing stormwater management maintenance, repairs, and construction, which will reserve funds in advance of need.
- Policy 6-1:** After a means to fund stormwater management has been implemented, and upon completion of the watershed analysis study of the city drainage system, a program to maintain, repair and construct stormwater management facilities shall be prepared and implemented by the city's Department of Public Works.
- Objective 7:** The City shall enact a program for stormwater management that estimates and plans for future stormwater needs while maximizing the use of existing facilities and limiting urban sprawl. The City shall require new development to create proper maintenance and operation entities in accordance with SWFWMD criteria. The City will not provide maintenance and operation of new private stormwater management facilities.

**Objective 8:** The City shall verify that all development that is obligated under the requirements of Chapters 40D-4 and 40D-40 of the Florida Administrative Code has obtained the proper stormwater permits from the Southwest Florida Water Management District before a development order is issued.

**Policy 8-1:** Post-development amounts of stormwater runoff shall not exceed pre-development amounts at the adopted level of service design standards, which shall be no less than the standards specified by Florida Administrative Code.

### **Potable Water**

**Goal E: To provide a safe, adequate supply of potable water to city residents and businesses through the planning year 2015.**

**Objective 9:** The City shall have all zones of influence and cones of depression defined for city potable water wells by 2010 in order to better manage resource impacts.

**Policy 9-1:** The City shall define the cone of depression and zone of influence for all potable water wells that are acquired or drilled after adoption of this plan.

**Policy 9-2:** The City shall re-define the cone of depression and zone of influence for all potable water wells at the time a consumptive use permit is sought for a greater daily withdrawal of water.

**Objective 10:** By 2010 the City shall implement regulations that will restrict the use, handling and/or storage of hazardous substances in the zone of influence of existing or proposed city potable water wells.

**Policy 10-1:** All proposed development that is to be located in the zone of influence of a city-owned potable water well shall be reviewed during the development review process for the purpose of determining if materials to be used or stored at the proposed development are hazardous materials.

**Policy 10-2:** All development orders or certificates of occupancy issued by the City for the properties located within the zone of influence of city potable water wells shall have conditional statements that regulate existing and future use of hazardous materials according to the city's zone of influence-hazardous materials ordinance.

**Objective 11:** By 2010, the City shall coordinate with SWFWMD to develop a water shortage plan that will provide guidance for city water use restrictions in case of a water shortage.

**Policy 11-1:** The City shall use guidelines as provided by the Southwest Florida Water Management District to develop its water shortage plan.

**Policy 11-2:** The City shall continue to enforce water use restrictions during a Southwest Florida Water Management District-declared water shortage.

**Objective 12:** Consistent with time frames delineated by Chapter 163, Florida Statutes, the City shall revise its land development regulations to include requirements for water conserving devices, water reuse and xeriscape techniques.

**Policy 12-1:** The city’s land development regulations shall favor the installation of water saving fixtures and devices in new and retrofitted buildings.

**Policy 12-2:** The city’s land development regulations shall permit the use of greywater systems for irrigation purposes or other appropriate reuse applications.

### **Aquifer Recharge**

**Goal F: To maximize the treatment of stormwater from developed land to insure a safe recharge of groundwater at the primary recharge areas of the City, specifically Peck Sink, Blue Sink and Byster Lake.**

**Objective 13:** The city’s land development regulations shall include development requirements that will serve to protect the function of natural groundwater recharge areas and natural drainage features.

**Policy 13-1:** Site plan review criteria shall be implemented that require new development to meet or exceed the water quality rules of SWFWMD.

**Policy 13-2:** In an effort to eliminate potential sources of groundwater pollution it shall be the concern of the Community Development Department to compile a listing of all known and suspected underground storage tanks, and to require abandoned or leaking tanks to be removed, repaired, or otherwise neutralized by the land owner at the time of property development, redevelopment, or remodeling.

**Policy 13-3:** The City shall cooperate with Hernando County in the development of an aquifer protection program, including public education, coordination with appropriate agencies, and the provision of adequate collection and treatment facilities in order to limit the amount of contaminants reaching the surficial and Floridan aquifers.

**Policy 13-4:** The City will coordinate with SWFWMD to identify and protect vulnerable features within or adjacent to the City which have the potential to discharge directly to the Floridan aquifer.