

A workshop meeting of the City Commission was held on March 19, 2013 at 5:00 p.m. in the Commission Chamber at the Municipal Administration Building. The meeting was called to order by Mayor Michael S. Carter.

**COMMISSIONERS PRESENT:** Christopher Lutton; Betty Wojcik; Jonathan Thornhill; Terry Y. Howell; Mayor Michael S. Carter;

**COMMISSIONERS ABSENT** arrived at 5:03 p.m.

**CITY REPRESENTATIVES PRESENT:** Terry Leary, City Manager; Albert C. Galloway, Jr., City Attorney; Clara VanBlargan, City Clerk; Jacquie Hawkins, Deputy City Clerk

[Meetings are recorded but not transcribed verbatim]

**Agenda Item 2.           Fats, Oils and Grease (FOG)**

[Begin agenda memo]

**SYNOPSIS**

Staff is introducing the Commission to Fats, Oils and Grease (FOG) and their impact on the wastewater treatment facility and providing a method to monitor FOG.

**BACKGROUND**

Fats, oil and grease - - also called FOG in the wastewater business - - can have negative impacts on wastewater collection and treatment systems. Most wastewater collection system blockages can be traced to FOG. Blockages in the wastewater collection system are serious, causing sewage spills, manhole overflows, or sewage backups in homes and businesses. Treatment suffers due to the increased oxygen demand at the treatment plant caused by grease and the pass-through of untreated grease to the disposal system. Attachment 1 provides amplifying information on FOG.

**ADDITIONAL INFORMATION**

Athena Parslow from the City of Orlando, Environmental Control Section, will give a presentation on the importance of developing and implementing establishing a FOG program.

A copy of the existing City ordinance concerning grease interceptors is provided as Attachment 2. This ordinance lacks the "bite" to properly identify and enforce all the requisites for grease interceptors.

A copy of the proposed City ordinance is provided as Attachment 3. This change along with the Letters [provided as Attachment 4] will greatly improve the City's capability and responsibility of monitoring FOG.

[End agenda memo]

Public Works Director Tom Moran reviewed Agenda Item 2.

The Florida Industrial Pretreatment Association President Thea Parslow gave an educational PowerPoint presentation showing what clogged lines look like and explaining how they get clogged, the damage they cause, and what can be done to work toward management of grease, fats and oils through inspections and education.

About 40% of the blockages are caused by FOG. The rest are things like diapers and other things flushed down the toilet, and shifting ground affecting old or damaged pipes. So the biggest culprit is FOG, which is preventable.

Mr. Moran said the city experienced an overflow about six weeks earlier that was caused by an incorrect grease interceptor at a privately owned lift station. He said another incident happened six months ago caused by a grease interceptor that was installed improperly.

**Inspections:**

Commissioner Wojcik asked if staff checks the grease interceptors and Mr. Moran said not on a routine basis. They try to find the source of problems when they arise.

**A City List:**

Commissioner Wojcik asked if the city has a list of those who have the interceptors. Mr. Moran said two years ago staff developed a timeline on when they wanted certain things done. Right now they are to the stage of compiling a list of food establishments and auto repair shops that are required to have grease interceptors so they can inspect them to make sure they are in compliance. If not, they are given notice.

**Cost:**

Commissioner Thornhill asked how much a business would have to pay to get an interceptor if they don't have one as required. Mr. Moran said three to five thousand dollars. Ms. Parslow said it was not just a local requirement. The State requires everyone that produces grease to have an interceptor so they would have to have one to get through the permitting process. The prices vary for the type of interceptor, whether an outside trap or an under-the-sink trap, and by the amount of discharge.

Commissioner Lutton asked if there was going to be a fee for each building that has an interceptor. Ms. Parslow said that would be up to the Commission. In Orlando they charge \$20 a month to help recoup the cost for the inspections. Mr. Moran indicated that in the proposed plan there is no City fee for inspections.

**Permits:** Mayor Carter asked if the State did the permitting and Ms. Parslow said the Municipality does that. Code Enforcement Officer Cliff Smith said there was a formula they follow.

Mayor Carter asked who inspected them once they got a permit and Mr. Smith said city staff inspects them during the permitting and construction process to make sure the interceptors are installed correctly but right, no inspection is done after that.

Commissioner Wojcik asked if the Health Inspector inspects the interceptors once permitted. Mr. Moran said once it is permitted they are basically on their own.

**The Number in Lake Wales:**

Mayor Carter asked how many businesses in Lake Wales are permitted now, or should be permitted. Mr. Moran said approximately 100.

Mayor Carter asked if one man could inspect all 100 every year and Ms. Parslow said it was possible for one person to do all 100 once everyone is on board. She said according to the proposed ordinance, every 90 days a manifest would be sent out to each establishment for them to send in documentation that the interceptor had been cleaned out. She said once they get into the routine of cleaning it out every 90 days, the problem will go down dramatically. Mr. Moran said if they find that the interceptor doesn't really need to be cleaned out that often, staff can extend the cleanouts to every six month.

**The Inspection Process:** Mayor Carter asked if the proposed ordinance called for a set timetable for staff to inspect. He was told they would inspect once, and the manifest generated by the haulers would indicate where the problem areas were located.

Ms. Parslow explained the process as follows:

- During the first inspection the business owner will be asked for a copy of the manifest showing the last time their grease was pumped out. If they don't have the manifest, their waste hauler is called to find out.
- If the last pump-out was more than the 90 days, measurements will be taken. If they are putting a lot of FOG down the drain staff may decide to require them to pump the interceptor out every 30 days until staff can get them where they need to be.
- If the manifest proves they had their traps cleaned out within the 90 day period, staff will inspect all the traps during their next scheduled cleanout to make sure there are no holes in the traps and that they are in good condition.
- If everything is good, they are given a certification good for three years.
- After that they have to send to the city a copy of the manifest every 90 day showing that the traps were pumped out.
- From then on the inspections from staff would be yearly.

Commissioner Thornhill said basically they are already required to have interceptors and now the City wants to inspect them to make sure they have them so we don't have the issues with our system.

Commissioner Lutton wanted to know what would happen if a building had an older grease trap that isn't 750 gallons. Mr. Moran said they would have to replace it with something that is approved.

Commissioner Lutton recommended giving older buildings a 5-year window in which they have to replace the interceptor because that would be a large expense that especially small business owners would have a hard time coming up with. In the meantime, the city could require them to clean out the grease trap more often, possibly every month. He said they should receive a list of options with a deadline of some fixed number.

Commissioner Wojcik recommended two to five years for replacement if cleaned out every month. She said they may get tired of having to clean it out so often and decide to go ahead and buy the new one.

Commission Howell asked if the businesses know about all this or do they need to be educated. Mr. Moran said they already know as that is part of the licensing process.

Commissioner Wojcik said residents need to be educated also.

**Proposed Ordinances:**

Mr. Moran went over the Section 21-52 explaining why the ordinance was insufficient and why the proposed changes and additions to the ordinance were submitted for consideration.

Commissioner Wojcik asked if the wording for the proposed ordinance came from a state sample. Mr. Moran said no, they were put together from schooling, the Department of Health, and a Rural Water Association model.

Mayor Carter asked if there was no ordinance or policy presently in place for inspections and Mr. Moran said there was not.

Mayor Carter asked if we have enough staff to support the ordinance. He was told yes and they will spend about a quarter of their time on inspections.

Commissioner Wojcik asked when the ordinance would be coming before them for approval. Mr. Moran said he could have it ready for the next commission meeting.

**Exemption:** Commissioner Lutton said in the ordinance they can get an exemption for good housekeeping but he didn't see a way for them to prove that good housekeeping was done or how to apply for the exemption. Ms. Parslow said Orlando has no exemptions. The industry standard is 90 days and they keep that because they also inspect oxygen levels which depletes every 90 days.

Commissioner Lutton said some establishments, such as church kitchens that are not used that often, would not need to have the traps pumped out every 90 days. Ms. Parslow said in Orlando they charge \$20 a month for the program but for churches the fees can be waived because they usually can go six months, depending on how large the congregation and if they have a school or day care. She said the commission could put into the ordinance whatever it thinks works for the City.

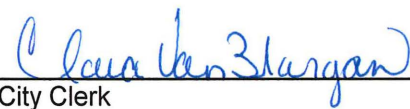
**Commission Consensus:**

- Bring back the ordinance for approval the first meeting in April
- Add a timeline for replacement of old, outdated equipment with how often they have to be inspected in the meantime

There being no further business, the meeting was adjourned at 6:06 p.m.

  
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Mayor/Commissioner

ATTEST:

  
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City Clerk