

- 1
- 2
- 3
- 4
- 5
- 6
- 7
- 8
- 9
- 10
- 11
- 12
- 13
- 14
- 15
- 16
- 17
- 18
- 19
- 20
- 21
- 22
- 23
- 24
- 25
- 26
- 27
- 28
- 29
- 30
- 31
- 32
- 33
- 34
- 35
- 36
- 37

AN ORDINANCE AMENDING SECTION 22-4, RESIDENTIAL CONNECTIONS, OF ARTICLE I, IN GENERAL, OF CHAPTER 22, SEWER AND WASTEWATER SERVICE AND ADDING SECTION 22-5, COMMERCIAL CONNECTIONS, TO ARTICLE I, IN GENERAL, OF CHAPTER 22, SEWER AND WASTEWATER SERVICE, OF THE CITY OF ROLLINGWOOD'S CODE OF ORDINANCES RELATED TO WASTEWATER CONNECTIONS ~~MADE FROM RESIDENTIAL OR COMMERCIAL PROPERTIES~~ TO THE CITY'S WASTEWATER SYSTEM; PROVIDING FOR A REPEALER CLAUSE, A SEVERABILITY CLAUSE, AND AN EFFECTIVE DATE.

WHEREAS, the City of Rollingwood (the “City”) owns and operates a wastewater on system within its corporate limits; and

WHEREAS, owners of property to which such wastewater collection system is le are permitted to connect their wastewater system to the city's system, subject to ions and regulations as contained in the City's Code of Ordinances **and regulations**;

WHEREAS, the City Council of the City of Rollingwood (“City Council”) wishes it clear that, with the exception of residential grinder pumps that are operated and maintained in full accordance with their manufacturers’ guidelines and city regulations, the City shall only be responsible only for the operation and maintenance of the portion of the wastewater collection system that is owned and operated by the City and that is on publicly-owned land, and that each property owner shall be responsible for the maintenance and operation of all other wastewater collection systems that are on each respective property owner’s land.

THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS, TEXAS, THAT:

ON 1. All the above premises are hereby found to be true and correct legislative
tural findings of the City Council and are hereby approved and incorporated into the
f this Ordinance as if copied in their entirety.

ON 2. Code Amendment. The following sections of the Rollingwood Code of Ordinances are hereby amended as follows with ~~striketroughs~~ being deletions from the Code and underlines being additions to the Code:

22-4 is amended and Section 22-5 is added as follows:

Sec. 22-4. - Residential wastewater connections.

(a) The owner of the property is responsible:

(1) ~~†~~To install and maintain all wastewater lines and systems, to include, if determined to be necessary by the director of public works, ~~the development services manager, the building official,~~ or other designated agent of the city (the "City's agent"), a grinder pump and related equipment. Such installation and maintenance shall include all wastewater lines and systems both within the boundaries of the property and those extending from the boundary of the property up to, but not including, the double-check valve that connects the private ~~wastewater~~ lines and systems to the public wastewater system. ~~The property owner shall maintain such systems according to city ordinances and regulations for such systems.~~

(2) ~~and †~~To provide for connection, utilizing a double-check valve, to the City's wastewater collection system at the boundary of the property.

(b) If a grinder pump is necessary to convey wastewater from a building to the public sewer system through a pressurized force main, as determined by the ~~City's agent~~~~director of public works, the development services manager, the building official,~~ or other designated agent of the city, the property owner shall install a grinder pump approved by ~~the City's agent~~ ~~that the director of public works or other designated agent of the city.~~ Thereafter, the city may ~~rehabilitate repair and/or~~ replace subsequent grinder pumps to serve the property in accordance with policies and budgets adopted from time to time by the city council, provided that the property owner or other person with appropriate authority grants to the city's agents permission to enter the property for such purpose. Such grinder pump shall:

(1) Be located in its entirety on private property, including all mechanical and electrical components. However, in cases where the installation of a grinder pump on private property is impractical or poses undue hardship to the user, the City may permit all or part of the grinder pump system to be installed near the curb or in a public right-of-way, subject to review and approval by the City Council upon recommendation from the director of public works or other designated agent of the city.

(2) Be installed in an outdoor location that provides reasonable access for any future servicing of the grinder pump, including any necessary clearances.

(3) Be owned, operated, and maintained by the property owner at the property owner's expense, ~~except for rehabilitation and/or replacement of the pump.~~ Nothing in this Section or Chapter shall be construed as the City unconditionally agreeing to use public

funds to install, maintain, or repair grinder pumps located on private property and serving one or more residential wastewater accounts.

(4) Be operated by the property owner in full accordance with manufacturer guidelines and City regulations. In cases involving abuse, misuse, or other willful acts resulting in damage to a grinder pump, the City shall not be responsible for the expenditure of public funds for the installation, maintenance, or repair of said grinder pump.

(c) Decommissioning of on-site wastewater facilities. If on-site wastewater facilities (such as septic tanks) exist or are located on a property at the time of connection to the city's wastewater collection system, the property owner shall decommission all ~~septic tanks and othersuch~~ facilities in accordance with applicable law and shall present evidence of compliance to the director of public works or other designated agent of the city not later than 30 days after connection to the city's wastewater collection system.

Sec. 22-5. - Commercial wastewater connections.

(a) The owner of the property is responsible:

(1) To install and maintain all wastewater lines and systems, to include, if determined to be necessary by the director of public works, ~~the development services manager, the building official,~~ or other designated agent of the city (the "City's agent"), a grinder pump and related equipment. Such installation and maintenance shall include all wastewater lines and systems both within the boundaries of the property and those extending from the boundary of the property up to, but not including, the double-check valve that connects the private wastewater lines and systems to the public wastewater system. The property owner shall maintain such systems according to city ordinances and regulations for such systems. Any costs incurred by the City due to the failure to properly maintain and operate such systems may be assessed to the property owner.

(2) To provide for connection, utilizing a double-check valve, to the City's wastewater collection system at the boundary of the property.

(b) If a grinder pump is necessary to convey wastewater from a building to the public sewer system through a pressurized force main, as determined by the City's agentdirector of public works, the development services manager, the building official, ~~or other designated agent of the city,~~ the property owner shall install a grinder pump approved by ~~thatthe director of public works or other designated agent of the city.~~ Such grinder pump shall:

(1) Be located in its entirety on private property, including all mechanical and electrical components. However, in cases where the installation of a grinder

pump on private property is impractical or poses undue hardship to the user, the City may permit all or part of the grinder pump system to be installed near the curb or in a public right-of-way, subject to review and approval by the City Council upon recommendation from the director of public works or other designated agent of the city.

(2) Be installed in an outdoor location that provides reasonable access for any future servicing of the grinder pump, including any necessary clearances.

(3) Be owned, operated, and maintained by the property owner at the property owner's expense. ~~Nothing in this Section or Chapter shall be construed as the City agreeing to use public funds to install, maintain, or repair grinder pumps located on private property and serving one or more commercial wastewater accounts.~~

(4) Be operated by the property owner in full accordance with manufacturer guidelines and City regulations.

(c) Decommissioning of on-site wastewater facilities. If on-site wastewater facilities (such as septic tanks) exist or are located on a property at the time of connection to the city's wastewater collection system, the property owner shall decommission all such facilities in accordance with applicable law and shall present evidence of compliance to the director of public works or other designated agent of the city not later than 30 days after connection to the city's wastewater collection system.

SECTION 3. All provisions of the ordinances of the City of Rollingwood in conflict with the provisions of this ordinance are hereby repealed to the extent of such conflict, and all other provisions of the City of Rollingwood ordinances which are not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 4. Should any sentence, paragraph, sub-article, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole, or any part or provision thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Code of Ordinances as a whole.

SECTION 5. This ordinance shall take effect immediately from and after its passage and the publication of the caption, as the law and charter in such cases provide.

APPROVED, PASSED AND ADOPTED by the City Council of the City of Rollingwood, Texas, on the _____ day of _____, 2025

Gavin Massingill, Mayor

154 ATTEST:

155

156

157

Makayla Rodriguez, City Secretary