



On-Site Sewage Management

Frequently asked questions

Why is Council registering and inspecting these systems?

As a Legislative requirement of Section 68 of the Local Government Act, and health and environmental concerns.

What has changed recently?

The Division of Local Government included Councils' management of OSSM as one of the "Areas of Development" required in its June 2012 "Promoting Better Practice Report" (page 7).

How were the registration and inspection fees determined?

See report in Questions on Notice (QON) to Council meeting 23/09/2013.

These fees are listed in fees and charges section of the Annual Operational Plan.

Will one inspection fee be charged if I have multiple OSSM systems?

If systems are on the same property within 5 – 10 minutes of each other, only one inspection fee will be charged (QON 26/05/2014). This will be based on the discretion of the inspector at the time of inspection. Each system is still required to be registered and licenced individually.

Why have properties that have not lodged a registration application and provided details of their OSSM system been listed as High Risk?

Council have sent out a number of requests and reminders, and provided information in several Council Newsletters encouraging all landholders to register their systems. At its February 2014 meeting Council resolved to assign systems on those properties where the requested information had not been provided as High Risk, as staff had no information to allow a desk top assessment to suggest otherwise

Will property owners that have upgrade work identified be charged another inspection fee to sign off on the work?

No. Additionally, the legislative Section 68 application fees for any identified upgrade work as a result of registration inspections may also be waived or refunded (Item 6 - 23/06/2014).

I have been charged an inspection fee on my system but it has not been inspected. Do I need to pay the fee?

You can wait for the inspection to be carried out before you pay the inspection fee. The registration fee is to be paid with the submission of your system's details.

What are the recommended buffer zones for septic systems?

All system types

- 100 meters to permanent water
- 250 metres to domestic groundwater, well or bore
- 40 metres to other water such as farm dams, intermittent streams etc.

Surface spray irrigation/ Sub surface irrigation

- 6 metres uphill and 3 metres downhill of swimming pools, property boundaries, driveways and buildings.

Septic Tank absorption trench area

- 12 metres uphill and 6 metres downhill from property boundaries.
- 6 metres uphill and 3 metres downhill of swimming pools, driveways and buildings.
- 3 metres from paths and walkways.

Will landholders be given time to carry out the required upgrade work?

Yes, unless your system is identified as a significant health risk. One of the purposes of the Medium and High Risk assessments is to allow landholders 1 year (for High risk) or 3 years (for Medium risk) to carry out necessary works.

How long will it be before my system is inspected?

All high risk assessed systems will be inspected by August 2014.

Can I be there when the inspector is on site?

Yes. Please contact Council's Technical Services and a suitable time and date will be arranged.

Who can I complain to if I do not agree with the OSSM registration/ desktop assessment or on-site inspection determination?

Council has a complaints management system for any disagreement over the process that can be lodged by letter, email, telephone or in person at our Office.

If you do not agree with the outcome of the on-site inspection you can:-

1. Request a review including the grounds for your objection;
2. If you are not satisfied with the review you can lodge \$50.00 for an inspection to be carried out by Lanfax Pty Ltd. The cost of this review is refunded by Council if your objection is upheld by Lanfax Pty Ltd.

If you require further information please contact Uralla Shire's Technical Services Department on (02) 6778 6300.



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