

State of Florida



# Public Service Commission

CAPITAL CIRCLE OFFICE CENTER • 2540 SHUMARD OAK BOULEVARD  
TALLAHASSEE, FLORIDA 32399-0850

**-M-E-M-O-R-A-N-D-U-M-**

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**DATE:** September 16, 2011  
**TO:** Ann Cole, Commission Clerk, Office of Commission Clerk  
**FROM:** Melissa C. Jones-Alexis, Regulatory Analyst II, Division of Economic Regulation *MCA*  
**RE:** Docket No. 110020-WS, Application for certificates to provide water and wastewater service in Marion County by OB Utility Systems, L.L.C.

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Please add the attached Florida Department of Environmental Protection compliance documentation with regard to OB Utility Systems, L.L.C.'s water and wastewater facilities to the above-reference docket. Thank you.

Attachment

cc: ECR (Walden)  
GCL (Jaeger)

RECEIVED-FPSC  
11 SEP 16 PM 3:37  
COMMISSION  
CLERK

DOCUMENT NUMBER-DATE

06679 SEP 16 =

FPSC-COMMISSION CLERK



# Florida Department of Environmental Protection

Central District  
3319 Maguire Boulevard, Suite 232  
Orlando, Florida 32803-3767

Charlie Crist  
Governor

Jeff Kottkamp  
Lt. Governor

Michael W. Sole  
Secretary

## STATE OF FLORIDA DOMESTIC WASTEWATER FACILITY PERMIT

**PERMITTEE:**

Equity Lifestyle Properties, Inc.

**RESPONSIBLE OFFICIAL:**

Mr Brad Nelson  
5100 W. Lemon Street, Suite 308  
Tampa, Florida 33609  
(813) 282-6754

**PERMIT NUMBER:** FLA010693-003

**FILE NUMBER:** FLA010693-003-DW3P

**ISSUANCE DATE:** April 15, 2010

**EXPIRATION DATE:** April 12, 2015

**FACILITY:**

Oak Bend Manufactured Home Community  
10620 SW 27 Avenue (Cr 475a)  
Ocala, FL 34476  
Marion County  
Latitude: 29°3' 45.01" N Longitude: 82°10' 26.01" W

This permit is issued under the provisions of Chapter 403, Florida Statutes (F.S.), and applicable rules of the Florida Administrative Code (F.A.C.). This permit does not constitute authorization to discharge wastewater other than as expressly stated in this permit. The above named permittee is hereby authorized to operate the facilities in accordance with the documents attached hereto and specifically described as follows:

**WASTEWATER TREATMENT:**

An existing 0.060 million gallon per day (MGD) annual average daily flow (AADF) permitted capacity extended aeration domestic wastewater treatment plant consisting of a surge tank, aeration, secondary clarification, chlorination, and aerobic digestion of the residuals.

**REUSE OR DISPOSAL:**

**Land Application R-001:** An existing 0.060 mgd AADF permitted capacity restricted public access rapid infiltration basin system (R-001). R-001 consists of three rapid infiltration basins with a total wetted area of 57,000 square feet located approximately at latitude 29° 03' 48" N, longitude 82° 10' 26" W.

**IN ACCORDANCE WITH:** The limitations, monitoring requirements, and other conditions set forth in this cover sheet and Part I through Part IX on pages 1 through 15 of this permit.

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 FACILITY: Oak Bend Manufactured Home Community

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**I. RECLAIMED WATER AND EFFLUENT LIMITATIONS AND MONITORING REQUIREMENTS**

**A. Reuse and Land Application Systems**

1. During the period beginning on the issuance date and lasting through the expiration date of this permit, the permittee is authorized to direct reclaimed water to Reuse System R-001. Such reclaimed water shall be limited and monitored by the permittee as specified below and reported in accordance with condition I.B.7.:

Parameter	Units	Reclaimed Water Limitations			Monitoring Requirements			Notes
		Max/Min	Limit	Statistical Basis	Frequency of Monitoring	Sample Type	Monitoring Site Number	
Flow	MGD	Max Max	0.060 Report	Annual Average Monthly Average	5 Days/Week	Elapsed Time Measurement on Pump	FLW-1	See I.A.3
BOD, Carbonaceous 5 day, 20C	mg/L	Max Max Max Max	20.0 30.0 45.0 60.0	Annual Average Monthly Average Weekly Average Single Sample	Monthly	Grab	EFA-1	
Solids, Total Suspended	mg/L	Max Max Max Max	20.0 30.0 45.0 60.0	Annual Average Monthly Average Weekly Average Single Sample	Monthly	Grab	EFA-1	
Coliform, Fecal	#/100mL	Max Max Max	200 200 800	Annual Average Monthly Geometric Mean Single Sample	Monthly	Grab	EFA-1	See I.A.4
pH	s.u.	Min Max	6.0 8.5	Single Sample Single Sample	5 Days/Week	Grab	EFA-1	
Chlorine, Total Residual (For Disinfection)	mg/L	Min	0.5	Single Sample	5 Days/Week	Grab	EFA-1	See I.A.5
Nitrogen, Nitrate, Total (as N)	mg/L	Max	12.0	Single Sample	Annually	Grab	EFA-1	See I.A.6

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2. Reclaimed water samples shall be taken at the monitoring site locations listed in Permit Condition I.A.1. and as described below:

Monitoring Site Number	Description of Monitoring Site
FLW-1	Elapsed time meter at lift station
EFA-1	Blended sample from wetwell prior to RIB ponds

3. An elapsed time measurement on pumps shall be utilized to measure flow and calibrated at least once every 12 months. [62-601.200(17) and .500(6)]
4. The effluent limitation for the monthly geometric mean for fecal coliform is only applicable if 10 or more values are reported. If fewer than 10 values are reported, the monthly geometric mean shall be calculated and reported on the Discharge Monitoring Report. [62-600.440(4)(c)]
5. Total residual chlorine must be maintained for a minimum contact time of 15 minutes based on peak hourly flow. [62-610.510, 62-600.440(4)(b) and (5)(b)]
6. Nitrate nitrogen (NO<sub>3</sub>) concentration in the water discharged to the land application system shall not exceed 12.0 mg/L, or as required to comply with Rule 62-610.510, F.A.C. If the facility exceeds this limit, the Department may require future groundwater monitoring or modification to the treatment facility to remove nitrogen. [62-610.510]

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**B. Other Limitations and Monitoring and Reporting Requirements**

1. During the period beginning on the issuance date and lasting through the expiration date of this permit, the treatment facility shall be limited and monitored by the permittee as specified below and reported in accordance with condition I.B.7.:

Parameter	Units	Max/Min	Limitations		Monitoring Requirements			Notes
			Limit	Statistical Basis	Frequency of Analysis	Sample Type	Monitoring Site Number	
Flow	MGD	Max Max Max	0.06 Report Report	Annual Average Monthly Average Quarterly Average	5 Days/Week	Elapsed Time Measurement on Pump	FLW-1	See I.B.4
Percent Capacity, (TMADF/Permitted Capacity) x 100	percent	Max	Report	Monthly Average	Monthly	Calculated	FLW-1	
BOD, Carbonaceous 5 day, 20C (Influent)	mg/L	Max	Report	Single Sample	Annually	Grab	INF-1	See I.B.3
Solids, Total Suspended (Influent)	mg/L	Max	Report	Single Sample	Annually	Grab	INF-1	See I.B.3

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2. Samples shall be taken at the monitoring site locations listed in Permit Condition I.B.1. and as described below:

Monitoring Site Number	Description of Monitoring Site
FLW-1	Elapsed time meter at lift station
INF-1	Raw influent to flow control box.

3. Influent samples shall be collected so that they do not contain digester supernatant or return activated sludge, or any other plant process recycled waters. [62-601.500(4)]
4. An elapsed time measurement on pumps shall be utilized to measure flow and calibrated at least once every 12 months. [62-601.200(17) and .500(6)]
5. The sample collection, analytical test methods and method detection limits (MDLs) applicable to this permit shall be conducted using a sufficiently sensitive method to ensure compliance with applicable water quality standards and effluent limitations and shall be in accordance with Rule 62-4.246, Chapters 62-160 and 62-601, F.A.C., and 40 CFR 136, as appropriate. The list of Department established analytical methods, and corresponding MDLs (method detection limits) and PQLs (practical quantitation limits), which is titled "FAC 62-4 MDL/PQL Table (April 26, 2006)" is available at <http://www.dep.state.fl.us/labs/library/index.htm>. The MDLs and PQLs as described in this list shall constitute the minimum acceptable MDL/PQL values and the Department shall not accept results for which the laboratory's MDLs or PQLs are greater than those described above unless alternate MDLs and/or PQLs have been specifically approved by the Department for this permit. Any method included in the list may be used for reporting as long as it meets the following requirements:
- The laboratory's reported MDL and PQL values for the particular method must be equal or less than the corresponding method values specified in the Department's approved MDL and PQL list;
  - The laboratory reported MDL for the specific parameter is less than or equal to the permit limit or the applicable water quality criteria, if any, stated in Chapter 62-302, F.A.C. Parameters that are listed as "report only" in the permit shall use methods that provide an MDL, which is equal to or less than the applicable water quality criteria stated in 62-302, F.A.C.; and
  - If the MDLs for all methods available in the approved list are above the stated permit limit or applicable water quality criteria for that parameter, then the method with the lowest stated MDL shall be used.

When the analytical results are below method detection or practical quantitation limits, the permittee shall report the actual laboratory MDL and/or PQL values for the analyses that were performed following the instructions on the applicable discharge monitoring report.

Where necessary, the permittee may request approval of alternate methods or for alternative MDLs or PQLs for any approved analytical method. Approval of alternate laboratory MDLs or PQLs are not necessary if the laboratory reported MDLs and PQLs are less than or equal to the permit limit or the applicable water quality criteria, if any, stated in Chapter 62-302, F.A.C. Approval of an analytical method not included in the above-referenced list is not necessary if the analytical method is approved in accordance with 40 CFR 136 or deemed acceptable by the Department. [62-4.246, 62-160]

6. The permittee shall provide safe access points for obtaining representative influent, reclaimed water, and effluent samples which are required by this permit. [62-601.500(5)]
7. Monitoring requirements under this permit are effective on the first day of the second month following permit issuance. Until such time, the permittee shall continue to monitor and report in accordance with previously effective permit requirements, if any. During the period of operation authorized by this permit, the permittee shall complete and submit to the Department Discharge Monitoring Reports (DMRs) in accordance with the frequencies specified by the REPORT type (i.e. monthly, toxicity, quarterly, semiannual, annual, etc.) indicated on the DMR forms attached to this permit. Monitoring results for each monitoring period shall be submitted in accordance with the associated DMR due dates below.

REPORT Type on DMR	Monitoring Period	Due Date
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REPORT Type on DMR	Monitoring Period	Due Date
Monthly or Toxicity	first day of month - last day of month	28 <sup>th</sup> day of following month
Quarterly	January 1 - March 31	April 28
	April 1 - June 30	July 28
	July 1 - September 30	October 28
	October 1 - December 31	January 28
Semiannual	January 1 - June 30	July 28
	July 1 - December 30	January 28
Annual	January 1 - December 31	January 28

DMRs shall be submitted for each required monitoring period including months of no discharge. The permittee shall make copies of the attached DMR form(s) and shall submit the completed DMR form(s) to the Department's Central District Office at the address specified in Permit Condition I.B.8. by the twenty-eighth (28th) of the month following the month of operation.

*[62-620.610(18)][62-601.300(1),(2), and (3)]*

- Unless specified otherwise in this permit, all reports and other information required by this permit, including 24-hour notifications, shall be submitted to or reported to, as appropriate, the Department's Central District Office at the address specified below:

Florida Department of Environmental Protection Central District Office  
 3319 Maguire Blvd Suite 232  
 Orlando, Florida 32803-3767

Phone Number - (407)894-7555

FAX Number - (850)412-0496

(All FAX copies and e-mails shall be followed by original copies.)

*[62-620.305]*

- All reports and other information shall be signed in accordance with the requirements of Rule 62-620.305, F.A.C. *[62-620.305]*

**II. RESIDUALS MANAGEMENT REQUIREMENTS**

- The method of residuals use or disposal by this facility is transport to Central Process Residuals Management Facility (RMF) or disposal in a Class I or II solid waste landfill. Transportation of the residuals to an alternative residuals management facility does not require a permit modification. However, use of an alternative residuals management facility requires the submittal of a copy of the agreement pursuant to Rule 62-640.880(1)(c), F.A.C., along with a written notification to the Department at least 30 days before transport of the residuals. *[62-620.320(6),62-640.880(1)]*
- The permittee shall be responsible for proper treatment, management, use, and land application or disposal of its residuals. *[62-640.300(5)]*
- The permittee shall not be held responsible for treatment, management, use, or land application violations that occur after its residuals have been accepted by a permitted residuals management facility with which the source facility has an agreement in accordance with Rule 62-640.880(1)(c), F.A.C., for further treatment, management, use or land application. *[62-640.300(5)]*
- Disposal of residuals, septage, and other solids in a solid waste disposal facility, or disposal by placement on land for purposes other than soil conditioning or fertilization, such as at a monofill, surface impoundment, waste pile, or dedicated site, shall be in accordance with the requirements of Chapter 62-701, F.A.C. *[62-640.100(6)(k)3&4]*

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5. If the permittee intends to accept residuals from other facilities, a permit revision is required pursuant to Rule 62-640.880(2)(d), F.A.C. [62-640.880(2)(d)]
6. The permittee shall keep hauling records to track the transport of residuals between facilities. The hauling records shall contain the following information:

Source Facility	Residuals Management Facility or Treatment Facility
1. Date and Time Shipped	1. Date and Time Received
2. Amount of Residuals Shipped	2. Amount of Residuals Received
3. Degree of Treatment (if applicable)	3. Name and ID Number of Source Facility
4. Name and ID Number of Residuals Management Facility or Treatment Facility	4. Signature of Hauler
5. Signature of Responsible Party at Source Facility	5. Signature of Responsible Party at Residuals Management Facility or Treatment Facility
6. Signature of Hauler and Name of Hauling Firm	

These records shall be kept for five years and shall be made available for inspection upon request by the Department. A copy of the hauling records information maintained by the source facility shall be provided upon delivery of the residuals to the residuals management facility or treatment facility. The permittee shall report to the Department within 24 hours of discovery any discrepancy in the quantity of residuals leaving the source facility and arriving at the residuals management facility or treatment facility.

[62-640.880(4)]

7. Storage of residuals or other solids at the permitted facility shall require prior written notification to the Department. [62-640.300(4)]

### III. GROUND WATER REQUIREMENTS

1. Section III is not applicable to this facility.

### IV. ADDITIONAL REUSE AND LAND APPLICATION REQUIREMENTS

#### A. Part IV Rapid Infiltration Basins

1. Advisory signs shall be posted around the site boundaries to designate the nature of the project area. [62-610.518]
2. The maximum annual average loading rate to three rapid infiltration basins with a total wetted area of 57,000 square feet shall be limited to 1.7 inches per day (as applied to the entire bottom area). [62-610.523(3)]
3. The three rapid infiltration basins normally shall be loaded for 14 days and shall be rested for 14 days. Infiltration ponds, basins, or trenches shall be allowed to dry during the resting portion of the cycle. [62-610.523(4)]
4. Rapid infiltration basins shall be routinely maintained to control vegetation growth and to maintain percolation capability by scarification or removal of deposited solids. Basin bottoms shall be maintained to be level. [62-610.523(6) and (7)]
5. Routine aquatic weed control and regular maintenance of storage pond embankments and access areas are required. [62-610.514 and 62-610.414]
6. Overflows from emergency discharge facilities on storage ponds or on infiltration ponds, basins, or trenches shall be reported as abnormal events in accordance with Permit Condition IX.20. [62-610.800(9)]



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## V. OPERATION AND MAINTENANCE REQUIREMENTS

### A. Staffing Requirements

1. During the period of operation authorized by this permit, the wastewater facilities shall be operated under the supervision of a(n) operator(s) certified in accordance with Chapter 62-602, F.A.C. In accordance with Chapter 62-699, F.A.C., this facility is a Category III, Class C facility and, at a minimum, operators with appropriate certification must be on the site as follows:

A Class C or higher operator 1/2 hour/day for 5 days/week and one visit each weekend. The lead/chief operator must be a Class C operator, or higher.

2. An operator meeting the lead/chief operator class for the plant shall be available during all periods of plant operation. "Available" means able to be contacted as needed to initiate the appropriate action in a timely manner. *[62-699.311(1)]*

### B. Capacity Analysis Report and Operation and Maintenance Performance Report Requirements

1. The application to renew this permit shall include an updated capacity analysis report prepared in accordance with Rule 62-600.405, F.A.C. *[62-600.405(5)]*
2. The application to renew this permit shall include a detailed operation and maintenance performance report prepared in accordance with Rule 62-600.735, F.A.C. *[62-600.735(1)]*

### C. Recordkeeping Requirements

1. The permittee shall maintain the following records and make them available for inspection at the following address: on the site of the permitted facility.
  - a. Records of all compliance monitoring information, including all calibration and maintenance records and all original strip chart recordings for continuous monitoring instrumentation, including, if applicable, a copy of the laboratory certification showing the certification number of the laboratory, for at least three years from the date the sample or measurement was taken;
  - b. Copies of all reports required by the permit for at least three years from the date the report was prepared;
  - c. Records of all data, including reports and documents, used to complete the application for the permit for at least three years from the date the application was filed;
  - d. Monitoring information, including a copy of the laboratory certification showing the laboratory certification number, related to the residuals use and disposal activities for the time period set forth in Chapter 62-640, F.A.C., for at least three years from the date of sampling or measurement;
  - e. A copy of the current permit;
  - f. A copy of the current operation and maintenance manual as required by Chapter 62-600, F.A.C.;
  - g. A copy of any required record drawings;
  - h. Copies of the licenses of the current certified operators; and

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- i. Copies of the logs and schedules showing plant operations and equipment maintenance for three years from the date of the logs or schedules. The logs shall, at a minimum, include identification of the plant; the signature and license number of the operator(s) and the signature of the person(s) making any entries; date and time in and out; specific operation and maintenance activities, including any preventive maintenance or repairs made or requested; results of tests performed and samples taken, unless documented on a laboratory sheet; and notation of any notification or reporting completed in accordance with Rule 62-602.650(3), F.A.C. The logs shall be maintained on-site in a location accessible to 24-hour inspection, protected from weather damage, and current to the last operation and maintenance performed.

*[62-620.350, 62-602.650]*

## VI. SCHEDULES

1. If the permittee wishes to continue operation of this wastewater facility after the expiration date of this permit, the permittee shall submit an application for renewal no later than one-hundred and eighty days (180) prior to the expiration date of this permit. Application shall be made using the appropriate forms listed in Rule 62-620.910, F.A.C., including submittal of the appropriate processing fee set forth in Rule 62-4.050, F.A.C. *[62-620.335(1) and (2)]*

## VII. INDUSTRIAL PRETREATMENT PROGRAM REQUIREMENTS

1. This facility is not required to have a pretreatment program at this time. *[62-625.500]*

## VIII. OTHER SPECIFIC CONDITIONS

1. The permittee shall comply with all conditions and requirements for reuse contained in their consumptive use permit issued by the Water Management District, if such requirements are consistent with Department rules. *[62-610.800(10)]*
2. In the event that the treatment facilities or equipment no longer function as intended, are no longer safe in terms of public health and safety, or odor, noise, aerosol drift, or lighting adversely affects neighboring developed areas at the levels prohibited by Rule 62-600.400(2)(a), F.A.C., corrective action (which may include additional maintenance or modifications of the permitted facilities) shall be taken by the permittee. Other corrective action may be required to ensure compliance with rules of the Department. Additionally, the treatment, management, use or land application of residuals shall not cause a violation of the odor prohibition in Rule 62-296.320(2), F.A.C. *[62-600.410(8) and 62-640.400(6)]*
3. The deliberate introduction of stormwater in any amount into collection/transmission systems designed solely for the introduction (and conveyance) of domestic/industrial wastewater; or the deliberate introduction of stormwater into collection/transmission systems designed for the introduction or conveyance of combinations of storm and domestic/industrial wastewater in amounts which may reduce the efficiency of pollutant removal by the treatment plant is prohibited, except as provided by Rule 62-610.472, F.A.C. *[62-604.130(3)]*
4. Collection/transmission system overflows shall be reported to the Department in accordance with Permit Condition IX. 20. *[62-604.550] [62-620.610(20)]*
5. The operating authority of a collection/transmission system and the permittee of a treatment plant are prohibited from accepting connections of wastewater discharges which have not received necessary pretreatment or which contain materials or pollutants (other than normal domestic wastewater constituents):
  - a. Which may cause fire or explosion hazards; or
  - b. Which may cause excessive corrosion or other deterioration of wastewater facilities due to chemical action or pH levels; or
  - c. Which are solid or viscous and obstruct flow or otherwise interfere with wastewater facility operations or treatment; or

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- d. Which result in the wastewater temperature at the introduction of the treatment plant exceeding 40°C or otherwise inhibiting treatment; or
- e. Which result in the presence of toxic gases, vapors, or fumes that may cause worker health and safety problems.

*[62-604.130(5)]*

6. The treatment facility, storage ponds for Part II systems, rapid infiltration basins, and/or infiltration trenches shall be enclosed with a fence or otherwise provided with features to discourage the entry of animals and unauthorized persons. *[62-610.518(1) and 62-600.400(2)(b)]*
7. Screenings and grit removed from the wastewater facilities shall be collected in suitable containers and hauled to a Department approved Class I landfill or to a landfill approved by the Department for receipt/disposal of screenings and grit. *[62-701.300(1)(a)]*
8. Where required by Chapter 471 or Chapter 492, F.S., applicable portions of reports that must be submitted under this permit shall be signed and sealed by a professional engineer or a professional geologist, as appropriate. *[62-620.310(4)]*
9. The permittee shall provide verbal notice to the Department's Central District Office as soon as practical after discovery of a sinkhole or other karst feature within an area for the management or application of wastewater, wastewater residuals (sludges), or reclaimed water. The permittee shall immediately implement measures appropriate to control the entry of contaminants, and shall detail these measures to the Department's Central District Office in a written report within 7 days of the sinkhole discovery. *[62-620.320(6)]*
10. The permittee shall provide adequate notice to the Department of the following:
  - a. Any new introduction of pollutants into the facility from an industrial discharger which would be subject to Chapter 403, F.S., and the requirements of Chapter 62-620, F.A.C., if it were directly discharging those pollutants; and
  - b. Any substantial change in the volume or character of pollutants being introduced into that facility by a source which was identified in the permit application and known to be discharging at the time the permit was issued.Adequate notice shall include information on the quality and quantity of effluent introduced into the facility and any anticipated impact of the change on the quantity or quality of effluent or reclaimed water to be discharged from the facility.

*[62-620.625(2)]*

## IX. GENERAL CONDITIONS

1. The terms, conditions, requirements, limitations, and restrictions set forth in this permit are binding and enforceable pursuant to Chapter 403, Florida Statutes. Any permit noncompliance constitutes a violation of Chapter 403, Florida Statutes, and is grounds for enforcement action, permit termination, permit revocation and reissuance, or permit revision. *[62-620.610(1)]*
2. This permit is valid only for the specific processes and operations applied for and indicated in the approved drawings or exhibits. Any unauthorized deviations from the approved drawings, exhibits, specifications, or conditions of this permit constitutes grounds for revocation and enforcement action by the Department. *[62-620.610(2)]*

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3. As provided in Subsection 403.087(6), F.S., the issuance of this permit does not convey any vested rights or any exclusive privileges. Neither does it authorize any injury to public or private property or any invasion of personal rights, nor authorize any infringement of federal, state, or local laws or regulations. This permit is not a waiver of or approval of any other Department permit or authorization that may be required for other aspects of the total project which are not addressed in this permit. *[62-620.610(3)]*
4. This permit conveys no title to land or water, does not constitute state recognition or acknowledgment of title, and does not constitute authority for the use of submerged lands unless herein provided and the necessary title or leasehold interests have been obtained from the State. Only the Trustees of the Internal Improvement Trust Fund may express State opinion as to title. *[62-620.610(4)]*
5. This permit does not relieve the permittee from liability and penalties for harm or injury to human health or welfare, animal or plant life, or property caused by the construction or operation of this permitted source; nor does it allow the permittee to cause pollution in contravention of Florida Statutes and Department rules, unless specifically authorized by an order from the Department. The permittee shall take all reasonable steps to minimize or prevent any discharge, reuse of reclaimed water, or residuals use or disposal in violation of this permit which has a reasonable likelihood of adversely affecting human health or the environment. It shall not be a defense for a permittee in an enforcement action that it would have been necessary to halt or reduce the permitted activity in order to maintain compliance with the conditions of this permit. *[62-620.610(5)]*
6. If the permittee wishes to continue an activity regulated by this permit after its expiration date, the permittee shall apply for and obtain a new permit. *[62-620.610(6)]*
7. The permittee shall at all times properly operate and maintain the facility and systems of treatment and control, and related appurtenances, that are installed and used by the permittee to achieve compliance with the conditions of this permit. This provision includes the operation of backup or auxiliary facilities or similar systems when necessary to maintain or achieve compliance with the conditions of the permit. *[62-620.610(7)]*
8. This permit may be modified, revoked and reissued, or terminated for cause. The filing of a request by the permittee for a permit revision, revocation and reissuance, or termination, or a notification of planned changes or anticipated noncompliance does not stay any permit condition. *[62-620.610(8)]*
9. The permittee, by accepting this permit, specifically agrees to allow authorized Department personnel, including an authorized representative of the Department and authorized EPA personnel, when applicable, upon presentation of credentials or other documents as may be required by law, and at reasonable times, depending upon the nature of the concern being investigated, to:
  - a. Enter upon the permittee's premises where a regulated facility, system, or activity is located or conducted, or where records shall be kept under the conditions of this permit;
  - b. Have access to and copy any records that shall be kept under the conditions of this permit;
  - c. Inspect the facilities, equipment, practices, or operations regulated or required under this permit; and
  - d. Sample or monitor any substances or parameters at any location necessary to assure compliance with this permit or Department rules.*[62-620.610(9)]*
10. In accepting this permit, the permittee understands and agrees that all records, notes, monitoring data, and other information relating to the construction or operation of this permitted source which are submitted to the Department may be used by the Department as evidence in any enforcement case involving the permitted source arising under the Florida Statutes or Department rules, except as such use is proscribed by Section 403.111, F.S., or Rule 62-620.302, F.A.C. Such evidence shall only be used to the extent that it is consistent with the Florida Rules of Civil Procedure and applicable evidentiary rules. *[62-620.610(10)]*

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11. When requested by the Department, the permittee shall within a reasonable time provide any information required by law which is needed to determine whether there is cause for revising, revoking and reissuing, or terminating this permit, or to determine compliance with the permit. The permittee shall also provide to the Department upon request copies of records required by this permit to be kept. If the permittee becomes aware of relevant facts that were not submitted or were incorrect in the permit application or in any report to the Department, such facts or information shall be promptly submitted or corrections promptly reported to the Department. *[62-620.610(11)]*
12. Unless specifically stated otherwise in Department rules, the permittee, in accepting this permit, agrees to comply with changes in Department rules and Florida Statutes after a reasonable time for compliance; provided, however, the permittee does not waive any other rights granted by Florida Statutes or Department rules. A reasonable time for compliance with a new or amended surface water quality standard, other than those standards addressed in Rule 62-302.500, F.A.C., shall include a reasonable time to obtain or be denied a mixing zone for the new or amended standard. *[62-620.610(12)]*
13. The permittee, in accepting this permit, agrees to pay the applicable regulatory program and surveillance fee in accordance with Rule 62-4.052, F.A.C. *[62-620.610(13)]*
14. This permit is transferable only upon Department approval in accordance with Rule 62-620.340, F.A.C. The permittee shall be liable for any noncompliance of the permitted activity until the transfer is approved by the Department. *[62-620.610(14)]*
15. The permittee shall give the Department written notice at least 60 days before inactivation or abandonment of a wastewater facility or activity and shall specify what steps will be taken to safeguard public health and safety during and following inactivation or abandonment. *[62-620.610(15)]*
16. The permittee shall apply for a revision to the Department permit in accordance with Rules 62-620.300, F.A.C., and the Department of Environmental Protection Guide to Permitting Wastewater Facilities or Activities Under Chapter 62-620, F.A.C., at least 90 days before construction of any planned substantial modifications to the permitted facility is to commence or with Rule 62-620.325(2), F.A.C., for minor modifications to the permitted facility. A revised permit shall be obtained before construction begins except as provided in Rule 62-620.300, F.A.C. *[62-620.610(16)]*
17. The permittee shall give advance notice to the Department of any planned changes in the permitted facility or activity which may result in noncompliance with permit requirements. The permittee shall be responsible for any and all damages which may result from the changes and may be subject to enforcement action by the Department for penalties or revocation of this permit. The notice shall include the following information:
  - a. A description of the anticipated noncompliance;
  - b. The period of the anticipated noncompliance, including dates and times; and
  - c. Steps being taken to prevent future occurrence of the noncompliance.*[62-620.610(17)]*
18. Sampling and monitoring data shall be collected and analyzed in accordance with Rule 62-4.246 and Chapters 62-160, 62-601, and 62-610, F.A.C., and 40 CFR 136, as appropriate.
  - a. Monitoring results shall be reported at the intervals specified elsewhere in this permit and shall be reported on a Discharge Monitoring Report (DMR), DEP Form 62-620.910(10), or as specified elsewhere in the permit.
  - b. If the permittee monitors any contaminant more frequently than required by the permit, using Department approved test procedures, the results of this monitoring shall be included in the calculation and reporting of the data submitted in the DMR.
  - c. Calculations for all limitations which require averaging of measurements shall use an arithmetic mean unless otherwise specified in this permit.

PERMITTEE: Equity Lifestyle Properties, Inc.  
FACILITY: Oak Bend Manufactured Home Community

PERMIT NUMBER: FLA010693-003  
EXPIRATION DATE: April 12, 2015

- d. Except as specifically provided in Rule 62-160.300, F.A.C., any laboratory test required by this permit shall be performed by a laboratory that has been certified by the Department of Health Environmental Laboratory Certification Program (DOH ELCP). Such certification shall be for the matrix, test method and analyte(s) being measured to comply with this permit. For domestic wastewater facilities, testing for parameters listed in Rule 62-160.300(4), F.A.C., shall be conducted under the direction of a certified operator.
- e. Field activities including on-site tests and sample collection shall follow the applicable standard operating procedures described in DEP-SOP-001/01 adopted by reference in Chapter 62-160, F.A.C.
- f. Alternate field procedures and laboratory methods may be used where they have been approved in accordance with Rules 62-160.220, and 62-160.330, F.A.C.

*[62-620.610(18)]*

19. Reports of compliance or noncompliance with, or any progress reports on, interim and final requirements contained in any compliance schedule detailed elsewhere in this permit shall be submitted no later than 14 days following each schedule date. *[62-620.610(19)]*
20. The permittee shall report to the Department's Central District Office any noncompliance which may endanger health or the environment. Any information shall be provided orally within 24 hours from the time the permittee becomes aware of the circumstances. A written submission shall also be provided within five days of the time the permittee becomes aware of the circumstances. The written submission shall contain: a description of the noncompliance and its cause; the period of noncompliance including exact dates and time, and if the noncompliance has not been corrected, the anticipated time it is expected to continue; and steps taken or planned to reduce, eliminate, and prevent recurrence of the noncompliance.
  - a. The following shall be included as information which must be reported within 24 hours under this condition:
    - (1) Any unanticipated bypass which causes any reclaimed water or effluent to exceed any permit limitation or results in an unpermitted discharge,
    - (2) Any upset which causes any reclaimed water or the effluent to exceed any limitation in the permit,
    - (3) Violation of a maximum daily discharge limitation for any of the pollutants specifically listed in the permit for such notice, and
    - (4) Any unauthorized discharge to surface or ground waters.
  - b. Oral reports as required by this subsection shall be provided as follows:
    - (1) For unauthorized releases or spills of treated or untreated wastewater reported pursuant to subparagraph (a)4. that are in excess of 1,000 gallons per incident, or where information indicates that public health or the environment will be endangered, oral reports shall be provided to the STATE WARNING POINT TOLL FREE NUMBER (800) 320-0519, as soon as practical, but no later than 24 hours from the time the permittee becomes aware of the discharge. The permittee, to the extent known, shall provide the following information to the State Warning Point:
      - (a) Name, address, and telephone number of person reporting;
      - (b) Name, address, and telephone number of permittee or responsible person for the discharge;
      - (c) Date and time of the discharge and status of discharge (ongoing or ceased);
      - (d) Characteristics of the wastewater spilled or released (untreated or treated, industrial or domestic wastewater);
      - (e) Estimated amount of the discharge;
      - (f) Location or address of the discharge;
      - (g) Source and cause of the discharge;
      - (h) Whether the discharge was contained on-site, and cleanup actions taken to date;
      - (i) Description of area affected by the discharge, including name of water body affected, if any; and
      - (j) Other persons or agencies contacted.
    - (2) Oral reports, not otherwise required to be provided pursuant to subparagraph b.1 above, shall be provided to the Department's Central District Office within 24 hours from the time the permittee becomes aware of the circumstances.

PERMITTEE: Equity Lifestyle Properties, Inc.  
FACILITY: Oak Bend Manufactured Home Community

PERMIT NUMBER: FLA010693-003  
EXPIRATION DATE: April 12, 2015

- c. If the oral report has been received within 24 hours, the noncompliance has been corrected, and the noncompliance did not endanger health or the environment, the Department's Central District Office shall waive the written report.

*[62-620.610(20)]*

21. The permittee shall report all instances of noncompliance not reported under Permit Conditions IX.17., IX.18., or IX.19. of this permit at the time monitoring reports are submitted. This report shall contain the same information required by Permit Condition IX.20. of this permit. *[62-620.610(21)]*

22. Bypass Provisions.

- a. "Bypass" means the intentional diversion of waste streams from any portion of a treatment works.
- b. Bypass is prohibited, and the Department may take enforcement action against a permittee for bypass, unless the permittee affirmatively demonstrates that:
  - (1) Bypass was unavoidable to prevent loss of life, personal injury, or severe property damage; and
  - (2) There were no feasible alternatives to the bypass, such as the use of auxiliary treatment facilities, retention of untreated wastes, or maintenance during normal periods of equipment downtime. This condition is not satisfied if adequate back-up equipment should have been installed in the exercise of reasonable engineering judgment to prevent a bypass which occurred during normal periods of equipment downtime or preventive maintenance; and
  - (3) The permittee submitted notices as required under Permit Condition IX.22.b. of this permit.
- c. If the permittee knows in advance of the need for a bypass, it shall submit prior notice to the Department, if possible at least 10 days before the date of the bypass. The permittee shall submit notice of an unanticipated bypass within 24 hours of learning about the bypass as required in Permit Condition IX.20. of this permit. A notice shall include a description of the bypass and its cause; the period of the bypass, including exact dates and times; if the bypass has not been corrected, the anticipated time it is expected to continue; and the steps taken or planned to reduce, eliminate, and prevent recurrence of the bypass.
- d. The Department shall approve an anticipated bypass, after considering its adverse effect, if the permittee demonstrates that it will meet the three conditions listed in Permit Condition IX.22.a.1. through 3. of this permit.
- e. A permittee may allow any bypass to occur which does not cause reclaimed water or effluent limitations to be exceeded if it is for essential maintenance to assure efficient operation. These bypasses are not subject to the provisions of Permit Condition IX.22.a. through c. of this permit.

*[62-620.610(22)]*

23. Upset Provisions.

- a. "Upset" means an exceptional incident in which there is unintentional and temporary noncompliance with technology-based effluent limitations because of factors beyond the reasonable control of the permittee.
  - (1) An upset does not include noncompliance caused by operational error, improperly designed treatment facilities, inadequate treatment facilities, lack of preventive maintenance, careless or improper operation.
  - (2) An upset constitutes an affirmative defense to an action brought for noncompliance with technology based permit effluent limitations if the requirements of upset provisions of Rule 62-620.610, F.A.C., are met.
- b. A permittee who wishes to establish the affirmative defense of upset shall demonstrate, through properly signed contemporaneous operating logs, or other relevant evidence that:
  - (1) An upset occurred and that the permittee can identify the cause(s) of the upset;
  - (2) The permitted facility was at the time being properly operated;
  - (3) The permittee submitted notice of the upset as required in Permit Condition IX.20. of this permit; and
  - (4) The permittee complied with any remedial measures required under Permit Condition IX.5. of this permit.

PERMITTEE: Equity Lifestyle Properties, Inc.  
FACILITY: Oak Bend Manufactured Home Community

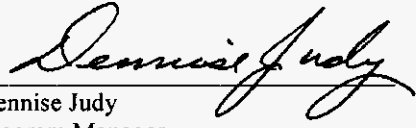
PERMIT NUMBER: FLA010693-003  
EXPIRATION DATE: April 12, 2015

- c. In any enforcement proceeding, the burden of proof for establishing the occurrence of an upset rests with the permittee.
- d. Before an enforcement proceeding is instituted, no representation made during the Department review of a claim that noncompliance was caused by an upset is final agency action subject to judicial review.

[62-620.610(23)]

Executed in Orlando, Florida.

STATE OF FLORIDA DEPARTMENT  
OF ENVIRONMENTAL PROTECTION

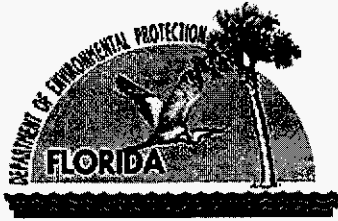


Dennise Judy  
Program Manager  
Domestic Waste

Date: April 15, 2010

Attachment(s) :  
Discharge Monitoring Report





# Florida Department of Environmental Protection

Central District  
3319 Maguire Boulevard, Suite 232  
Orlando, Florida 32803-3767

Charlie Crist  
Governor

Jeff Kottkamp  
Lt. Governor

Michael W. Sole  
Secretary

July 16, 2010

EQUITY LIFESTYLE PROPERTIES INC  
5100 W LEMON STREET SUITE 308  
TAMPA FLORIDA 33609

OCD-C-WW-10-0527

ATTENTION BRAD NELSON  
Regional VP of Operations- Eastern Division

Marion County - DW  
Oak Bend Manufactured Home Community  
Wastewater Facility - Permit No. FLA010693  
Noncompliance Letter

Dear Mr. Nelson:

On June 22, 2010, Department personnel conducted a routine inspection of the above-referenced facility. A copy of the inspection report is attached for your review. Please note the items listed below which need to be addressed:

1. A copy of the current permit was not available on-site.
2. The Discharge Monitoring Reports (DMRs) for the months of January and July 2009 and February 2010 were not received in a timely manner. These monthly reports must be received by the Department by the 28<sup>th</sup> of the month following the reporting period.

The Department requests a written response addressing the items listed above within 14 days from the date of this letter. Your response should include an explanation of any corrective actions that have either been taken or that you plan to take. Please note that this letter and report, being part of the Department's investigation, is preliminary to agency action in accordance with Section 120.57(5), Florida Statutes. Please direct your response and any questions to Katie Williams at (407) 893-3313, or via e-mail: [kathryn.m.williams@dep.state.fl.us](mailto:kathryn.m.williams@dep.state.fl.us).

Sincerely,

*David Smicherko*

David Smicherko  
Supervisor  
Wastewater Compliance/Enforcement

DS/kmw/ar

Enclosure: Inspection Report

cc: Marion County Health Department, [daniel.dooley@doh.state.fl.us](mailto:daniel.dooley@doh.state.fl.us)  
Karen Doiron, Environmental Engineer ELS Inc., [karen.doiron@equitylifestyle.com](mailto:karen.doiron@equitylifestyle.com)

**FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION**  
**WASTEWATER COMPLIANCE INSPECTION REPORT**  
**FACILITY AND INSPECTION INFORMATION**

@ = Optional

<b>Name and Physical Location of Facility</b>	<b>WAFR ID:</b>	<b>County</b>	<b>Entry Date/Time</b>
Oak Bend Manufactured Home Community 10620 SW 27 <sup>th</sup> Avenue #A124 Ocala, FL 34476	FLA010693	Marion	June 22, 2010
		<b>Phone</b>	@ Exit Date/Time
			June 22, 2010

<b>Name(s) of Field Representatives(s)</b>	<b>Title</b>	<b>Phone</b>
Frank Kelsey	Operator	
Stan Pingot	Operator	

<b>Name and Address of Permittee or Designated Representative</b>	<b>Title</b>	<b>Phone</b>	<b>@ Operator Certification #</b>
Mr. Brad Nelson  Equity Lifestyle Properties, Inc. 5100 W. Lemon Street, Suite 308 Tampa, FL 33609	Regional VP of Operations- Eastern Division		

<b>Inspection Type:</b>	<input type="checkbox"/> C <input type="checkbox"/> E <input type="checkbox"/> I	<b>Samples Taken(Y/N):</b> N	<b>@ Sample ID#:</b>	<b>Samples Split (Y/N):</b>
<input checked="" type="checkbox"/> <b>Domestic</b>	<input type="checkbox"/> <b>Industrial</b>	<b>Were Photos Taken(Y/N):</b>	<b>@ Log book Volume :</b> 2	<b>@ Page</b> 67

FACILITY COMPLIANCE AREAS EVALUATED							
IC: In Compliance; NC: Out of Compliance; SC: Significant out of Compliance; NA: Not Applicable; NE or Blank: Not Evaluated Significant Non-Compliance Criteria Should be Reviewed when Out of Compliance Ratings Are Given in Areas Marked by a "♦"							
PERMITS/ORDERS		SELF MONITORING PROGRAM		FACILITY OPERATIONS		EFFLUENT/DISPOSAL	
NC	1. ♦Permit	NA	3. Laboratory	IC	6. Facility Site Review	IC	9. ♦Effluent Quality
NA	2. ♦Compliance Schedules	NE	4. Sampling	NC	7. Flow Measurement	IC	10. ♦Effluent Disposal
		NC	5. ♦Records & Reports	IC	8. ♦Operation & Maintenance	IC	11. Residuals/Sludge
IC	13. Other:					NA	12. Groundwater

<b>Facility and/or Order Compliance Status:</b>	<input type="checkbox"/> In-Compliance	<input checked="" type="checkbox"/> Out-Of-Compliance	<input type="checkbox"/> Significant-Out-Of-Compliance
<b>Recommended Actions:</b> noncompliance letter			

<b>Name(s) and Signature(s) of Inspector(s)</b>	<b>District Office/Phone Number</b>	<b>Date</b>
Kathryn Williams <i>KWilliams</i>	Central/ 407-893-3313	June 30, 2010
<b>@ Signature of Reviewer</b>	<b>District Office/Phone Number</b>	<b>Date</b>
David Smicherko <i>David Smicherko</i>		July 2, 2010

## INSPECTION SUMMARY

Facility Name: Oak Bend Manufactured Home Community  
Facility ID No: FLA010693  
Inspection Type: Compliance Evaluation Inspection  
Inspection Date: June 22, 2010

### PERMIT: Out of Compliance

- Permit No. FLA010693 was issued April 27, 2005 and expired April 26, 2010. A copy of this permit was onsite.
- **A new permit was issued April 15, 2010 and will expire April 12, 2015. The new permit was not available onsite.**

COMPLIANCE SCHEDULES: Not Applicable

LABORATORY: Not Applicable

\*Please see attached Laboratory Evaluation Summary for details (if applicable)

SAMPLING: Not Evaluated

### RECORDS AND REPORTS: Out of Compliance

- A laboratory certification was onsite, valid until June 30, 2010.
- Current operator certifications were onsite.
- An Operation and Maintenance Manual was onsite.
- A bound and numbered logbook was onsite, containing sufficient operation and maintenance entries.
- DMR Paperwork Review, January 2009-April 2010:
  - **January and July 2009 and February 2010: received late**

### FACILITY SITE REVIEW: In Compliance

- Facility was fenced and locked with proper signs posted.
- 2 blowers were onsite, both equipped with belt guards.
- Influent flows to 2 surge tanks. Some odors were noted at the surge pumps, but were not noted offsite.
- Aeration was even in all basins in both trains. Minimal foam was observed in one basin. Color of the mixed liquor was dark chocolate brown.
- Contents of both stilling wells were liquid.
- Both clarifiers had overall good clarity and no pop ups.
- Water in both weirs was clear, though the weirs seemed slightly dirty.
- Both chlorine contact chambers were very clear. Effluent was clear.
- The digesters had storage available.
- RPZ was last tested January 27, 2010.

FLOW MEASUREMENT: Out of Compliance

- **Paperwork onsite states that the last calibration was performed June 4, 2009. Our permit file contains a copy of the flowmeter being calibrated February 3, 2010. The current calibration must be kept onsite.**

OPERATION AND MAINTENANCE: In Compliance

EFFLUENT QUALITY: Out of Compliance

- TRC taken during inspection: >2/20 mg/L
- DMR paperwork review, permit limit exceedances:
  - **December 2009: Fecal Coliform max TNTC/20,000 (limit 800).** Exceedance was reported to the Department.

EFFLUENT DISPOSAL: In Compliance

- The RIBs were in good condition with adequate freeboard and minimal vegetation.

RESIDUALS/SLUDGE: In Compliance

- Residuals hauling records were kept onsite. Residuals were last hauled January 9, 2008. 7,100 gallons were hauled.

GROUND WATER: Not Applicable

OTHER: In Compliance

- The following incidents were reported to the Department during the review period:
  - May 17, 2009: ETM failure caused high flow numbers. ETM pulled for repair, 7 day averages from previous month used to calculate flow.
  - June 19, 2009: 300-350 gallons of sludge lost to west RIB due to pumping station pump malfunction. The float reset itself before the operator arrived.
  - October 20, 2009: Approximately 20 gallons of solids lost to east RIB due to hydraulic overload caused by malfunction of lift station pumps the day before
  - December 4, 2009: Loss of approximately 300 gallons to both CCCs and pond due to hydraulic overload.
  - January 4, 2010: Operator utilizing MADF due to high run times on Lift Station pump #1 due to bad float ball. Float ball was replaced.
  - March 31, 2010: Operator utilizing MADF due to broken discharge pipe on Lift Station pump #1 causing high ETM readings.



RECEIVED  
AUG 27 2010  
DEP Central Dist.

Equity LifeStyle Properties, Inc.  
South Region  
5100 W. Lemon St., Suite 308  
Tampa, FL 33609  
(813) 282-6754  
(813) 289-7628 Fax

August 24, 2010

**VIA U.S. MAIL & EMAIL**

Ms. Katie Williams  
Environmental Specialist, Wastewater Compliance  
Florida Department of Environmental Protection, Central District  
3319 Maguire Blvd, Ste. 232  
Orlando, FL 32803  
kathryn.m.williams@dep.state.fl.us.

**Re:** OCD-C-WW-10-0527  
Marion County - DW  
Oak Bend Mobile Home Community WWTF  
Wastewater Facility - Permit No. FLA010693

Dear Ms. Williams:

On behalf of Manufactured Home Communities Inc. (aka "Oak Bend Mobile Home Community"), this responds to your July 16, 2010 letter regarding the compliance inspection of the subject wastewater treatment facility conducted on June 22, 2010. Please find your comments set forth below in bold followed by our responses.

**PERMIT:**

**A copy of the current permit was not available on-site.**

Response: A copy of the current permit is now available on site.

**RECORDS AND REPORTS:**

**The Discharge Monitoring Reports (DMRs) for the months of January and July 2009 and February 2010 were not received in a timely manner. These monthly reports must be received by the Department by the 28th of the month following the reporting period.**

Response: Our Operator, Florida Utility Group, has stated that when the 28th falls on a weekend day, delivery on the following Monday is permitted.

- The January 2009 DMR was sent on February 27, 2009 (Friday) and was delivered on March 2, 2009 (Monday) – UPS tracking number 1Z R75 4F0 23 1000 1203.

August 24, 2010

- The July 2009 DMR was sent on August 25, 2009 (Tuesday) and was delivered on August 26, 2009 (Wednesday) - on time - UPS tracking number 1Z R75 4F0 37 1000 1311.
- The February 2010 DMR was sent on March 26, 2010 (Friday) and was delivered on March 29, 2010 (Monday) - UPS tracking number 1Z R75 4F0 22 1000 1465.

**FLOW MEASUREMENT:**

Paperwork onsite states that the last calibration was performed June 4, 2009. Our permit file contains a copy of the flowmeter being calibrated February 3, 2010. The current calibration must be kept onsite.

Response: A copy of this calibration is now available onsite.

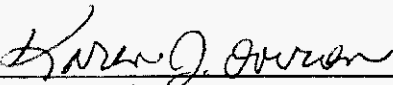
**EFFLUENT QUALITY:**

**DMR paperwork review, permit limit exceedances: December 2009: Fecal Coliform max TNTC/20,000 (limit 800). Exceedance was reported to the Department.**

Response: This is acknowledged.

Please feel free to contact me with any questions or comments you may have on this response. We welcome the opportunity to discuss these matters further with you. I can be reached on my cell phone at 813-283-8527, or email at Karen\_Doiron@equitylifestyle.com.

EQUITY LIFESTYLE PROPERTIES, INC.

By:   
\_\_\_\_\_  
Karen J. Doiron  
Environmental Engineer

cc: Kenneth Kroot  
Brad Nelson  
Scott Brown  
Jeff Fannon  
Joseph Oxford  
Jay Eben  
Aaron Bruce  
Jenny Jernigan, FUG



# Florida Department of Environmental Protection

Central District  
3319 Maguire Boulevard, Suite 232  
Orlando, Florida 32803-3767

Rick Scott  
Governor

Jennifer Carroll  
Lt. Governor

Herschel T. Vinyard Jr.  
Secretary

**VIA EMAIL**

Karen\_Doiron@equitylifestyle.com

February 10, 2011

Karen Doiron, Environmental Engineer  
Equity Lifestyle Properties, Inc.  
5100 West Lemon Street, Suite 308  
Tampa, FL 33609

OCD-PW-SS-11-0137

Marion County – PW  
Oak Bend Mobile Home Park  
PWS ID Number 3424087

Dear Ms. Doiron:

This confirms a visit to the subject community public water system on January 27, 2011, by Dan Shideler to conduct a sanitary survey inspection. A copy of the sanitary survey inspection report is enclosed for your reference and records.

There were no deficiencies at your water plant at the time of our visit. The overall operation of the water plant was good, which is a credit to both you and your operator. The Department appreciates the excellent work being done on your water system and values your continued spirit of cooperation in complying with Department rules.

If you have any questions, please contact Daniel Shideler by e-mail at [daniel.shideler@dep.state.fl.us](mailto:daniel.shideler@dep.state.fl.us) or by phone at (407) 894-7555, extension 2322.

Sincerely,

Reginald Phillips, Environmental Supervisor II  
Drinking Water Compliance and Enforcement

RFP/ds  
Enclosures

cc: Heather Spohn [[Heather\\_Spohn@equitylifestyle.com](mailto:Heather_Spohn@equitylifestyle.com)]; [[Jennifer\\_Fernandez@equitylifestyle.com](mailto:Jennifer_Fernandez@equitylifestyle.com)]  
Lee Cain, Engineering Solutions international [[lee.cainesi@gmail.com](mailto:lee.cainesi@gmail.com)]

State of Florida  
 Department of Environmental Protection  
 Central District  
**SANITARY SURVEY REPORT**

Plant Name Oak Bend MHP County Marion PWS ID # 3424087  
 Plant Location 10620 Southwest 27<sup>th</sup> Avenue, Ocala, FL 34476 Phone 352-237-2136  
 Owner Name Equity Lifestyle Properties, Inc Phone 813-282-6754  
 Owner Address 5100 W. Lemon Street Suite 308, Tampa, FL 33609  
 Contact Person Karen Doiron Title Environmental Eng. Phone 813-282-6754  
 This Survey Date 1/27/11 Last Survey Date 01/30/08 Last Compliance Inspection Date 03/05/09

**PWS TYPE:** Community

**PLANT CATEGORY & CLASS:** 5C

**MAX-DAY DESIGN CAPACITY:** 465,000 gpd

**PWS STATUS:** Approved

**TREATMENT PROCESSES IN USE**

Hypochlorination

**SERVICE AREA CHARACTERISTICS**

Subdivision \_\_\_\_\_

Food Service:  Yes  No  N/A

Number of Service Connections 234

Population Served 410 Basis: Operator

**OPERATION & MAINTENANCE LOG:** Yes

Location Water Treatment Plant

Comments \_\_\_\_\_

**CERTIFIED OPERATOR:** Yes

Operator(s) & Certification Class-Number:

Mark Havens C-0013858

Hrs/day: *Required* \_\_\_\_\_ *Visit* \_\_\_\_\_ *Actual* \_\_\_\_\_ *Visit* \_\_\_\_\_

Days/wk: *Required* 5+1 *Actual* 5+1

Non-consecutive Days?  Yes  No  N/A

Comments \*4-log parameter measurements must be taken every day that the water plant is in service.\*

**MONTHLY OPERATION REPORTS (MORs)**

MORs submitted regularly?  Yes  No  N/A

Data missing from MORs?  No  Yes  N/A

Average Day (from MORs) 58,872 gpd

Maximum Day (from MORs) 186,100 gpd 10/10

Comments \_\_\_\_\_

Flow Measuring Device Flow Meter

Meter Size & Type 4" Kent

Date Last Calibrated 9/16/09

**RAW WATER SOURCE**

GROUND; Number of Wells 2

PURCHASED from PWS ID # \_\_\_\_\_

Emergency Water Source \_\_\_\_\_

Emergency Water Capacity \_\_\_\_\_

**STANDBY POWER SOURCE:** Yes

Source Diesel

Capacity of Standby (kW) 20

Switchover:  Automatic  Manual

Hrs Operated Under Load \_\_\_\_\_

What equipment does it operate?

Well Pumps \_\_\_\_\_

High Service Pumps \_\_\_\_\_

Treatment Equipment \_\_\_\_\_

Satisfy avg. daily demand?  Yes  No  Unknown

Audio-visual alarm?  Yes  No

Comments System has a Sensaphone 400

**PLANS AND MAPS**

Coliform Sampling Plan  Yes  No  N/A

D/DBP Monitoring Plan  Yes  No  N/A

Lead and Copper Plan  Yes  No  N/A

Distribution System Map  Yes  No  N/A

Emergency Response Plan  Yes  No  N/A

Comments \_\_\_\_\_

**PREVENTIVE MAINTENANCE/O&M**

Operation & Maintenance Manual  Yes  No

Preventive Maintenance Program  Yes  No

Flushing Program  Yes  No  N/A

Records  Yes  No  N/A

Isolation Valve Exercise  Yes  No  N/A

Records  Yes  No  N/A

Comments \_\_\_\_\_

**CROSS CONNECTION CONTROL**

# BFPAs 1 # Tested 1

WWTP RPZ Yes Date Tested 1/27/10

Written Plan Yes Date Unknown

Comments \_\_\_\_\_



**GROUND WATER SOURCE**

Well Number	2(AAG9660)	3(AAG9658)		
Year Drilled	1981	2001		
Depth Drilled	120'	280		
Drilling Method	Rotary	Combination		
Type of Grout	Neat cement	Neat cement		
Static Water Level	30'	60'		
Pumping Water Level	Unknown	Unknown		
Design Well Yield	Unknown	Unknown		
Test Yield	Unknown	Unknown		
Actual Yield (if different than rated capacity)	Unknown	Unknown		
Strainer	Unknown	Open hole		
Length (outside casing)	60'	106'		
Diameter (outside casing)	6"	10"		
Material (outside casing)	Black steel	Black steel		
Well Contamination History	*	*		
Is inundation of well possible?	No	No		
6' X 6' X 4" Concrete Pad	Yes – in pit	Yes		
SET BACKS	Septic Tank	>200'	>200'	
	Reuse Water	N/A	N/A	
	WW Plumbing	>100'	>100'	
	Other Sanitary Hazard	None observed	None observed	
PUMP	Type	Submersible	Submersible	
	Manufacturer Name	Goulds	Goulds	
	Model Number	Unknown	225H20	
	Rated Capacity (gpm)	115	252	
	Motor Horsepower	10	20	
Well casing 12" above grade?	No	Yes		
Well Casing Sanitary Seal	See comments	OK		
Raw Water Sampling Tap	Yes	Yes		
Above Ground Check Valve	Yes	Yes		
Fence/Housing	Yes	Yes		
Well Vent Protection	N/A	Yes		

**COMMENTS:** \*Wells # 2 and # 3 are considered microbially contaminated. This potable water system is approved for 4-log viral inactivation. The 4-log parameters must be measured on a daily basis.\*

**CHLORINATION (Disinfection)**

Type:  Gas  Hypo  
 Make Stenner Capacity 17 gpd  
 Chlorine Feed Rate 100%  
 Avg. Amount of Cl<sub>2</sub> gas used N/A  
 Chlorine Residuals: Plant 2.2+ Remote 2.2+  
 Remote tap location Clubhouse sink.  
 DPD Test Kit:  On-site  With operator  
 None  Not Used Daily  
 Injection Points Prior to hydropneumatic tank.  
 Booster Pump Info \_\_\_\_\_  
 Comments \_\_\_\_\_

**STORAGE FACILITIES**

(G) Ground (C) Clearwell (E) Elevated  
 (B) Bladder (H) Hydropneumatic / flow-through

Tank Type/Number	H1		
Capacity (gal)	5,000		
Material	Steel		
Gravity Drain	Yes		
By-Pass Piping	Yes		
Protected Openings	Yes		
Sight Glass or Level Indicator	No		
PRV/ARV	PRV		
Pressure Gauge	Yes		
On/Off Pressure	40/60		
Access Secured	Yes		
Access Manhole	Yes		
Tank Sample Tap Location	Effluent line from H1		
Date of Inspection	12/2009		
Date of Cleaning	12/2009		

Comments \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Chlorine Gas Use Requirements	YES	NO	Comments
Dual System	<input type="checkbox"/>	<input type="checkbox"/>	
Auto-switchover	<input type="checkbox"/>	<input type="checkbox"/>	
Alarms:			
Loss of Cl <sub>2</sub> capability	<input type="checkbox"/>	<input type="checkbox"/>	
Loss of Cl <sub>2</sub> residual	<input type="checkbox"/>	<input type="checkbox"/>	
Cl <sub>2</sub> leak detection	<input type="checkbox"/>	<input type="checkbox"/>	
Scale	<input type="checkbox"/>	<input type="checkbox"/>	
Chained Cylinders	<input type="checkbox"/>	<input type="checkbox"/>	
Reserve Supply	<input type="checkbox"/>	<input type="checkbox"/>	
Adequate Air-pak	<input type="checkbox"/>	<input type="checkbox"/>	
Sign of Leaks	<input type="checkbox"/>	<input type="checkbox"/>	
Fresh Ammonia	<input type="checkbox"/>	<input type="checkbox"/>	
Ventilation	<input type="checkbox"/>	<input type="checkbox"/>	
Room Lighting	<input type="checkbox"/>	<input type="checkbox"/>	
Warning Signs	<input type="checkbox"/>	<input type="checkbox"/>	
Repair Kits	<input type="checkbox"/>	<input type="checkbox"/>	
Fitted Wrench	<input type="checkbox"/>	<input type="checkbox"/>	
Housing/Protection	<input type="checkbox"/>	<input type="checkbox"/>	

**AERATION (Gases, Fe, & Mn Removal)**

Type \_\_\_\_\_ Capacity \_\_\_\_\_  
 Aerator Condition \_\_\_\_\_  
 Bloodworm Presence \_\_\_\_\_  
 Visible Algae Growth \_\_\_\_\_  
 Protective Screen Condition \_\_\_\_\_  
 Comments \_\_\_\_\_

**HIGH SERVICE PUMPS**

Pump Number			
Type			
Make			
Model			
Capacity (gpm)			
Motor HP			
Date Installed			
Maintenance			

Comments \_\_\_\_\_  
 \_\_\_\_\_

**COMMENTS/REMINDERS:**

- Provide information for all items marked "unknown."
- The consumer confidence report (CCR) must be delivered to consumers and the Department no later than July 1, 2011, and certification of delivery of the CCR must be submitted to the Department no later than August 10, 2011.
- For monitoring schedules and information about the Drinking Water Program, please visit the Central District's Drinking Water website at <http://www.dep.state.fl.us/central/Home/DrinkingWater/default.htm>.

Inspector *Daniel Hiddle*

Title Env. Specialist II Date 2/10/11

Approved by *[Signature]*

Title Env. Supervisor II Date 2/10/11