

HEALTH SERVICES

Guidance Note for Approval of Effluent Disposal Systems on Properties Affected by Roleystone/Kelmscott Bushfires

The Roleystone/Kelmscott bushfire, which started on Sunday 6th February 2011, resulted in 66 houses destroyed and 23 that were partially damaged.

Almost all the destroyed houses had septic systems that were installed prior to 1989. Until then, the standard requirement was to install single leach drains. When the legislation was amended, dual leach drain systems were required, with leach drain sizes based on the number of bedrooms.

As affected property owners start planning to replace the homes that were destroyed, questions will be raised about the City's position regarding the reuse or replacement of effluent disposal systems. Some of those questions are answered below.

1. Question: As my effluent disposal system was not damaged by the fire and I plan to build a similar house to the one that was destroyed, am I able to reconnect to the existing system?

Response: A site inspection by an EHO will be necessary to confirm the effluent disposal system is undamaged. If that is confirmed, approval to reconnect to the existing system will be granted, provided that the location and size of the new house is similar to the one destroyed.

2. Question: My effluent disposal system wasn't damaged by the fire and I intend to build a bigger house than the one that was destroyed. Am I able to reconnect to the existing system?

Response: A site inspection by an EHO will be necessary to confirm the effluent disposal system is undamaged assess site conditions. If the new house has more bedrooms than the destroyed one it will be necessary to lodge an application to install a second leach drain with a diverter in accordance with current legal requirements.

3. Question: As it will be necessary to replace the effluent disposal system when I rebuild my home, do I need to comply with current legal requirements regarding approval to install a new system?

Response: Yes. Whenever an effluent disposal system is replaced it will be necessary to lodge an application to install an effluent disposal system, which will be assessed in accordance with current requirements.

4. Question: Are any fees required to be paid for approval to modify or replace an effluent disposal system?

Response: No. The City has agreed to waive all application fees where bushfire victims are rebuilding their homes destroyed by the bushfires. If the property has been sold to a new owner, the benefit does not apply.

For further enquiries, please contact the City's Health Department or visit the Health website at http://www.armadale.wa.gov.au/Home/Services_and_Facilities/Health.