

XVII. Sanitation Systems

It is very important that proper sanitation practices be followed to ensure that Sunset Lake remains safe and healthy.

A. Requirements:

1. Permit: Prior to the installation of a new septic system or the repair or replacement of major components in an existing septic system, an application for an SLA Septic permit must first be submitted and approved. All waste disposal systems installed after January 1, 2014 (and waste disposal systems installed prior to January 1, 2014 that require repair where a septic tank or other major component of the system is replaced, removed or added) must comply with the current [Illinois PRIVATE SEWAGE DISPOSAL CODE \(77 Illinois Administrative Code 905 et seq\)](#) and the directives of the Federal, Illinois and Macoupin County Departments of Public Health and applicable plumbing codes.
2. Licensed Contractor: Leaseholders are encouraged to complete all repairs or replacements using a licensed state of Illinois Private Sewage Disposal System Installation contractor.
3. Records: As required by code, records of septic services, maintenance and evaluations provided by a licensed sewage system professional or [completed by the](#) leaseholder must be [maintained, kept, and passed on to new owners upon sale of a leasehold](#). A copy of the [annual evaluation report for the Sand Filter Systems and the Aerobic Treatment Units \(see XVII.B\)](#) must be submitted to the [SSL](#) Association office each year before August 1st. Failure to provide this report by August 1st may result in a fine and/or loss of lake privileges.
4. Leasehold Transfer: Prior to a lease transfer, all systems must have a passing septic inspection by a licensed Illinois Private Sewage Disposal System Installation Contractor. [A report of this inspection along with a copy of all records referenced in section 3, above, must be passed on to new owners at the time of transfer of a leasehold.](#)
5. Guidelines: Septic tanks must be maintained within the following guidelines. In all cases,
 - a) If accumulated scum and sludge exceed 33% of the tank capacity, the septic tank must be pumped out by a licensed State of Illinois Contractor.
 - b) Proof of inspection must be submitted to the SLA office using the Illinois Department of Public Health's [Private Sewage Disposal System Evaluation Form](#), typically completed by your licensed contractor.

B. Maintenance of the septic system is the responsibility of the leaseholder.

1. Lateral System – septic tanks must be inspected at least once every 5 years.
2. Sand Filter System – septic tanks must be inspected and evaluated once every year. If the system utilizes a chlorine chamber, then [septic system approved](#) chlorine tablets must always be present and in the proper position to contact the wastewater effluent being discharged. Failure to maintain chlorine tablets in the systems may subject the leaseholder to fines. [An annual inspection report is due to the SLA office by Aug. 1 each year.](#)
3. Aerobic Treatment Unit (ATU) – An ATU requires evaluation and maintenance every six (6) months. The SLA requires that all ATUs must have a yearly service contract. A copy of the contract and all service records are to be submitted to the SLA office. If the system utilizes a chlorine chamber, then [septic system approved](#) chlorine tablets must always be present and in the proper position to contact the wastewater effluent being discharged. Failure to maintain chlorine tablets in the system may subject the leaseholder to fines. [An annual inspection report is due to the SLA office by Aug. 1 each year.](#)

RULES AND REGULATIONS



C. The Association reserves the right to inspect leaseholds for septic system compliance. Non-compliance may result in fines, liens or legal actions as outlined in the SLA Bylaws & Rules and Regulations.
