From Community Meeting on: 11/06/25

FAQ:

1. Q. Where will the grinder station go on my property?
    A. There isn't a set location per property, the inspectors/work crew will examine each property to determine the best location.

2. Q. Which documents need to be signed?
    A. Every resident will need to sign a temporary access agreement. For properties only needing a grinder station installed and maintained/septic tank abandoned (no mainline) we need a permanent utility easement for access to maintain the grinder station in addition to the temporary access agreement. For properties needing a mainline easement, we need a signed copy of the previous two documents plus the purchase and sale agreement that was mailed to the property.

3. Q. Does everyone who is on the title need to sign the easement agreement?
    A. Yes.

4. Q. Why are residents only being offered $2.00 per square foot for land in the purchase and sale agreements?
    A. The price was determined as fair and reasonable by our legal counsel considering that we are not purchasing ownership rights to that land, we are buying the rights to use the land for utility purposes.

5. Q. Who pays for the electricity to run the grinder pump stations?
    A. The homeowner.

6. Q. Will the homeowners have access to their driveways while work on the main line is being performed?
    A. Our main installation method will be boring under driveways. We will be trying to avoid open cut as much as possible and will not deny anyone or any vehicle access their properties.

7. Q. Who will do the maintenance on the grinder pumps?
    A. FGUA

8. Q. What brand are the grinder pumps?
    A. The grinder stations are built by E1, which is considered top-of-the-line equipment.

9. Q. Who is removing the septic tanks?
    A. FGUA

10. Q. How will the sewer lines impact properties with a well?
    A. We will design everything to comply with Florida codes. For properties with a well, we will coordinate the sewer output line to be far enough away to make sure it is not impacting that properties well.

11. Q. How much clearance is being requested on each side?
    A. For the main line, there will be a clearance of 10 ft on each side (20 ft total) to allow some flexibility navigating around trees or other obstacles. Clearance around the grinder station will be 5 ft on each side (10 ft total).

12. Q. How much sewer storage will there be if the electric goes out?
    A. The exact gallon amount is being determined by our design engineers, but they will ensure adequate storage. Additionally, there will be a double check valve so nothing in the sewer travels back to the property if the power goes out.

13. Q. What work will be done on an empty lot?
    A. If there is an empty lot there will be a stub out to the property, but no grinder station will be installed.

14. Q. If the equipment becomes deficient, who is responsible for upgrades?

A. FGUA

15. Q. How will residents be notified when work is going to begin.
    A. Residents will be notified via door tags. Additonally, residents are encouraged to fill out the contact form on the Rio Vista web page to be notified via phone. The form can be accessed by visiting www.fgua.com/rv and clicking the 'Submit Customer Info Form' button.

16. . How early will residents be notified?
    A. Residents will be notified about a week in advance.

17. Q. Why is the Easement Purchase Agreement defined as non-exclusive?
    A. The FGUA was advised by legal counsel to use a non-exclusive easement agreement in case the FGUA needs supporting work done during construction that the FGUA is not able to complete independently, ex., electrical work on grinder pumps.

       We do not anticipate needing support services, but if the need does arise, FGUA could move forward with work quickly and efficiently. No supporting work will be done that does not align with original project scope.