



Guide to Septic Systems

Your Septic System Is Your Responsibility!

Did you know that as a homeowner you are responsible for maintaining your septic system? A key reason to maintain your septic system is to save money! Failing septic systems are expensive to repair or replace and poor maintenance is often the culprit. A malfunctioning system can contaminate groundwater that might be a source of drinking water. And if you sell your home, your septic system must be in good working order.

This guide will help you care for your septic system it will help you understand how your system works and what steps you can take as a homeowner to ensure your system will work properly.

Septic Tank Start-Up

Late spring or summer is generally considered the best time to begin operation. To start, simply begin using the tank. It is not necessary to fill the tank with the water before use, although hot water should be added to the system initially as often as possible (particularly if starting in winter) the solids begin to accumulate in the tank, the natural bacterial digestion process will begin.

Septic Tank Clean-Out

Even the best designed septic system eventually fails unless the sludge and floating scum are periodically pumped from the tank. If not removed, solids will overflow into and clog the soil absorption field. You should have a typical septic system pumped every two years, but more often if usage is heavy. Never go more than 36 months between cleanings. Remember to note the sludge and scum levels determined by your service provider in your operation and maintenance records. This information will help you decide how often pumping is necessary.

Do's

- ❖ Check with your local health department before using additives as they do not eliminate the need for periodic pumping and can be harmful to your system.
- ❖ Use water efficiently to avoid overloading the septic system. Repair leaky faucets/toilets. Use high-efficiency fixtures.
- ❖ Use commercial bathroom cleaners and laundry detergents in moderation. Many prefer to clean with a mild detergent or baking soda.
- ❖ Keep records of repairs, pumpings, inspections, permits issued and system maintenance.
- ❖ Learn the location of your septic system. Keep a sketch with your maintenance record for service visits.
- ❖ Have septic inspected/pumped every two years or as necessary by a licensed inspector/contractor.



Don'ts

- ❖ Don't flush dental floss, feminine hygiene products, condoms, diapers, cotton swabs, cigarette butts, coffee grounds, cat litter, paper towels and other kitchen and bathroom items.
- ❖ Don't use caustic drain openers for clogged drains. Instead use boiling water or a drain snake to open clogs.
- ❖ Don't drive or park vehicles on any part of your septic system. Doing so can compact the soil in your drainfield or damage the

pipes, tank, or other septic system components.

Failure Symptoms

Check for pooling water or muddy soil around your septic system or in your basement. Notice whether your toilet or sink backs up when you flush or do laundry. Water ponds on top of the disposal field or the grass stays green over the disposal field even in dry weather. If you believe your system requires attention, call a professional to assess the situation.

Common Failure Causes

Household Toxics

Oil-based paints, solvents and large volumes of toxic cleaners should not enter your septic system.

Household Cleaners

Your system should be able to recover quickly from small amounts of mild household cleaners. Labels can help to determine the toxicity of the cleaner.

Hot Tubs

Emptying hot tub water into your septic system stirs the solids in the tank and pushes them out into the drainfield, causing it to clog and fail.

Water Purification Systems

Some freshwater purification systems, including water softeners, unnecessarily pump water into the septic system. This can add hundreds of gallons of water to the system causing agitation of solids and excess flow of the drainfield. Consult with your licensed plumbing professional about alternative routing for such freshwater treatment systems.

Garbage Disposals

Using a garbage disposal frequently can significantly increase the accumulation of sludge and scum in your septic tank, resulting in the need of more frequent pumping.



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Weiss Homes Limited Warranty Guidelines

During Orientation, we confirm that the septic system is working properly and that you are familiar with the location of the tank and disposal field

While we install the system in accordance with codes and plans based on your soil conditions, we do not warrant the septic system will function indefinitely. Weather, ground water, environmental conditions, topography, as well as your family's habits can all generate unpredictable effects. Due to variables within each system, Weiss Homes will warrant septic systems for One Year.