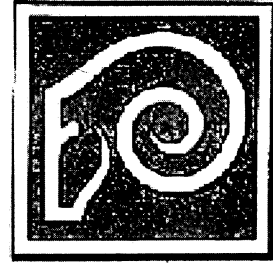


November 6th, 2018

Ponticello Community Association



LA RESERVE
A PLANNED AREA DEVELOPMENT DISTRICT
FOR THE TOWN OF VERO BEACH, FLORIDA

To Whom it May Concern,

Questions have been raised about the private sewer system in Ponticello. This document hopes to answer most of the basic questions about the system:

Homes in the upper area of Ponticello are served by a private pressure sewer system. Pressure sewer systems are used throughout Pima County in hilled developments where gravity systems would be unsightly (exposed pipes) or highly expensive.

Ponticello's system requires the use of a home grinder pump feeding common high pressure lines. The main pressure line terminates at the Public Sewer system just above where the split road divides heading downward on Ponticello Drive. Pumps range from single grinder systems or dual grinder systems. Ponticello HOA recommends a dual grinder system for backup in case of clogs or pump motor failures.

Each home's connection to the pressure sewer has a check valve allowing the pressured effluent generated by each home to flow into the system and not reversed into the homes. This check valve is typically in the street at/near the lot line and is part of the common system. In fact, this is the only moving part in the entire system. A failure in a check valve would be the responsibility of the HOA unless there was a poor contractor connection or excessive homeowner dumping of unsupported materials such as sand, gritty or caustic chemicals into the system.

The high pressure lines throughout Ponticello are designed to last the lifetime of the system, a minimum of 50+ years. The super thick, heat sealed PVC pipes are designed to not break down for hundreds of years. Ponticello HOA does not anticipate maintenance required for many, many years to come, if ever. Once the sewer system has been turned over to Ponticello HOA by the declarant, then the Ponticello HOA would place a minor amount of the Annual Assessment per year into reserves for any contingencies such as valve replacements.

I hope this answers basic questions about the sewer system,

Sincerely,

C. John Schoof II
President
Ponticello Home Owners Association,

Pressure Sewer System