

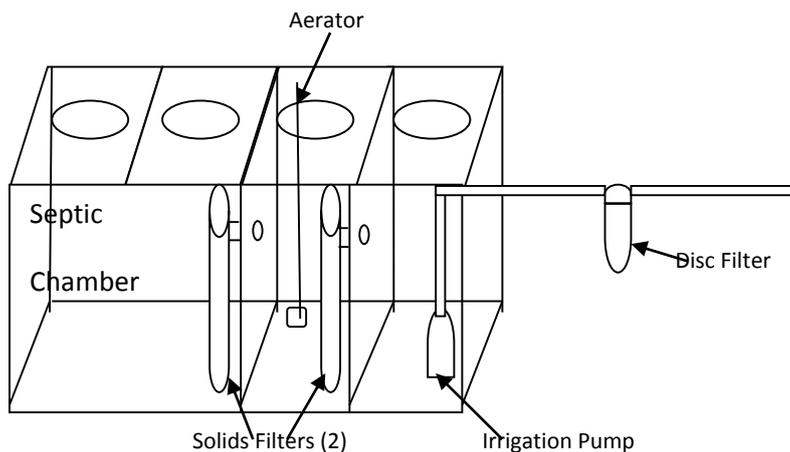


Maintenance Tips for Sepco and Synergy Wastewater treatment systems

At Greenacres we are very interested in seeing all the islands septic and on site wastewater treatment systems run well and economically, and for as long as possible. The sepco and synergy systems are fairly simple three stage aerobic treatment systems which have been very popular on the island due to their low installation costs. Unfortunately the company that originally manufactured and installed the system is no longer in business. The aerators originally provided were not generally of very good quality and have had to be replaced in many systems due to failure. Some of the tankage is also prone to leaking, but can usually be fixed. As far as regular maintenance goes the systems require three yearly pump outs under the Auckland Council Part 29 bylaw, and a regular, (usually six monthly), filter clean and line purge. It is also sensible to check the operation of the aerator, discharge pump and high level alarm at the same time, and see that the control box is free of vermin and ants. These are jobs a practical person could do themselves, if they were so inclined.

There are two solids filters inside the tank itself and a disc filter on the outlet line fed by the irrigation pump. To clean the filters, simply remove them from their housing and either hose them down (washing the biomass back into the septic tank), or scrub, using a bucket of water and a stiff brush. Then replace the cleaned filters into the housing. If this is not done then the blocked solids filters will prevent the sewerage flowing into the second chamber and third chambers, and the tank will overflow. A blocked disc filter will cause the irrigation pump to run continuously and eventually burn out. It can also cause the system to back up and overflow. In a normal household we would recommend a six monthly clean.

This is a diagram of the position of the filters and aerator in the sepco and synergy three chamber sewerage treatment systems.



In order to flush/purge the lines it is necessary to open the purge valves or flush taps at the end of each disposal line and to activate the pump in the pump chamber. The reason for doing this is to prevent the lines becoming blocked with an excess build up of biomass. Sometimes it is better to flush the lines one at a time, in order to keep the pressure up and get the biomass out of the lines. Once the line runs clear water then it can be closed and you can move onto the next one.

Should you require our assistance at any time we are more than happy to help and can arrange **maintenance contracts** and replacement parts for your system. Please don't hesitate to call us.

WARNING Modern wastewater treatment systems have electrical components and many of these are immersed. Any wastewater system with an electricity supply is a potential hazard. The maintenance options supplied are provided entirely for use at the sole discretion of the maintenance provider(s). Greenacres Waiheke Limited accepts no responsibility in any form whatsoever for maintenance/repair work, accident or damage as a result of work undertaken by any party not in the employ of Greenacres Waiheke Limited.

Greenacres Waiheke Limited

Phone 3727614

P O Box 395, Oneroa
Waiheke Island
Auckland 1840

info@greenacreswaiheke.co.nz
www.greenacreswaiheke.co.nz