

## MICROFAST OPERATION AND MAINTENANCE AGREEMENT

**Street Address** \_\_\_\_\_

**Legal Address** \_\_\_\_\_

VPI Inc. will perform operation and maintenance services for the Onsite Wastewater System serving the subject site as outlined below:

**Control Panel, Blower, Pumps and Alarms:** During each visit, all electrical components shall be tested for proper function. Correct control settings will be verified. Operations data from panel will be recorded.

**Processing Tank:** During each visit, the scum and sludge layers in the settling tank (septic tank) will be measured. A recommendation for pumping will be made when the scum thickness exceeds four inches, or the sludge thickness exceeds 20 inches. Pumping is not included in this agreement.

**Pumping System:** During each visit all pumps shall be observed to verify proper performance. The pumps will be operated manually.

**Bio-Microbics FAST System:** During each visit the screens located on the blower housing as well as the openings of the vent will be cleaned. Blockage of the air to the inlet or vent could also reduce the efficiency of the treatment process if the oxygen is not allowed to replenish for aeration. The system will be checked for vibration and the amperage draw of the blower to be sure it is within acceptable limits as noted on the blower nameplate.

**Drain Field:** The surface area around the drain field will be observed for signs of failure such as lush vegetation growth or effluent ponding. Liquid levels within the field will be observed through the observation pipe and levels recorded.

**Alarms:** VPI will respond to alarm conditions at no cost during the agreement period, provided that the reason is inherent system malfunction and not caused by events external to the system such as lightning, flood, vandalism, tank failure, etc. In these events, alarm calls will be charged at \$70.00 per hour and \$45.00 per hour for travel time.

**Service Calls:** Service calls will be billed at a rate of \$70.00 per hour and \$45.00 per hour for travel time. A visit to the site other than the routine visits provided by this agreement or a system warranty issue will be deemed a service call. Examples would include (but are not limited to) damage caused by acts of vandalism, failure of tank or failure of another party's work, i.e. electrician, plumber, excavator, etc.

**Items that are not included in this contract include:**

1. Corrective and/or repair maintenance if necessary, other than covered under warranty.
2. Effluent sampling and analysis if applicable.
3. The cost of tank pumping.

The goal of VPI is to observe the operation and perform maintenance for the Onsite Wastewater System to allow for proper long-term function of the system and compliance with the conditions of the installation permit and recommendations of the manufacturer.

VPI will perform O&M services as outlined for \$250 per year. Payment in full for the first ( 2 3 5 ) years is required prior to initiation of the agreement. This agreement period will be for the ( 2 3 5 )-year period subsequent to placing the system into operation.

\_\_\_\_\_  
Property Owner (Please Print Name)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Property Owner Signature

\_\_\_\_\_  
Telephone Number

\_\_\_\_\_  
VPI Representative

\_\_\_\_\_  
Date