

February 17, 2025

Realtors and Title Agents:

RE: NEW ORDINANCE REQUIRES SEWER INSPECTION PRIOR TO SELLING OR TRANSFERRING TITLE OF PROPERTY

The city of Algonac is committed to protecting public health and the environment by preventing excess rainwater and groundwater from entering the sanitary sewer system. This excess water could overload the wastewater treatment plant, potentially causing sewer backups into residences and businesses and possible environmental damage. This has become an increasing concern as our infrastructure ages and cracks and leaks develop in the system.

City ordinance Chapter 44 "Utilities", Article III "Sewers", Division 4 "Inflow & Infiltration Inspection Ordinance" requires that prior to selling or transferring title of any property (residential or commercial) that is connected to the sanitary sewer, the property owner must:

1. Engage an insured contractor to televise their sanitary sewer lead and inspect their roof drains, foundation drains, and sump pump system; and
2. Provide a report of findings to the city.

After any defects discovered are corrected, a Certificate of Compliance will be issued, which will be good for (10) ten years.

The property could be sold "as is" if the buyer commits to making repairs.

We realize that this is a significant change and intend to work closely with you to help you understand and comply with the new ordinance.

Where to find more information:

You can review the full text of the ordinance on the city website at www.cityofalgonac.org. If you have any questions, please call (810) 794-3431.

Sincerely,

Joseph J. Doan
Fire Chief
CFI-II/CFEI/CCMI©
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