

Alachua County Water Quality Code

Chapter 77 (Ordinance 02-27)

prohibits non-storm water discharges into storm water management systems, which includes most roads.

The Storm Drain System

was built to collect and transport rain to prevent flooding in urban areas. In most areas, anything that flows or is discharged into the storm drain system goes directly into local creeks without any treatment.



Only Rain Down the Drain!

Potential sources of water pollution from apartment complexes include landscaping activities, pressure washing of buildings and sidewalks, vehicle washing, and leaky cars and dumpsters.

To learn more about our local water resources and how to protect them, visit:

Alachua County Environmental Protection Department
www.AlachuaCountyWater.org

Gainesville Clean Water Partnership
www.GainesvilleCreeks.org

For more detailed information about the topics covered in this brochure, the following brochures are available:

BMP for Landscaping and Lawn Services

BMP for Laundry Services

BMP for Outdoor Car Washing

BMP for Painting and Home Improvement Projects

BMP for Pet Waste: Dogs Can't Flush

BMP for Pressure Washing

BMP for Residential Swimming Pool Maintenance



for Apartment Complex Management

In this guide:

- Description of the requirements for the disposal of waste and wastewater generated from apartment complexes.
- Information on Best Management Practices (BMPs) to comply with the Alachua County Water Quality Code regulations and improve water quality in Alachua County.



BEST Management Practices

Landscape Activities

- Select native species that are drought tolerant with low fertilizer requirements.
- Group plants with similar water needs.
- Install and maintain rainfall sensors and/or soil moisture probes for automatic sprinklers.
- Only water when plants show signs of stress (folded leaf blades, footprints remain visible).
- Fertilize sparingly with low nitrogen and zero phosphorus fertilizers (ie-6-0-6).
- Utilize pesticides only when needed and just to affected area.
- Remove clippings blown into roadways, sidewalks and other impervious surfaces.
- Compost clippings.
- Do not discard debris into storm drains, wetlands, roadways or adjoining property.

Pressure Washing Buildings and Sidewalks

- Minimize the amount of water used during pressure washing duties.
- Do not use cleaning products that contain hazardous materials.
- Block storm drains with an impervious barrier such as gravel bags or berms, or seal storm drains with plugs or rubber mats.
- Wastewater with high pollutant concentrations, including cleaning compounds, must be completely collected and may not be left to evaporate.

Painting Activities

- Never clean brushes or rinse paint containers into a street, gutter, storm drain, or creek.
- Water based paint brushes may be rinsed in a drain leading to the sanitary sewer (i.e., indoor plumbing).
- It is illegal to dump any hazardous materials into storm drains, sinks, toilets, the trash, or on the ground.
- Excess paint may be taken to an Alachua County Hazardous Waste Collection Center. Call (352) 334-0440 for guidance.
- Store all painting-related products in a covered area away from floor drains and storm drains. Keep absorbent pads on hand to catch any spilled material.

Dumpsters

- Do not overfill dumpsters
- Keep dumpster lids closed
- Replace leaky garbage dumpsters
- Post signs stating prohibited wastes
- Don't place liquids in dumpster
- Do not place dumpsters where litter and leaks will enter a storm drain



Pool Drains & Sumps

- Verify that pool plumbing is not connected to the storm water collection system
- It is illegal to drain your pool to a storm water system, a creek, or any water body either directly or indirectly.

Laundry Room

Install waste water lint traps, as required by City code, in community laundries and clean them out regularly.

Leaky Cars

- Encourage residents with leaky cars to fix them.
- Use kitty litter to soak up oil spills and then bring it to the Alachua County Hazardous Waste Collection Center (352) 334-0440.

Pet Wastes

- Provide residents with dog walking areas away from water bodies and storm drains.
- Pet waste can spread disease and pollutes our waterways.
- Make it easy for your tenants to keep your property and our water clean by supplying bags for proper disposal.



Car Washing

- Wash on gravel, grass, or loose soil so soapy water (biodegradable soap) can filter through vegetation and soil before entering ground water or running off into a ditch or storm drain.
- Wash water cannot be released to a storm drain.

Kitchen Grease

- Grease blockages in the sanitary sewer system can cause raw sewage discharges into our natural creek systems and can clog sewer lines that you must repair.
- Educate tenants to pour kitchen grease into a container to then place in the trash.
- Your utility may have materials you can distribute to your residents.