

**Miami Valley Regional Planning Commission
Areawide Water Quality Management Plan
Proposed SFY 2019 Amendment**

Date received:	March 2019
Amendment Locations:	Union Township, Miami County Villages of Ludlow Falls and West Milton
Amendment Title:	Minor FPA Updates for West Milton and Ludlow Falls

Amendment Description: Facility Planning Area updates. This update arises from a positive outcome of the 2015 Unsewered Communities Project. One of the five communities to participate in that project, Ludlow Falls, has moved forward to developed detailed design and to arrange financing to construct sanitary sewer to serve the Village. The project follows the recommended project design, to partner with the Village of West Milton to provision of wastewater treatment services. On March 25, 2019 MVRPC received notice of an application to Ohio EPA for a Permit To Install for sanitary sewer for the Village of Ludlow Falls. The purpose of this amendment is to harmonize the current Facility Planning Area (FPA) boundaries in Union Township, Miami County to reflect the decisions made regarding this sewer project.

As presented in the attached maps, the current FPA boundary for the Village of Ludlow Falls is a combined FPA with the Villages of Laura and Potsdam. This FPA boundary was established based upon topographic lines of slope; that is, this whole area drains from west to east toward the confluence of Ludlow Creek and the Stillwater River. Laura is currently served by a sanitary sewer system and treatment works owned and operated by the Village of Laura. There have been no proposals to extend these services to the other villages in the township or to other locations within the township. There is not an economic case to build a combined sanitary sewer system across these three villages that would stretch across so much area that would not be served. For this reason, the best economic and engineering solution for the Village of Ludlow Falls is to partner with the Village of West Milton.

Ludlow Falls is a small village directly north of West Milton along State Route 48 in Miami County. As of the 2010 Census, the village had 208 residents living in 81 households. The village, as with all the participating communities in the Unsewered Communities Project, is characterized by densely arranged, small residential lots currently served by household sewage treatment systems. These systems are of a variety of ages and design. Based on the density and size of the residential lots it is safe to assume that no resident could get a permit to replace their current HSTS under the new HSTS design standards, which require larger areas, as well as a designated space for a replacement system. Therefore installation of sanitary sewer has been committed to in order to maintain the village as a viable residential community.

The proposed FPA updates shown in the attachment are proposed by the Village of West Milton. Based on topography and soil and bedrock conditions, this proposed area is considered the extent that could potentially be served by gravity sewers, and therefore is the area West Milton proposes to accept planning responsibility. The proposal transfers a portion of the Laura/Potsdam/Ludlow Falls FPA into the West Milton FPA, and also extends north into Newton Township. A small agricultural area east of the Stillwater River would be removed from any FPA. The proposed new boundary includes

a small mobile home park along State Route 55 west of Ludlow Falls near the intersection with Davis Road; this is done in case at some future time this location should need sanitary sewer service. Stakeholder review of this boundary change was sought from the following entities:

- Newton Township Trustees
- Union Township Trustees
- The Village of Ludlow Falls
- The Village of West Milton
- The Village of Laura

Staff Comments:

- MVRPC staff was unable to identify any representatives of the Village of Potsdam. The Miami County Board of Elections lists all village council seats and the office of the mayor for Potsdam as “Vacant.” Requests for contact information for the Village of Potsdam to the township trustees and the Village of West Milton were unsuccessful.
- This is a minor change to the FPA in this area of Miami County. No new areas previously outside any FPA are being added in. No areas previously in an FPA are being placed outside an FPA.

Committee History: *Pending AFPSC review*

Attachments:

1. Permit to Install application for Ludlow Falls, Ohio (excerpt).
2. Current (as of January 1, 2019) FPA boundary map for Union Township, Miami County.
3. Proposed FPA Boundary Map for Union Township, Miami County.