CITY OF TETONIA
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SUB2025-3
PRELIMINARY PLAT
SUBDIVISION

UTILITY SYSTEM EVALUATION
CAPACITY ASSESSMENT

PRELIMINARY SANITARY SEWER REPORT

Pinnacle Peak Development

Prepared for the City of Tetonia, Idaho

Prepared by Eagle Rock Engineering
November 18, 2026

DRAFT — FOR REVIEW

11. Project Description

This report evaluates utility system capacity for the proposed Pinnacle Peak Subdivision, a residential development to be served by the City of Tetonia, Idaho. The development encompasses 38.346 acres, comprising 90 single family lots and 60 townhome units. Capacity calculations in this report are based on the applicant's engineering assumptions; items not yet established are shown as fill-in fields for completion during design.

1.1 Development Location

- **Parcel number(s):** RPC00000291201
- **Section, Township, Range:** Section 29, Township 6 North, Range 45 East

1.2 Existing Zoning and Proposed Land Use

- **Existing zoning:** R-3 – High Density Residential
- **Proposed land use:** Residential
- **Total site area:** 38.346 acres

1.3 Number of Lots, Units, or Buildings

- **Residential dwelling units (max.):** 90 Single Family Lots and 60 Townhome Units

1.4 Phasing Boundaries

- **Phase boundaries:** See Preliminary Plat for phase boundaries

1.5 Proposed Connection Point(s)

- **Connection point(s):** Sanitary sewer main running east-west between City limits and wastewater treatment facility

1.6 Infrastructure Outside City Limits

- **Does this proposal include infrastructure outside the city limits? (Yes/No):** Yes
- **If yes, describe:** In order to serve the development, sanitary sewer will route outside of City limits.

2. Existing Sewer System Evaluation

2.1 Known / Available System Information

- **Existing collection system serving the area:** Gravity sewer system
- **Existing wastewater treatment facility:** Class 1 Treatment System – Lagoons
- **Total Number of City ERUs:** 201 (140 Residential, 23 Commercial)
- **Available ERUs Before Required Upgrades:** 88

2.2 Known System Capacity and Constraints

The City of Tetonia contracted with Sunrise Engineering to updated the City's Wastewater Facilities Planning Study. The information provided below is pulled from the updated Wastewater Facilities Planning Study and applied to the Pinnacle Peak Subdivision.

Criteria	Capacity Exceeded When # of ERUs reaches	Required Action
Oxygen Supply & Demand (Treatment)	289	Install New Aerator
Flow Capacity (Min. # of Required Cells)	339	Construct New Treatment Cell
Hydraulic Application Capacity (Ex. Land App Site)	340	Acquire Additional Land Application Area
Storage Capacity of Winter Storage	433	Construct New Winter Storage Cell
Water Balance (Discharge)	587	Addressed in Step 3
Lift Station Wet Well Capacity	591	Upsize Wet Well
Gravity Pipe (Sewer Main to LS)	707	Upsize Sewer Main Trunkline to Lift Station
Hydraulic Detention Time (Treatment Cell)	849	Addressed in Step 2

3. Wastewater Flow Projections (10 State Standards)

3.1 Design Criteria

Flow projections follow City of Tetonia Equivalent Residential Unit flows from the City's Wastewater Facilities Planning Study.

Parameter	Basis	Subdivision Total
Residential unit flow	0.10 gpm (148 gpd) = 1 ERU	15 gpm (22,200 gpd) = 150 ERU

Phasing	# of Units	Phase ERUs
Phase 1	58	58 ERU (5.8 gpm)
Phase 2	20	20 ERU (2.0 gpm)
Phase 3	72	72 ERU (7.2 gpm)

Note: Phase 3 will exceed the 88 available ERU's. A new aerator will be needed

3.2 Average Daily Flow, Peak Flow, and Peaking Factors (Summary)

Flow Component	gpm	gpd
Average Daily Flow (ADF)	15	22,200
Max Month ADF	27	38,880
Max Daily	53	75,600
Peak Hour	60	86,400

- Max Month ADF = 1.8 x Average
- Max Daily = 3.5 x Average
- Peak Hour = 4.0 x Average

3.3 Lift Station and Elevation Considerations

Lift Station Elevations	Elevation	MH End-Discharge
Ground Elevation	5969.00	5973.00
Top Lift Station/MH (connecting to ex. pressure main)	5969.50	NA
Influent Inv In	5948.25	NA
8" Discharge Pipe (Top Pipe)	5963.00	5967.00
Floor Lift Station	5941.25	NA
Pump Elevation	5941.75	NA
Slope from LS to Discharge	0.0010	0.0010
Elevation/Static Head	25.25	25.25

- **Backup power accommodations:** Per City of Tetonia Standards