

Septic System & Percolation Testing

A permit is required from both the Town and the County Environmental Health Department for new septic systems or expansion or repairs to existing ones and must be in compliance with sections 51.030 through 51.032 of the Town's Municipal Code. Typically, one would acquire a permit from the Town and then from the County Environmental Health Department.

Approval is also required from both the Town (via a Site Development Permit) and County Environmental Health Department for percolation testing. Percolation testing is required for any new septic system associated with a new residence, or for a new or expanded system associated with a proposed net increase in the number of bedrooms the system would serve.

Both the septic and percolation permits are reviewed by the Town's Planning and Engineering Departments.

- *Number of plan sets normally required-*

Percolation Testing

2 sets. Add one more plan set for the following that applies:

- Close proximity to a known or inferred fault trace or on slopes of 12% to 35%.

Septic System

2 sets. Add one more plan set for the following that applies:

- Close proximity to a known or inferred fault trace or on slopes of 12% to 35%.

- *Information normally required on the site plan –*

- For percolation test (site development permit) - Proposed percolation test locations - At least 3 pits must be in the area of the proposed primary drainfield, and at least 3 pits must be in the area of the 100% expansion area drainfield.

For septic permit - Septic tanks must be at least 5 ft. from any dwelling and 10 ft. from any property line; and drainfield and expansion area lines must be at least 10 ft. from any dwelling or property line.

- Accurate property boundaries with adjacent roadways identified. Source of survey information is to be noted on the plans.
- The location of existing and proposed buildings and structures.

- Scale, north arrow, location map, name/address of architects, engineers, surveyors, etc. Plans prepared by registered professionals require their signature and stamp.
- Topography: delineate any areas of slope greater than 35%. Include source and date of topographical information. Septic tanks and drainfield lines are not allowed on slopes which exceed 35%, or within 50 feet of any ditch*, cut-bank, or slope which exceeds 50%

***NOTE THAT PIPING OF DITCHES DOES NOT ELIMINATE THE DITCH SETBACK REQUIREMENT.**

- Major natural features: existing trees (indicate any trees to be removed), creeks/streams (identify center line and top of bank), ponds, springs, etc. If drainfield lines are proposed within the dripline (distance branches extend from the trunk of a tree) of any tree >30 inches in circumference, measured 4 feet from the ground, hand digging, and/or an arborist report are usually required. Stream setbacks are also to be shown (50 ft. from center line or 25 ft. from top of bank, whichever distance is greater).
- Geologic features: landslide areas, earthquake fault traces and fault trace setbacks (50 ft. from known trace for habitable structures; 125 ft. from inferred fault trace for habitable structures).
- Additional Information required by the County, Town Engineer Town Geologist and Planning Director.

- *Setback requirements for a Septic System -*

- Streams - Septic tanks and drainfield lines are not allowed within 50 feet of the top of a stream bank, ditch or cut slope.
- Swimming Pools - Septic tanks and drainfield lines are not allowed within 25 feet of a swimming pool.
- Wells - Septic tanks and drainfield lines are not allowed within 100 feet of any well.
- Domestic Water Supply Reservoir – Drainfield lines are not allowed within 200 feet of any such reservoir.
- Building Used as a dwelling – The tank setback is 5 feet and the drainfeild is 10 feet.

- The property line – The tank or drainfeild can not be within 10 feet of the property line.

- *Fees- All fees and deposits are to be collected at time is submittal*

- **FEE for both Percolation Testing and Septic System:**
- **See fee table**
- **DEPOSIT for Percolation Testing:** The deposit is used by the Town Engineer to bill against his time for review of the project. Any deposit balance remaining when the project is finalled is refundable.
- A fee and deposit will be collected for Geology review, if warranted.
- A Road Impact Fee will be collected based upon cubic yard of import and export of material, in excess of 30 cubic yards.
- The Town of Woodside has implemented a construction and demolition debris recycling and diversion program in order to reduce landfilled waste by requiring the reuse, recycling or salvage of at least 60% of debris generated by construction and demolition activities. The regulations apply if 1.) the total projected costs of the demolition project is greater than \$10,000 or 2.) the project will generate more than 10 tons of demolition material. An administration fee of and a deposit is required to be paid prior to the issuance of the demolition permit. The deposit is determined by the Town's Recycling Coordinator based upon estimated ton of debris the project will generate. The deposit will be refunded when it has been shown via weight tickets that 60% of the material has been recycled.