

# Subdivision Feasibility Requirements

1. Turn in **Preliminary Plat Map** of the proposed subdivision, showing the following:
  - Subdivision and Lot Boundaries
  - Existing Buildings, Wells, Ditches, Ponds, Roads, etc.
  - Owner Name, Address and Phone Number
  - Direction of North
  - Lot Numbers and Acreage
  - Proposed site of percolation test for each lot
  - Slopes, including contour lines if the slope is significant
  
2. Pay **Fees** for the subdivision feasibility study and approval.
  - Base Fee = \$225 *per plat*
  - Percolation Test Fee = \$40 per percolation test (one normally required on each lot)
  - If groundwater monitoring is required, additional fees will apply.
  
3. Do **Percolation Tests**
  - The percolation test hole sites should be decided on by the developer and the Health Dept. before the test holes are dug. Their locations must be shown on the preliminary plot plan, and verified during the tests.
  - An Environmental Health Scientist (EHS) from the Health Dept. must be present for the percolation tests. *An appointment must be made at least 24 hours in advance.*
  - The holes for the percolation tests must be dug and prepared by the developer. Sufficient water must be available at each perc test hole, to pre-saturate the hole, and to run the test.
  - A percolation test will be required on each lot of the subdivision, unless you are told differently. Each percolation test consists of two holes, a percolation test hole and a soil exploration hole. *Water is not put into the soil exploration hole.* The percolation test hole is a small shovel hole and must be kept full of water continuously for 4 hours immediately prior to the test. Percolation tests will not be conducted when it is raining, when the soil is saturated from rain or snow melt, when the on-site temperature is below 40 degrees, or anytime during the months of December, January and February. More detailed information on conducting perc tests is available.
  
4. If the **subdivision** will be in an **unincorporated area** of the county, and will be served by private wells as the drinking water source, then the following will be required:
  - Obtain **water rights** and a **well permit** for each lot from the State Engineers Office, Div. Of Water Rights, **(801) 538-7240**. We need copies of the permits.
  - A well within the boundaries of the subdivision, or within 500 feet of the subdivision boundaries, will need to be **sampled by the Health Dept.**, and the results will need to be satisfactory before the subdivision feasibility will be approved by the Health Dept.
  - Before the building permit for an individual home within the subdivision will be approved by the Health Dept., the well which will serve that home must be drilled and sampled, and the results will need to be satisfactory.
  
5.  If the subdivision will be in an incorporated city, or served by a public water system, a letter of approval from the City or Water Company for water connections will be required.
  
6.  A copy of the **Final Plat Map** which will be recorded with Utah County must be submitted to the Health Department. Please include locations of wells or proposed wells along with the well permit numbers.
  
7. If you have any questions please contact Lanty Ross at 851-7076 or 851-7525.