



Prevent • Promote • Protect

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Grant Minor Subdivision, MS-17-005

Please accept the following comments from El Paso County Public Health regarding the project referenced above:

- The proposed lot #2 is a residential development site that when developed will be served water by an individual private well and wastewater through an on-site wastewater treatment system (OWTS).
- The existing OWTS, soil treatment area (STA) must be 100' minimum from any well, and 10' minimum from the proposed new lot line.
- The proposed new lot (Lot #2) will require compliance with the El Paso County Board of Health Regulations, Chapter 8, Onsite Wastewater Treatment Systems prior to development. The future new STA's must be protected from any future construction and site development activities. Compaction of the STA by such activities may cause the area to be unsuitable for use. Recommend fencing the area during construction to minimize the potential for soil compaction. Adjacent property well locations were not shown on the Site Plan; therefore, be aware of the specific 100' setback requirements.
- The Wastewater Disposal Report prepared by RMG Architects/Engineers dated 06Nov2017 indicated the soil in the area of proposed Lot #2 will support the installation of an OWTS. A soil profile excavation test pit is required in the area of the proposed STA as part of the OWTS Permit submittal process prior to any construction on the new Lot #2.
- A finding for sufficiency in terms of water quality is not required for the minor subdivision approval process.

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