

**ARTICLE 500****SEWAGE FACILITIES**

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**500.00 SEWERAGE FACILITIES****500.01 GENERAL REQUIREMENTS**

I. **Installation Requirements.** The applicant shall install sanitary sewer facilities in a manner prescribed by the Planning Commission. All plans shall be designed in accordance with the rules, regulations, and standards of the appropriate utility service provider, Health Department, and other appropriate agency. Plans shall be approved by the above agencies. Necessary action shall be taken by the applicant to extend or create a sanitary sewer district for the purpose of providing sewerage facilities to the subdivision, where no district exists for the land to be subdivided.

1. Where a public sanitary sewerage system is reasonably accessible, the applicant shall connect with same and provide sewers accessible to each lot in the subdivision.
2. Where a public sanitary sewerage system is not reasonably accessible but will become available within a reasonable time (not to exceed five (5) years), the applicant may choose one of the following alternatives:
  - a. Central Sewerage System, the maintenance cost to be assessed against each property benefited. Where plans for future public sanitary sewerage systems exist, the applicant shall install the sewer lines, laterals, and mains to be in permanent conformance with such plans and ready for connection to such public sewer mains; or
  - b. Individual disposal systems, provided the applicant shall install sanitary sewer lines, laterals, and mains from the street curb to a point in the subdivision boundary where a future connection with the public sewer main shall be made.

Sewer lines shall be laid from the house to the street line, and a connection shall be available in the home to connect from the individual disposal system to the sewer system when the public sewers become available. Such sewer systems shall be capped until ready for use and shall conform to all plans for installation of the public sewer system, where such exist, and shall be ready for connection to such public sewer main.

3. Where sanitary sewer systems are not reasonably accessible and will not become available for a period in excess of five (5) years, the applicant may install either central sewerage disposal system with approved treatment facilities or individual lot disposal by septic or other approved methodology, and include a utility easement for future sanitary sewer system in the final plat.

Central sewerage disposal systems and individual lot disposal systems within watersheds that provide public drinking water shall be required to undertake extensive studies to prove that the disposal systems will not degrade the public water source. Such studies shall be reviewed and comments received from WV Department of Environmental Protection, State Health Department, County Health Department and the affected public service district or municipality. Disposal systems that would contribute to the

degradation of water quality shall not be approved.

#### 500.02 MANDATORY CONNECTION TO PUBLIC SEWER SYSTEM

**Mandatory Connections.** If a public sanitary sewer is accessible and a sanitary sewer is placed in a street or alley abutting upon property, the owner thereof shall be required to connect to said sewer for the purpose of disposing of waste, and it shall be unlawful for any such owner or occupant to maintain upon any such property an individual sewage disposal system.

#### 500.03 INDIVIDUAL DISPOSAL SYSTEM REQUIREMENTS

**Individual Disposal Systems.** If public sewer facilities are not available and individual disposal systems are proposed, minimum lot areas shall conform to the requirements of the State Health Laws and percolation tests and test holes shall be made as directed by the Health Department and the results submitted to the Health Department. The individual disposal system, including the size of the septic tanks and size of the tile fields or other secondary treatment device, shall also be approved by the Health Officer. Delineation of the approved reserved area for an individual sewage disposal system shall be made on the plat.

If sufficient information is not available for the Health Department to determine whether a lot classified as an administrative or exempt subdivision is suitable for an individual sewage disposal system, the applicant may allow a development condition to be placed on the approved plat that states, "The Putnam County Health Department has not determined if the \_\_\_\_\_ parcel [identify parcel] is suitable for an individual sewage disposal system. A structure requiring individual sewage disposal for sewer service may not be constructed until the individual sewage disposal system is approved by the Health Department or until public sewer service is available."

#### 500.04 DESIGN CRITERIA FOR SANITARY SEWERS

- I. **Deviation from Design Criteria.** These design criteria are not intended to cover extraordinary situations. Deviations will be allowed and may be required in those instances where considered justified by the Commission.
- II. **Design Factors.** Sanitary sewer systems should be designed for the ultimate tributary population.
- III. **Design Standards for Sanitary Sewers.** Sanitary Sewers Systems shall be installed according to the rules and regulations of the appropriate utility service provider as found in the following design manuals:
  1. Permit Procedures and Design Requirements for Small Sewage and Water Systems, West Virginia Department of Health.
  2. Slope Requirements. See Minimum Design Standards Table III.
- IV. **Review of Sewerage Facilities Plans.** All construction plans for sanitary sewer installation shall be reviewed and approved by the Planning Commission and utility services provider. Central sewerage systems shall enter into an agreement with the appropriate public service district or municipality for the construction and operation of the necessary system. The terms and conditions of such agreement must be acceptable to the public service district or municipality and in compliance with all pertinent rules and regulations of the West Virginia Public Service Commission. Such construction and operation agreement shall be in full force and effect and guarantee construction funding, in a form acceptable to the Planning Commission prior to final plat approval.
- V. **Accessibility for Future Service.** If a public sanitary sewerage system will be provided to a subdivision within five (5) years of the date of the final plat approval, a utility easement to provide public sanitary sewerage service to each lot shall be included on the plat before final plat approval is granted.