

Section 16 Subdivisions and Lot Line Adjustment Requirements

- A. No approval of an application for a minor subdivision or lot line adjustment which necessitates use of sewage easements shall be granted. Each proposed lot must be demonstrated to have a site suitable for installation and expansion of an OWTS contained entirely within the proposed property lines of the lot.

- B. Sewage easements for major subdivisions may be considered under the following circumstances:
 - 1. A homeowner's association or other entity of dischargers empowered to conduct a program of regular sewage system monitoring, maintenance, and repair is created;
 - 2. Easements are contained only within common lands of the subdivision;
 - 3. Common areas are owned and controlled by the entity;
 - 4. The easement for each lot is entirely separate and distinct from the easement for any other lot;
 - 5. Easements shall not be used as a basis to allow lot sizes smaller than those specified in the County Subdivision Ordinance for lots with OWTS;
 - 6. New applications for construction or repair of an OWTS shall be in accordance with these requirements.
 - 7. The Project Review Specialist – Health shall be responsible for implementing regulations relative to subdivisions and lot line adjustments.

