



Environmental Health

(719) 687-3048

FAX 687-5256

Teller County

P.O. BOX 1886 WOODLAND PARK, CO 80866

Proposed Changes to the Individual Sewage Disposal Regulations (ISDS)

This is the executive summary and the language in the regulations will be different. Please send comments to septic_changes@co.teller.co.us with “Septic Regulation Changes” in the subject line. Underlined items indicate a change to that portion of a phrase or paragraph in the existing regulations.

- 1) **5.5.G. Design Criteria (Second or Later Stage Treatment Units).** Change the 15-chamber minimum to a 232 sq ft minimum because of the different chamber types.
- 2) **5.5.G. Design Criteria (Second or Later Stage Treatment Units).** Add 40% increase in leachfield size for a washing machine and 20% increase in leachfield size for a garbage grinder to become consistent with the State Guidelines.
- 3) **3.17 General Prohibitions.** Allow the construction and usage of dry wells and continue to allow the construction of seepage pits. Require an engineer design for both.
- 4) Change the regulation’s title from Individual Sewage Disposal System (ISDS) to Onsite Wastewater Treatment System (OWTS).
- 5) Refer to the Teller County Building Regulations for the definition of a bedroom.
- 6) **3.18 Penalties.** Change to reference the new Statutes on penalties in the Colorado Revised Statutes.
- 7) **5.4.D Effluent Lines.** Add straight-T, in addition to sanitary-T and sanitary-Y, as approved junctions for cleanouts.
- 8) **5.3 Design Criteria (First Stage Treatment Units).** Require a tank effluent filter.
- 9) **5.5.A.5 Design Criteria (Second or Later Stage Treatment Units).** Change minimum coverage depth from 2 ft to 1 ft.
- 10) **5.5.D Design Criteria (Second or Later Stage Treatment Units).** Add the sand sieve graph and compaction requirements. Add requirements for specification on sand used, per State Guidelines.

- 11) **4.2.E Site Evaluation.** In addition to the standard location description, require GPS coordinates for percolation tests.
- 12) **3.17 General Prohibitions.** Parking or driving motor vehicles on/over septic tanks and leachfields shall be prohibited unless otherwise stated in manufacturer's recommendations.
- 13) **13.3 Regulation of ISDS Cleaners.** Require a copy of the current agreement with an approved disposal facility at time of license renewal.
- 14) **5.5.B.2.h (1) Design Criteria (Second or Later Stage Treatment Units).** Change the requirement to allow for serial distribution, D-box, or dosing without serial preference.
- 15) **Guidelines.** Allow plastic tanks without concrete preference.
- 16) **5.5.B.2.g (2) Design Criteria (Second or Later Stage Treatment Units).** Change p.38 "rock and pipe", depth should be 6" not 12".
- 17) **3.17 General Prohibitions.** EH will not issue a septic permit to any lot that has building or planning/zoning department issues/violations. The exception will be if there is an existing septic system in failure; EH will issue a repair permit even if there are planning/building/zoning violations.
- 18) **5.5.B.2.h (2) Design Criteria (Second or Later Stage Treatment Units).** Require a riser around the D-box for ease of future access.
- 19) Bring the licensing of septic cleaners and installers into line with the Teller County Building Department's licensing program.
- 20) **3.5.A.2. Inspection Stages.** Add that if more than one pre-site and final inspection is needed, a fee for each additional inspection will be required.
- 21) **3.5.B. Inspection Stages.** Also add the comments about an additional fee for each inspection over a pre-site and final.
- 22) **5.4 Effluent Lines.** Add that cleanout(s) are not required after the tank, on a pressurized system. .
- 23) **5.4 Effluent Lines.** Add that for a chambered system, hanging perforated pipe is required on the inside of the chambers to dispense the effluent over a larger area when pressurized (i.e. lift station, dosing system).
- 24) **3.2. D.4. Additional Evaluations.** Where any part of a proposed septic system is to be installed within 15 feet of the property line, the owner of the property shall have each property line where the 15 foot encroachment occurs surveyed by a Colorado Licensed Professional Land Surveyor.
- 25) **3.11 Location of Septic System.** A. Same Lot Requirement Preference. The house or structure the OWTS that serves shall be located on the same parcel, except as *may be otherwise specifically provided in* Appendix B. If the OWTS cannot meet the required setbacks listed in Table II of these regulations, the Environmental Health Officer may

consider allowing the system to be installed and used on a property other than the same parcel as the structure, *within legal and recorded right and authority to do so* (i.e. a recorded property easement). Multiple systems, installed on the same parcel, which when their combined designed flows exceed 1999 gallons-a-day are subject to State of Colorado requirements.

- 26) **3.17 General Prohibitions.** Q. Garage Floor Drains. A Garage floor drain shall not be connected to an OWTS system. Garage floor drains may not surface discharge and shall only be permitted if they are connected to a holding tank or sewer system.
- 27) **4.2 Site Evaluation. D.** The profile hole shall be excavated.
- 28) **4.2 Site Evaluation. D. 12.** The minimum depth of the excavated profile hole shall be at least 4 feet below the depth of the proposed leachfield and no less than 8 feet from the surface, where conditions allow.
- 29) **5.1 Design Features (General).** F. Electrical Equipment, when used. All electrical work, equipment, and material shall comply with the requirements of the current National Electrical Code in force on the effective date of these regulations, or those revisions of said code as are adopted by the State Electrical and Plumbing Board and by Teller County. A permit and inspections under the Teller County Building Code shall be required for all electrical work performed on an OWTS.
- 30) **5.2 Building Sewers and Grease Interceptors.** 5. Where PVC pipe is used, all glue primer shall be colored to show evidence that a joint has been glued together.
- 31) **5.3 Design Criteria (First Stage Treatment Units).** o. Effluent filters and septic “T”s installed in a septic tank shall be installed so that they can be easily accessed and maintained through the manhole.
- 32) **5.6 Design Criteria for Alternate Disposal Systems.** B. Vaults. A vault shall only be permitted under limited use occupancy, defined as temporary, part-time and 60 days or less, per year, for water carriage sewage systems serving dwellings on property which cannot accommodate a sewage treatment system. Vaults shall have a minimum one thousand (1000) gallon effective capacity and shall meet the same installation and construction standards as apply to septic tanks except that no effluent outlet shall be provided. A signal device (alarm) that provides both an audible and visible signal shall be installed to indicate when a vault is at 75 percent of capacity and pumping is necessary. In order for a permit application to be approved for a vault, the property owner must show evidence that they (all property owners) have recorded an appropriate signed document, identifying the property, with the Teller County Clerk and Recorder’s Office stating the property can only be occupied temporarily and can only be used 60 days or less per year.
- 33) **12.8 Proof of Maintenance Requirement.** All persons having a structure served by a septic system which requires periodic maintenance, shall provide Teller County Environmental Health with a copy of a biannual maintenance contract every two years, or whenever the maintenance contract is renewed. These systems include: aerobic septic systems, advanced treatment systems, dosing pump systems, dosing siphon systems, lift stations, or any other system that has an electrical or mechanical means of treating or distributing sewage or effluent. Any person not submitting a copy of a maintenance

contract is in violation of these regulations and subject to the penalties outlined in section 3.18. All maintenance performed on these systems shall be done by a licensed septic professional.

- 34) **1.5 Responsibility.** Teller County is focused on having the best possible septic system designed and installed. However, it is not possible for the Department to inspect every aspect of a system to assure that it meets all of these and other applicable regulations. It is the responsibility of the installer, and engineer when an engineer is required, to design and install the system, and thereafter the owner, to meet these regulations, and not the Department.
- 35) **3.4 Denial of a Permit.** A. Available Connection to Central Sewage Treatment Works. No OWTS permit shall be issued when the property on which the OWTS is to be located is within 400 feet of a municipal or sanitation district sewer collection line, except where the provision of sewer service to that property is not available in the determination of the municipality or sanitation district and the municipality or sanitation district refuses to provide sewer service. For the purposes of these regulations four hundred (400) feet is considered to be measured as 400 (400) lineal feet of sewer pipe laid in the straightest possible line along the closest available right-of-way between the nearest available connection with the municipal or sanitation district sewer line and the property line for applicant's dwelling, place of business, or institution.