

# Preliminary Plan Checklist

## RPC Subdivisions

Date:

Applicant:

RPC Number:

Legend:

  X   =OK

  N   =Not Applicable

  I   =Incomplete

Subdivision Name:

### The Preliminary Development Plan shall include:

1. Total land area to be used
2. Location and size of all lots, including any residual acreage
3. Reference Scale: ex. 1" = 50'
4. North Arrow
5. Location of all bodies of water, streams, ditches, sewers, drain tiles, existing and proposed potable water supply sources and lines on this or adjacent lots within 50 feet of the proposed subdivision, or any other information that may affect the installation or operation of household sewage treatment systems (STS) or the enforcement of rules 3701-29-01 to 3701-29-21 of the Ohio Sanitary Code
6. Distance from nearest intersection and or existing address
7. Existing and potential building locations
8. Existing and Final Grade of all lots
9. Flood Plain delineated
10. Driveway shown, Not across STS areas
11. Existing/Proposed easements shown (drainageways, existing field tile)
12. Sanitary/Drainage/Collector tile easement 20'
13. Soil Scientist report-indicating properties and characteristics of the soils in this subdivision, including but not limited to water table, bedrock, and dense glacial till (Test hole locations shown with test hole numbers)
14. Soil delineation per soil survey
15. Areas for STS are in suitable soil
16. Building envelope is at least 10 feet away STS area
17. Plan views of primary and secondary STS
18. Note regarding number of bedrooms proposed per lot
19. STS are shown to be at least 10 feet off of property lines
20. Tree line/wooded areas are shown
21. Note that clear-cutting may be required if STS is in wooded areas
22. Does STS size accurately reflect both linear loading rate (LLR) and infiltration loading rate (ILR) Loading rates are shown on each lot

- \_\_\_\_\_ 23. Topography shown in 1 foot intervals
- \_\_\_\_\_ 24. Length of any STS < 1 foot change in elevation
- \_\_\_\_\_ 25. STS not in flood plain-(100 year)
- \_\_\_\_\_ 26. STS not in drainage way
- \_\_\_\_\_ 27. Finished Grade Elevation (FGE) at residence minimum of 1.5' above highest grade when using leach area
- \_\_\_\_\_ 28. If elevation of leachfield is higher than FGE at residence, note that pumping is required
- \_\_\_\_\_ 29. Gradient drain shown to adequate outlet (3' lower elevation than surface of leach area)
- \_\_\_\_\_ 30. Gradient drain outlet note: Contractor to provide minimum of 6" freeboard at gradient drain outlet
- \_\_\_\_\_ 31. If collector tile is to be installed, collector tile profile included
- \_\_\_\_\_ 32. Size of collector tile
- \_\_\_\_\_ 33. Invert of collector tile at least 3' < surface elevation of leach area for all lots
- \_\_\_\_\_ 34. Indicate lot lines on collector tile profile
- \_\_\_\_\_ 35. Utilities shown not crossing STS areas
- \_\_\_\_\_ 36. Delaware County Sanitary Engineers letter regarding feasibility of centralized sewer
- \_\_\_\_\_ 37. If more than 5 lots, Board of Health approval
- \_\_\_\_\_ 38. A vertical and horizontal reference point or benchmark has been identified
- \_\_\_\_\_ 39. Note regarding an administrative variance may be required prior to permitting
- \_\_\_\_\_ 40. Homeowner central sewer agreement is noted on plat
- \_\_\_\_\_ 41. Note stating that the proposed STS on these/this lot(s) do not violate the prohibitions in 3701-29.08.01 (B) of the DGHD STS rules
- \_\_\_\_\_ 42. Means of access of O&M equipment
- \_\_\_\_\_ 43. If secondary STS is to be located on a separate parcel, a legal easement must recorded and copy of the legal description must be submitted with the survey

**Additional comments**

Will also need to have a soils report of secondary areas for any existing dwellings

**Please make the appropriate revisions and return a new copy to the Delaware General Health District.**