Blane,

I am in the process of preparing a response to your concerns and I have a few questions I hope you can help me with.

In reference to # 2-5: Contour map at intervals of 1'., 2', 5', or l0' as determined by the Planning Commission.

Where can I find a contour map or have one made? Is a contour map required before the subdivision is approved?  Is one really required in my particular situation?

How do I answer this concern?

In reference to # 2-13: Plans or written statements prepared by a licensed civil engineer regarding the width and type of proposed pavement, location, size, and type of proposed sanitary sewers or other sewage disposal facilities, proposed water mains and hydrants and other proposed storm water drainage facilities and other proposed improvements such as sidewalks, planting and parks and any grading of individual lots. Engineering drawings may be required during preliminary approval in subdivisions where roads are proposed over ground that has an average slope of ten percent (10%) percent or greater.

I’m not sure I understand this requirement.  What part of this paragraph applies to me?  The code mentions sewage disposal facilities, fire hydrants, and water mains.  Do I need to have a plan for the septic system before the subdivision can be approved or is this something that I can obtain as part of the construction process?  A proposed fire hydrant is shown on the revised plat, which was all the fire marshal said is required for him to approve the subdivision and the Eden Water Works Company installs that.  Do I need an engineered plan for that and why?  Eden Water Works also provided a letter stating that they would service the lot with culinary water and said they would run the connection to the property line.  Do I need a plan for that before the subdivision is approved?  If so, I am not sure I can afford to hire an engineering firm and still afford to build the house which would also mean the loss of everything I have paid out up to this point.

How do I answer this concern?

In reference to # 6: A geotechnical report needs be completed for the subdivision.

Is this required in my particular situation and why?  Where can I obtain such a report?

I greatly appreciate your help.  Thank you in advance for your response.

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