

Land Evaluation and Perc Test

General steps in the soil and site evaluation process:

Feature	Separation Distance
All steep slopes (>25 percent)	25 feet
Springs	100 feet
Drainage ways and gullies	25 feet
Stream bank greater than 3,000 feet upstream from a water intake on a water supply reservoir or intake on a stream used as a potable water supply	100 feet
Water bodies not serving as potable water supplies including intermittent and perennial streams	100 feet
Water well system in unconfined aquifers	200 feet
Water well system in confined aquifers	100 feet
Building foundations	10 feet

1. Applicant selects test site and marks it on property keeping in mind the required distances.
2. Applicant completes Health Department application and pays the required fee. Applicant should submit a preliminary site plan showing test sites on the property.
3. Applicant places five (5) gallons of water at the test site. Applicant calls Environmental Health to notify that test site is visibly marked and water is present.
4. Land evaluations typically take several months. The test site must be maintained and any disruption of the test site may void any testing performed by the Health Department.
5. Once testing is completed, a letter is sent to the applicant to notify of the test results. Letters are typically mailed out in May or June.
6. If test results are favorable, a plat must be submitted to the Health Department within six (6) months showing the test site and a minimum 10,000 square foot sewage reserve area around the test site. Failure to complete this step may void the approval.

*Always check with Somerset County Planning and Zoning before beginning a project.

*Most land evaluations must be completed in Somerset County during “wet season.” Wet season is the time of the year when the ground is the wettest. It usually begins in January and ends in April or May but this can vary. During very dry years there may be an abbreviated wet season or there may not even be a wet season.

*Some sites may require a backhoe to complete testing. It is the applicant’s responsibility to provide the backhoe if required.

*Applications for wet season testing are performed on a first come, first serve basis. Applications submitted after January 1st may not be completed during that year’s wet season.