

▶ For projects proposing to create 5 or more new parcels, or new community sewage or water systems, you are advised to schedule a pre-development meeting with Development Services prior to submitting a pre-application with Environmental health.

▶ If you have received approval and/or successfully mediated problem issues, your application may then move forward to Development Services, where you begin the California Environmental Quality Act (CEQA) application review process.

▶ The following items should be considered before starting your pre-application.

- A. Other agency requirements, ie, zoning and general plan restrictions.
- B. Wetland, Endangered Species, Archaeological issues
- C. Provision of adequate access to parcels
- D. Fire well requirements
- E. Storm drainage requirements
- F. Agricultural setbacks
- G. Flood plain restrictions
- H. Legal lot issues



This brochure is intended to assist you by providing information you need to successfully create a parcel on your Butte County property. This brochure deals with only issues most pertinent to the Environmental Health portion of your development, for specific information from other departments, please consult them individually.

**If we can provide further
or more detailed information
on Environmental Health
issues
Please Ask Us!**

**Butte County
Public Health Department
Environmental Health Division
(530) 552-3880**

**Thinking of
Splitting your
Property in
Butte County?**



**Here are some
Important
"Need to Know"
items before you
begin...**

▶ ***Always remember that prior to the pre-application process, informal conversation with Environmental Health Staff is not to be considered a complete review of your project. No determination of your project should be inferred from this information gathering time.***



▶ Unless you will connect to an existing public sewer system you must either meet Appendix VII requirements of the Improvement Standards for Subdivisions and Parcel Maps (ask a staff person for a copy of this) or obtain approval from Regional Waste Quality Control Board.

The normal first step in the project approval process is to submit a pre-application to the Environmental Health Division.

This may require but is not limited to:

- A. Complete soil profiles
- B. Groundwater monitoring
- C. Percolation rate testing
- D. Slopes and water courses on the parcel
- E. Prove capacity of existing septic system
- F. Prove quantity and quality of water available



- G. Obtain municipal sewer and water connections
- H. Review for possible hazardous materials issues
 - ▶ If connection to sewer or public water service is available, connection may be required regardless of soil type or water availability.

▶ Don't forget that natural and manmade features of your property nearby will influence your project; they can include but are not limited to: setbacks from streams and wells, steep slopes, existing buildings, water mains and existing easements



▶ Make sure your property is not governed by zoning restrictions, CCR's, or other land use restrictions that might prohibit land division

If you are applying for a project that is proposed to use a new community sewage collection and treatment system and/or a new community water supply, all of the previous items should be considered and additionally you should be aware that:

▶ Community septic and water systems have to be engineered and approved by both county and state agencies

▶ Regional Water Quality Control Board (RWQB) review, approval and permitting may be required

▶ Several geographic areas of the county have specific requirements that may apply to your project. Make sure you know about:

- A. The Chico Area Nitrate Compliance Plan
- B. The Upper Ridge Water Shed Protection Zone
- C. The Cohasset Specific Plan
- D. Other special district requirements



▶ You may need to form a state water system or community sewage oversight entity. Private well sharing can't be approved for land division

▶ Environmental Health staff will review your pre application and determine if the project meets minimum requirements. The review may also identify problem issues.