



SCOTT COUNTY Environmental Services

GOVERNMENT CENTER 114 • 200 FOURTH AVENUE WEST • SHAKOPEE, MN 55379-1220
(952) 496-8475 • Fax (952) 496-8496 • Web www.scottcountymn.gov

Memo

Date: 6/27/17
To: Kyle Sobota, Project Manager
From: David Guenther, Environmental Services Department
Subject: Maple Trail Estates 4th Edition (Hohenstein Plat)

The Scott County Environmental Services Department has completed a review of the project plans dated 6/15/17 for conformance with the regulations of the Scott County Subsurface Sewage Treatment System Ordinance (SSTS) #4 and Minn. Rules Chapter 7080. We find this application to be incomplete. Please request that the applicant complete the required changes and resubmit the changes to us for review and approval.

1. A Compliance Inspection is required for the existing home located on this lot at 2700 Hohenstein Ct. If the septic system is found to be noncompliant, a primary and alternate septic site must be located. If the septic system passes, only an alternate site needs to be located.
2. A copy of the Compliance Inspection for the existing home must be submitted to us with 15 days of the inspection.
3. All percolation tests and soil boring information are missing from the plat. It appears that soil borings/pit observations are located on the preliminary plat, however the soils information packet for those locations are not included in the Plat. The SSTS Ordinance requires two percolation tests for each primary site and two soil borings for each septic location.
4. Lot 2, Block 1: Regarding the alternate septic site, a letter from the easement holder granting permission to cross the drainage and utility easement with a sewage discharge line must be submitted to us. A proposed plan for crossing the easement must also be submitted.
5. The preliminary plat plan must be submitted using a scale not less than 1" inch = 100' feet.
6. Efforts must be made to locate all existing tile lines on the property. The applicant must either show any tile line found on the plat plan, or otherwise note that there is no tile on the property. Please contact Natural Resources Conservation Service (NRCS) at (952) 492-2636 to research existing tile lines (this must be done by the owner because the information is considered private).

To ensure accuracy of information, the developer should review and coordinate changes made with the septic designer and surveyor.

The Environmental Services staff will not make a recommendation regarding the adequacy of the preliminary plat application until this information is received by us and approved. If you have any questions, please call me at 952-496-8354.

Please Note: Any revised plans submitted that are incomplete will be not be reviewed. Therefore, do not submit any project plans until all items above are completed.

Cc: Greg Wagner, Planning
Kate Sedlacek, Environmental Services