

Existing Septic System Evaluation Procedure

Existing System Evaluations are required for properties served by an on-site sewage management system:

- When a bedroom(s) is added to a residence (the number of bedrooms is increasing).
- When the footprint of the existing structure is increasing. Stake/flag onsite.
- When a fence, pool or deck is being installed. Stake/flag onsite.
- When a new structure will be built on a property. Stake/flag onsite.
- When there is a change of use of the property. (Ex: home to daycare)
- Before pouring any type of concrete/cement pad. Stake/flag onsite.
- Loan closings
- Adoption
- When dividing a lot with an existing septic system

The following is required to make an application for a septic system evaluation:

- Completed Existing System Evaluation Form / Request for Service (attached)
- Sketch/drawing of your plans.
- If no record is on file with our department then a report from a GA certified septic system installer is required verifying the condition of the septic tank and its respective components, verifying its design, construction, and installation criteria.
- If the septic system has been pumped out within the last 5 years then please provide the pump out slip.
- Please stake/flag the location of any proposed addition to the lot.
- A Level 3 soil survey may be required (if one is not on file) if modifying the septic system.

Existing System Evaluation process

Step 1: The Existing System Evaluation Form / Request for Service must be filled out completely and submitted to the Environmental Health Office along with all additional documentation and applicable payment. Applications without the required additional documentation are not considered complete and will delay the process.

Step 2: An Environmental Health Specialist will visit your property to perform the site evaluation within 10- 20 working business days of the completed application.

Step 3: A report from Oconee County Environmental Health will be issued. Issuance of this visual inspection letter for an on-site sewage management system by representatives of the Georgia Department of Public Health or the County Board of Health shall not be construed as a guarantee that such system will function satisfactorily for a given period of time; furthermore, said representatives do not, by any action taken, assume any liability for damages that are caused, or may be caused by the malfunction of such system.

Permits

There will be an additional fee if a permit is required. A permit is required if moving or adding lines. Some examples of when a permit is needed are as follows:

- Adding a bedroom – the drain lines would need to be increased.
- Increasing from a 4BR to a 5BR – the tank size would need to be increased.
- It is determined the existing system is not adequately sized.
- Proposed changes to the structure encroach upon the physical location of the existing system or expansion area.

What are the Existing System Evaluation fees?

Residential Evaluation Fee: \$175.00

Commercial Evaluation Fee: \$450.00

What are the addition/modification permit fees?

Residential Addition/Modification Permit: \$225.00

Commercial Addition/Modification Permit: \$600.00 & up depending on gallons/day

Commercial Site Plan Review Fee: \$150 & up depending on gallons/day