

engineer design a repair, obtain a permit from the Department, and perform the repair work. Additional permit fees will be required as well as the necessary engineering reports.

BUT CAN I STILL SELL MY HOUSE?

Yes, provided you obtain a repair permit and the new buyer signs an agreement to repair the system after they move in. Otherwise, repairs must be made prior to the sale of the property.



WHAT IF MY PROPERTY HAS AN OUTHOUSE OR PRIVY?

While current County regulations do not allow dwellings with outhouses to be occupied full-time, properties with these structures may qualify for a "Limited Occupancy" Use Permit if the buyer acknowledges and agrees to abide by this limitation on occupancy.

HOW MUCH TIME DOES IT TAKE TO GET A USE PERMIT?

After the application and reports are submitted it will generally take 10 working days or less for the Department to process and issue the Use Permit.

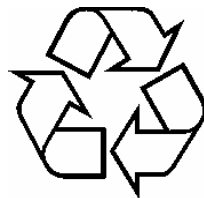
HOW LONG ARE USE PERMITS VALID?

Use Permits are valid for 6 months or until the property is sold, whichever comes first. Permits may be renewed once for an additional six months.

WHAT ELSE SHOULD I KNOW ABOUT USE PERMITS?

The Department has developed an extensive fact sheet that is posted on our web site, along with application forms for Use Permits as well as forms and guidelines for performing an inspection. You may also call us if you have specific questions concerning the program and how it may apply to your particular circumstances.

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JEFFERSON COUNTY DEPARTMENT OF HEALTH AND ENVIRONMENT



USE PERMITS



**Environmental Health
Services Division**

1801 19th Street

Golden CO 80401

303 271-5755

<http://health.jeffco.us>

Effective January 1, 2004, owners of residential and commercial properties with individual sewage disposal systems must obtain a Use Permit for their system prior to the sale or transfer of their property. Basic information on this program is included in this brochure. We hope it will answer your questions about Use Permits and how this new program may affect you.

PROGRAM BASICS

A "Use Permit" is a document issued by the Jefferson County Department of Health and Environment that provides information on the installation and operational status of a particular individual sewage disposal (septic) system.



WHY DO I NEED ONE?

County regulations require that a property owner obtain a Use Permit prior to the sale of their property. The Board of Health adopted this regulation to assure that these systems are in good repair and operating properly before being transferred to a new owner.

HOW DO I GET A USE PERMIT?

To obtain a permit, you must first arrange for the pumping and inspection of the septic tank and an inspection of the rest of the system by a certified individual sewage disposal system inspector. Then you submit an application and the pumping and inspection reports to the Department.



IS THERE A LIST OF INSPECTORS?

The list is posted on the Department's web page (<http://health.jeffco.us> click the Environmental Health Services Division tab, then "Use Permit Program" bullet) or may be obtained by calling (303) 271-5756. Forms are also on the web page.

WHAT HAPPENS DURING THE INSPECTIONS?

First, the septic tank will be pumped and inspected to make sure it is in good condition. Then the absorption or evaporation bed is checked for construction and operation. Finally,

mechanical systems are inspected to assure they are functioning properly and have a maintenance contract, if required.

WHAT DOES IT COST?

The Department's application fee is \$75.00. Costs for pumping and inspections will be set by each individual business but should run \$400-\$500 combined for pumping and inspection.

WHAT ARE THE APPROVAL REQUIREMENTS?

To be approved, the system must have basic components such as a septic tank and absorption system, in good shape and functioning properly. There are also other requirements for particular systems such as aeration units and composting toilets.

WHAT SYSTEMS WON'T PASS?

Cesspools, "straight pipes" and other systems that provide little or no treatment will not be approved. Neither will systems with broken or damaged components or systems that are failing and discharging wastewater on the ground.

WHAT IF MY SYSTEM FAILS?

Repairing broken components is usually easy and inexpensive. Major repairs – such as replacing a septic tank or repairing a failing leaching field – are more costly. If a system is failing you must have a professional