



Town of Darien

Health Department

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SOME IMPORTANT CONSIDERATIONS FOR HOME ADDITIONS, RE-BUILDS, DETACHED BUILDINGS AND POOLS

Reference: Public Health Code Section 19-13-B100(a)

A. Adequacy of the Lot

An area to repair or replace the septic system must be shown to exist on the property before additions, out-buildings, pools, etc. can be approved. When adding a bedroom or changing the use of a building where wastewater flows are being increased, plans showing a new, code complying septic system must be submitted for review. Generally soil testing is needed to determine system repair or expansion possibilities which means a “Request for Soil Test Observation” form and fee of \$125.00 must be submitted. Please note that this testing is done using an excavator and the owner/builder must coordinate this testing with representatives of this office. If difficult site conditions exist, or the site is an area of special concern, the preparation of this plan will be referred to a professional engineer. *If conditions on the lot do not support a code complying system, approval for the addition cannot be granted.*

B. Adequacy of Septic System

The system must be large enough to support its intended use. Information pertaining to septic system size, type and condition must be provided when changes or additions are proposed. Should an evaluation determine the system is functioning adequately, the submission of a plan showing a code complying septic system plan is all that is needed. However, *if the existing system is found to be in groundwater, Section 30R-2-6C of the Darien regulations pertaining to septic systems requires the replacement of such systems prior to the approval of any proposed addition or change of use.*

C. Detached Buildings with Plumbing

Each building must be served by its own septic system unless not technically feasible. Combining two buildings on the same lot into a single septic system is referred to as a “central system” and must be approved by the State Department of Public Health after initial review by the Darien Health Department.

D. Location

The septic system location must be determined to ensure that the system will not be damaged during construction. Also, the planned addition, outbuilding or proposed pool location must meet the required separating distance to the septic system and not be in an area that may need to be utilized as a septic repair area in the future (see chart below).

REQUIRED SEPARATING DISTANCES

- Building without footing drain to Septic Tank.....10 Feet
- Building without footing drain to Septic Fields.....15 Feet
- Building with footing drain to Septic & Well.....25 Feet
- Above ground pool to septic system10 Feet
- In-ground pool to Septic System & Well25 Feet
- Accessory Structures with frost wall and no footing drains.....10 Feet
- Accessory Structures no frost wall (Decks, Sheds etc.).....5 Feet

Please complete the application and submit one set of construction plans with a site plan for review.

