

2004328 11360

STATE OF MONTANA
DEPARTMENT OF ENVIRONMENTAL QUALITY
CERTIFICATE OF SUBDIVISION APPROVAL
(Section 76-4-101 et seq., MCA)

To: Clerk and Recorder
Flathead County
Kalispell, MT

EQ # 04-2199

THIS IS TO CERTIFY THAT the plans and supplemental information relating to the subdivision known as Bitterroot Estates Phase 2 (Lots 1-5 & 18-21) located in the NE1/4NW1/4, Section 14, T27N, R24W, Flathead County, Montana,

consisting of 9 lots have been reviewed by personnel of the Permitting and Compliance Division, and,

THAT the documents and data required by ARM Chapter 17, Section 36, have been submitted and found to be in compliance therewith, and,

THAT approval of the PLAT is made with the understanding that the following conditions shall be met:

THAT each parcel size as indicated on the PLAT to be filed with the County Clerk and Recorder will not be further altered without approval, and,

THAT each parcel shall be used for one single family dwelling, and,

THAT each individual water system will consist of a well drilled to a minimum depth of 25 feet constructed in accordance with the criteria established in Title 17, Chapter 36, Sub-chapters 1, 3 & 6 ARM and the most current standards of the Department of Environmental Quality, and,

THAT data provided indicates an acceptable water source at a depth of approximately 100 feet, and,

THAT each individual sewage treatment system will consist of a septic tank and subsurface drainfield of such size and description as will comply with Flathead City-County Regulations for Sewage Treatment Systems and Title 17, Chapter 36, Sub-chapters 1, 3 & 6 ARM before construction is started, and,

THAT each subsurface drainfield shall have an absorption area of sufficient size to provide 170 square feet per bedroom, and,

THAT the bottom of the drainfield shall be at least four feet above the water table, and,

THAT no sewage treatment system shall be constructed within 100 feet of the maximum high water level of a 100 year flood of any stream, lake, watercourse or irrigation ditch, nor within 100 feet of any domestic water supply source, and,

THAT the water supply, sewage treatment systems and storm drainage systems will be located as shown on the approved plans, and,

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THAT when the existing water supply on Lots 1&2 are in need of extensive repairs or replacement, it shall be replaced by a well drilled to a minimum depth of 25 feet constructed in accordance with the criteria established in Title 17, Chapter 36, Sub-chapters 1, 3 & 6 ARM and the most current standards of the Department of Environmental Quality, and,

THAT when the existing sewage treatment system on Lots 1&2 are in need of extensive repairs or replacement, it shall be replaced by a septic tank and subsurface drainfield of such size and description as will comply with Flathead City-County Regulations for Sewage Treatment Systems and Title 17, Chapter 36, Sub-chapters 1, 3 & 6 ARM before construction is started, and,

THAT all sanitary facilities must be located as shown on the attached lot layout, and,

THAT the developer and/or owner of record shall provide any purchaser of the property with a copy of the PLAT, approved location of water supply and sewage treatment system and a copy of this document, and,

THAT instruments of transfer for this property shall contain reference to these conditions, and,

THAT plans and specifications for any proposed sewage treatment systems will be reviewed and approved by the county health department and will comply with local regulations and ARM, Title 17, Chapter 36, Subchapters 3 and 9, before construction is started.

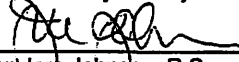
THAT departure from any criteria set forth in the approved plans and specifications and Title 17, Chapter 36, Sub-Chapters 1, 3 & 6 ARM when erecting a structure and appurtenant facilities in said subdivision without Department approval is grounds for injunction by the Department of Environmental Quality.

Pursuant to Section 76-4-122(2)(a), MCA, a person must obtain the approval of both the reviewing authority under Title 76, Chapter 4, MCA, and local Board of Health under section 50-2-116(1)(i), before filing a subdivision plat with the County Clerk and Recorder.

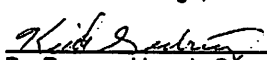
YOU ARE REQUESTED to record this certificate by attaching it to the PLAT filed in your office as required by law.

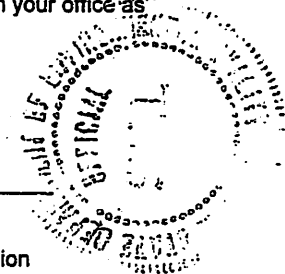
DATED this 27th day of April, 2004

Flathead City-County Health Officer


By: Vere Johnson, R.S.
Environmental Health Specialist

Jan P. Sensibaugh, Director


By: Raymond Lazuk, Supervisor
Subdivision Review Section
Permitting and Compliance Division
Department of Environmental Quality



Co. No. 04/94

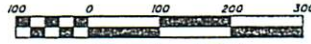
Owner's Name: Mark Leatzow

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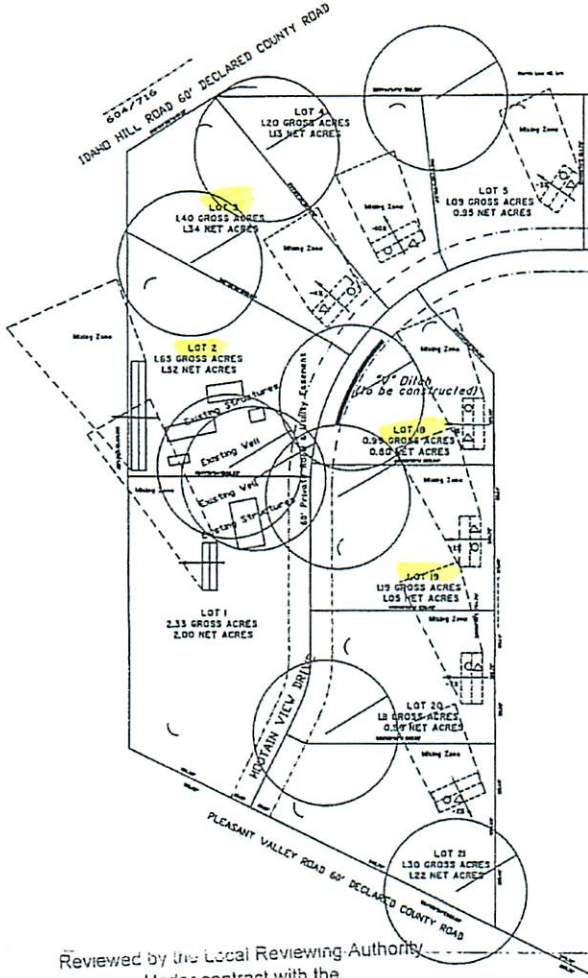
SITE PLAN

Bitterroot Estates, PH 2

NE 1/4, NW 1/4, SECTION 14, T. 27 N., R. 24 W.
PRINCIPAL MERIDIAN, FLATHEAD COUNTY, MONTANA



Scale 1" = 200'



Legend

- Soil Profile
- Perc. Site
- Mixing Zone
- "Y" Ditch (to be constructed)
- Slope across drainfield
- Primary drainfield and Replacement drainfield
- Proposed well and 100' isolation zone

Reviewed by the Local Reviewing Authority
Under contract with the
Department of Environmental Quality/PCD
Local Reviewer 4/27/04 Date

Accepted under contract
Keith Dunning 5/6/04 Date
DEQ Representative

RECEIVED

APR 28 2004

MT DEQ PUBLIC WATER
& SUBDIVISIONS BUREAU