

MSD Plan Review and Permitting Required Instances:

- 1.) MSD has identified a stormwater or sanitary project on the parcel or in the nearby area
- 2.) Sites where there are downstream storm water problems, flooding, erosion, seepage
- 3.) Overland flow issues, contours indicate a possible overland flow path, the site is in a “valley” area or low spot, there has never been a house on this lot previously
- 4.) Lots near low spots/dips in the road
- 5.) Proposed development is in close proximity to existing sewer facilities and/or easements, the sewer/easement is within a 1:1 zone of influence of the proposed building/footing, there has never been a house on this lot previously
- 6.) If there are any known issues with shared sewer laterals or sewer laterals that are crossing other properties
- 7.) There is no public sanitary sewer adjacent/available to directly serve the lot being developed (“directly” means that a sanitary lateral connection can be made to the public sewer without the lateral crossing another property)
- 8.) Development in or near possible sinkhole areas, or development that will affect or is tributary to sinkhole areas
- 9.) Any project that disturbs one acre or more
- 10.) Any project where property line changes are proposed
- 11.) Other items/instances as determined by the City and/or MSD