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SEPTIC AND WELL DISTANCE REFERENCE GUIDE

The following reference guide includes only setback requirements outlined in New Jersey's septic and well code, NJAC 7:9A and NJAC 7:9D. Unregulated setbacks not shown below are the responsibility of the property owner and the contractor. Call before you dig.

Habitable dwelling and commercial building

- 25 ft from basement to septic field disposal
- 15 ft from slab portion to septic field disposal
- 50 ft from basement to septic pit disposal
- 30 ft from slab portion to septic pit disposal
- 10 ft from basement to septic tank
- 5 ft from slab portion to septic tank
- 20 ft from any portion of a wood structure to a well
- 5 ft from any portion of a structure (other than wood) to a well
- A well cannot be covered by any structure.
- No part of the septic system components or well shall be covered by; driveway, pool, addition, patios, DECK**
- A clearance of five feet shall be maintained from any portion of the septic system components to structures such as: garage, shed, deck, pole barn...

****DECK** - CAN be covering a septic tank IF the distance between the bottom of the deck and the existing ground surface is a minimum of 6 ft and a backhoe can gain access to the tank.

SWIMMING POOLS

IN-GROUND

- 10 ft to septic tank
- 20 ft to septic field disposal
- 30 ft to septic pit disposal

ABOVE GROUND

- 5 ft to all components of septic system (except. 15 ft to seepage pit)

BEDROOMS

- The addition of a bedroom in an existing home does require the upgrade of the septic system to current standards.

COMMERCIAL BUILDINGS

- Change of use in a building to a food establishment shall require the review by the health department before building permits are issued

It is the responsibility of the applicant to accurately plot the septic system components on the submitted site plan for building permits when applicable. If no files exist depicting the accurate location of the septic system components, the applicant shall employ a licensed professional engineer to locate and certify the location and size of the septic system components under signature and seal.

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