

ARTICLE 6: SUBDIVISION REGULATIONS

Section 6.1. SUFFICIENT WATER STANDARDS

- C. **Fire Protection Water Supplies:** The applicant shall provide adequate water storage facilities per the following standards:
1. **Types of Facilities:** ~~Facilities may be fire ponds with dry hydrants, underground storage tanks, or other methods acceptable to the fire chief.~~
 2. **Water Storage Capacity:** ~~For underground storage tanks, a minimum storage capacity of 10,000 gallons shall be provided for a subdivision. Additional storage of 2,000 gallons per lot or principal building shall be provided.~~ Fire ponds shall have a capacity of one hundred and twenty thousand (120,000) gallons or more.
 3. **Fire Pond Design Requirements:** ~~Where ponds are proposed for water storage, the capacity of the pond shall be calculated based on the lowest water level less an equivalent of two (2') feet of ice. Water intakes shall be elevated a minimum of twelve (12") inches off the bottom of the pond to prevent blockage by debris. A certified hydrologist shall verify that there is adequate groundwater supply and soil types to ensure a year-round supply of water for fire-fighting. An existing, on-site or adjacent water source, such as a farm pond or stream, capable of producing the required water capacity of a constructed fire pond may be used with approval of the Fire Chief.~~
 4. **Access Easement:** An easement shall be granted to the municipality granting access to dry hydrants, ~~storage tanks, and fire ponds for access and maintenance.~~
 5. **Design of Hydrants & Drafting Equipment:** Hydrants or other provisions for drafting water shall be provided to the specifications of the Fire Department. Minimum pipe size connecting dry hydrants to ponds or storage cistern shall be six (6") inches. A suitable accessway to the hydrant or other water source shall be constructed.
 6. **Performance Guarantee:** The cost of construction of fire protection water supplies shall be calculated as part of the subdivision improvements and included in the project performance guarantee. ~~Prior to release of the performance guarantee, the tank(s) shall be filled by the developer.~~
 7. **Residential Sprinkler Systems:** Upon a favorable recommendation from the Fire Chief, applicants may request ~~a reduction in~~ substitution of the required volume of water for fire protection required in subsection C.2 subject to approval of a requirement that all dwellings in the subdivision be protected by a residential sprinkler system meeting the requirements of NFPA 13D. Said requirement shall be noted as a condition of approval on the subdivision plan and included as a deed restriction.