

78774

Control No

990⁰⁰

Fee

STATE OF OREGON DEPARTMENT OF ENVIRONMENTAL QUALITY

PERMIT NO.

05-217

New Construction

Repair

Other

Permit Issued To Aaron & Katie Breckenridge (Property Owner's Name) 6N (Township) 10W (Range) 3CB (Section) 1800 (Tax Lot / Acct. No.) Clatsop (County)

10th Street (Road Location) Gearhart (City) Connie M Schrandt (Issued by - Signature) 12-27-2005 (Date Issued)

PERMITS ARE NOT TRANSFERABLE

ALL WORK TO CONFORM TO OREGON ADMINISTRATIVE RULES, CHAPTER 340. WORK SHALL BE DONE BY PROPERTY OWNER OR BY LICENSED SEWAGE DISPOSAL SERVICE. (MAKE NO CHANGES IN LOCATION OR SPECIFICATIONS WITHOUT WRITTEN APPROVAL)

SPECIFICATIONS

EXPIRATION DATE December 27, 2006 TYPE OF SYSTEM Bottomless Sand Filter

Willamette Graystone, 2-Compartment with risers

Tank Volume 1500 Gallons Disposal Trenches Seepage Bed(s) 360 Square Feet sand filter
Maximum Depth 18-28 inches. Minimum Depth inches. Linear Feet
Equal Loop Serial Pressurized Minimum Distance Between Trenches
Total Rock Depth inches. Below Pipe inches. Above Pipe inches. Rake Sidewall

Special Conditions (Follow Attached Plot Plan) Install in accordance with plans & specifications submitted 12/20 & 12/22/2005.

As-built with all notations on approved plans addressed & certification of final construction by installer along with copy of pumping inspection from Clatsop Co. Building Codes Division or the municipality with jurisdiction is required for pump and alarm wiring. NCBO 503 861-3280

CERTIFICATE OF SATISFACTORY COMPLETION

As-Built Drawing with Reference Locations
Installer Ron Johnson
Final Insp. Date 5-18-06
Inspected By Connie Schrandt
Issued by Operation of Law
Pre-cover inspection waived pursuant to OAR 340, Division 71

As-built & certification of final construction received 5-17-06.
System components installed/constructed as per approved plans.
Pump test ok. Alarm test waived.
Ok to cover system.
Note: Maximum filter depth = 0 inches.
This Certificate of Satisfactory Completion is valid for a period of 5 years for connection of the system to the facility for which it was constructed. After the 5 year period, rules for Authorization Notices or Alteration Permits apply, which includes paying a fee as outlined in OAR 340-071-0205 and 340-071-0210.

In accordance with Oregon Revised Statute 454.665, this Certificate is issued as evidence of satisfactory completion of an on-site sewage disposal system at the location identified above.

Issuance of this Certificate does not constitute a warranty or guarantee that this on-site disposal system will function indefinitely without failure.

Signature: Connie M. Schrandt, Natural Resource Specialist, Date: 5-18-06, Office: DEQ NCBO Warrenton

DEPT. OF ENVIRONMENTAL QUALITY
RECEIVED

MAY 17 (Date Received)

FINAL INSPECTION REQUEST AND NOTICE

NORTH COAST BRANCH OFFICE
WARRENTON

Pursuant to the requirements within ORS 454.665, OAR 340-71-170 and OAR 340-71-175, the system installer and/or the permittee must notify the Department of Environmental Quality (or its authorized Agent) when the construction, alteration or repair of a system for which a permit was issued is completed (except for the backfilling or covering of the installation). The Department (or Agent) has 7 days to perform an inspection of the completed construction after the official notice date, unless the Department (or Agent) elects to waive the inspection and authorizes the system to be backfilled earlier. Receipt and acceptance of this completed form by the Department (or Agent) establishes the official notice date of your request for the pre-cover inspection. Please complete all four sections of the form and return it to the office that issued the permit. Forms that are determined to be incomplete will be returned.

SECTION 1: BASIC INFORMATION.

Property Owner Claron + Katie Buckman Permit Number 05-217 County Clatsop
Township CN; Range 10W; Section 3CB; Tax Lot 1800; Tax Acct. # _____
Job Location 10th street Seacrest
Date System Construction Completed 5/16/06; Date Submitted to DEQ or Agent 5/17/06

SECTION 2: MATERIALS LIST. Identify and list all materials used in the system's construction.

Tanks:

- _____ 1,000 gal. Norwesco poly
- _____ 1,000 gal. Rototech poly
- _____ 1,100 gal. Michaels Septic-Dose
- Wilbrette - Bregstone
- Blends: 1500 gal combination
- Orengo
- _____ Norwesco
- _____ Rototech

Filter Protection

- Typar 3201-Filter Fabric

Pipe:

- _____ 1" PVC-200 class
- 1 1/4" PVC- 200 class
- _____ 3034 PVC
- _____ Drainline ASTM 2729
- _____ Drainline ASTM F810

Distribution Material:

- _____ Tuf-Tite Distribution Box
- _____ Tuf-Tite Drop Boxes
- _____ Infiltrator
- _____ Hydrosplitter
- sand filter

Pumps:

- _____ Grundfos PEF33
- High Head P300515HHF 1/2hp

Filter Material:

- 3/4"-1 1/2" crushed rock
- _____ 1/4"-1/2" crushed rock
- _____ Columbia River Sand & Gravel-
Filter Sand
- Clatsop County Filter Sand
- red gravel - Comby sand

Miscellaneous:

- Nylon pull rope
- Orifice shields
- Orengo floats & alarms
- End Sweep on each line
- Screw -on caps on each line

Property Owner Aaron & Katie Breckner Permit Number 05-217 County Clatsop

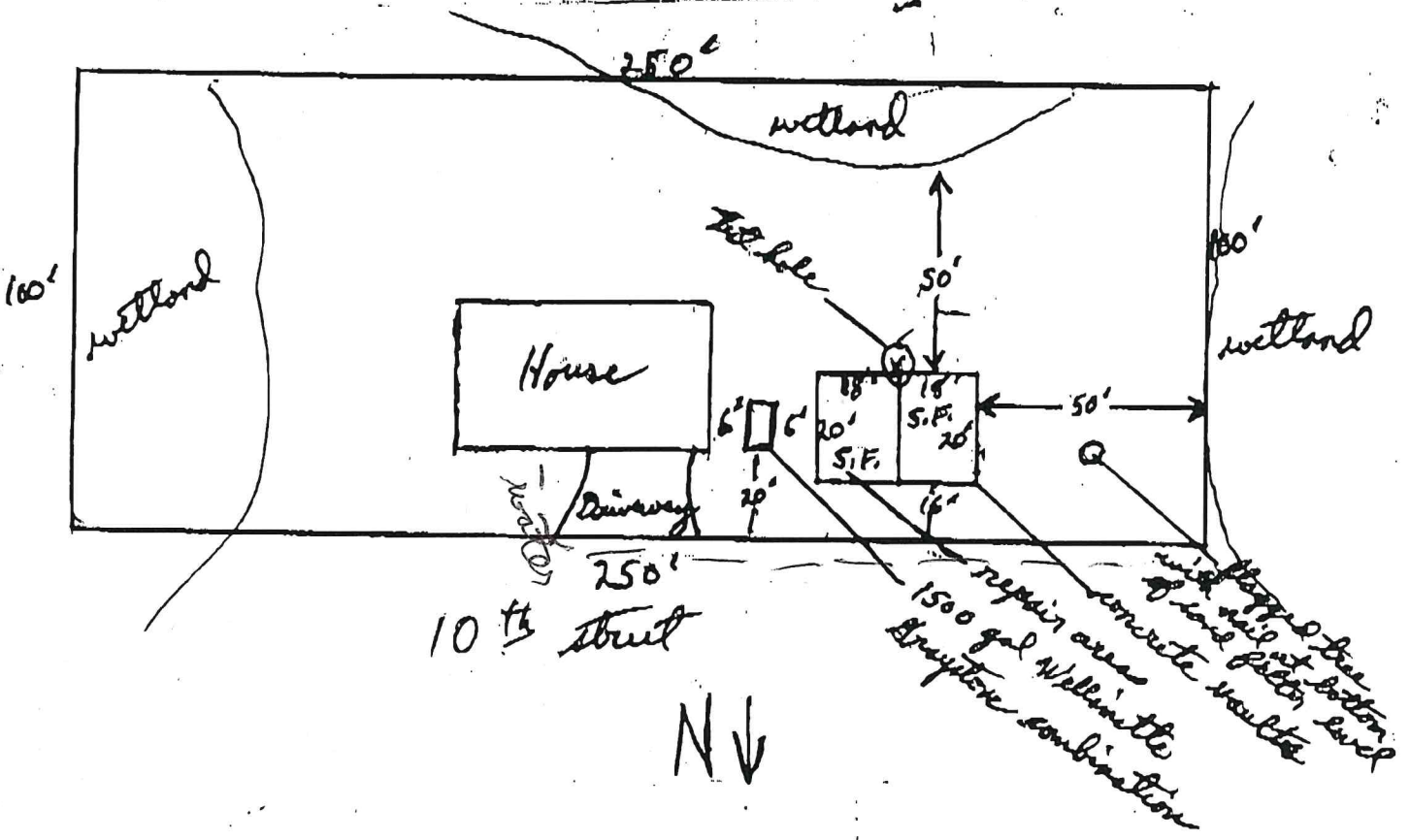
SECTION 3:

AS-BUILT PLAN OF THE CONSTRUCTED SYSTEM. Indicate the direction of NORTH and show the locations of all wells within 200 feet of the system.

DEPT. OF ENVIRONMENTAL QUALITY

MAY 17 2006

NORTH COAST BRANCH OFFICE
WARRENTON



SECTION 4: CONSTRUCTION WAS PERFORMED BY:

Property Owner (Permittee)
 Sewage Disposal Service Business: H.E. JOHNSON & SONS 33762
(Print Full Business Name) (License Number)

I certify the information provided in this notice is correct, and that the construction of this system was in accordance with the permit and the rules regulating the construction of on-site sewage disposal systems (OAR Chapter 340, Divisions 71 and 73).

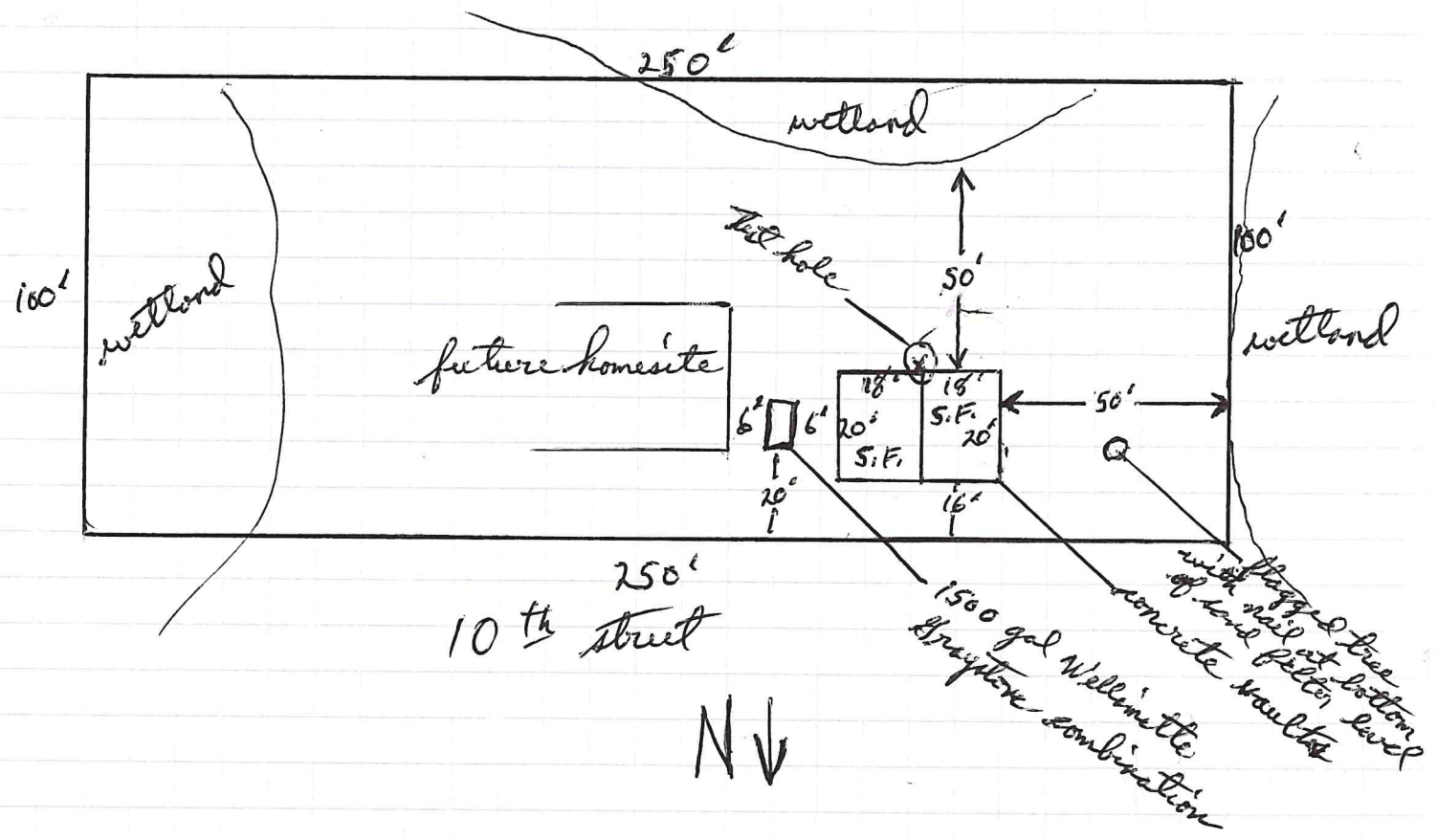
[Signature] Installer 5/16/06
(System Installer's Signature) (Title) (Date)

Site Plan for Breckenridge
Katie by Ron Johnson

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NORTH COAST BRANCH OFFICE
WARRENTON



12/21/05
Checked
stakeout
CMS

APPROVED
Connie M Schrandt
Connie M. Schrandt, W.W.S.
Lic. No. 0207760756
12/27/05

pipe layout
hole placement
13' x 20' sand filter
by Ron Johnson

Breckenridge

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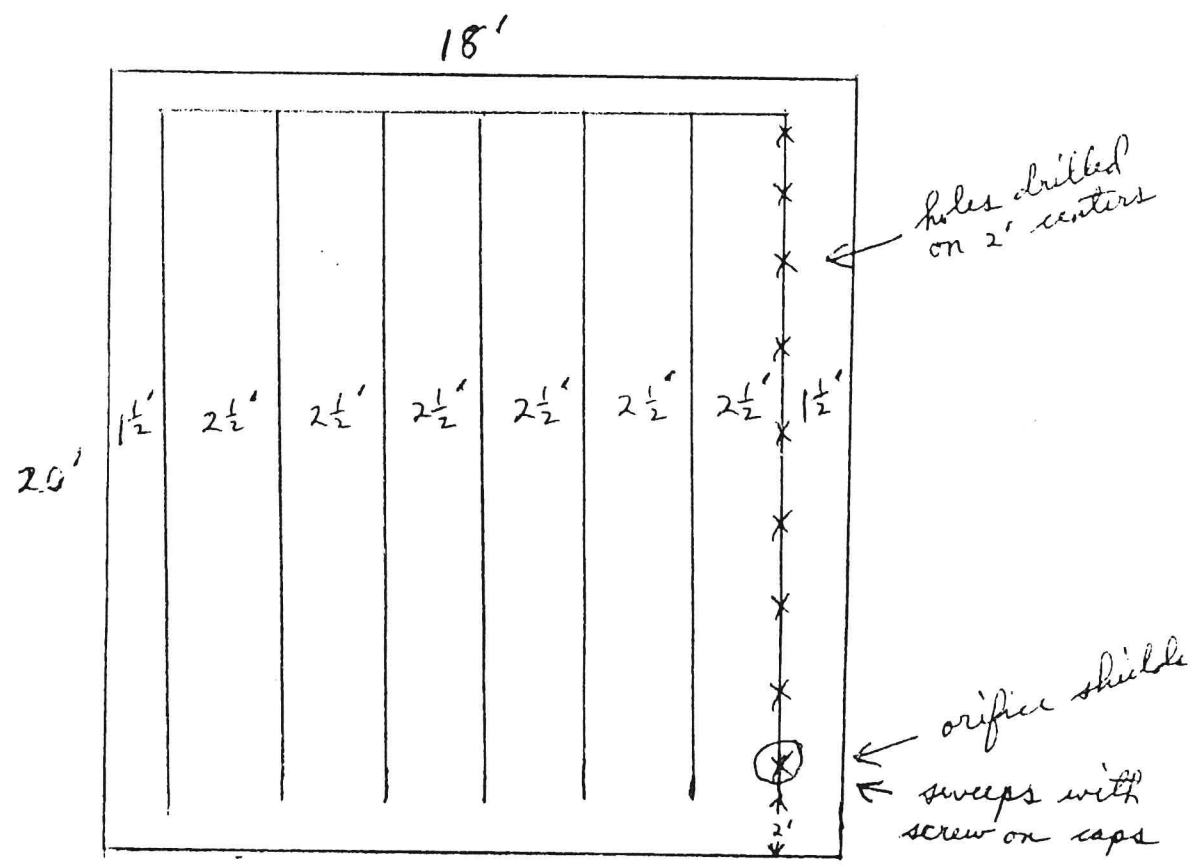
Howard E. Johnson & Sons Construction

CRUSHED ROCK & SCOOP WORK
HCR 63, Box 271
Telephone 738-7328
SEASIDE, OREGON 97138

DEC 20 2005

NORTH COAST BRANCH OFFICE
WARRENTON

9 holes per line
63 holes per line



x - denotes 1/8" hole drilled straight up.

APPROVED
Connie M Schrandt
Connie M. Schrandt, W.W.S.
Lic. No. 0207760756
12/27/05

*inclined sand filter
Side View*

Breckenridge

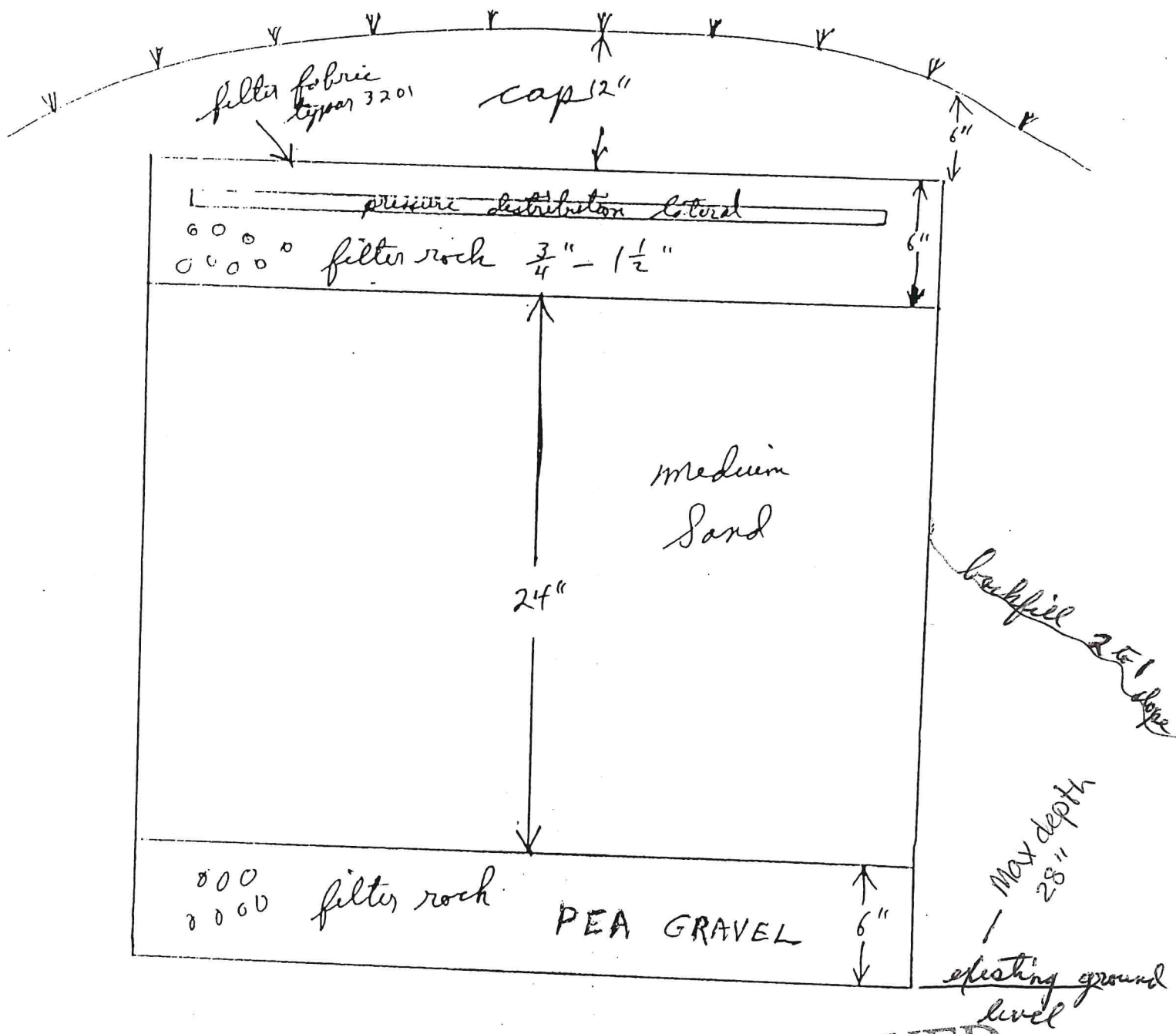
Howard E. Johnson & Sons Construction

CRUSHED ROCK & SCOOP WORK
Hamlet Rt., Box 271
Telephone 738-7328
SEASIDE, OREGON 97138

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APPROVED
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Connie M. Schrandt, W.W.S.
Lic. No. 0207760756
12/27/05

Brushenridge

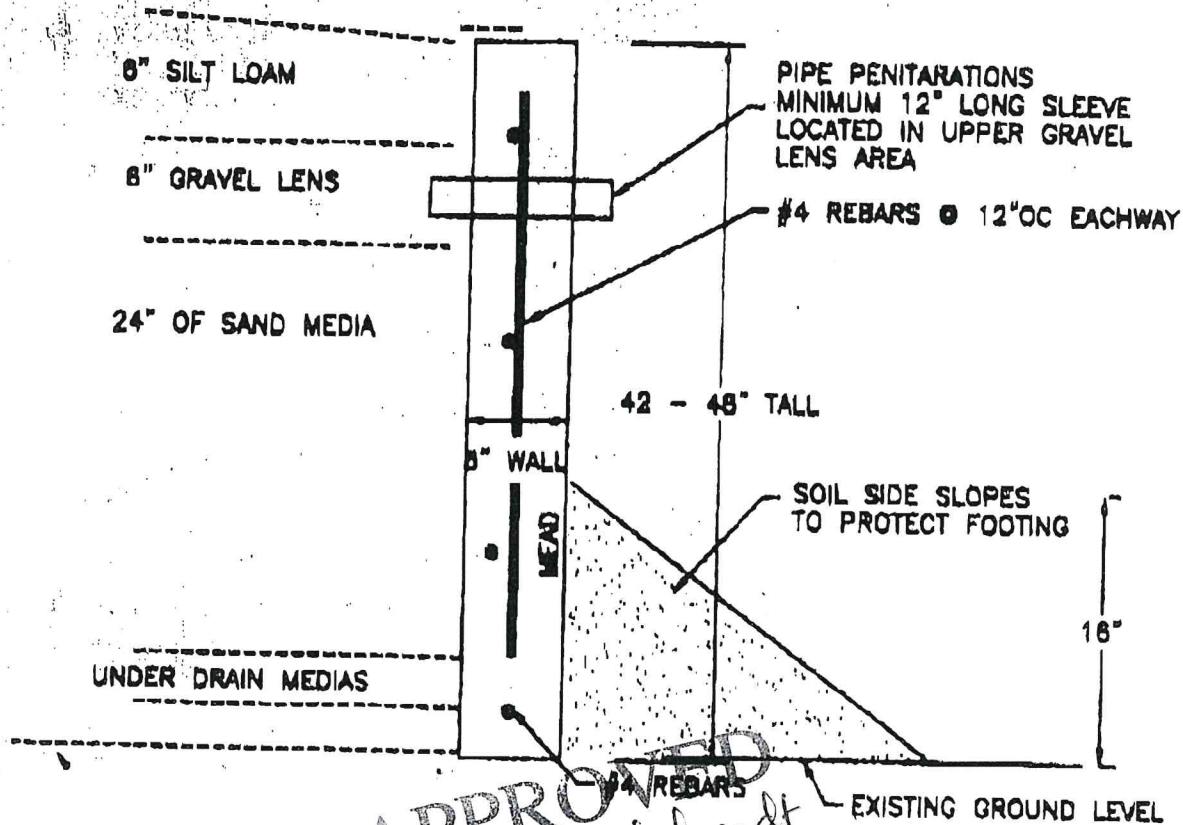
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DEC 22 2005

TYPICAL CONCRETE WALL SECTION FOR A 18X20' SAND FILTER

NORTH COAST BRANCH OFFICE
WARRENTON

WALL CAN BE USED FOR BOTTOMLESS SAND FILTER,
STANDARD LINED SAND FILTER WITH BOTTOM DRAIN



APPROVED
Connie M. Schrandt
 Connie M. Schrandt, W.W.S.
 Lic. No. 0207760756
 12/27/05

**SAND FILTER
 CONC BOX
 FOR
 H.E. JOHNSON
 CONSTRUCTION**

RON JOHNSON
 85029 HWY 101
 Ph. 503-738-7328
 Ph. 503-738-7328

ALL CONSTRUCTION TO MEET UNIFORM BUILDING CODES
 CONCRETE TO BE 2500 PSI @ 28 DAYS
 REBAR TO BE GRADE 40 OR BETTER
 OWNER/CONTRACTOR TO OBTAIN BUILDING
 PERMIT IF REQUIRED FOR CONC BOX



**Mead
 Engineering
 Resources Inc**
 89843 OCEAN DRIVE
 WARRENTON, OREGON 97148
 Ph. 503-738-8420

THIS DRAWING IS FOR THE
 SOLE USE OF RON
 JOHNSON AND IS NOT
 TO BE USED BY ANY OTHER
 CONTRACTORS WITHOUT
 WRITTEN PERMISSION FROM
 MEAD ENGINEERING.

EXPIRES 12/31/2008
 DATE: 10 DEC. 2005

Breckenridge

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NORTH COAST BRANCH OFFICE
WARRENTON

SYSTEM HEAD CALCULATIONS

- 1. STATIC HEAD: (vertical elevation difference from the pump base to the pressure distribution laterals) 8 feet
- 2. SYSTEM ALLOWANCE: (includes distribution piping losses and a five foot residual head discharge at the distribution laterals) 10* feet
- 3. FRICTION HEAD: (transport pipe friction loss at flow rate)

(a) Calculate Flow rate:

Diameter of orifices..... 1/8 inch

Number of orifices = N = 63

Orifice discharge rate = R = .41 gpm

Total gallons per minute = N X R = 25.83 gpm

(b) Calculate Friction Head Loss:

Length of transport pipe = P (in feet) 10'

Friction loss coefficient = L (see reverse side) 5.45

Friction Head = P X L = 54 feet

- 4. TOTAL DYNAMIC HEAD (TDH): (sum of static head, system allowance and friction head)

- 5. HYDRAULIC SPECIFICATIONS:

PUMP DUTY: 25.83 gpm @ 18.45 TDH

BRAND: PA 30 series

MODEL: PA 3005 HORSEPOWER: 1/2

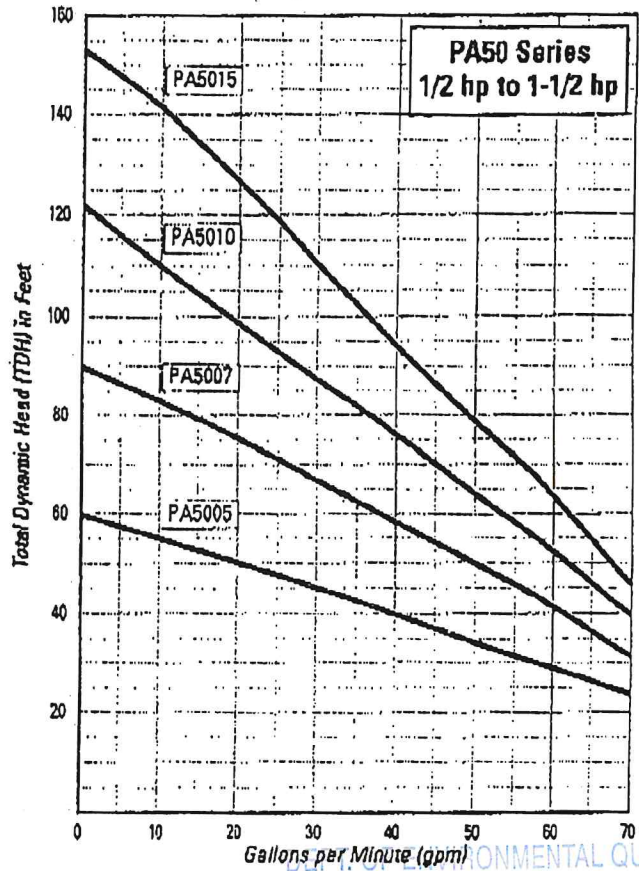
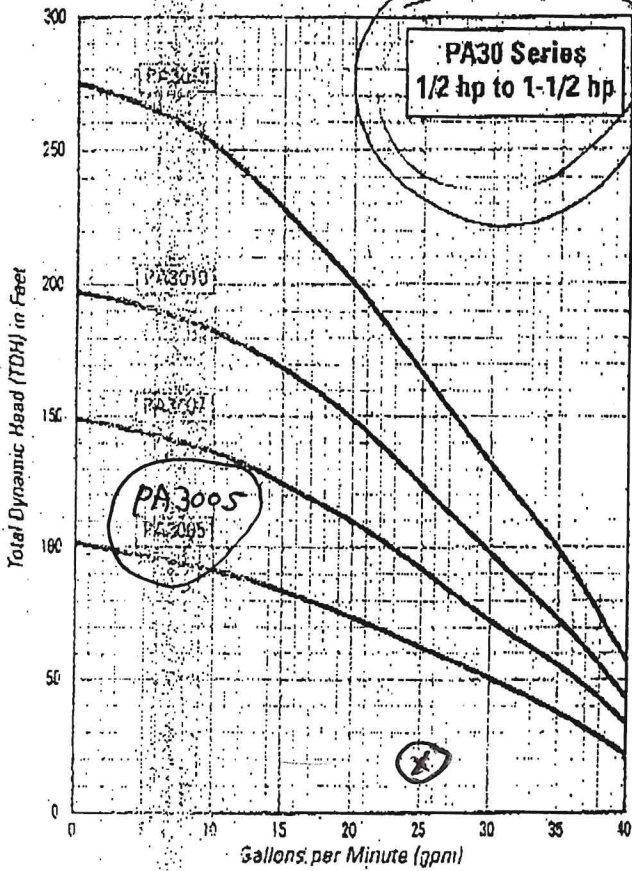
CAPACITY: 18.45 TDH @ 40 + GPM, and

25.83 GPM @ 60 TDH

APPROVED
Connie M Schrandt
 Connie M. Schrandt, W.W.S.
 Lic. No. 0207760756
 12/27/05

Footnote: + in absence of specific head loss calculations. use 10 feet for this factor.

Breckenridge



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APPROVED
Connie M Schrandt
 Connie M. Schrandt, W.W.S.
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 12/27/05

Breckenridge

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NORTH COAST BRANCH OFFICE
WARRENTON



Quality Test Report

Plant 1488-Canby Sand & Gravel
Product 1183911-# 8 Concrete Agg
Specification ASTM C33



Sample Information

Sample No 1135150094
Date Sampled 12/05/2005 13:15
Date Completed 12/06/2005 09:19
Sampled By Thomas Bamford
Tested By Thomas Bamford
Type Production
Method Belt-Stream
Location
Process
Ledge
Other

Weather
Temp
 Split Sample Sequence
 Resample Code
Borehole
Depth Top/Bottom
Test Note

Gradation Results

Unit	Moist Wt	Dry Wt	Wash Wt	Moisture %	Wash Loss %			
g	1919.50	1756.30	1753.10	9.3	0.2			
Sieve	Mass Retained	Cum Mass Retained	Ind % Retained	% Retained	% Passing	Target	Specification	Comment
1/2" (12.5)	0.0	0.0	0.0	0.0	100.0	100	100-100	
3/8" (9.5)	66.6	66.6	3.8	3.8	96.2	95	85-100	
#4 (4.75)	1263.2	1329.8	71.9	75.7	24.3	20	10-30	
#8 (2.36)	420.7	1750.5	24.0	99.7	0.3	1	0-10	
#16 (1.18)	1.1	1751.6	0.1	99.7	0.3		0-5	
#200 (0.075)	0.7	1752.3	0.04	99.77	0.23		0-1	
PAN (0)	0.5	1752.8	0.03	100.00	0.00			

APPROVED
Connie M. Schrandt
Connie M. Schrandt, W.W.S.
Lic. No. 0207760756
12/27/05

FROM : GLACIER NW

FAX NO. : 5035436999

Sep. 29 2005 02:33PM P3

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DEC 20 2005

NORTH COAST BRANCH OFFICE
WARRENTON

Breckenridge

CLACKAMAS COUNTY FILTER SAND
9/29/05

SIEVE	IND. WT. RETAINED	IND. % RETAINED	ACC. % RETAINED	ACC. % PASSING
#4	9.2	1.21%	1.21%	98.79%
#8	37.8	4.96%	6.17%	93.83%
#16	135.2	17.75%	23.91%	76.09%
#30	173.1	22.72%	46.63%	53.37%
#50	295.1	38.73%	85.37%	14.63%
#100	97.9	12.85%	98.21%	1.79%
#200	8.7	1.14%	99.36%	0.64%
PAN	3.8	0.50%	99.86%	0.14%
	761.9	F.M.	2.62	

DRY WEIGHT BEFORE WASH - 761.9

DRY WEIGHT AFTER WASH - 760.8

ASTM TEST MEHTODS #C-117 AND #C-136 IN USE FOR ANALYSIS.

COMPANY NAME: GLACIER NORTHWEST, INC
SANTOSH PLANT

CERTIFIED TECH: LYNN RINGHEIM ODOT# 41361

APPROVED
Connie M Schrandt
Connie M. Schrandt, W.W.S.
Lic. No. 0207760756
12/27/05

Tel (503)-738-8639
Fax (503) 738-2020

DEPT. OF ENVIRONMENTAL QUALITY
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Tel (503) 738-7328
Fax (503) 723-7323

DEC 22 2005

NORTH COAST BRANCH
WARRENTON



85029 Hwy 101, Seaside, Oregon, 97138

FAX COVER LETTER

Telecopier Phone #: 503-738-2020

DATE 12-22-05

TO: DEQ FAX #: (503) 861-3259

FROM: Katie Breckenridge RE: _____

Total Number of Pages sent including Cover Sheet: 2

If you do not receive all pages, please call as soon as possible.
Larson Construction Co. Inc. (503) 738-8639

Comments:

Good Morning,

Ron asked me to forward this to you. Please call if you have any questions.

Katie

○ FOUND 5/8" REBAR WITH YELLOW PLASTIC CAP STAMPED "K FOESTE LS 849" SET ON MY COUNTY SURVEY 8811.

● SET FLUSH WITH GROUND A 5/8" x 36" REBAR WITH YELLOW PLASTIC CAP STAMPED "K FOESTE LS 849".

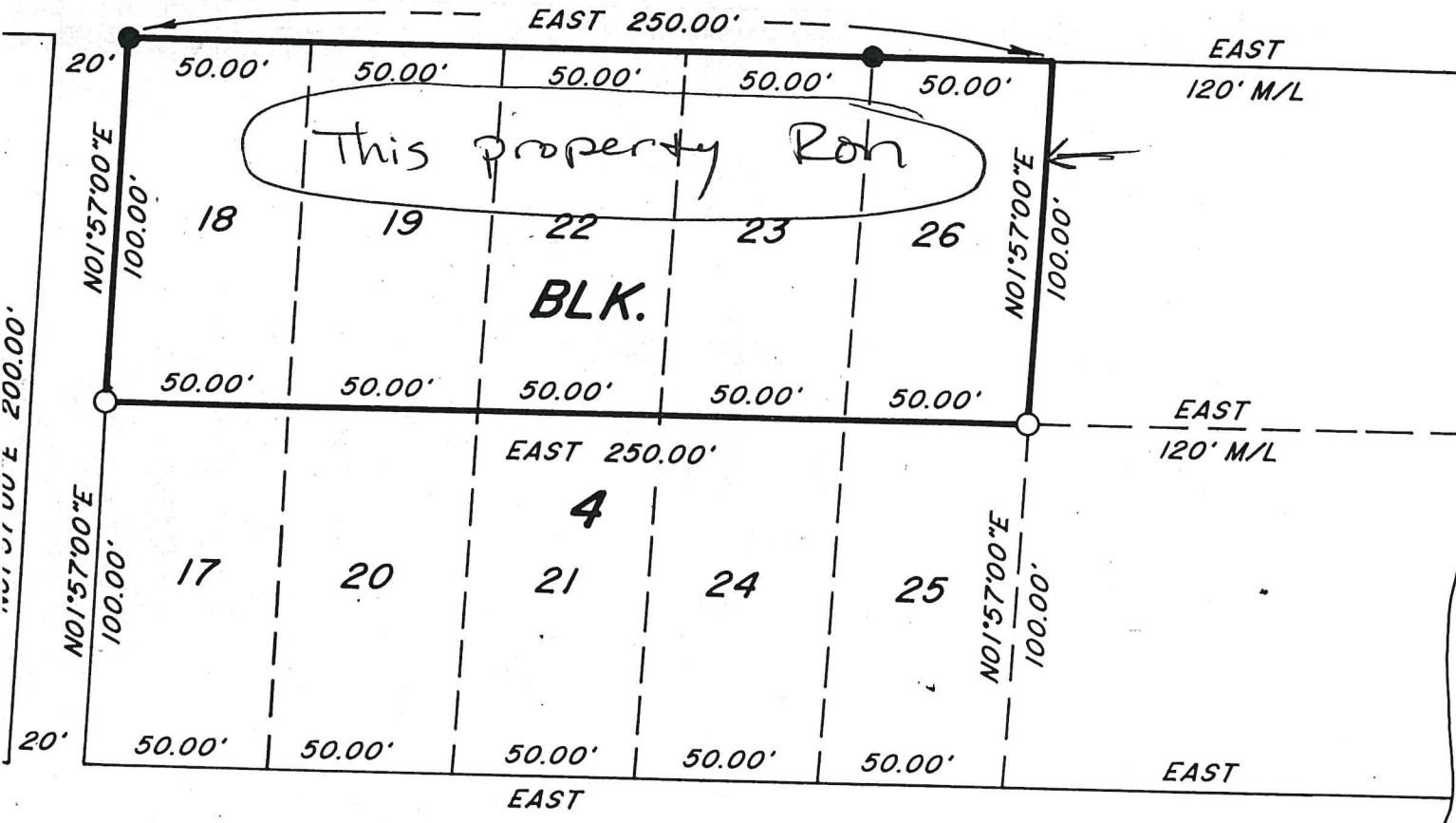
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NORTH COAST BRANCH OFFICE
WARRENTON



10 TH. STREET ("E" ST.)



9 TH. STREET ("D" ST.)



State of Oregon
Department of
Environmental
Quality

Application for Onsite Sewage Treatment System

Department of Environmental Quality
65 N Highway 101, Suite G
Warrenton, OR 97146

Phone/TTY: (503) 861-3280
Fax: (503) 861-3259

DEPT. OF ENVIRONMENTAL QUALITY
RECEIVED
DEC 20 2005
NORTH COAST BRANCH OFFICE
WARRENTON

For DEQ Use Only:
Date Received 12-20-05
Fee Paid \$990.00
Receipt Number 121910
Application Number 0405-250
Date of 1st Response _____
Date of 2nd Response _____
Date of Final Response _____
Date of Completion _____
Scanned _____ Data Entry _____

A. Property Owner Information

Name Katie Breckenridge Mailing Address (Street or PO Box, City, State, Zip Code) 216 SW 2nd #116 Warrenton, OR 97146 Phone Number 861-0161

B. Legal Property Description

Township 6 Range 10 Section 3CB Tax Lot 31800 Tax Account Number 18, 19, 20, 23, 4 Acreage or Lot Size .76
County Clatsop Subdivision Name 3rd Knuses Lot 34 Block 506
Property Address: Learhart OR 97138
Address City State Zip Code

Directions to Property: Hwy 101 S. to Learhart Light, West to Cottage, North on Cottage to 10th Street, E on 10th to Lot

C. Existing Facility / Proposed Facility / Water Information

Existing Facility: Single Family Residence
Number of Bedrooms _____
 Other _____

Proposed Facility: Single Family Residence
Number of Bedrooms 3
 Other _____

Water Supply: Public City of Learhart
Name _____
 Private _____
Well, Spring, Shared _____

D. Type of Application

Site Evaluation
 Construction Permit
 Repair Permit
 Major Minor
 Alteration Permit
 Major Minor

Renewal Permit
 Existing System Evaluation
 Permit Transfer
 Permit Reinstatement

Authorization Notice for:
 Connecting to an Existing System Not in Use
 Replacing a Mobile Home or House with Another Mobile Home or House
 The Addition of One or More Bedrooms
 Personal Hardship
 Temporary Housing
 Other - Please Specify _____

If the required fee and attachments are not included with this application, it will be returned to you as incomplete. Post a flag or sign with your name and address at the entrance to the property. Flag and number the test holes.

By my signature, I certify that the information I have furnished is correct, and hereby grant the Department of Environmental Quality and it's authorized agents permission to enter onto the above described property for the sole purpose of this application.

Signature Katie Breckenridge Date 10-21-05
Applicant's Name - Please Print Legibly Katie Breckenridge Applicant's Phone Number (503) 861-0161 Applicant's E-mail Address _____
Applicant's Mailing Address 216 SW 2nd #116, Warrenton, OR 97146

Applicant is the Owner Authorized Representative Licensed Septic Installer
 Authorization Attached
Installer's Name _____

DEC 20 2005

SECTION 1 - TO BE FILLED OUT BY APPLICANT

NORTH COAST BRANCH OFFICE
WARRENTON

1. Applicant Name/Property Owner: Katie Breckenridge
Mailing Address: 216 SW 2nd #110 Telephone: 801-01101
City: Warrenton State: OR Zip: 97146

2. Property Information:
County: Clatsop Tax Lot Number: 8140
Township: 6 Range: 10 Section: 3CB
Property Address: 10th Street Lebam
Block: 4 Lot: 18, 19, 22, 23 Subdivision Name (if applicable):
24, 26

3. This proposed facility is for:
 An individual, single-family dwelling.
 Other. Describe the type of development, business, or facility and the provided services or products:

4. Permit or approval being requested:
 On-site construction-installation permit for: New construction Repairs Alterations
 Non-water-carried facility requests (for example, pit privy/vault toilet for camp grounds).
 On-site Authorization Notices for: Replacement of dwelling Bedroom addition
 Other changes in land use involving potential sewer flow increases

SECTION 2 - TO BE FILLED OUT BY CITY OR COUNTY PLANNING OFFICIAL

5. The proposed facility is located: inside city limits inside UGB outside UGB
If inside the UGB, the proposed facility is subject to:
 City jurisdiction County jurisdiction Shared city/county jurisdiction

6. Property Zoning: R-1 Zoning Minimum Parcel Size: 10000

7. Is a public notice and hearing required? Yes No Hearing Date: _____

8. Does the proposed facility comply with all applicable local land use requirements: Yes No
Comments: _____

9. Planning Official Signature: [Signature]
Print Name: D.J. Title: CA.
Telephone No.: 738-5501 Date: 10-26-05

* Planning Official Signature: _____
Print Name: _____ Title: _____
Telephone No.: _____ Date: _____

* Both city and county planning officials may need to sign if use is within a UGB.



Oregon

Theodore R. Kulongoski, Governor

Department of Environmental Quality

Northwest Region North Coast Branch Office

65 N Highway 101, Suite G

Warrenton, OR 97146

(503) 861-3280

FAX (503) 861-3259

October 25, 2005

Aaron & Katie Breckenridge
216 SW 2nd #16
Warrenton, OR 97146

IMPORTANT DOCUMENT – PLEASE READ CAREFULLY
-This is not a construction permit-

RE: Site Evaluation Results – Site Approval With Conditions
Township/Range/Section: T6N, R10W, S3CB, Tax Lot No. 1800, Clatsop County

Dear Aaron & Katie Breckenridge:

The above-described parcel was evaluated for suitability of onsite sewage disposal systems on the following date(s): October 21, 2005. Based on the evaluation, the following onsite sewage disposal systems are approved:

Initial system: Bottomless Sand Filter
Replacement system: Bottomless Sand Filter

NOTE: A site development plan accompanied by a physical stakeout in the area approved for onsite sewage disposal will be required for review and approval prior to issuance of a construction/installation permit. The plan and stakeout must demonstrate that there is adequate area to accommodate both initial and replacement disposal areas associated with bottomless sand filter systems and that all required setbacks can be maintained.

Details of the site evaluation are included in the Site Evaluation Report that is enclosed. The Site Evaluation Report includes more specific information and further conditions of site approval.

Next Step – Applying for a Construction/Installation Permit

When you are ready to proceed with system construction, contact this office to get a permit application package. The permit must be issued by DEQ before you can start construction.

Request for Site Evaluation Report Review or Request for Variance

If you believe that an error was made in the evaluation of your property, you may apply for a Site Evaluation Report Review within 60 days of the site evaluation report issue date at a cost of \$440. If you would like to apply for a Variance from one or more of the Onsite Sewage Disposal rules, you may apply for a Variance at a cost of \$1340. If you are interested in either of these actions, please contact the undersigned for more details before you proceed.

Best wishes on a successful project. If you have any other questions about this report, please feel free to call me at (503) 861-3280.

Sincerely,

Connie M. Schrandt
Natural Resource Specialist

Enc: Site Evaluation Report



Site Evaluation Report For Onsite Sewage Disposal System Suitability

Site Location: T6N, R10W, S3CB; Tax Lot No. 1800, Clatsop County

Applicant: Katie

Date(s) of Site Evaluation: October 21, 2005

DEQ Onsite Specialist: Connie Schrandt

Date of Report: October 25, 2005

General Description of Site Evaluations

Sewage contains disease-causing organisms and other pollutants that can cause adverse impacts to human health and the environment. An onsite sewage disposal system must treat and dispose of sewage in a way that will not cause a public health hazard, contaminate drinking water supplies, or pollute public waters.

Proper functioning of an onsite system begins with primary treatment in the septic tank. The septic tank separates the solid particles in sewage from the liquid. The liquid that comes out of the septic tank is called effluent. The effluent may then be dispersed in the soil for further treatment or discharged into a secondary treatment device such as a sand filter or aerobic treatment unit prior to dispersal in the soil. For proper treatment, the effluent must slowly infiltrate into the underlying soil. Dissolved wastes and bacteria in the effluent are trapped or adsorbed to soil particles or decomposed by microorganisms. This process removes disease-causing organisms, organic matter and most nutrients. Effluent that comes to the ground surface (through poor soils or other problems with the system) can be a possible health hazard because it may still contain some disease-causing organisms. Soil that drains too quickly may not give the effluent enough treatment and may result in groundwater contamination.

The purpose of the evaluation was to locate suitable soils in an area that is large enough for both the initial and the replacement disposal areas. The criteria used for this site evaluation can be found in Oregon Administrative Rules (OAR) 340-071.

Soil test pits and other site features were evaluated during the site visit on October 21, 2005. In the site inspection, the following features were evaluated:

- Soil types - how well they drain and other evidence of good soil structure for treatment
- Depth to groundwater
- Wells located on the site or adjacent sites.
- Slopes, escarpments, ground surface variations, topography
- Creeks or springs on the site or adjacent properties
- Whether the soils have been disturbed
- Setbacks from property lines, buildings, water lines, and other utilities
- Other site features that could affect the placement of the onsite system.



Approved Systems

Based on the evaluation of the site and soil conditions, the following onsite sewage disposal systems are approved:

Initial System: System Type: **Bottomless Sand Filter**
Minimum Septic Tank Size: 1000 gallons
Minimum Dosing Tank Size: 500 gallons
Distribution Method: Low Pressure
Minimum Base Area of Filter: 360 square feet
Maximum Filter Depth: 18"

Replacement System: Same as for Initial System.

A site development plan accompanied by a physical stakeout in the area approved for onsite sewage disposal will be required for review and approval prior to issuance of a construction/installation permit. The plan and stakeout must demonstrate that there is adequate area to accommodate both initial and replacement disposal areas and that all required setbacks (to property lines, underground utilities, building foundations, surface waters, potential man-made cuts resulting from house placement and construction, etc.) can be maintained.

IMPORTANT: The fill area must be extended such that the top surface area of fill meets the minimum area required for the approved systems, *including* 10-foot setbacks from the initial and replacement sand filters to the fill edges. Unless the entire lot is filled, a 3:1 sloped berm surrounding the fill areas is required. The initial and replacement systems must be separated by 10 feet or by an engineered, concrete wall that is installed as part of the initial system.

Attached are the Field Worksheet and Plot Plan, which show the approved area and other details of the site evaluation.

Site Limitations

Most sites have some limitations that will affect either the location of the onsite sewage system, or the type of system that can be allowed. The following describes the limitations found at this site.

Permanent groundwater level is too close to the ground surface

Description: "Permanent groundwater" refers to a groundwater table that is present year around, although the level of the groundwater table will vary during certain times of the year. Treatment of sewage occurs in the soils within the disposal area. If groundwater comes in contact with the sewage effluent present in the disposal area soils, there are two concerns: 1) the effluent does not receive treatment in saturated soils resulting in contamination of the groundwater and 2) sewage may be "forced" to the surface where it poses a potential public health hazard.

Rule requirement: OAR 340-071-0290(2)(b)(A). For approval of standard and low-pressure distribution systems, a minimum separation of 48 inches is required between the bottom of the disposal trenches (or seepage bed) and the upper level to which permanent groundwater is expected to rise. A bottomless sand filter system can be approved on sites with a minimum separation of 24 inches between the bottom of the filter and the upper level of permanent groundwater.

Site conditions observed: The test pit provided in the fill area showed conditions associated with saturated soils, indicating the upper level to which groundwater would be expected to rise, at a depth of 55 inches below ground surface. Prior to placing additional sand fill on the area proposed for onsite sewage disposal, the upper level of permanent groundwater was indicated at 21 inches below ground surface (as indicated for test pit #1 in the site evaluation report dated June 3, 2004). Additional sand fill was placed in 2005 to effectively increase the separation distance between the surface and the permanent groundwater table.

Based on the depth of fill measured in the test pit provided for this evaluation, the depth to permanent groundwater was adjusted. Specifically, the depth of additional fill placed was added to the original depth to permanent groundwater from the old test pit. Then 4 inches was subtracted to account for added natural settling of the sand fill. The adjusted depth to permanent groundwater of 52 inches was then used to determine the maximum sand filter depth required for each approved system.

Projected sewage loading rate exceeds 450 gallons per acre per day

Rule Requirement & Description: OAR 340-071-0220(1)(c)(3) - Standard onsite systems in soils with rapid or very rapid permeability and permanent groundwater may only be approved if the projected daily sewage flow does not exceed a loading rate of 450 gallons per acre per day. OAR 340-071-0275(3) – Low-pressure distribution systems may be approved if the projected daily sewage flow does not exceed a loading rate of 450 gallons per half-acre per day in soils with rapid or very rapid permeability and permanent groundwater.

Site Condition(s) Observed: The sewage flow capacity of the approved systems on this property, which is 0.62 acres, exceeds the loading rate of 450 gallons per acre per day required for standard system approval, but does not exceed the loading rate required for approval of a low-pressure distribution system. Alternative bottomless sand filters utilize low-pressure distribution.

Setback from property lines, building foundations, water lines and underground utilities

Rule requirement: Table 1, OAR 340-071

Description: The required property line setback allows construction of the system without trespass or damage to neighboring properties. The setbacks to foundations and man-made cuts in excess of 30 inches (from top of down-slope cut) prevent too much liquid from causing the soil under the building to settle and potentially damage the building. The water line setback is required because sewage will travel as far as 10 feet, and does contain some disease-causing bacteria and viruses. If there were to be a leak in the water line, the drinking water supply could be contaminated. The setback from other underground utilities is required for sanitary reasons during utility line maintenance, and because the effluent will tend to flow along the utility trench rather than stay in the natural soil where it can be treated.

Conditions observed: The size and configuration of the property relative to development plans and maintaining required setbacks are such that only bottomless sand filter systems will be considered. Less disposal area is required for bottomless sand filter system approval.

Additional Conditions of Site Approval

1. This site is approved for the type of disposal system described above. Peak sewage flow into the system is limited to a maximum of 450 gallons per day, with an average sewage flow of not more than approximately half of the peak sewage flow. This is normally sufficient to serve a single family dwelling with a maximum of four bedrooms. Premature failure of the



treatment system may occur if either of these flow limits are exceeded. If for some reason you expect your domestic household water use to exceed these flows, an increase in the size of the onsite system may be required.

2. Any alteration of natural soil conditions (i.e. cutting or filling) in the acceptable area may void this approval.
3. Both the initial and replacement disposal areas are to be protected from traffic, cover, development or other potential disturbance of natural soil conditions.
4. The area must not be subjected to excessive saturation due to, but not limited to, artificial drainage of ground surfaces, roads, driveways and building down spouts.
5. This approval is given on the basis that the parcel described above will not be further partitioned or subdivided.

This site approval is valid until the system approved above is constructed in accordance with a DEQ construction permit. Technical rule changes shall not invalidate this approval, but may require use of a different kind of system. If there is a technical rule change affecting this site approval, the Department will attempt to notify in writing the current property owner as identified by the county assessor's records. The site approval runs with the land and will automatically benefit subsequent owners.

Attachment: Field Worksheet and Plot Plan



EVALUATION FIELD WORKSHEET

Township: 6N Range: 10W Section: 3CB Tax Reference: 1800 Parcel Size: 0.76 acre
 Owner/Applicant: Katie Breckenridge Evaluator: CMS
 Inspection Date(s): 10-21-05 Application Number: 0504-050

DEPTH	TEXTURE	SOIL MATRIX COLOR AND CONDITIONS ASSOCIATED WITH SATURATION, ROOTS, STRUCTURE, EFFECTIVE SOIL DEPTH, ETC...
Pit 1	0-35	MS ^{new} fill
	35-55	old fill
	55-60	↓
		- augered to grey sand (Gley 2 5/10Bg - 4/5B) @ 60" bgs, saturated sands @ 72" bgs + standing H ₂ O @ 84" bgs
Pit 2		
Pit 3		
Pit 4		

Landscape Notes: Stabilized dune - 10' stream terrace
 Slope: ~3-4% Aspect: N Groundwater Type: Permanent
 Other Site Notes: Fill placed in area proposed for bottomless sand filter systems

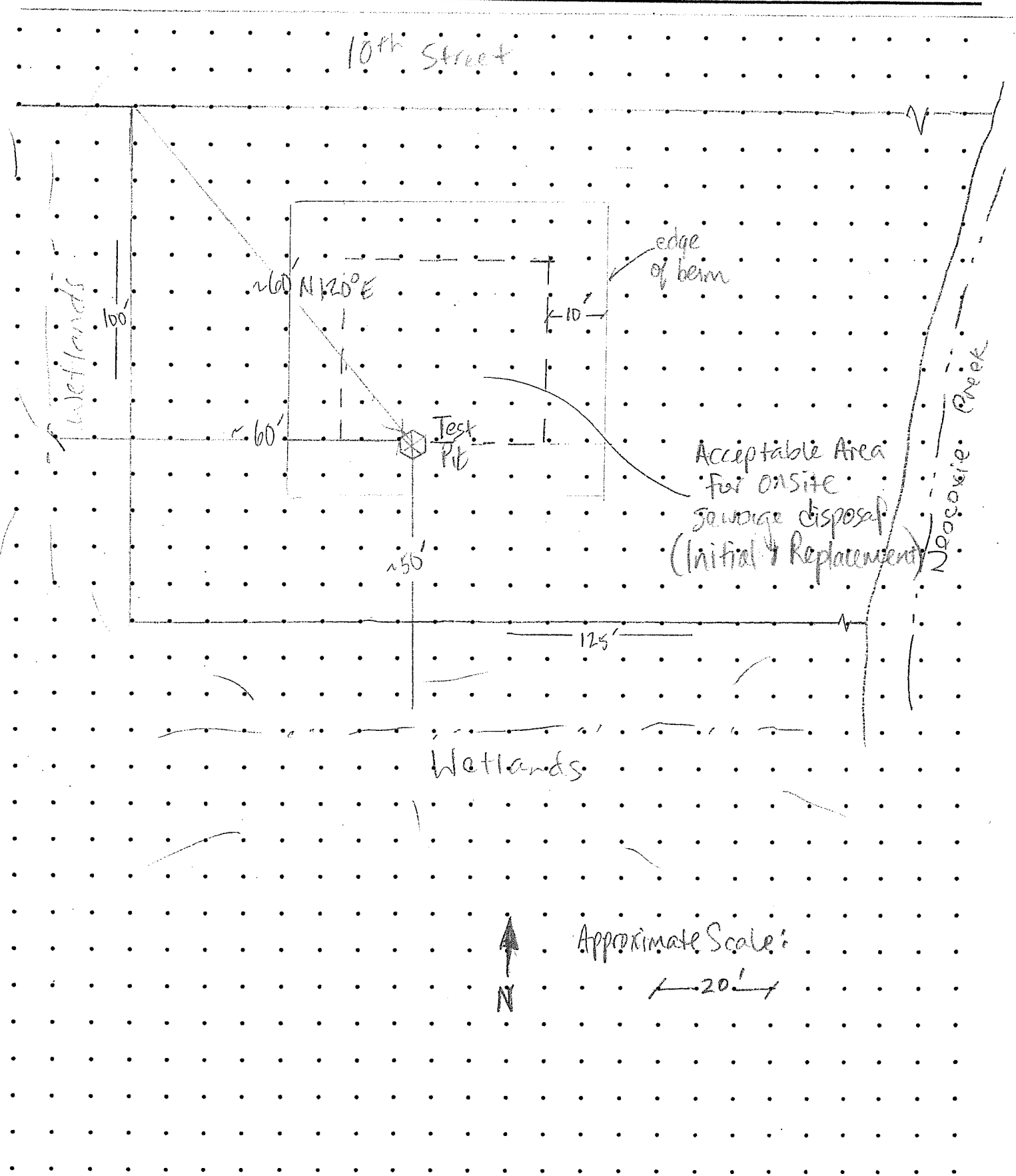
SYSTEM SPECIFICATIONS

Design Flow: 450 gpd
 Initial System: Alternative bottomless sand filter ATT Treatment Standard: 2
 Disposal Facility: 360 linear feet/square feet Maximum Depth: 28 inches Minimum Depth: — inches
 Replacement System: same as for initial system ATT Treatment Standard: —
 Disposal Facility: — linear feet/square feet Maximum Depth: — inches Minimum Depth: — inches
 Special Conditions: Maintain 10' setback from sand filter areas to edges of fill; 3:1 berm required to support edges of fill; initial & replacement sand filter areas to be separated by 10' or by engineered concrete wall that is installed as part of the initial system

Township: 6N Range: 10W Section: 3CB Tax Reference: 10 Parcel Size: 0.76 acres

Owner/Applicant: Katie Breckensidge Evaluator: CMS

Inspection Date(s): 10-21-05 Application Number: 0504-050





Application for Onsite Sewage Treatment System

Department of Environmental Quality
65 N Highway 101, Suite G
Warrenton, OR 97146

Phone/TTY: (503) 861-3280
Fax: (503) 861-3259

Date Stamp: DEPT. OF ENVIRONMENTAL QUALITY RECEIVED SEP 30 2005 NORTH COAST BRANCH OFFICE WARRENTON	For DEQ Use Only: Date Received <u>9-30-05</u> Fee Paid <u>\$ 465.00</u> Receipt Number <u>119849</u> Application Number <u>0504-050</u> Date of 1st Response _____ Date of 2nd Response _____ Date of Final Response _____ Date of Completion _____ Scanned _____ Date Entry _____
---	--

* RENO *

A. Property Owner Information

Name Katie Breckenridge Mailing Address (Street or PO Box, City, State, Zip Code) 216 SW 2nd #16 Warrenton, OR 97146 Phone Number 861-0161

B. Legal Property Description

Township Le Range 10 Section 3CB Tax Lot 81401800 Tax Account Number 76
County Clatsop Subdivision Name 3rd Kruses Lot 18, B, 22, 23 Block 4

Property Address: 10th Street Address City Warrenton State OR Zip Code 97103

Directions to Property: From Warrenton Hwy 101 S to Leachard light, turn W (left) @ 4 Way Stop
turn Right on Cottage, Go down to 10th Street turn Right at prop @ end

C. Existing Facility / Proposed Facility / Water Information

Existing Facility: <input checked="" type="checkbox"/> Single Family Residence Number of Bedrooms <u>3</u> <input type="checkbox"/> Other _____	Proposed Facility: <input checked="" type="checkbox"/> Single Family Residence Number of Bedrooms <u>3</u> <input type="checkbox"/> Other _____	Water Supply: <input checked="" type="checkbox"/> Public <u>City of Warrenton</u> Name _____ <input type="checkbox"/> Private _____ Well, Spring, Shared _____
---	---	---

D. Type of Application

<input checked="" type="checkbox"/> Site Evaluation <input type="checkbox"/> Construction Permit <input type="checkbox"/> Repair Permit <input type="checkbox"/> Major <input type="checkbox"/> Minor <input type="checkbox"/> Alteration Permit <input type="checkbox"/> Major <input type="checkbox"/> Minor	<input type="checkbox"/> Renewal Permit <input type="checkbox"/> Existing System Evaluation <input type="checkbox"/> Permit Transfer <input type="checkbox"/> Permit Reinstatement	<input type="checkbox"/> Authorization Notice for: <input type="checkbox"/> Connecting to an Existing System Not in Use <input type="checkbox"/> Replacing a Mobile Home or House with Another Mobile Home or House <input type="checkbox"/> The Addition of One or More Bedrooms <input type="checkbox"/> Personal Hardship <input type="checkbox"/> Temporary Housing <input type="checkbox"/> Other - Please Specify _____
---	---	---

If the required fee and attachments are not included with this application, it will be returned to you as incomplete. Post a flag or sign with your name and address at the entrance to the property. Flag and number the test holes.

By my signature, I certify that the information I have furnished is correct, and hereby grant the Department of Environmental Quality and it's authorized agents permission to enter onto the above described property for the sole purpose of this application.

Signature Katie Breckenridge Date 9-29-05
 Applicant's Name - Please Print Legibly Katie Breckenridge Applicant's Phone Number 861-0161 Applicant's E-mail Address _____
 Applicant's Mailing Address 216 SW 2nd #16 Warrenton, OR 97146

Applicant is the Owner Authorized Representative Licensed Septic Installer
 Authorization Attached

Installer's Name _____

10/03/2005 09:39 FAX

DEPT. OF ENVIRONMENTAL QUALITY RECEIVED

OCT 03 2005

NORTH COAST BRANCH OFFICE WARRENTON

FORM No 788 - BARGAIN AND SALE DEED (Individual or Corporate)

© 1992 LAW STEVENS-MORAN LAW FIRM P.L.L.C. PORTLAND, OR www.lawstevens.com

8A

NO PART OF ANY STEVENS-MORAN FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.

David & Lancy Larson
 PO Box 1142 33136 HAWTHORNS
 Warrenton, OR 97146
 Aaron & Katie Breckenridge
 85029 Hwy 101
 Seaside, OR 97138

After recording, return to (Name, Address, Zip):
 Katie Breckenridge
 85029 Hwy 101
 Seaside, OR 97138

Until requested otherwise, copy of this instrument to (Name, Address, Zip):
 Katie Breckenridge
 85029 Hwy 101
 Seaside, OR 97138

STATE OF OREGON, County of _____ ss.

I certify that the within instrument was received for record on _____ at _____ o'clock _____ M., and recorded in _____

SPACE RECORD



Recording instrument #: 200411829 on
 Recorded by: Clatsop County Clerk ty.
 # of Pages: 1 Fee: 26.00 d.
 Transaction date: 10/1/2004 14:47:27
 Deputy: Iromeyn

By _____ Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that David M. Larson and Lancy S. Larson, Husband & Wife herein called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Aaron M. Breckenridge and Katie M. Breckenridge, Husband & Wife hereinafter called grantees, and unto grantees's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Clatsop County, State of Oregon, described as follows, to-wit:

Lots 18, 19, 22, 23 and 26, and the upkitted portion between Lot 26 and Neacoxie Creek, Block 4, Kruses third addition to Geerhart Park, in the city of Geerhart, in the County of Clatsop, State of Oregon. Vacant lot on 10th Street in Geerhart. Tax Acct #: 1005 W1003CB 01800 Acct ID# 8140

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantees and grantees's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the the whole (indicate which) consideration. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on 9/30/04; If grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DERIVED IN ORS 80.030.

Handwritten signatures of David M. Larson and Lancy S. Larson.

STATE OF OREGON, County of Clatsop
 This instrument was acknowledged before me on 9/30/04
 by David M. Larson & Lancy S. Larson
 This instrument was acknowledged before me on _____
 by _____



NOTARY PUBLIC-OREGON
 COMMISSION NO. 310821
 MY COMMISSION EXPIRES APR 12, 2005

Notary Public for Oregon
 My commission expires 9/30/05

DEPT. OF ENVIRONMENTAL QUALITY
RECEIVED

SEP 30 2005

NORTH COAST BRANCH OFFICE
WARRENTON

wetland

50'

50'

wetland

50'

wetland

Test Hole

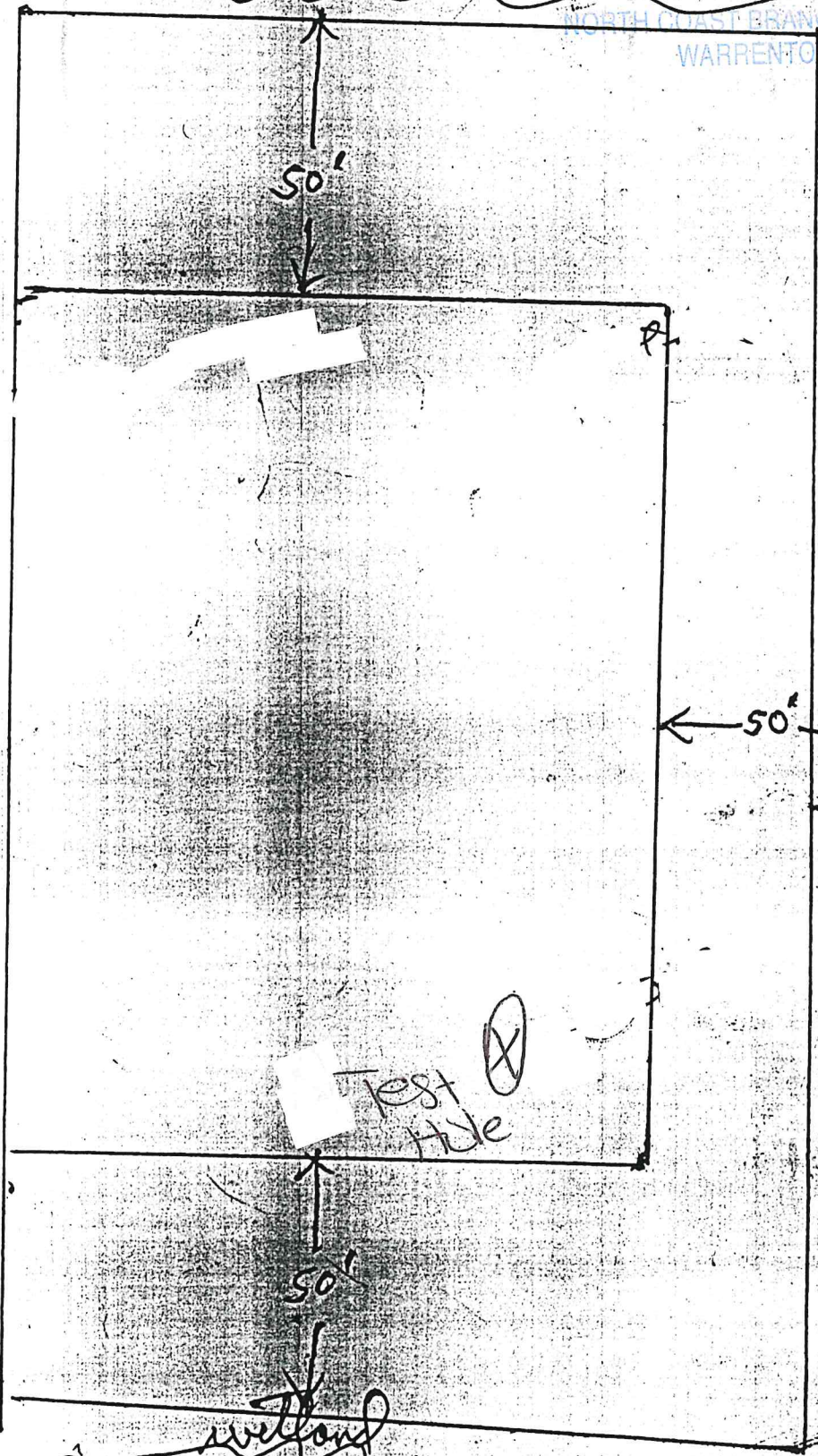


Breckenridge



801-0161
NM-2181

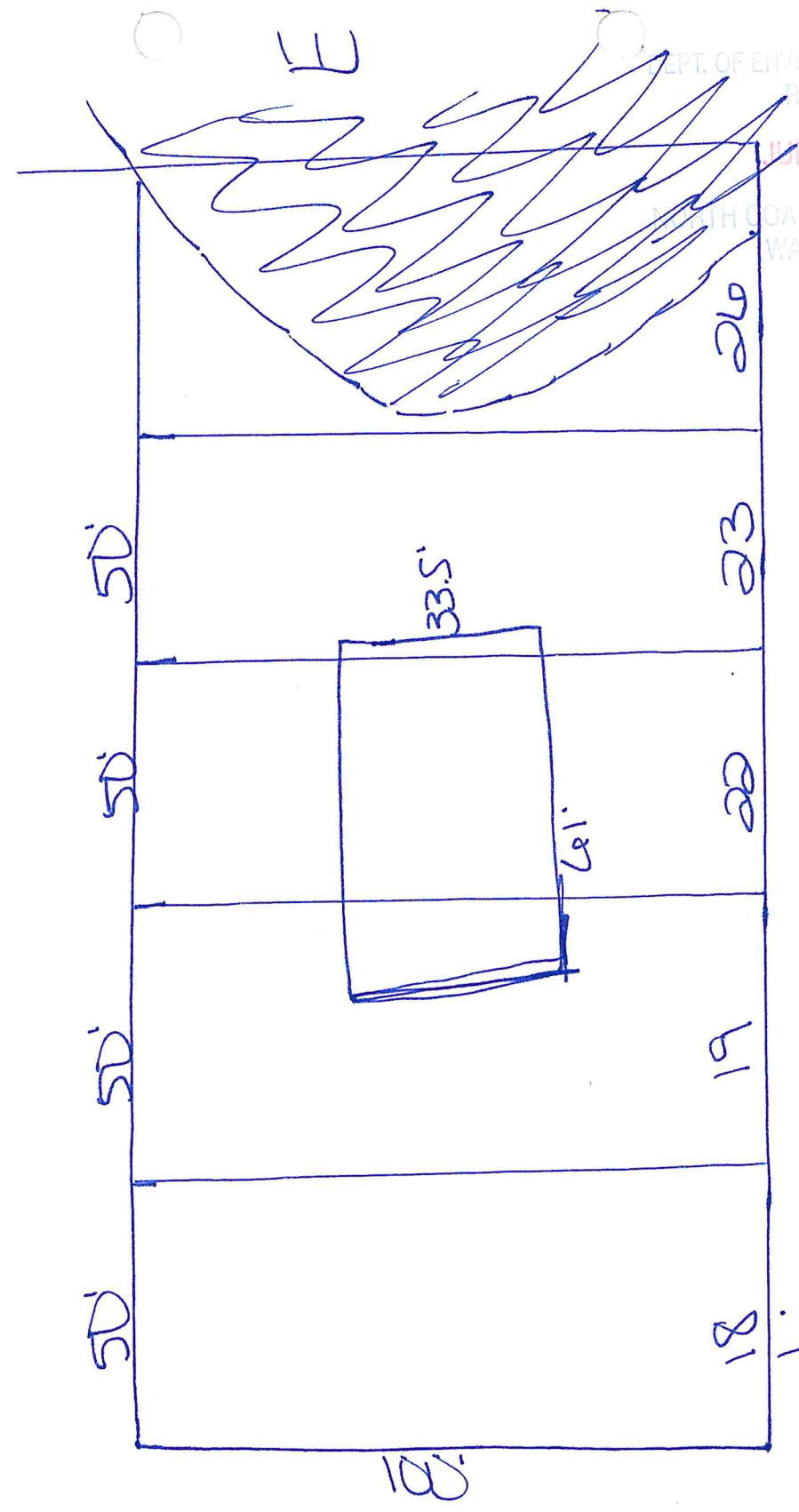
10th ST



141-084D
891-01191

N

10th Street



HOX Plan measures
33 1/2 x 41'

S

2

DEPT. OF ENVIRONMENTAL QUALITY
RECEIVED
JUN 08 2005
NORTH COAST BRANCH OFFICE
WARRENTON

WETLAND LAND USE NOTIFICATION FORM

(this form is to be completed only by planning department staff for mapped wetlands)

DIVISION OF STATE LANDS WETLANDS PROGRAM

775 Summer Street NE, Suite 100, Salem, OR 97301-1279 (503) 378-3805

DIVISION OF STATE LANDS RECEIVED

2004 AUG -5 P 1:3

1. County: CLATSOP
City: GEARHART
Responsible Jurisdiction: [X] City [] County

Local Case File No: LARSON 04
DSL File No.: WN 2004-0261
proj. # 42524

2. APPLICANT: D. McNALLY
name
P O BOX 2510
mailing address
GEARHART OR 97138
city state zip
(503) 738-5501
phone

LANDOWNER: D. LARSON
name
P O BOX 1142
mailing address
WARRETON, OR 97146
city state zip
()
phone

3. LOCATION

T 6 N R 10 W S 3 E 1/4 CB Tax Lot(s) 1800

Address (street/city) 10th St

NWI quad map name Gearhart (attach copy with site indicated)

Attached: [X] LWINWI Map [X] Parcel Map [] Site Plan [] Other

4. SITE INFORMATION

LWINWI Wetland Classification Codes(s)

Adjacent Waterway (if any) Neacoxie Creek In Flood Plain? [] Yes [X] No

Current Land Use VACANT Zoning R-1 10,000 SQ FT LOT 52.

5. PROPOSED ACTIVITY

- [] site plan approval
[] grading permit
[] conditional use permit
[] Other
[] subdivision
[] planned unit development
[X] building permit (new structures)

Project Description NEW HOUSE CONSTRUCTION

Completed by/Contact DENNIS McNALLY Date 8-4-04

Address PO BOX 2510 GEARHART OR 97138 Phone 503-738-5501

REVISED DSL RESPONSE *

- [] A removal-fill permit is required from the Division of State Lands.
[] A removal-fill permit will be required when the development project proceeds.
[] A removal-fill permit may be required.
[] A permit may be required by the Corps of Engineers. (503-808-4373)
[] Information needed includes:
[] A wetland determination/delineation report. (Consultants list enclosed)

[] State Permit: [] was issued [] has been applied for

[X] No removal-fill permit is required for the described project if because Based on the information/ site plan provided 9/1/04 (attached) *phone call 9/3/04 w/ Katie, the proposed development appears NOT to impact the waterway

Comments:

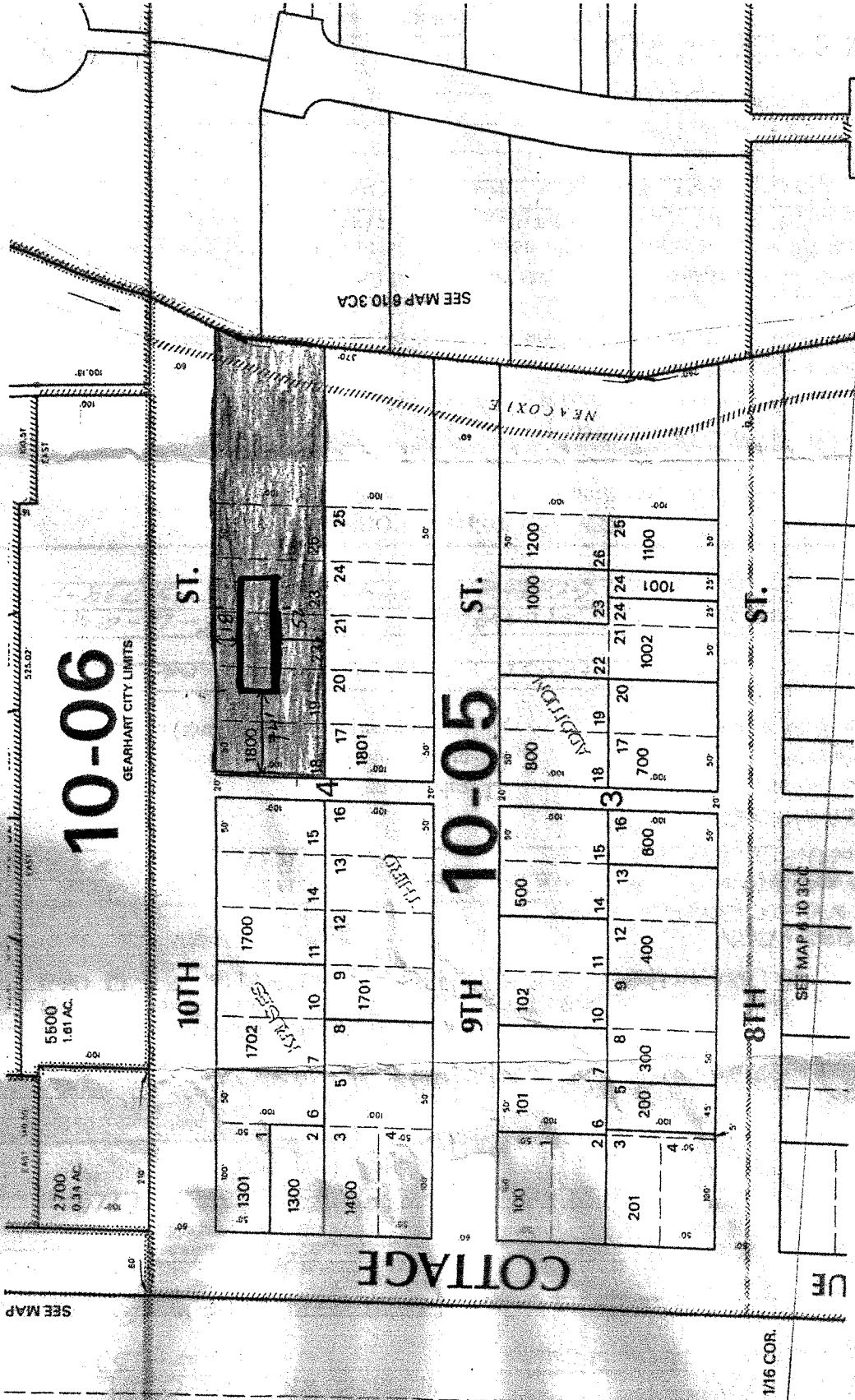
* Attached is the site plan

[] On-Site Visit: Date By

Response completed by Melinda Wood Date 9/3/04

* If the project is changed to involve fill or removal from the wetlands area, a state removal-fill permit will be required.

Site Plan based from 9/1/04 Fax and 9/3/04 phone call w/ Katie



10-06
GEARHART CITY LIMITS

10-05

74' = 13.45 mm from W
 68' = 12.2 mm from E
 52' = 9.35 mm from S
 18' = 3.24 mm from N

~ 8.0 mm = 50
 1 mm = 5.7

Lot ~ 100 x 392'
 house ~ 25 x 44'
 garage ~ 25 x 26'



Oregon

Theodore R. Kulongoski, Governor

Department of Environmental Quality

Northwest Region North Coast Branch Office

65 N Highway 101, Suite G

Warrenton, OR 97146

(503) 861-3280

FAX (503) 861-3259

June 3, 2004

David & Lencie Larson
P.O. Box 1142
Warrenton, OR 97146

IMPORTANT DOCUMENT – PLEASE READ CAREFULLY

-This is not a construction permit-

RE: **Site Evaluation Results –Denied for On-site Sewage Disposal Systems**
Township/Range/Section: T6N, R10W, S3CB; Tax Lot No. 1800, Clatsop County

Dear David & Lencie Larson:

The above-described property was evaluated for suitability of on-site sewage disposal systems on the following date(s): May 25, 2004. Unfortunately, this site is not acceptable for a standard or an alternative on-site sewage disposal system based upon current Department of Environmental Quality (DEQ) regulations governing on-site sewage disposal, Oregon Administrative Rules (OAR) Chapter 340, Divisions 71 and 73.

Details of this site evaluation are included in the Site Evaluation Report enclosed. The Site Evaluation Report also includes more specific information about the site's limitations.

Possible Alternatives

Winter monitoring of surface and groundwater conditions throughout a normal wet season may lead to approvals for bottomless sand filter systems. For winter checks of surface water setbacks, a detailed site development plan and physical staking of the initial and replacement sand filter areas on the site must be provided to the NCBO. To monitor groundwater elevations throughout the wet season, monitor wells must be installed and a groundwater monitoring plan must also be provided. The Department must be in receipt of these plans and notified that the stakeout is available for review by **September 1, 2004** to be considered for the next winter monitoring period. If the plans are not received by this date, the property will remain denied for onsite sewage disposal and any request for further evaluation will require a new site evaluation application and necessary fees. The property will be evaluated using DEQ rules in effect at the time of the new application. This and other alternatives are detailed in the Site Evaluation Report that is enclosed.

Request for Site Evaluation Report Review or Request for Variance

If you believe that an error was made in the evaluation of your property, you may apply for a Site Evaluation Report Review within 30 days of the site evaluation report issue date at a cost of \$440. If you would like to apply for a Variance from one or more of the On-Site Sewage Disposal rules, you may apply for a Variance at a cost of \$1340. If you are interested in either of these actions, please contact the undersigned for more details before you proceed.

If you have any questions about this report, please feel free to call me at (503) 861-3280.

Sincerely,

Connie M. Schrandt
Natural Resources Specialist

Enc. Site Evaluation Report
cc: Katie Breckenridge, 92620 Laurel Rd., Astoria, OR 97103



DEQ-DCI

**Site Evaluation Report
For On-Site Sewage Disposal System Suitability**

Site Location: T6N, R10W, S3CB; Tax Lot No. 1800, Clatsop County

Applicant: Katie Breckenridge

Date(s) of Site Evaluation: May 25, 2004

DEQ Onsite Specialist: Connie M. Schrandt

Date of Report: June 3, 2004

General Description of Site Evaluations

Sewage contains disease-causing organisms and other pollutants that can cause adverse impacts to human health and the environment. An on-site sewage disposal system must treat and dispose of sewage in a way that will not cause a public health hazard, contaminate drinking water supplies, or pollute public waters.

Proper treatment in an on-site system begins with primary treatment in the septic tank. The septic tank separates the solid particles in sewage from the liquid. The liquid that comes out of the septic tank is called effluent. The effluent may then be dispersed in the soil for further treatment or discharged into a secondary treatment device such as a sand filter or aerobic treatment unit prior to dispersal in the soil. For proper treatment, the effluent must slowly infiltrate into the underlying soil. Dissolved wastes and bacteria in the effluent are trapped or adsorbed to soil particles or decomposed by microorganisms. This process removes disease-causing organisms, organic matter, and most nutrients. Effluent that comes to the ground surface (through poor soils or other problems with the system) can be a possible health hazard because it may still contain some disease-causing organisms. Soil that drains too quickly may not give the effluent enough treatment and may result in groundwater contamination.

The purpose of the evaluation was to locate suitable soils in an area that is large enough for disposal or drainfield areas associated with an initial on-site system and a future replacement system. The criteria used for this site evaluation can be found in Oregon Administrative Rules (OAR) 340-071.

Soil test pits and other site features were evaluated during the site visit on May 25, 2004. In the site inspection, the following features were evaluated:

- Soil types - how well they drain and other evidence of good soil structure for treatment
- Depth to groundwater
- Wells located on the site or adjacent sites.
- Slopes, escarpments, ground surface variations, topography
- Creeks or springs on the site or adjacent properties
- Whether the soils have been disturbed
- Setbacks from property lines, buildings, water lines, and other utilities
- Other site features that could affect the placement of your on-site system.

Based on the evaluation of site and soil conditions, the site does not meet Oregon rules for on-site sewage disposal. The denial is based on limitations described below. Possible options for your next step are also discussed. Technical details of the site evaluation are included in the field worksheet and plot plan attached to this report.

Site Limitations

Most sites have some limitations that will affect either the location of the on-site sewage system, or the type of system that can be allowed. The following describes the limitations found at this site.

Permanent groundwater levels are too high

Description: “Permanent groundwater” refers to a groundwater table that is present year around, although the level of the groundwater table will vary during certain times of the year. Treatment of sewage occurs in the soils within the drainfield (or disposal) area. If groundwater comes in contact with the sewage effluent present in the disposal area soils, there are two concerns: 1) the effluent does not receive adequate treatment in saturated soils – the presence of air is required and 2) sewage may be “forced” to the surface where it poses a potential public health hazard.

Rule requirements: Permanent groundwater cannot come within 24 inches of the ground surface for bottomless sand filter systems in sandy textured soils.

Too close to “public waters”, i.e. springs, year-round streams, intermittent streams and seasonal surface waters, groundwater interceptors, or irrigation canals

Description: Soils provide an important part of the treatment and “sanitizing” process for sewage. Bacteria and other organisms that live in soil can destroy some pathogens; and over time pathogens will die off. Sewage also contains other pollutants that can be harmful to surface waters, such as nitrates, phosphates, and organic material, all of which are treated in soils. These setbacks are required to prevent incompletely treated sewage from discharging to surface waters where it can be a health hazard and/or cause pollution of “public waters”.

Rule Requirement: For alternative bottomless sand filter systems, a setback of 50’ to any surface waters is required.

Site and soil conditions observed

Conditions associated with saturated soils indicating the upper limit that the permanent groundwater is expected to rise were observed in the test pits at depths ranging from 21 to 31 inches below ground surface. Standing water was measured in Pits #1 and #2 at depths of 55 and 47 inches below ground surface, respectively. The area represented by Pit #1 does not meet the required separation to permanent groundwater.

The property is estimated to be 2 to 5 feet lower in elevation than the adjacent properties west towards Cottage Avenue and north across 10th Street. The area evaluated for on-site sewage disposal is limited by the presence of wetlands and potential intermittent surface waters along the south and west boundaries of the property, and by Neacoxie Creek on the east. The estimated mean high water level in the creek bed measured approximately 88 feet from Pit #2.



Alternatives – Where to Go From Here

As described above, the site limitations for your site did not leave a big enough area of appropriate soils to allow the installation of a safe, reliable on-site sewage disposal system. There may be some ways to overcome the site limitations. The following alternatives are suggested.

Further investigation of surface waters setbacks and groundwater levels - Winter monitoring of surface and groundwater conditions throughout a normal wet season may lead to approvals for bottomless sand filter systems, provided that the rule requirements described above can be achieved. To be considered for the next winter monitoring period, the plans described below must be submitted to the NCBO by **September 1, 2004**, or the property will remain denied for onsite sewage disposal and any request for further evaluation will require a new site evaluation application and necessary fees.

For winter checks of surface water setbacks from Neacoxie Creek to the east and from wetland areas along the west and south property lines, a detailed site development plan showing the locations of the proposed house, driveway, utilities, and the initial and replacement sand filter areas must be provided. Physical staking of the two bottomless sand filters (360 square feet each) with color-coded and labeled stakes must also be provided.

To monitor groundwater elevations throughout a normal wet season, a groundwater monitoring plan with a detailed diagram of the well installations and locations must be provided. The monitor wells can be placed in the existing test pits, then must be carefully backfilled and sealed to prevent surface runoff from entering the wells. A monitor well installation diagram is enclosed for your use in considering this alternative. Monitor wells must be in place by October 1, 2004, for the next winter monitoring period.

The property will then be revisited by DEQ to more fully evaluate the surface water and groundwater conditions and establish a record of dates, water level measurements below ground surface and distances to surface waters from the staked sand filter areas throughout the wet season.

Try for an easement and put the system on a neighboring property – Test pits provided on an adjacent or nearby property for which an easement can be obtained and recorded may also be found suitable for on-site sewage disposal. If test pits on another tax lot are to be considered for an on-site system to serve the subject property, a new site evaluation and application fee will be required. Note that you will need to include written permission for DEQ entry onto the site from the owner of the other property, if you don't own the lot yourself. Also, the easement must be recorded with the county assessor's before DEQ can issue a favorable site evaluation report.

Apply for a variance from one or more rule requirement - You may request a variance from these rules, providing the Department with technical justification that demonstrates your proposed system will operate over an extended period of time, that it will not degrade the environment and that it will be protective of public health. A variance application, justification and exhibits, including this report, a land use compatibility statement, a list of adjoining property owners and detailed plans of your proposed system will be necessary. Technical advice from a knowledgeable consultant is recommended. A variance application fee of \$1340 is required. A Variance Officer from DEQ will review the application and your property. A determination will be made, in writing, following an informational hearing.

Apply for a site evaluation review within 30 days - If you conclude this report to be in error, you may request a site evaluation review pursuant to OAR 340. The application for review is a written request that includes all information you have received from this evaluation, the reason the report is in error citing specific portions of OAR 340-071 that conflict with the report, and a \$400 application fee. The application must be submitted to DEQ within 30 days of the date of this letter. Other DEQ personnel will review this and visit the site to determine compliance with the appropriate rules.

Attachment: Field Worksheet and Plot Plan
Diagram of Typical Water Level Monitoring Well

FIELD WORKSHEET

Tax reference T6N R10W S30E; T7#1800 Clatsop Co Evaluator CLK
 Applicant Katie Breckenridge Date 5-25-04 Parcel Size 0.76 acre

Depth (in.)	Texture	Soil Matrix Color and Redoxymorphic Features, %Coarse Fragments, Roots, Pores, Structure, Layer Limiting Effective Soil Depth, etc.	
Pit 1 0-21 21-47	MS ↓	2.5Y 5-4/1-2; loose, sq; common v.f.f.m. roots to ~28" bgs 2.5Y 4/2-1; " " - sidewalls sloughing @ 20" bgs - Augered from pit bottom - 2.5Y 4/1-2 saturated sands @ 53" bgs, standing water @ 55" bgs w/ ^{common} coarse iron RDEs (2.5Y 5/1) to 59" bgs	1
Pit 2 0-31 31-44	MS ↓	similar to Pit 1, sidewalls sloughing @ 28" bgs sat'd sands & standing water @ 47" bgs	2
Pit 3 0-24 24-33	MS ↓	sloughing from sidewalls @ 21" bgs, wet sands @ 24" bgs	

Landscape Notes Stabilized blue sand - 10' terrace - Nearoie Creek
 Slope ~3-4% Aspect N Groundwater Type Permanent

Other Site Notes: Sand filter to be 100 ft. from groundwater, 50 ft. from surface water and 10 ft. from foundations, property lines and utility lines. Septic Tank/Dosing Tank to be 50 ft. from any groundwater or surface water and 5 ft. from foundations, property lines and utility lines.

SYSTEM SPECIFICATIONS

Type System: ^{DENIED} ~~BOTTOMLESS SAND FILTER~~ Design Flow: _____ gpd
 System Size (bottom surface area): _____ sq. ft. OR _____ x _____ container
 Septic Tank Size (Min. Required): _____ gallons Dosing Tank Size (Min. Required): _____ gallons
 Bottom of sand filter not to exceed _____ inches below ground surface

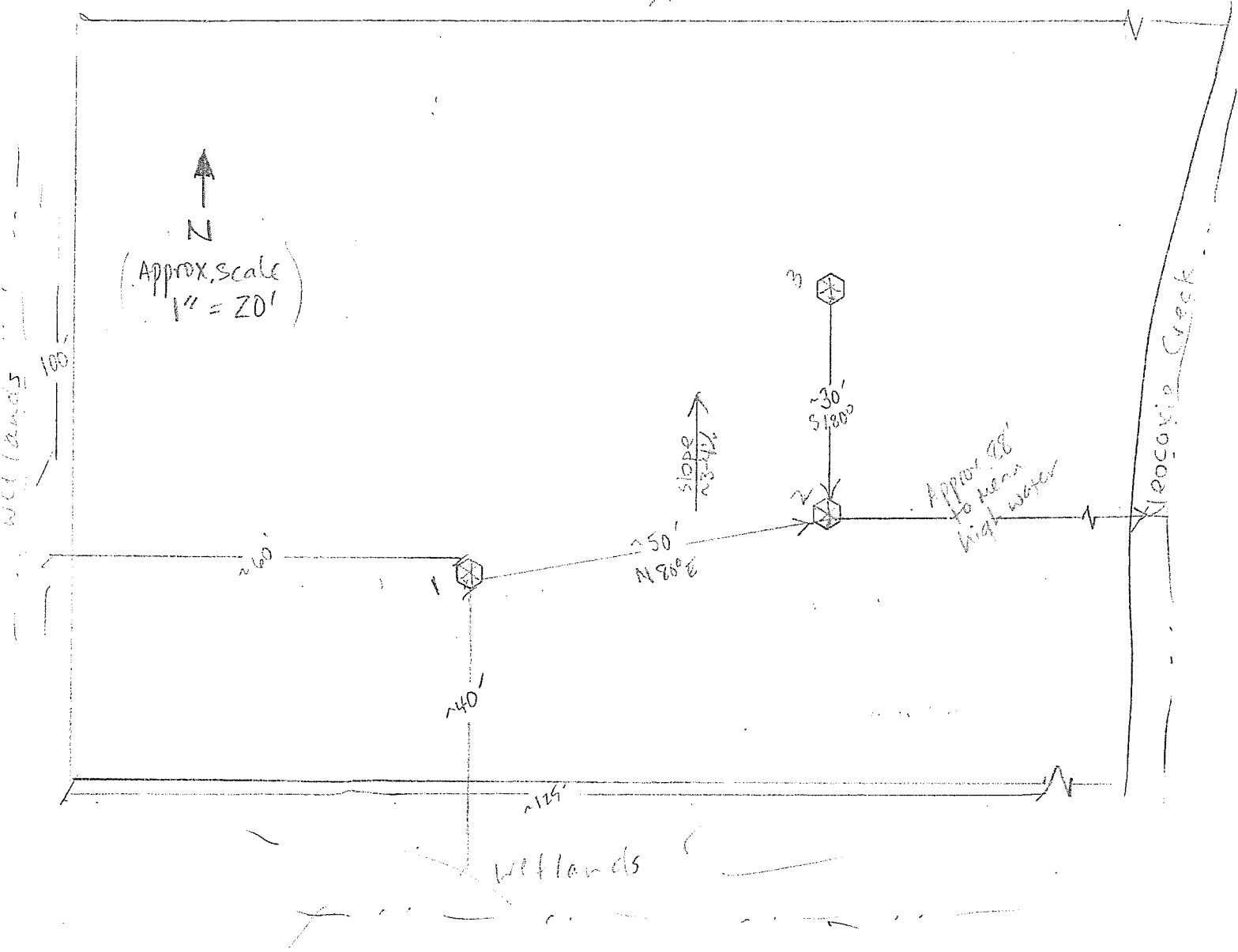
Special Conditions:

- Watertight maintenance risers required on Septic Tank and Dosing Tank; 2 compartments may also be required.
- A detailed site development plan of proposed system construction (located within area of approved test holes) is required with permit application. The plan must show proposed system placement as it relates to existing and/or proposed structures, wells, waterways, roads and parking areas.
- Honor all required setbacks (OAR 340-071, Table 1) and required separation distances.
- Disposal areas to be kept free of cover, traffic, development or other potential disturbance of soil conditions described.

We recommend a DEQ licensed sewage disposal business prepare plans for DEQ construction/installation permit and install/repair/alter system following permit issuance. Please call 503-861-3280 if you have questions.

NAME David & Lencie Larson T 6N R 10W S 3CB TL# 1800

10th St.



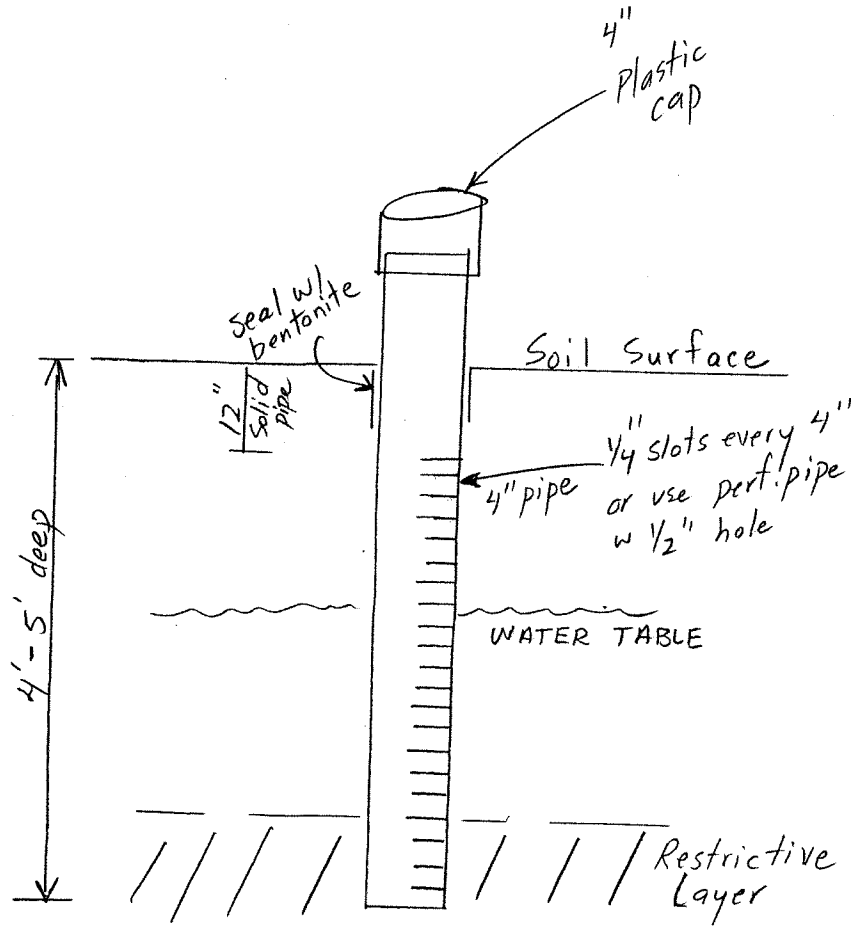
Additional pits

4 _____

5 _____

Notes

TYPICAL WATER LEVEL
Monitoring Well



STATE OF OREGON
 DEPARTMENT OF ENVIRONMENTAL QUALITY
 NORTH COAST OFFICE
 65 N. Highway 101, Suite G
 Warrenton, OR 97146
 (503) 861-3280

FOR OFFICE USE ONLY
 Date Rec'd 4-26-04
 Date Completed 6-3-04
 Required Fee \$465.00
 Receipt No. 112701
 Control No. _____

R APPLICANT'S USE - (PLEASE PRINT)

Katie Breckenridge
 (Property Owner's Name)
 Applicant's
 Lot Size (Acreage or Dimensions) .710
 Applicant's Name if Different from Owner DAVID + LANCIE LARSON
 Legal Description of Property 6 10 30B SHH 1800 Clatsop
 (Township) (Range) (Section) (Tax Lot/Acct. No.) (County)
 Other Parcels in Platted Divisions, Indicate 3rd Kruses 18, 19, 22, 23, 24 \$ 4
 (Subdivision Name) (Lot Number) (Block Number)

Proposed Facility 3 **Water Supply**
 Single Family Residence (Number of Bedrooms) 3 Public (Community System)
 Other _____ Private _____
 (Specify) (Indicate: Well, Spring, Etc.)

Existing Facility
 Single Family Residence _____
 (Number of Bedrooms)
 Other _____
 (Specify)

APPLICATION FOR:

- Site Evaluation Report
 - Permit to Construct On-Site Sewage Disposal System
 - Permit to Repair On-Site Sewage Disposal System
 - Permit for Alteration of On-Site Sewage Disposal System
 - Permit Renewal
 - Existing System Report
 - Plan Review
 - Other (Specify) _____
- Authorization Notice
 - Purpose of Authorization Notice
 - Connect to an existing system not currently in use
 - Replace one mobile home with another or a house
 - Replace or rebuild a house
 - Addition of one or more bedroom
 - Personal hardship
 - Temporary housing
 - Other (Specify) _____

This application will be returned if it is not filled out completely and accompanied by the appropriate fee and attachments required in the guidance packet. Your site must be prepared according to instructions in the guidance packet before action can be taken on this application.

By my signature, I certify that the information I have furnished is correct, and hereby grant the Department of Environmental Quality and its authorized agent permission to enter onto the above described property for the purpose of this application.

Katie Breckenridge 4-22-04 Authorized Representative
 (Signature) (Date) Licensed Installer
 License No. _____

92620 Laurel Rd. PO Box 1142
 Applicant's Mailing Address Owner's Mailing Address (if different)
Historia, OR 97103 Warrenton, OR 97146

Phone (503) 458-6108 or 741-0840 Phone _____ IW\WC8\WC8690 (7-19-91)

EXAMPLE A APR 26 2004

NORTH COAST BRANCH OFFICE
WARRENTON

VICINITY MAP
Clatsop County

Please be specific with the directions to the property. If directions are unclear and the sanitarian cannot make it to the site then the processing of your application will be delayed.

Use a city or community on a major Highway as the starting point (Elsie, Knappa, Arch Cape, Jewell, Warrenton, etc.) (Hwy. 26, 30, 53, 101, 102, 102, 202). Give as exact distances as possible (i.e. 1.5 miles, 2.2 miles., etc). Give any landmarks that may help locate the site. Directional indicators (N,S,E,W) are also helpful. Thank you.

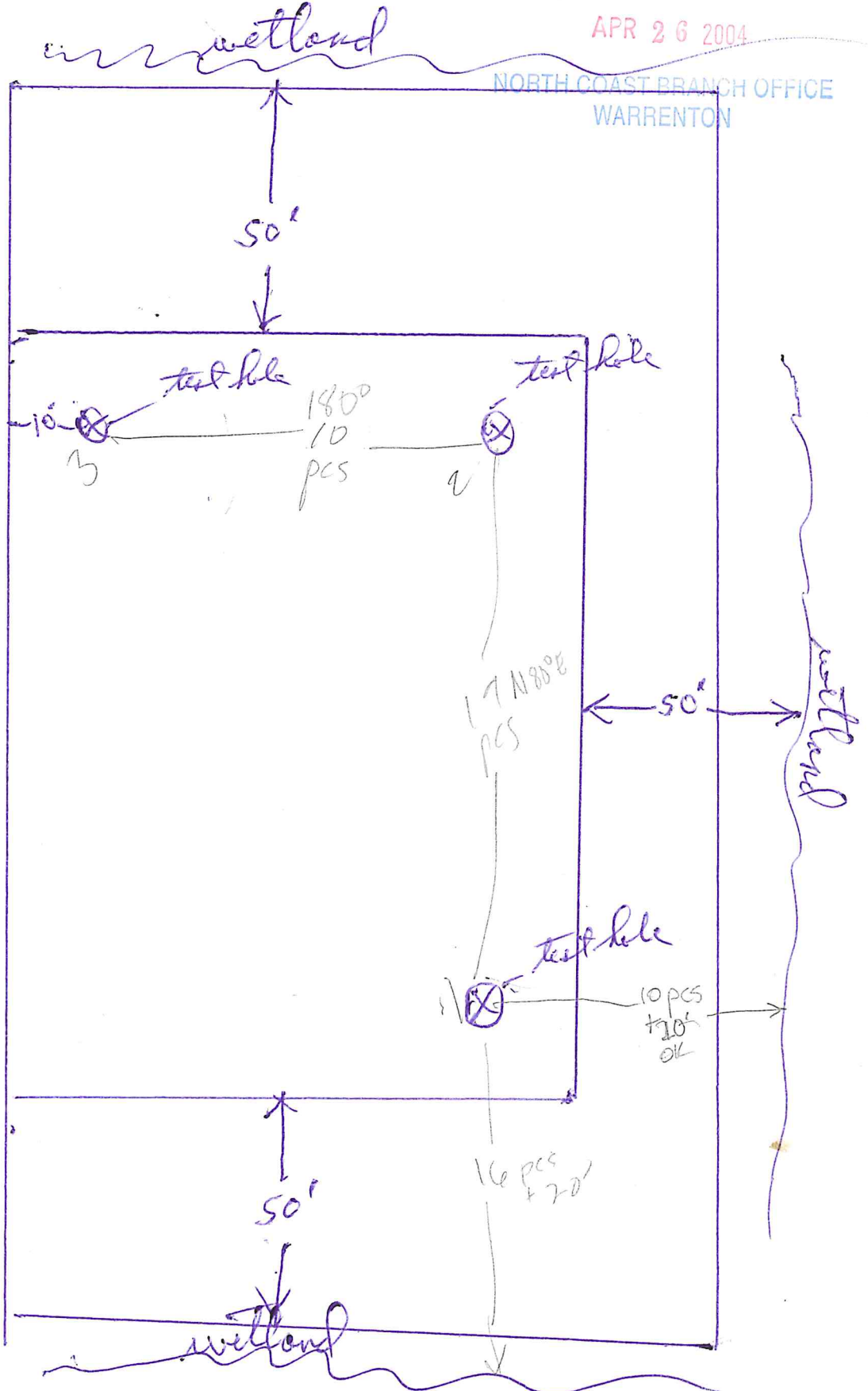
From Warrenton go south on 101
Once to Gearhart turn Right at
light onto Pacific Way. Turn Right
at 4-Way Stop onto Cottage - Go to
10th Street (it is not marked - 8th is the
last marked street). 10th Street is
gravel turn Right on 10th. There is
one house on the Street the lot is
just past the house - before Necoxie
Creek.

SEE ATTACHED

APR 26 2004

NORTH COAST BRANCH OFFICE
WARRENTON

Breckenridge 741-0840



10 ± 57



DEQ
Warrenton

Katie Breckinridge
741-0840

DEPT. OF ENVIRONMENTAL QUALITY
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APR 26 2004

NORTH COAST BRANCH OFFICE
WARRENTON

3
Cove

10th Street

Nights
House

Wearshies

Hwy 101

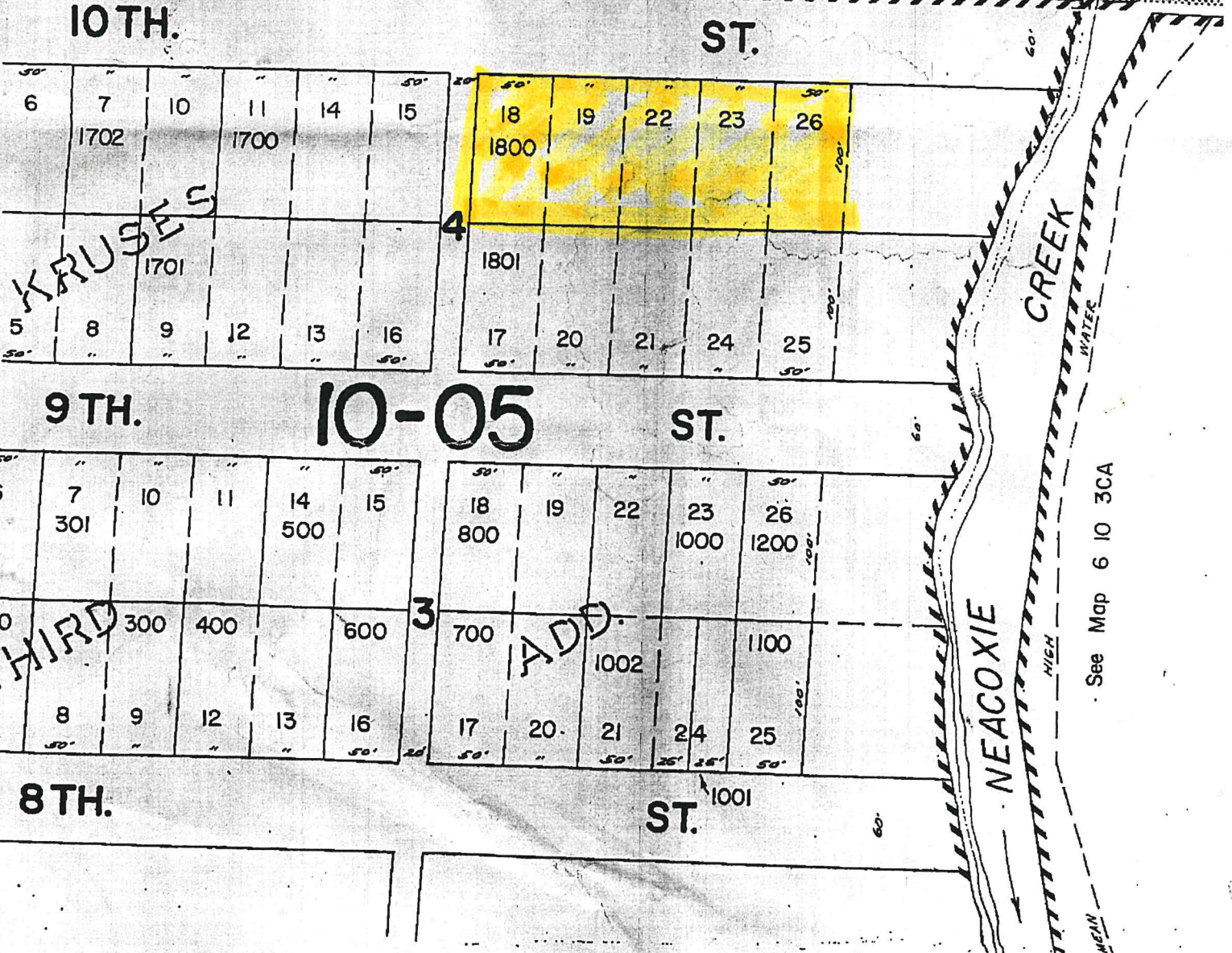
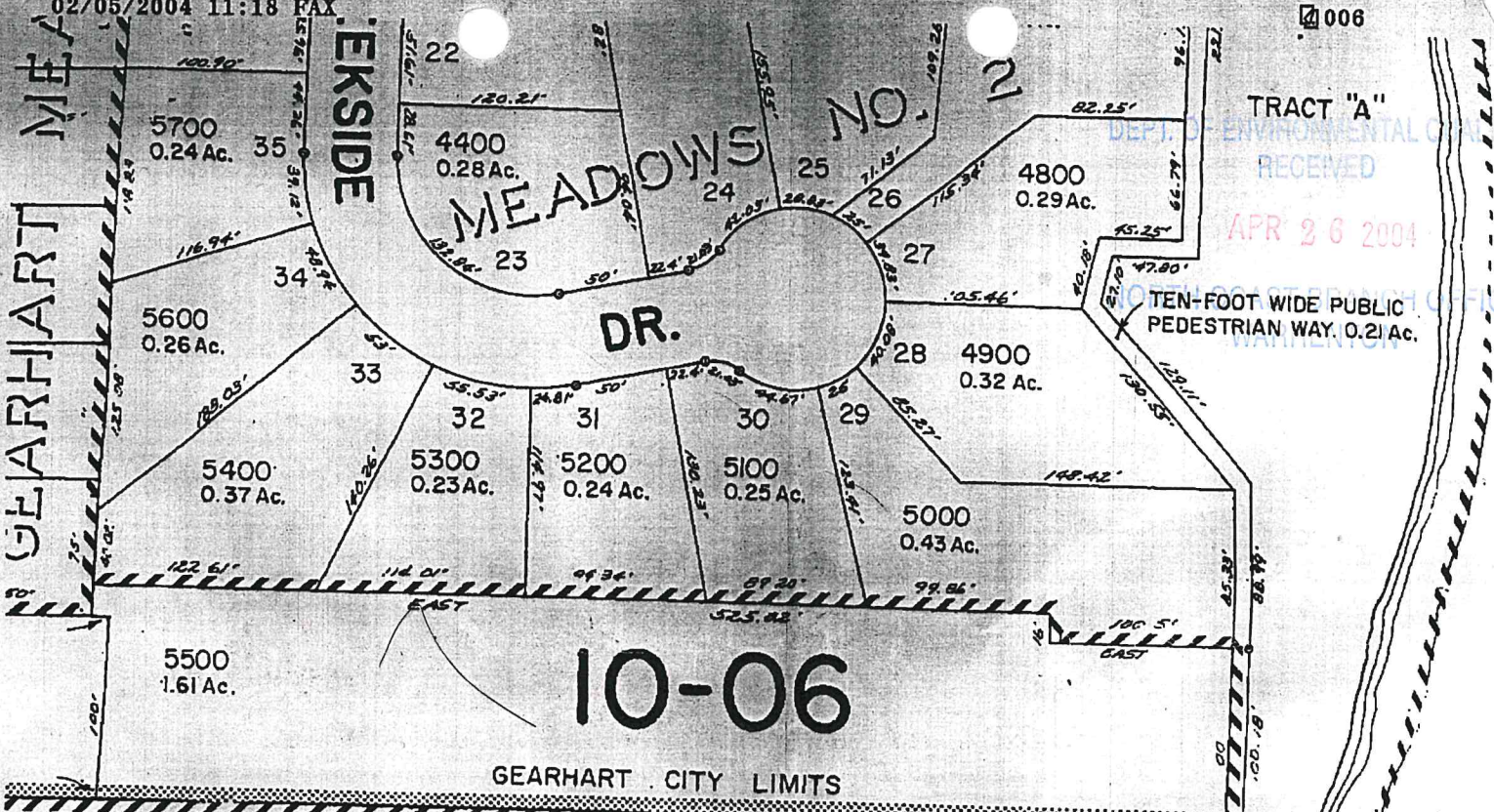
N

Cottage

Georhart Light
* * * *

Pacific Way

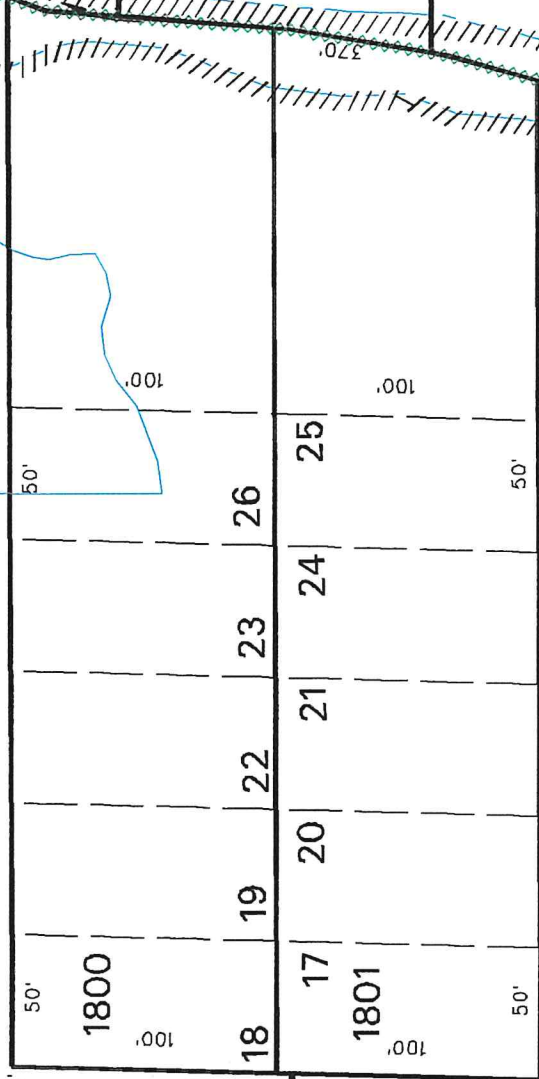
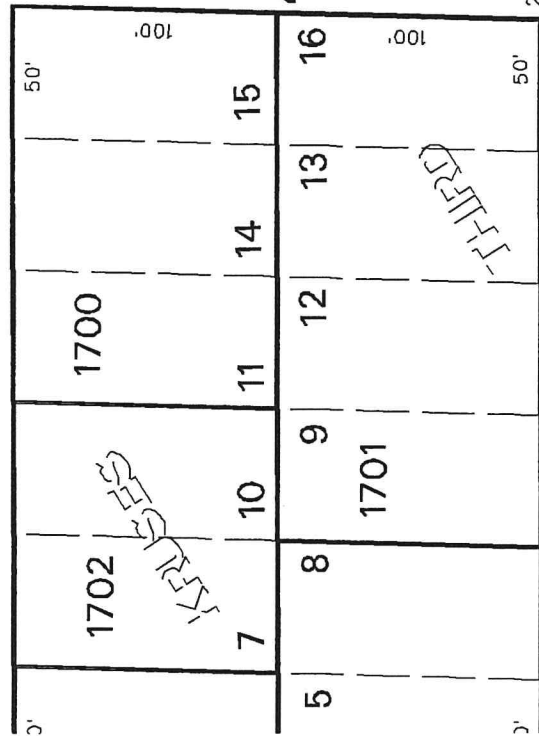
S



See Map 6 10 3CA

10TH

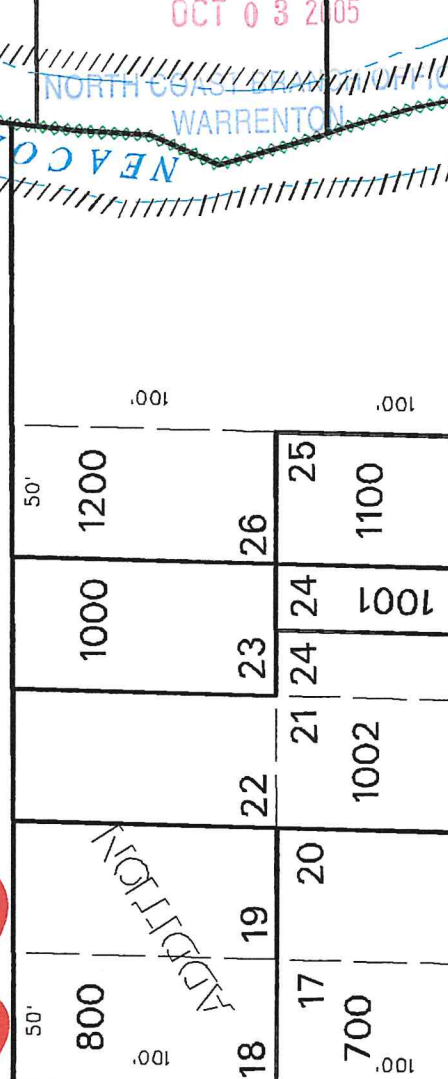
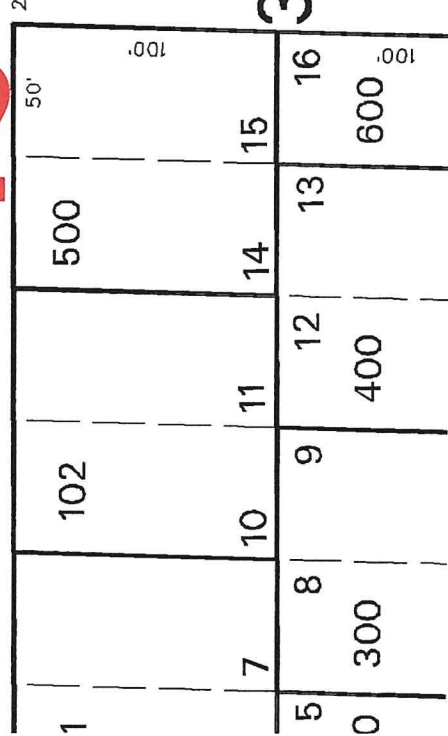
ST.



4

9TH

ST.



3

10-05

SEE MAP 610 3CA

PT. OF ENVIRONMENTAL QUALITY RECEIVED

OCT 03 2005

NEACOCKIE NORTH OREGON WARRENTON

1700

1700

ADDITION

T6N R10W SEC 3CB WM
CLATSOP COUNTY

Scale 1:1200

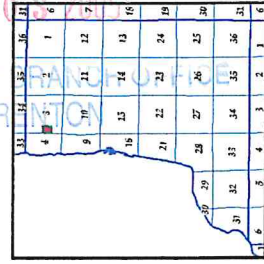


Cancelled
Acronyms

- 1566
- 1646
- 1701
- 1706

DEPT. OF ENVIRONMENTAL QUALITY
RECEIVED

OCT 13 2005
NORTH COAST PLANNING
WARRANTY



July 13, 2005

6.10.3CB



This map is prepared by the
Professional Land Surveyors of Clatsop County, Oregon
The reader is cautioned by Planning Warrant
that the County does not warrant the accuracy of the
information shown on this map.

