

**ON-SITE SEPTIC SYSTEM MAINTENANCE AND SERVICE CONTRACT**

RECEIVED

Date: 11-13-20

NOV 17 2020

Service Provider: **Complete Septic Service**  
41092 Ziak-Gnat Creek Lane  
Astoria, OR. 97103  
Oregon DEQ Installer License #197  
Oregon DEQ Pumper License #37864  
Oregon DEQ Maintenance Provider License #M238

CLATSOP CO. PUBLIC HEALTH

# 186-20-000355

Owner: Joe Kelly

System Location: 33232 Bi-Water LN 8-10-338-301  
Warrenton OR 97146

**DESCRIPTION OF WORK TO BE PROVIDED BY THE SERVICE PROVIDER**

1. **Systems Inspections.** We will provide a minimum of ~~two~~ <sup>one</sup> inspections/service visits (per year) over the two-year period of this contract. This includes inspecting, adjusting and servicing the septic tank/dosing tank, effluent filters, pumps, controls; and inspecting the bottomless sandfilter, seepage bed or seepage trenches which are part of the system. Also included is measuring the sludge and scum depth in the tank, cleaning screens, testing float functions and calibrating the effluent pump. We will visually assess color, turbidity and scum overflow and smell for odors. Performance assessment and operation may include sampling for proper operation of the facility. Any samples collected for testing will not be done without advising you first of their need and cost.
2. **DEQ Annual Report.** We will submit the annual required report to the DEQ office in Astoria along with the required fee.
3. **Record Keeping.** We will maintain accurate records of performance data and inspections. These records will be available for inspection upon request by the DEQ.
4. **Emergency Service.** We will provide emergency service of the septic system components within 48 hours of your service request.
5. **Notification of Tank Pumping.** We will advise you of the need to pump a tank(s).
6. **Rate Increases.** We will advise within 30 days of the current contract expiration of any proposed increase in the rates for the coming two-year period.
7. **Service Invoices.** We will invoice you after each scheduled service. If the system is improperly functioning and cannot be remedied during the time of inspection, we shall notify you of when the correction shall be made.
8. **DEQ Notification of Termination.** We will notify the DEQ office in Astoria within 30 days if the service contract is not renewed or terminated.

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NOV 17 2020

GLATSOP CO. PUBLIC HEALTH

#180-20-000355

**OWNER RESPONSIBILITIES:**

1. **Water Meter Readings.** The owner shall provide water meter readings and the readings to the Service Provider.
2. **Vegetation Control.** The owner shall control vegetation around and on the tank sand filter.
3. **Notification of System Failure.** The owner shall report evidence of any system failures to the DEQ office and to the Service Provider.

**COST/BILLING:**

1. **Annual Fee.** The contract service work shall be charged at \$200 per year.
2. **Billing.** Billing shall be sent to the Owner prior to the 1<sup>st</sup> of the month with payment due by the 10<sup>th</sup> of each month.
3. **Annual Report Fee.** The annual report fee (currently at \$60) shall be billed to the owner at the time as well.
4. **Replacement Parts/Labor.** Any replacement parts and their installation shall be billed on a time and material basis with a mark-up of 20%.
5. **Additional Services.** Extra service calls with be billed monthly.
6. **Tank Pumping.** Pumping the tank(s) shall be an additional charge and are usually required every 3 – 5 years at a cost of \$600 (subject to change).

**CHANGES:** All changes in the contract shall be verified in written change orders prior to commencing the changed work.

**CONTRACT TERM:** The commencement date of this contract shall be the date the Service Provider receives the fully signed contract from the Owner. The service contract shall run for two years from the commencement date. We require contract renewal for the next two year period within 30 days of this contract expiration.

**PAYMENT-INTEREST:** Interest of 18% per annum shall be charged on all invoiced amounts not paid within 30 days of work invoice.

**DISPUTES:** All disputes arising out of or related to this contract shall be settled by arbitration administered by the American Arbitration Association, and judgment on the arbitration award may be entered in any court having jurisdiction. The prevailing party in the arbitration shall be entitled to reasonable attorney fees.

**ACCEPTANCE OF PROPOSAL**

I agree to these terms of the contract, including payment immediately upon being invoiced. You are authorized to proceed with the work.

**COMPLETE SEPTIC:**

  
\_\_\_\_\_

Jerry Lebo, owner

Date: 11/13/20

**OWNER:**

Joe Kelly  
\_\_\_\_\_

Name: Joseph Kelly  
\_\_\_\_\_

Date: 11/13/20  
\_\_\_\_\_



**Certificate of Satisfactory Completion**  
**Repair (Major) - Residential - New**

186-20-000355-PRMT

Clatsop County Onsite  
 820 Exchange Street  
 Astoria, Oregon 97103  
 503-325-9302  
 Fax: 503-325-9303  
 health@co.clatsop.or.us  
 Website:  
<https://www.co.clatsop.or.us/publichealth/page/onsite-septic-system-program>

**Date Certificate Issued:** 12/28/2020  
**Work Description:** Major Repair; drainfield only; VOILATION HAS BEEN ISSUED BY CLATSOP COMMUNITY DEVELOPMENT

<b>Applicant:</b> Septic System Design <b>Address:</b> 89647 Manion Drive Warrenton OR 97145 <b>Phone:</b> 503-739-3221 <b>Email:</b> owensepticdesign@yahoo.com	<b>Primary Contractor:</b> Keith Keranen Excavating, Inc. <b>Installer License:</b> 38452 <b>Address:</b> 37194 Hwy 26 Seaside OR 97138-3615 <b>Phone:</b> (503) 717-2200 <b>Email:</b> kkeraneninc@hotmail.com
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<b>Owner:</b> Kelly Joseph John <b>Address:</b> 33232 Biwater Ln Warrenton OR 97146-9454	<b>Property Address:</b> 33232 Bi-Water Ln, Warrenton, OR 97146
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Parcel: 81033B000301 - Primary	Township: 8 Range: 10	Section: 33B
<b>Lot Size:</b> 0.51 acre	<b>Water Supply:</b> Community Water Supply	
<b>Zoning:</b> N/A	<b>City/County/UGB:</b> County	
<b>Land Use Approval:</b> N/A		

**Category of Construction:** Single Family Dwelling

	Existing	Proposed
<b>Use of Structure:</b>	1 bedroom	N/A
<b>Number of Bedrooms:</b>	1	N/A

**System Specifications**

<b>Type:</b>	Bottomless Sand Filter		
<b>Max Peak Design Flow:</b>	300 gpd.	<b>Proposed Flow:</b>	300 gpd.
<b>Min Septic Tank Volume:</b>	1000 gal.	<b>Min Dosing Tank Volume:</b>	500 gal.
		<b>Sand filter sqft:</b>	360

**Drain Field Specifications**

<b>Drain Field Type:</b>	Bottomless Sand Filter	<b>System Distribution Type:</b>	Equal
<b>Drainfield Sizing:</b>	N/A	<b>Distribution Method:</b>	Pressurized
<b>Seepage Bed Specs:</b>	N/A	<b>Bottomless sand filter sqft:</b>	360
<b>Media Type:</b>	DEQ sand	<b>Media Depth:</b>	24 in.
<b>Max Depth:</b>	18 in.	<b>Undisturbed Soil Between Trenches:</b>	N/A
<b>Min Depth:</b>	18 in.	<b>Capping Fills-Min Depth of Fill Material:</b>	N/A

**Special Requirements**

<b>Groundwater Type:</b>	Not Applicable	<b>Groundwater Depth:</b>	N/A
<b>Pump to Drainfield Required:</b>	No	<b>Filter Fabric on Top of Drain Media:</b>	Yes

Date Certificate Issued: 12/28/2020
Work Description: Major Repair; drainfield only; VOILATION HAS BEEN ISSUED BY CLATSOP COMMUNITY DEVELOPMENT

Conditions of Approval

The owner of a bottomless sandfilter system must maintain a contract with a certified maintenance provider to inspect, adjust and maintain the onsite system for the life of the system. The maintenance provider must submit an annual report and annual evaluation fee.

A final inspection request and notice form including a detailed and accurate as-built plan of the constructed system and a list of all materials used in the construction of the system must be completed and submitted prior to requesting a final inspection.

The system must be installed by the property owner or a licensed sewage disposal business (installer)

Install system in area shown on approved site plan
Vehicular traffic and livestock must be restricted from the system area

All roof drains must be directed away from the system

All tanks must be tested for watertightness.

Meet all required setbacks

The system must be installed in accordance with the plan approved by the agent, including any changes made by the agent

All work is to conform to OAR 340, Division 71 and 73. Make no changes in system location or specifications without written approval

For product approval information and manufacturer installation requirements see DEQ website at:

http://www.deq.state.or.us/wq/onsite/onsite.htm

An electrical permit and inspection is required for all pump wiring installations

The pump and alarm shall be wired on separate circuits in the control panel

Maintain access to septic tank for pumping and service

Green 18-gauge tracer wire required from tank to drainfield.

Filter fabric is required over the drain media (sandy loam or coarser)

Sweep elbows at ends of lateral piping with acceptable threaded plugs or caps

Minimum head of 5-ft at remotest orifice, less than 10% variation.

In accordance with Oregon Revised Statute 454.66 and Oregon Administrative Rules 340-71, this Certificate is issued as

evidence of satisfactory completion and installation of components as described in the permit at the location identified.

Issuance of this Certificate does not constitute a warranty or guarantee that this onsite wastewater treatment system will

function indefinitely without failure. Conditions imposed as permit requirements continue for the life of the system.

The area of the initial and the identified replacement area must not be subjected to activity that is likely to adversely affect

the soil or the functioning of the system. Such activities may include, but are not limited to, vehicular traffic, livestock,

covering of the area with asphalt or concrete, filling, cutting or other soil modification activities.

This system must operate in compliance with OAR Chapter 340, Division 071 and must not create a public health hazard

or pollute public waters.

Unless otherwise required by the agent, the system installer must backfill (cover) this system within 10 days after issuance

of this Certification of Satisfactory Completion.

Clatsop County Public Health recommends that the owner inspect the septic tank every 3 years and pump it when

necessary.

Certificate of Satisfactory Completion

System Inspection: No Operation of Law - 7 Days Notice: No Pre-Cover Inspection Waived Per 340-071: No

Comments: N/A

June Hemingway

REHS

CALL BEFORE YOU DIG...IT'S THE LAW

ATTENTION:Oregon law requires you to follow rules adopted by the Oregon Utility Notification Center. Those rules are set forth by Oregon Administration Rules. You may obtain copies of the rules by calling the center. (Note: The telephone number for the Oregon Utility Notification Center is 1-800-332-2344.)

## Final Inspection Request and Notice - Septic ID: 186-20-000355-PRMT

Pursuant to the requirements within ORS 454.665, OAR 340-071-0170 and OAR 340-071-0175, 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 and prior to backfilling or covering the installation. The Department (or Agent) has 7 days to perform an inspection of the completed construction/installation following the official notice date, unless the Department (or Agent) elects to waive the inspection and authorizes the system to be backfilled. 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. Faxed copies are acceptable for inspection request purposes only. Originals must be received before a Certificate of Satisfactory Completion is issued. Please complete sections 1 through 4 on the form and return it to the office that issued the permit. Forms that are determined to be incomplete will be returned.

**SECTION 1: Owner/Permittee Information:**

Name: Kelly Joseph John

Twncshp: 8      Range: 10      Sect: 33B  
 Lot: 00301

Property Address: 33232 Bi-Water LN, Warrenton, OR 97146

**SECTION 2: System Component Specifications:**

A. Tanks/Pumps

System Type: BOTTOMLESS SAND FILTER ONLY      Water tight verification\*

Tanks(1)	Volume: <u>1000</u>	Compartments: <u>1</u>	Manufacturer: <u>NORWESCO (EXISTING)</u>	Date:
Tanks(2)	Volume: <u>500</u>	Compartments: <u>1</u>	Manufacturer: <u>NORWESCO (EXISTING)</u>	Date:
Pump(s)	HP:	Model/Manuf. <u>EXISTING</u>	Float(s)Type(1):	Model/Manuf.
			Float(s)Type(2):	Model/Manuf.

B. Piping

Effluent Sewer (tank to drainfield)	Yes	No <input checked="" type="checkbox"/>	Diameter:	ASTM#/Other:	Length:
Pressure Transport Pipe	Yes <input checked="" type="checkbox"/>	No	Diameter: <u>1 1/4"</u>	ASTM#/Other: <u>D1785</u>	Length:

C. Secondary Treatment Unit:

Sand Filter**	Yes <input checked="" type="checkbox"/>	No	Type: <u>BOTTOMLESS</u>	Container Dimensions: <u>10' X 36'</u>
<u>LATERALS</u> Underdrain pipe	Diameter: <u>1 1/4"</u>		ASTM#/Other: <u>D1785</u>	Length: <u>136 FT</u>
Manifold piping	Diameter: <u>1 1/4"</u>		ASTM#/Other: <u>D1785</u>	Length: <u>7 1/2 FT</u>
Internal Pump	HP: <u>N/A</u>		Model/Manufacturer	
Floats(1)	Type: <u>N/A</u>		Model/Manufacturer	
Floats(2)	Type: <u>N/A</u>		Model/Manufacturer	
ATT	Yes	No <input checked="" type="checkbox"/>	Model:	
Certified Maint.	Provider Name: <u>COMPLETE SEPTIC SERVICE</u>			
Operation and Maint.	Contract Received?	Yes <input checked="" type="checkbox"/>	No	

D. Drainfield Media

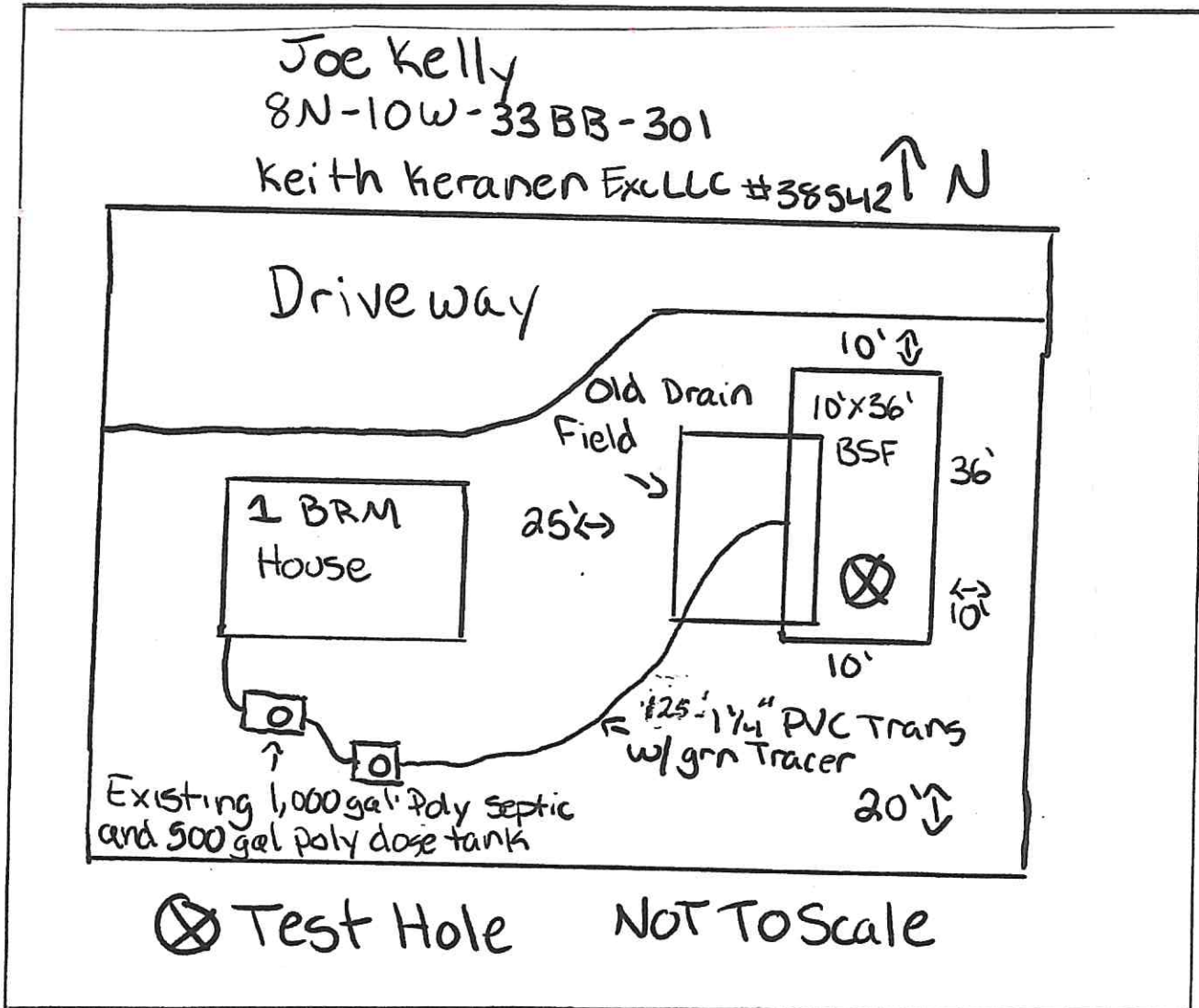
Type	(Gravel, Pipe or alternative?) <u>28 yds DEQ SAND, 7 yds EA DEQ PEAGRANUL &amp; DR. ROCK</u>			
Distribution Box	Yes	No <input checked="" type="checkbox"/>		
Drop Box	Yes	No <input checked="" type="checkbox"/>		
Distribution Pipe	Yes	No <input checked="" type="checkbox"/>	Diameter:	ASTM#/Other:
Comment	<u>FILTER FABRIC</u>			

Clatsop County Department  
 of Public Health  
 On-Site Waste Water Program  
 Approved By: [Signature]  
 Permit No. 186-20-000355  
 Date 12-28-20

\*All Tanks(s) were tested for water-tightness after installation and passed in accordance with OAR 340-073-0025(3)  
 \*\*Attach sieve analysis for Underdrain Media and Filter Sand

**SECTION 3 - As Built Plan**

AS-BUILT PLAN OF THE CONSTRUCTED SYSTEM. Indicate the direction of NORTH. Show locations of all wells within 200 feet of the system. Show system setback distances from property lines, structures, wells, streams, etc.



**SECTION 4 - Construction was performed by (Signature Required)**

I certify that the information provided on both pages of this document is correct and that the construction of this system was in accordance with the permit and the rules regulating the construction of onsite wastewater treatment systems (OAR Chapter 340, Divisions 71 and 73).

Owner/Permittee or Certified Installer w/Certification#:	Print Name:	<u>KEITH KERANEN EXCAVATING</u>	
Licensed Installer:	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	License#:	Certification#:
		<u>38452</u>	<u>I182</u>
Owner/ Certified Installer:	Signature:	Date:	Phone#:
	<i>[Signature]</i>	<u>12/23/10</u>	<u>503-717-2200</u>

**SECTION 5 - Office Use Only:**

Notice Accepted	Yes <input type="checkbox"/>	No <input type="checkbox"/>	Date:
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Installer/Owner (Permittee) Notified:	Yes <input type="checkbox"/>	No <input type="checkbox"/>	Date:
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If No, Reason for Non Acceptance:

Comment:

*Clatsop County Department of Public Health*  
On-Site Waste Water Program  
Approved By *J Hemingway*  
Permit No. 186-20-000355  
Date 12-28-20



# Septic Permit

## Repair (Major) - Residential - New

186-20-000355-PRMT

Clatsop County Onsite  
820 Exchange Street  
Astoria, Oregon 97103  
503-325-9302  
Fax: 503-325-9303  
health@co.clatsop.or.us  
Website:

<https://www.co.clatsop.or.us/publichealth/page/onsite-septic-system-program>

**Date issued:** 11/30/20 **Expiration date:** 11/30/21

**Work description:** Major Repair; drainfield only; VOILATION HAS BEEN ISSUED BY CLATSOP COMMUNITY DEVELOPMENT

**Applicant:** Septic System Design  
**Address:** 89647 Manion Drive  
Warrenton OR 97145  
**Phone:** 503-739-3221  
**Email:** owensepticdesign@yahoo.com

**Primary contractor:** Keith Keranen Excavating, Inc.  
**Installer License:** 38452  
**Address:** 37194 Hwy 26  
Seaside OR 97138-3615  
**Phone:** (503) 717-2200  
**Email:** kkeraneninc@hotmail.com

**Business License:** N/A

**Owner:** Kelly Joseph John  
**Address:** 33232 Biwater Ln  
Warrenton OR 97146-9454

**Property address:** 33232 Bi-Water Ln, Warrenton, OR  
97146

**Parcel:** 81033B000301 - Primary **Township:** 8 **Range:** 10 **Section:** 33B

<b>Lot size:</b>	0.51 acre	<b>Water supply:</b>	Community Water Supply
<b>Zoning:</b>	N/A	<b>City/County/UGB:</b>	County
<b>Land use approval:</b>	N/A	<b>County:</b>	N/A
<b>Action:</b>	New	<b>Type of application:</b>	Repair (Major) - Residential
<b>System failing:</b>	Yes	<b>Septic tank last pumped:</b>	N/A
<b>Comments:</b> N/A			

**Category of construction:** Single Family Dwelling

	Existing	Proposed
<b>Use of structure:</b>	1 bedroom	N/A
<b>Number of bedrooms:</b>	1	N/A

**System Specifications**

<b>Type:</b>	Bottomless Sand Filter	<b>ATT description:</b>	N/A
<b>Max peak design flow:</b>	300 gpd.	<b>Proposed flow:</b>	300 gpd.
<b>Min septic tank volume:</b>	1000 gal.	<b>Min dosing tank volume:</b>	500 gal.
		<b>Sand filter sqft:</b>	360

**Drain Field Specifications**

<b>Drain field type:</b>	Bottomless Sand Filter	<b>System distribution Ttpe:</b>	Equal
<b>Drainfield sizing:</b>	N/A	<b>Distribution method:</b>	Pressurized
<b>Seepage bed specs:</b>	N/A	<b>Bottomless sand filter sqft:</b>	360
<b>Media type:</b>	Other - Indicate Product/Manufacturer	<b>Media depth:</b>	24 in.
<b>Media type description:</b>	DEQ sand		
<b>Max depth:</b>	18 in.	<b>Undisturbed soil between trenches:</b>	N/A
<b>Min depth:</b>	18 in.	<b>Capping fills-min depth of fill material:</b>	N/A

**Special Requirements**

**Stake out required:** No

CALL BEFORE YOU DIG...IT'S THE LAW

ATTENTION: Oregon law requires you to follow rules adopted by the Oregon Utility Notification Center. Those rules are set forth by Oregon Administration Rules. You may obtain copies of the rules by calling the center. (Note: The telephone number for the Oregon Utility Notification Center is 1-800-332-2344.)

<b>Date issued:</b> 11/30/20	<b>Expiration date:</b> 11/30/21
<b>Work description:</b> Major Repair, drainfield only, VIOLATION HAS BEEN ISSUED BY CLATSOP COMMUNITY DEVELOPMENT	

<b>Groundwater type:</b>	Not Applicable	<b>Groundwater depth:</b>	N/A
<b>Pump to drainfield reqd:</b>	N/A	<b>Filter fabric on top of drain media:</b>	Yes

**Conditions of approval**

The owner of a bottomless sandfilter system must maintain a contract with a certified maintenance provider to inspect, adjust and maintain the onsite system for the life of the system. The maintenance provider must submit an annual report and annual evaluation fee.

A final inspection request and notice form including a detailed and accurate as-built plan of the constructed system and a list of all materials used in the construction of the system must be completed and submitted prior to requesting a final inspection.

The system must be installed by the property owner or a licensed sewage disposal business (installer)

Install system in area shown on approved site plan

Vehicular traffic and livestock must be restricted from the system area

All roof drains must be directed away from the system

All tanks must be tested for watertightness.

Meet all required setbacks

The system must be installed in accordance with the plan approved by the agent, including any changes made by the agent

All work is to conform to OAR 340, Division 71 and 73. Make no changes in system location or specifications without written approval

For product approval information and manufacturer installation requirements see DEQ website at:

<http://www.deq.state.or.us/wq/onsite/onsite.htm>

An electrical permit and inspection is required for all pump wiring installations

The pump and alarm shall be wired on separate circuits in the control panel

Maintain access to septic tank for pumping and service

Green 18-gauge tracer wire required from tank to drainfield.

Filter fabric is required over the drain media (sandy loam or coarser)

Sweep elbows at ends of lateral piping with acceptable threaded plugs or caps

Minimum head of 5-ft at remotest orifice, less than 10% variation.

Have a copy of the approved plot plan and permit on site during construction and for all inspections. Submit a complete As-Built and Materials list form prior to final inspection on all construction-installation permits.

Modifications to the approved plan or proposed use need to be approved prior to installation. A construction-installation permit is valid for one year from the date of issuance.

All work is to conform to Oregon Administrative Rules, Chapter 340, Divisions 071 and 073. Make no changes in system location or specifications without written approval from the permit issuing agent.

Install with dry soil conditions.

Vehicular traffic and livestock must be restricted from the system area.

All roof drains must be directed away from the system area.

Meet all required setbacks.

A pre-cover inspection of the installed absorption facility (prior to backfill) is required.

A final inspection request and notice form including a detailed and accurate as-built plan of the constructed system and a list of all materials used in the construction of the system must be completed and submitted prior to requesting a final inspection.

Michael McNickle

Public Health Director

11/30/20



## REPAIR EVALUATION REPORT

Date: November 30, 2020

Dear Joe Kelly:

I evaluated the property referenced below to determine if an onsite wastewater disposal system that complies with State of Oregon Rules could be located on the parcel. I **approved** this site for the systems described in the "Approved System Specifications" section of the Field Worksheet. This approval runs with the land and will automatically benefit subsequent owners. The approval is valid until the approved system is constructed under a Clatsop County construction permit or unless the site is altered without approval from this office (excavation that could affect setbacks, placement of wells or utilities, etc.). **Alterations made to the site may invalidate this approval.**

App. Name: Kelly	Application: # 186-20-000355	County: Clatsop
RE: SITE EVALUATION REPORT for: Township/Range/Section: T 8N/ R 10W/ S 33B Tax Lot#: 301		

If you believe the site evaluation is in error or that a variance from approval conditions is necessary, please contact our office for more details.

If you have any questions regarding this report, please contact me at 503-338-3686.

Yours truly,



Mike McNickle, PhD, MPH, REHS  
Environmental Health Supervisor  
Clatsop County Public Health

Attachments: Field Worksheet

cc: Planning Department

**FIELD WORKSHEET**

App. Name: *Kelly*

Application #: 186-20-000355

County: Clatsop

**RE: SITE EVALUATION REPORT** for Township/Range/Section: T 8N/ R 10W / S 33B Tax Lot#: 301

Commercial Facility:  Yes  No Parcel Size: 0.51 acre

**APPROVED SYSTEM SPECIFICATIONS**

Design flow: 450 gpd Max # of bdrms: 1

<b>Initial System</b>	<b>Replacement System</b>
<input type="checkbox"/> Standard <input type="checkbox"/> Capping Fill <input type="checkbox"/> ATT <input type="checkbox"/> Bottomless Sand Filter	<input type="checkbox"/> Standard <input type="checkbox"/> Capping Fill <input checked="" type="checkbox"/> Bottomless Sand Filter <input type="checkbox"/> ATT <input type="checkbox"/> Other
Tank: <input type="checkbox"/> 1,000 gal. <input type="checkbox"/> 1,500 gal. <input type="checkbox"/> 2 compartment <input type="checkbox"/> Other	Tank: <input checked="" type="checkbox"/> 1,000 gal. <input type="checkbox"/> 1,500 gal. <input type="checkbox"/> 2 compartment <input type="checkbox"/> Other <input type="checkbox"/> effluent pump required <input type="checkbox"/> effluent filter required
Distribution Method: <input type="checkbox"/> Equal <input type="checkbox"/> Serial	Distribution Method: <input checked="" type="checkbox"/> Equal <input type="checkbox"/> Serial
Absorption Facility: _____ linear. ft Disposal Facility: _____ sq. ft. " Max Depth      Min Depth	Absorption Facility: <u>300</u> linear. ft Disposal Facility: <u>600</u> sq. ft. 18 " Max Depth      18 " Min Depth

Test Pit	DEPTH	TEXTURE	SOIL MATRIX COLOR AND CONDITIONS ASSOCIATED WITH SATURATION, ROOTS, STRUCTURE, EFFECTIVE SOIL DEPTH, ETC.
#1	0-31 31-58	SL FS	Loamy sand, 2.5 YR 2/10, many fine to small roots Fine Sand, 7.5YR 3/2, ESD = 58+" No Redox No H2O

Landscape Notes:

Slope: %

Aspect: East to West

Groundwater Type: N/A

**Additional Conditions of Approval**

- \*A complete site plan with scaled drawing indicating all needed measurements and components is required before construction permit can be issued.**
- Any alteration of natural soil conditions (i.e. cutting or filling) in the acceptable area may void this approval.
- Both the initial and replacement disposal areas are to be protected from traffic, cover, development, or other potential disturbance of natural soil conditions.
- 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.
- This approval is given on the basis that the parcel described above will not be further partitioned or subdivided.
- Recommend licensed installer install all system components.

\*Required prior to issuance of construction permit.



#186-20-000355

Clatsop County
Onsite Septic System Program
820 Exchange Street, Suite 100
Astoria, Oregon 97103
Phone 503 325-9502
www.co.clatsop.or.us

RECEIVED

NOV 17 2020

CLATSOP CO. PUBLIC HEALTH

Processed 11/18

pd ck#133 \$690.00

Application for Onsite Sewage Treatment System

A. Property Owner Information

Joe Kelly 33232 Biwater Ln Warrenton OR 97146 503-861-8044
Name Mailing Address (Street, PO Box, City, State, Zip) Phone Number

B. Legal Property Description

8N 10W 33B 301 32624 0.51
Township Range Section Tax Lot Tax Account Number Acreage or Lot Size
Clatsop Subdivision Name Lot Block

Property Address: 33232 Biwater Ln Warrenton OR 97146
(Street, City, State, Zip)

Directions to Property Hwy 101 south turn right on Hwy 104 go 1/2 mile down
turn left on Biwater Ln house on Left

C. Existing Facility / Proposed Facility / Water Information

Existing Facility: [X] Single Family Residence, Number of Bedrooms: 1
Proposed Facility: [ ] Single Family Residence, Number of Bedrooms:
Water Supply: [X] Public Warrenton, Name: Warrenton, [ ] Private, Well, Spring, Shared

D. Type of Application

- [ ] Site Evaluation, [ ] Construction, [X] Permit Repair, [X] Major BSF no tank, [ ] Alteration Permit, [ ] Renewal Permit, [ ] Existing System Evaluation, [ ] Permit Transfer, [ ] Permit Reinstatement, [ ] Compliance Record Review, [ ] 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 Clatsop County and its' authorized agents permission to enter onto the above described property for the sole purpose of this application

Signature: Matthew Owen Date: 11-7-20

Applicant's Name (Please Print Legibly): Matthew Owen Applicant's Phone: 503 739 3221 Applicant's E-Mail Address: owensepticdesign@yahoo.com

Applicant's Mailing Address: 89647 Manion Dr Warrenton OR 97146

Applicant is the: [ ] Owner, [X] Authorized Representative, [X] Authorization Attached, [X] Licensed Septic Installer, Keith Keranen Exc LLC #38452



**Clatsop County**  
Community Development – Code Enforcement

800 Exchange St., Suite 100  
Astoria, OR 97103  
(503) 325-8611 phone  
(503) 338-3606 fax  
www.co.clatsop.or.us

**NOTICE OF INFRACTION**  
**IMMEDIATE ACTION REQUIRED**  
ISSUED THIS 16<sup>th</sup> DAY OF NOVEMBER 2020

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CLATSOP CO. PUBLIC HEALTH

**RESPONSIBLE PARTY:**

Joseph John Kelly  
33232 Bi-Water Ln  
Warrenton, OR 97146

**SITUS ADDRESS:**

33232 Bi-Water Ln, Warrenton, OR  
T8N, R10W, Sec. 33B, Tax Lot 00301

**RE: Violation # 20-000693-Public Nuisance/Public Health Hazard. Surfacing Sewage Effluent**

A major repair application for the on-site sewage system serving 33232 Bi-Water Ln. must be completed and turned in with payment of \$690.00 to the Environmental Health Department, located at 820 Exchange Street, Suite 100, Astoria, Or, by December 7, 2020 or the residence will be posted as "DO NOT OCCUPY DANGEROUS BUILDING NOT FIT FOR HUMAN HABITATION." If the violation is not corrected or removed by January 31, 2021 the residence will be posted as "DO NOT OCCUPY DANGEROUS BUILDING NOT FIT FOR HUMAN HABITATION."

On August 8, 2019, the Environmental Health Department mailed a NOTICE AND ORDER, certified and standard, informing the property owner to either correct the violation or vacate the property. On February 18, 2020, the Community Development Department mailed a Notice of Infraction, certified and standard, giving the property owner 30 days to correct the violation. On Monday October 12, 2020, an email was sent to Krystal at "wilsonkrystal.1185@gmail.com regarding the failing onsite septic system. In the email the Public Health Director requested that the major repair application be completed and turned in with payment before the end of October, giving the property owner three weeks to hire someone and complete the application process. The Public Health Director also requested the repair be completed before the end of November 2020. Below are the ongoing violations associated with the failing on-site sewage system.



# Clatsop County

## Community Development – Code Enforcement

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Astoria, OR 97103  
(503) 325-8611 phone  
(503) 338-3606 fax  
www.co.clatsop.or.us

**Statement of Violations:** The above referenced property is in violation of Clatsop County Code, Oregon Administrative Rules, Oregon Revised Statutes and International Conference of Building Officials as follows:

- 1. Public Nuisance Prohibited. CCC 8.04.040.** No property owner or occupant shall create a nuisance or allow a public nuisance to exist. This violation began August 8, 2019, and is ongoing.
- 2. Public Nuisance/Public Health Hazard. CCC 8.04.010 (E)(J)(N).** Accumulation of putrescible wastes, including but not limited to, sewer sludge ... This violation began August 8, 2019, and is ongoing.
- 3. Failing Onsite Septic System. Public Nuisance/Public Health Hazard. OAR 340-071-0100.** A "failing system" means any system that discharges untreated or incompletely treated sewage or septic tank effluent directly or indirectly onto the ground surface or into public waters or that creates a public health hazard. This violation began August 8, 2019, and is ongoing.
- 4. Prohibited discharges of wastewater. Public Nuisance/Public Health Hazard. OAR 340-071-0130(3).** Prohibited discharges of wastewater. A person may not discharge untreated or partially treated wastewater or septic tank effluent directly or indirectly into the ground surface or into public waters. Such discharge constitutes a public health hazard and is prohibited. This violation began August 8, 2019, and is ongoing.
- 5. Waste Water and Sewage from Plumbing Fixtures. Public Nuisance/Public Health Hazard. ORS 447.140.** (1) All wastewater and sewage from plumbing fixtures shall be discharged into a sewer system or alternate sewage disposal system approved by the Environmental Quality Commission or Department of Environmental Quality under ORS chapters 468, 468A and 468B. This violation began August 8, 2019, and is ongoing
- 6. Dangerous Building Code. Public Nuisance/Public Health Hazard. CCC 15.04.280(A)(B).** (A) All buildings or structures regulated by the Dangerous Building Code which are structurally unsafe or not provided with adequate egress, or which constitute a fire hazard, or are otherwise dangerous to human life are, for the purpose of this section unsafe. Any use of buildings or structure constituting a hazard to safety, health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, fire hazard, disaster, damage or abandonment, for the purpose of this section, an unsafe use.(B) All such unsafe buildings, structures or appendages are hereby declared to be public nuisances and shall be abated by repair, rehabilitation, demolition or removal in accordance with the procedures set forth in the Dangerous Buildings Code or such alternate procedures as may have been or as may be adopted by this jurisdiction.
- 7. International Conference of Building Officials. The 1997 Uniform Code for the Abatement of Dangerous Buildings Section 302 (13) (17).** For the purpose of this code, any building or

NOV 17 2020



**Clatsop County**  
Community Development – Code Enforcement

CLATSOP CO. PUBLIC HEALTH

800 Exchange St., Suite 100  
Astoria, OR 97103  
(503) 325-8611 phone  
(503) 338-3606 fax  
[www.co.clatsop.or.us](http://www.co.clatsop.or.us)

structure which has any or all of the conditions or defects hereinafter described shall be deemed to be a dangerous building, provided that such conditions or defects exist to the extent that the life, health property or safety of the public or its occupants are endangered. (13) Whenever any building or structure has been constructed, exists or is maintained in violation of any specific requirement of prohibition applicable to such building or structure provided by the building regulations of this jurisdiction, as specified in the Building Code or Housing Code, or any law or ordinance of this state or jurisdiction relating to the condition, location or structure of buildings. (17) Whenever any building or structure is in such a condition to constitute a public nuisance known to the common law or in equity jurisprudence. This violation began August 8, 2019, and is ongoing.

You must immediately take steps to bring the property into compliance. A major repair application must be completed and turned in with payment of \$690.00 to the Environmental Health Department by December 7, 2020. You must correct or remove the public Nuisance/Public Health Hazard by January 31, 2021. Failure to correct these violations will result in the County posting the residence as "DO NOT OCCUPY DANGEROUS BUILDING NOT FIT FOR HUMAN HABITATION."

For assistance regarding your violations you may reach me at 503-338-8611 or by email: [nmendoza@co.clatsop.or.us](mailto:nmendoza@co.clatsop.or.us). Thank you for your prompt attention to this matter.

Respectfully,

Nancy Mendoza, REHS

Code Compliance Specialist

11/16/20

Date

Delivered by certified and standard mail  
Certified # 9407111898765821060641



Clatsop County  
 Environmental Health  
 820 Exchange Street, Suite 100  
 Astoria, Oregon 97103  
 Phone 503 325-8500  
 mmcnicke@co.clatsop.or.us www.co.clatsop.or.us

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 CLATSOP CO. PUBLIC HEALTH  
 # 186-20-000355

**Notice Authorizing Representative**

I, Joe Kelly, have authorized  
(Property Owner - Please Print)  
Matthew Owen To act as my agent in performing  
(Authorized Representative - Please Print)

the activities necessary to obtain site evaluations, permits, and other onsite wastewater treatment program services provided by Clatsop County on the property described below in accordance with OAR chapter 340, division 071. I agree that any costs not satisfied by the Authorized Representative are my responsibility.

**PROPERTY IDENTIFICATION**

33232 Biwater Ln Warrenton OR 97146

Property Situs or Road Address

And described in the records of Clatsop County as: Clatsop

Township 8N Range 10W Section 33B Tax Lot 301 Map ID \_\_\_\_\_

Township \_\_\_\_\_ Range \_\_\_\_\_ Section \_\_\_\_\_ Tax Lot \_\_\_\_\_ Map ID \_\_\_\_\_

**PROPERTY OWNER:**

Name: Joe Kelly Email: NO EMAIL

Mail Address: 33232 Bi-Water LN City/State/Zip Warrenton OR 97146

Phone: 503-861-8044 FAX: \_\_\_\_\_

Signature: Joe Kelly Date: 11-4-20

**AUTHORIZED REPRESENTATIVE:**

Name: Matthew Owen Email: owensepticdesign@yahoo.com

Mail Address: 89647 Manion Dr City/State/Zip Warrenton OR 97146

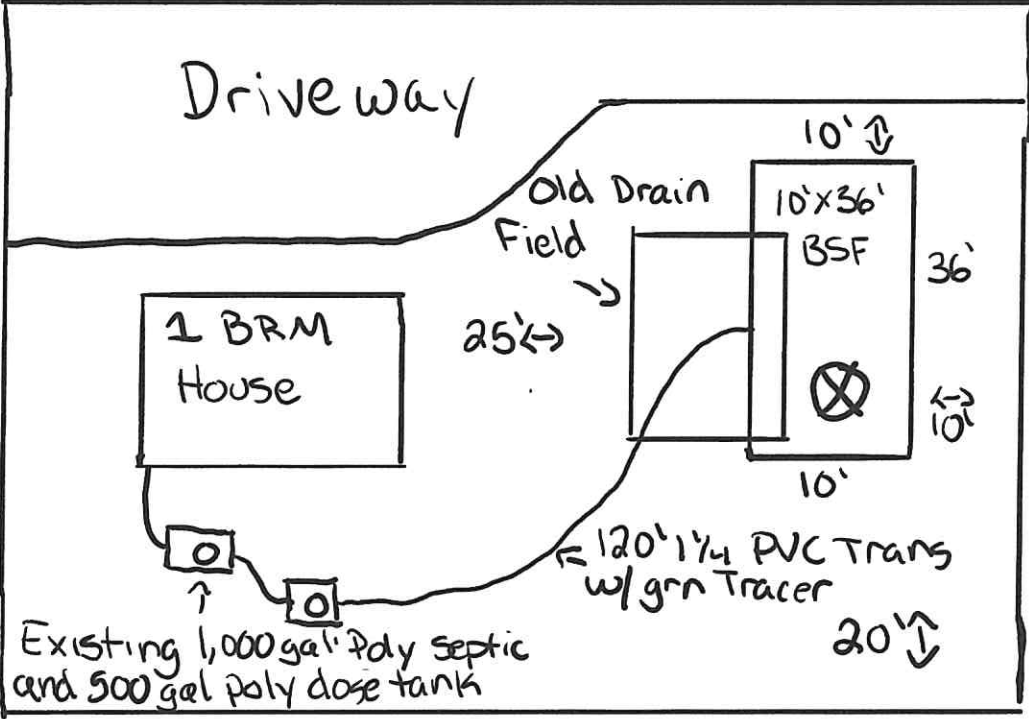
Phone: 503-739-3221 FAX: 503-717-8681

Signature: [Signature] Date: 11-4-20

Joe Kelly  
8N-10W-33B -301

Keith Keranen Exc LLC #38542 ↑ N

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CLATSOP CO. PUBLIC HEALTH  
#186-20-000355



⊗ Test Hole

NOT TO SCALE



Joe Kelly  
 8N-10W-33B -301  
 Keith Keranen Exc LLC #38452

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CLATSOP CO. PUBLIC HEALTH  
 # 186-20-

000355

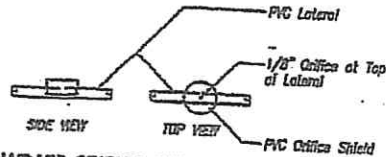
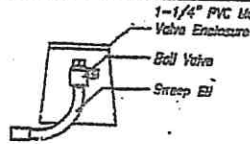
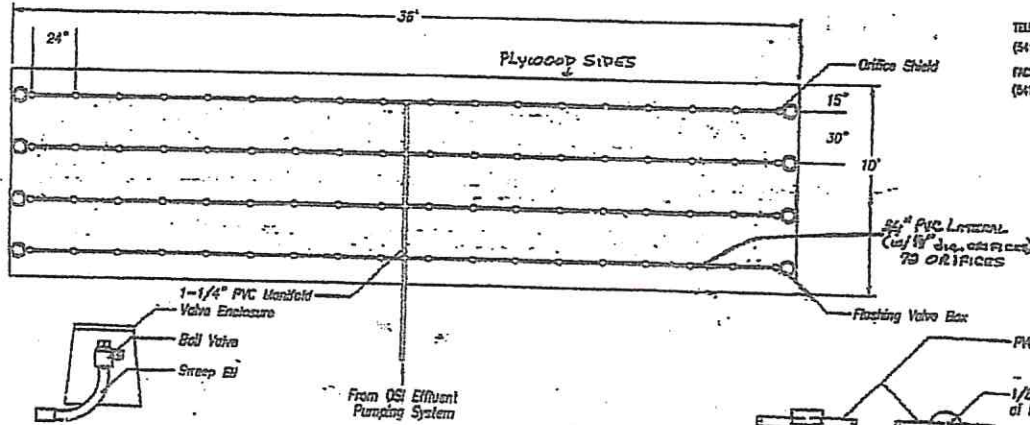


Oranco Systems  
 814 KERRY AVENUE  
 SUPERIOR, OREGON  
 97478-9012

TELEPHONE:  
 (541) 459-4449  
 FACSIMILE:  
 (541) 459-2884

10'x36' Intermittent Sand Filter

Configured for loading rates up to 1.25 GPD/FT.<sup>2</sup> Follow appropriate Intermittent sand filter design criteria.

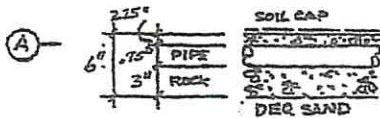
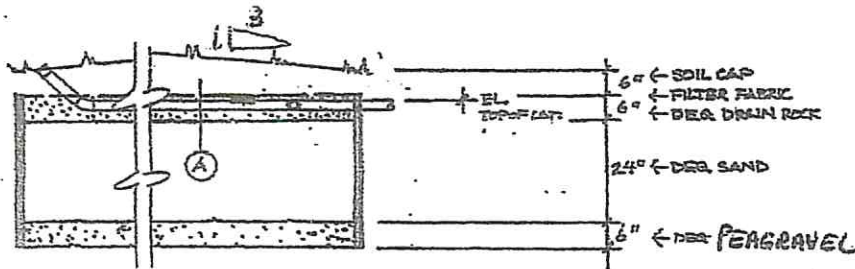


TOP VIEW - 10'x36' BOTTOMLESS SAND FILTER

STANDARD ORIFICE SHIELD DETAIL

Patent # 5,360,556  
 © 1998, Oranco Systems, Inc.

NDW-ISF-103E  
 Rev. 1.0 (2/98)



- EL. NATURAL GRADE ———
- EL. TOP OF MANIFOLD ———
- EL. PUMP BASE ———
- STATIC HEAD ———

BOTTOMLESS SAND FILTER  
 & MANIFOLD SECTION

**Pump Selection for a Pressurized Sys** - Single Family Residence Project

Joe Kelly 8N-10W-33B-301 / Keith Keranen Exc. #38452

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#186-20-000355

CLATSOP CO. PUBLIC HEALTH

**Parameters**

Discharge Assembly Size	2.00	inches
Transport Length	120	feet
Transport Pipe Class	40	
Transport Line Size	2.00	inches
Distributing Valve Model	None	
Max Elevation Lift	5	feet
Manifold Length	7.5	feet
Manifold Pipe Class	40	
Manifold Pipe Size	1.25	inches
Number of Laterals per Cell	8	
Lateral Length	17	feet
Lateral Pipe Class	40	
Lateral Pipe Size	1.25	inches
Orifice Size	1/8	inches
Orifice Spacing	2	feet
Residual Head	5	feet
Flow Meter	None	inches
'Add-on' Friction Losses	0	feet

**Calculations**

Minimum Flow Rate per Orifice	0.43	gpm
Number of Orifices per Zone	72	
Total Flow Rate per Zone	31.2	gpm
Number of Laterals per Zone	8	
% Flow Differential 1st/Last Orifice	0.1	%
Transport Velocity	2.9	fps

**Frictional Head Losses**

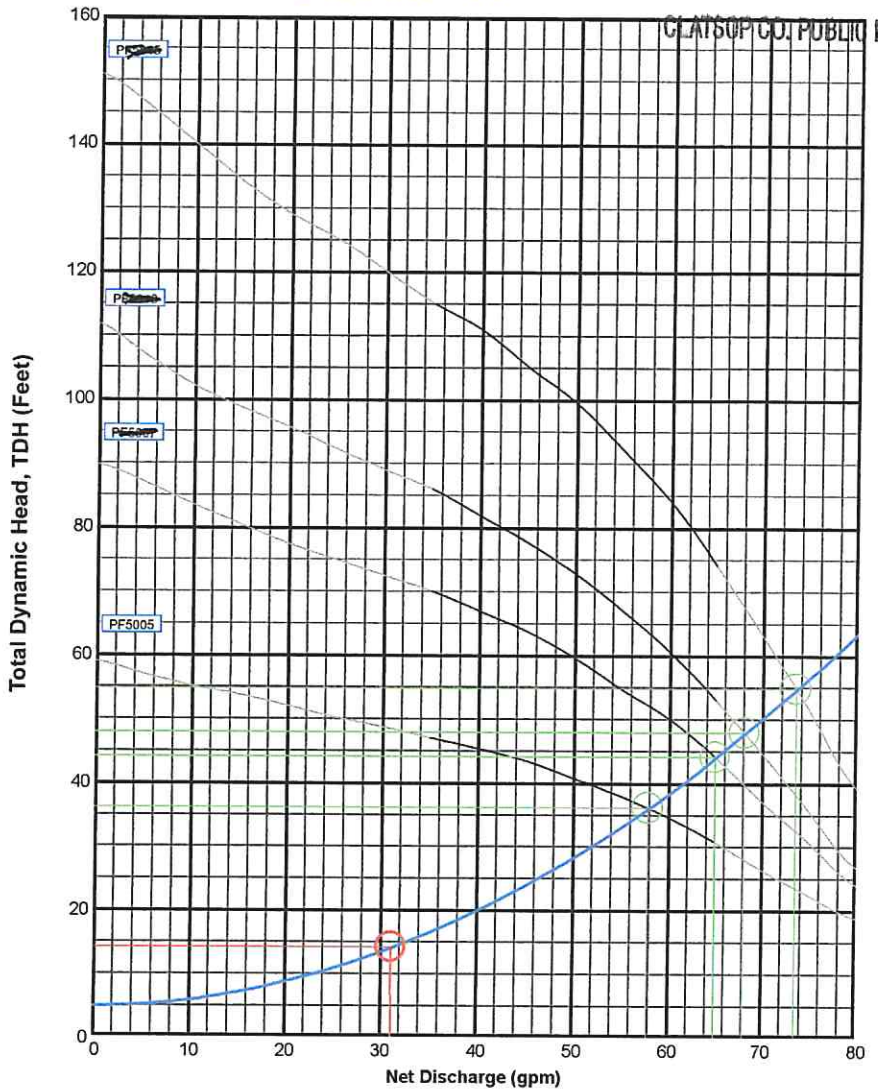
Loss through Discharge	1.9	feet
Loss in Transport	1.9	feet
Loss through Valve	0.0	feet
Loss in Manifold	0.2	feet
Loss in Laterals	0.0	feet
Loss through Flowmeter	0.0	feet
'Add-on' Friction Losses	0.0	feet

**Pipe Volumes**

Vol of Transport Line	20.9	gals
Vol of Manifold	0.6	gals
Vol of Laterals per Zone	10.6	gals
Total Volume	32.1	gals

**Minimum Pump Requirements**

Design Flow Rate	31.2	gpm
Total Dynamic Head	14.2	feet



**PumpData**

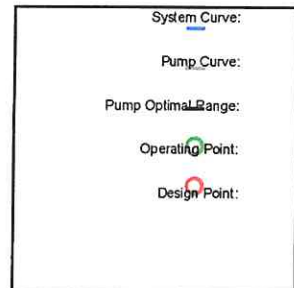
PF5005 High Head Effluent Pump  
50 GPM, 1/2HP  
115/230V 1Ø 60Hz, 200/230V 3Ø 60Hz

PF5007 High Head Effluent Pump  
50 GPM, 3/4HP  
230V 1Ø 60Hz, 200/230/460V 3Ø 60Hz

PF5010 High Head Effluent Pump  
50 GPM, 1HP  
230V 1Ø 60Hz, 200/460V 3Ø 60Hz

PF5015 High Head Effluent Pump  
50 GPM, 1-1/2HP  
230V 1Ø 60Hz, 200V 3Ø 60Hz

**Legend**



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GLATSOP CO. PUBLIC HEALTH

# 186-20-000355

**PARTS LIST 10'x36' sandfilter**

**Joe Kelly**

**8N-10W-33B-301**

**Keith Keranen Exc LLC #38452**

- 1 PF500511 pump package w/S-1 timed dose control panel
- 72 ea 1¼" OS125 orifice shields
- 28yds DEQ sand
- 7yds DEQ peagravel
- 7yds DEQ drain Rock
- 180ft 1¼" PVC solid pipe for manifold kit/transport pipe
- 120ft 2" PVC solid pipe for transport
- 18 1¼" PVC 45° ells
- 4 2" PVC 45
- 3 1¼" PVC four-way
- 1 1¼" PVC "T"
- 8 7" round valve covers
- 8 1¼" PVC shut-off valves
- 1 2" x 1¼" PVC reducer
- Filter fabric
- Plywood (12 ea) and 2" x 4" x 8' (7 ea) boards for sandfilter box

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CLATSOP CO. PUBLIC HEALTH

#186-20-000355



**CALPORTLAND**  
Quality Test Report

Plant 544A-Santosh  
Product ACR8036D-3/8" - #8 PEA GRAVEL  
Specification ACR8036 3/8" - #8 PEA GRAVEL



**Sample Information**

Sample No 931621653  
Date Sampled 08/28/2020 17:33  
Sampled By Eric Egge  
Type Shipping  
Method Belt-Cut

Split Sample   
Resample

Test Note:  
Port of Vancouver

ASTM methods C-117 & C-136 in use for analysis

**Gradation Results**

Date Completed 08/28/2020 17:33

Tested By Eric Egge

Unit	Moist Mass	Dry Mass	Wash Mass	Moisture %	Wash Loss %	Procedure
g	2155.00	2064.70	2062.40	4.4	0.1	

Sieve	Mass Retained	Cum Mass Retained	Ind % Retained	% Retained	% Passing	Target	Specification	Comment
1/2" (12.5mm)	0.00	0.00	0	0	100		100-100	
3/8" (9.5mm)	175.20	175.20	8	8	92		80-100	
1/4" (6.3mm)	1029.00	1204.20	50	58	42			
#4 (4.75mm)	627.00	1831.20	30	89	11		0-20	
#8 (2.36mm)	228.90	2060.10	11	100	0		0-10	
#16 (1.18mm)	1.10	2061.20	0	100	0		0-5	
#30 (.6mm)	0.50	2061.70	0	100	0			
#50 (.3mm)	0.30	2062.00	0	100	0			
#100 (.15mm)	0.00	2062.00	0	100	0			
#200 (75µm)	0.60	2062.60	0.0	99.9	0.1		0-1	
Pan	0.50	2063.10	0.1	100.0	0.0			

**Other Test Results**

Test Name	Date	Result	Unit	Target	Specification	Comment
	Procedure	Lab			Tested By	
FM	08/28/2020 17:33	5.96			Eric Egge	
Grad Loss	08/28/2020 17:33	-0.034	%		Eric Egge	
		Santosh			Eric Egge	

JDE KELLY

8N-10W-33B-301

KETHA KERANEV ETC. #38452

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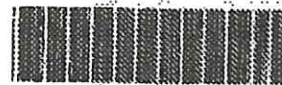
GLATSOP CO. PUBLIC HEALTH

#186-20-000355



**CALPORTLAND**  
Quality Test Report

Plant 544A-Santosh  
Product AOR8364-CC Filter Sand  
Specification CalPortland



1985040748

**Sample Information**

Sample No 1985040748  
Date Sampled 06/22/2020 17:33  
Sampled By Eric Egge  
Type Investigative  
Method Stockpile

Split Sample   
Resample

Test Note  
ASTM methods C-117 & C-136 in use for analysis

**Gradation Results**

Date Completed 06/22/2020 17:33

Tested By Eric Egge

Unit	Moist Mass	Dry Mass	Wash Mass	Moisture %	Wash Loss %	Procedure
g	910.00	847.70	835.30	7.3	1.5	

Sieve	Mass Retained	Cum Mass Retained	Ind % Retained	% Retained	% Passing	Target	Specification	Comment
1/2" (12.5mm)	0.00	0.00	0	0	100			
3/8" (9.5mm)	0.00	0.00	0	0	100		100-100	
1/4" (6.3mm)	4.10	4.10	0	0	100			
#4 (4.75mm)	12.20	16.30	1	2	98		95-100	
#8 (2.36mm)	44.70	61.00	5	7	93		80-100	
#16 (1.18mm)	122.70	183.70	14	22	78		45-85	
#30 (.6mm)	281.30	465.00	33	55	45		15-60	
#50 (.3mm)	269.80	734.60	32	87	13		3-15	
#100 (.15mm)	84.40	819.00	10	97	3		0-4	
#200 (75µm)	13.80	832.80	1.6	98.2	1.8			
Pan	1.90	834.70	1.8	100.0	0.0			

**Other Test Results**

Test Name	Date	Result	Unit	Target	Specification	Comment
					Tested By	
#200 (75µm)	06/22/2020 17:33	1.89	%			
FM	06/22/2020 17:33	2.89			Eric Egge	
Grad Loss	06/22/2020 17:33	0.071	%		Eric Egge	
Total Moisture	06/22/2020 17:33	7.35	%		Eric Egge	
		Santosh			Eric Egge	

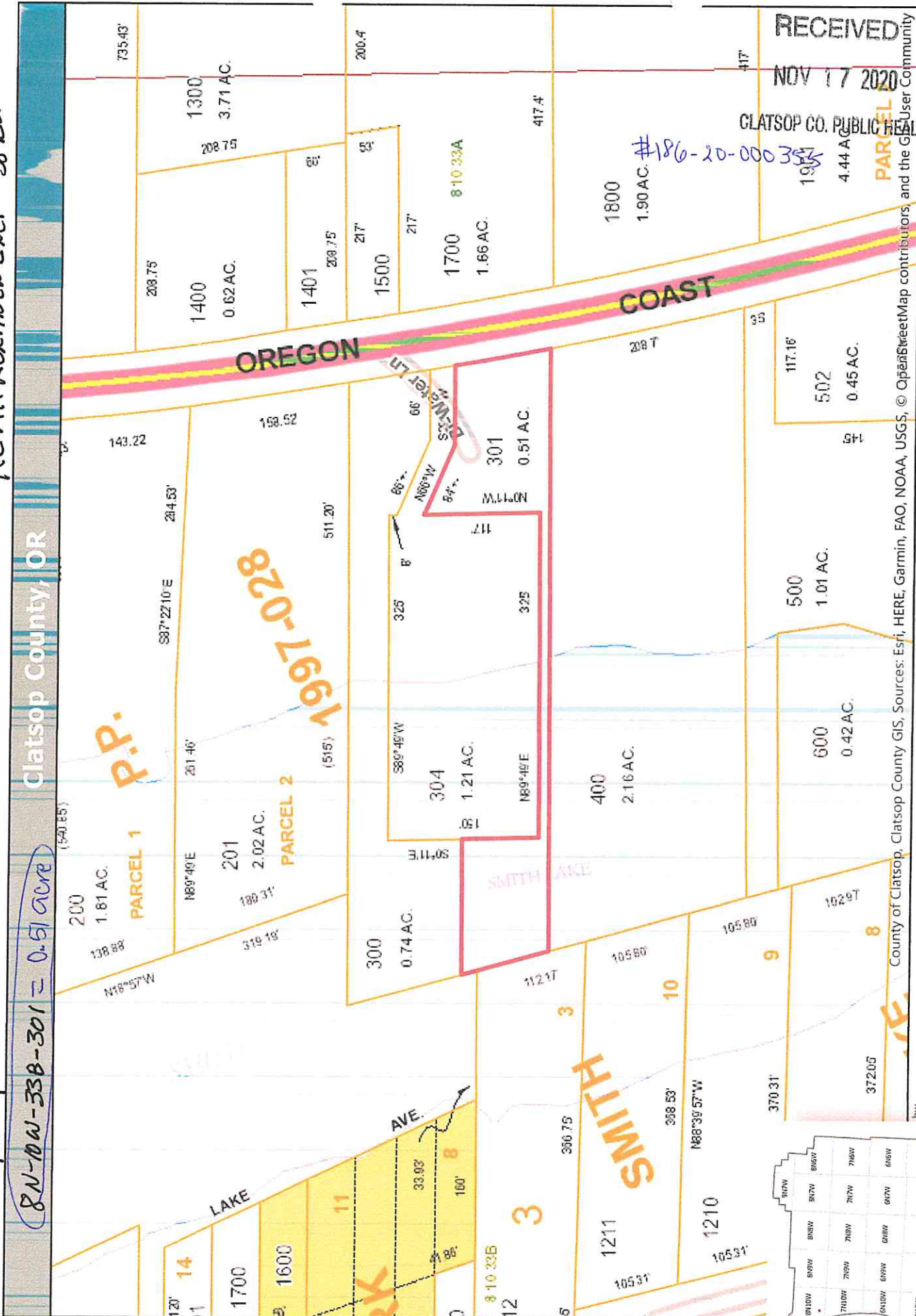
JOE KELLY  
SN-10W-33B-301  
KEITH KERANEW EXC  
#38450

KEITH KORANER EXC. #38452

JOE KELLY

8N-10W-33B-301 = 0.51 acre

Clatsop County, OR



PARCEL 1 P.P.

1997-0228

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NOV 17 2020

CLATSOP CO. PUBLIC HEALTH

#186-20-00035

PARCEL



Clatsop County

0.05



This map was produced using Clatsop County GIS data. The data is maintained by Clatsop County to support its governmental activities. Clatsop County is not responsible for any map errors, possible misuse, or misinterpretation.



11/15/2020 11:27 AM



**Transaction Receipt**  
**Record ID: 186-20-000355-PRMT**  
**IVR Number: 186001398826**

Clatsop County Onsite  
820 Exchange Street  
Astoria, Oregon 97103  
503-325-9302  
Fax: 503-325-9303  
health@co.clatsop.or.us

**Receipt Number: 454669**

**Receipt Date: 11/20/20**

<https://www.co.clatsop.or.us/publichealth/page/onsite-septic-system-program>  
Worksite address: 33232 Bi-Water LN, Warrenton, OR 97146  
Parcel: 81033B000301

<b>Fees Paid</b>					
<b>Transaction date</b>	<b>Units</b>	<b>Description</b>	<b>Account code</b>	<b>Fee amount</b>	<b>Paid amount</b>
11/20/20	1.00 Ea	Repair (major) - single family dwelling	81-7204	\$581.00	\$581.00
11/20/20	1.00	GIS fee - Onsite	81-7045	\$9.00	\$9.00
11/20/20	1.00	DEQ Surcharge	78-9934	\$100.00	\$100.00

Payment Method: Check number: 133      Payer: Kelly Joseph John      Payment Amount: \$690.00

Cashier: Annette Brodigan

**Receipt Total: \$690.00**

7016 1970 0000 3355 4409

U.S. Postal Service™  
CERTIFIED MAIL® RECEIPT  
Domestic Mail Only

740

For delivery information, visit our website at [www.usps.com](http://www.usps.com)

CC HEALTH #740 USE

Certified Mail Fee  
\$ 70.75  
Extra Services & Fees (check box, add fees, as appropriate)  
 Return Receipt (hardcopy) \$ 2.80  
 Return Receipt (electronic) \$  
 Certified Mail Restricted Delivery \$  
 Adult Signature Required \$  
 Adult Signature Restricted Delivery \$

SUNSET RESOR  
AUG - 9 2019  
MAILING SERVICES

Postage  
\$ .55 / 14.10  
Total Postage and Fees  
\$ JOSEPH JOHN KELLY

Sent To  
Street and Apt. No., or PO Box No.  
33232 BI-WATER LANE  
City, State, ZIP+4®  
WARRENTON OR 97146

PS Form 3811, April 2015 PSN 7530-02-000-9053 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Joseph John Kelly  
33232 Bi-water Lane  
Warrenton, OR 97138



9590 9402 4538 8278 4255 98

2. Article Number (Transfer from service label)

7016 1970 0000 3355 4409

COMPLETE THIS SECTION ON DELIVERY

A. Signature  
 Agent  
 Addressee

B. Received by (Printed Name)  
ERNEST C BENTON JR

C. Date of Delivery  
8-12-19

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type
- Adult Signature
  - Adult Signature Restricted Delivery
  - Certified Mail®
  - Certified Mail Restricted Delivery
  - Collect on Delivery
  - Collect on Delivery Restricted Delivery
  - Insured Mail
  - Insured Mail Restricted Delivery (over \$500)
  - Priority Mail Express®
  - Registered Mail™
  - Registered Mail Restricted Delivery
  - Return Receipt for Merchandise
  - Signature Confirmation™
  - Signature Confirmation Restricted Delivery





Clatsop County  
Public Health Department  
820 Exchange Street, Suite 100  
Astoria, Oregon 97103  
Phone 503- 338-3686 Fax 503 338-8678  
[www.co.clatsop.or.us](http://www.co.clatsop.or.us)

mailed  
8/9/19  
8 10 338 301

**NOTICE AND ORDER TO CORRECT VIOLATION**

**Sent by regular and certified mail**

August 8, 2019

To: Joseph John Kelly  
33232 Bi-water Lane  
Warrenton, OR 97138

**RE: FAILING ON-SITE SEWAGE SYSTEM LOCATED AT 33232 BI-WATER LANE,  
WARRENTON, OREGON**

Dear Joseph:

The purpose of this notice and order to correct violation is to inform you that the on-site sewage system (OSS) serving the property at 33232 Bi-Water Lane in Warrenton is failing and is causing a public health hazard. Due to the severity of the hazard, you must do the following.

- 1) Hire a licensed septic system designer/installer to develop a repair plan to address the failing OSS. If you choose this option, a complete repair plan must be submitted to this department within **15 working days** of receiving this notice;

OR

- 2) Vacate the property. No further occupancy will be permitted until the OSS is repaired or the house is connected to the municipal sewer system. If this option is chosen, you must call this department to allow an inspection to verify vacancy. This department will also place highly-visible notice to not allow occupancy until the failing OSS is resolved. If you choose this option, vacancy must be obtained within **30 days** of receiving this notice.

**If you fail to correct the failing OSS, Clatsop County may cause the public health hazard to be abated and charge you the cost of abatement, plus overhead (CCC 8.04.050). In addition or as an alternative, Clatsop County may issue Notice of Infraction and impose civil fines (CCC 1.12.050). Each day that the public health hazard continues may be considered to be a separate nuisance and may result in a separate and additional fine (CCC 1.12.180). These costs will be your personal liability and when recorded as a compliance order in the County lien record will be a lien against any real property you own (8.04.040(D)).**



Clatsop County  
Public Health Department  
820 Exchange Street, Suite 100  
Astoria, Oregon 97103  
Phone 503- 338-3686 Fax 503 338-8678  
[www.co.clatsop.or.us](http://www.co.clatsop.or.us)

After **30 days** from the date of this notice (below), this matter will be set for administrative review. At that time, a decision will be made concerning the existence of and your responsibility for the public health hazard described in this notice. Any information that you would like to have considered must be submitted to the Clatsop County Public Health Department prior to that time.

If you have any questions, please contact me at the number listed below.

Thank you.

Michael McNickle, PhD, MPH, REHS  
Environmental Health Supervisor  
820 Exchange Street  
Astoria, OR 97103  
Phone: 503-338-3686

Cc: Nancy Mendoza, Clatsop County Code Enforcement



# Oregon

John A. Kitzhaber, M.D., Governor

## Department of Environmental Quality

Northwest Region  
2020 SW Fourth Avenue  
Suite 400  
Portland, OR 97201-4987  
(503) 229-5263 Voice  
TTY (503) 229-5471

May 11, 1998

Lawrence Ballman  
P.O. Box 425  
Warrenton, OR 97146

Re: NWR: Clatsop County: Twn 8N Rng 10W, Section 33B, Tax Lot 301: 0.55 Acres

Dear Mr. Ballman:

On May 7, 1998, Flint Carlson from Carlson Contracting, Inc., submitted a final inspection and request form to the North Coast Branch Office in Warrenton. Based upon system compliance (alteration permit # 98-48) with the Department of Environmental Quality (DEQ) regulations governing on-site sewage disposal, Oregon Administrative Rule (OAR) 340, Divisions 71 and 73, a certificate of satisfactory completion (CSC) is hereby issued.

The conditions stipulated in the medical hardship variance granted to you on March 30, 1979, have now been met and the property complies with the Geographical Area Special Considerations, "Clatsop Plains Aquifer", OAR 340-71-400(5). The Department requests that any restrictions placed on the title of this property regarding sewage disposal be removed.

If you should have any questions, please feel welcome to contact me at 503-229-6313.

Sincerely,

Dewey W. Darold, R.S.  
Natural Resource Specialist  
Northwest Region, Water Quality

cc: DEQ/NCBO

Flint Carlson, #33563 P-1  
Carlson Contracting, Inc.  
P.O. Box 157  
Hammond, OR 97121

James C. Casterline, President  
Pacific Title Company  
P.O. Box 41, 1000 South Holladay, Suite A  
Seaside, OR 97138

52645

Control No.

STATE OF OREGON DEPARTMENT OF ENVIRONMENTAL QUALITY

PERMIT NO. 98-48

\$ 325.00 Fee

Permit Type: New Construction, Repair, Other ALTERATION

Permit Issued To: Lawrence Ballman (Property Owner's Name), 8N (Township), 10W (Range), 33B (Section), 301 (Tax Lot / Acct. No.), Clatsop (County)

Highway 101 (Road Location), Warrenton (City), Dewey Donald (Issued by - Signature), 5-4-98 (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: May 4, 1999; TYPE OF SYSTEM: Alternative-Pressurized Seepage Bed

Existing Poly septic; Tank Volume 1000 Gallons; Disposal Trenches; Seepage Bed(s) 600 Square Feet; Maximum Depth 36 inches; Minimum Depth 18 inches; Linear Feet

Equal, Loop, Serial, Pressurized, Minimum Distance Between Trenches; Total Rock Depth 12 inches; Below Pipe 6 inches; Above Pipe 4 inches; Rake Sidewall

Special Conditions (Follow Attached Plot Plan) Install in accordance with plans & specifications submitted. Septic drainfield to maintain 10' setback from any property lines, water lines or underground utilities. 100' setback from any wells to seepage bed.

PRE-COVER INSPECTION REQUIRED - CONTACT North Coast Branch Office - 861-3280.

CERTIFICATE OF SATISFACTORY COMPLETION

As-Built Drawing with Reference Locations

Installer: Carlson Contracting Inc.

See as-built plot plan submitted by installer.

Final Insp. Date

Inspected By

Issued by Operation of Law

Pre-cover inspection waived pursuant to OAR 340, Division 71

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.

(Authorized Signature), (Title), (Date), (Office)

MAY 11 1998  
(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.**

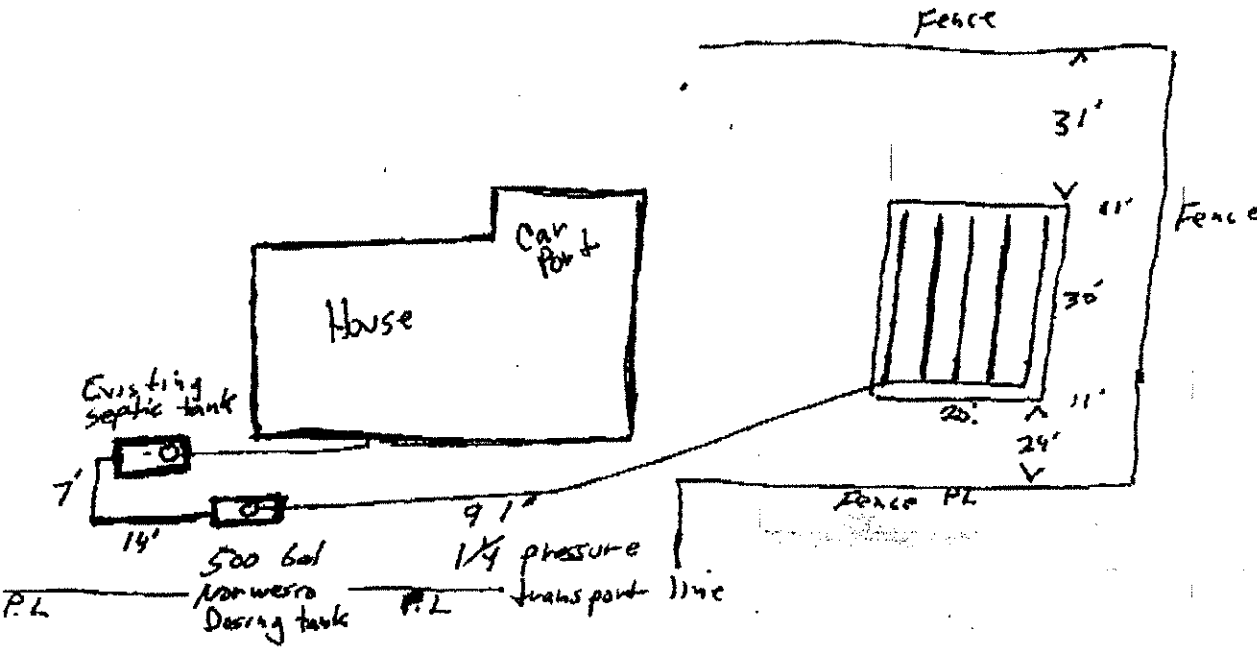
Property Owner Larry Ballman Permit Number 98-48 County Clatsop  
Township 8 ; Range 10 ; Section 33B ; Tax Lot 301 ; Tax Acct. # \_\_\_\_\_  
Job Location Rt 1 406 B  
Date System Construction Completed 5/6/98 ; Date Submitted to DEQ or Agent 5/10/98

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

500 gal Norwesco Dosing tank & riser  
21' 4" 3034  
O'Brien Pump Package  
OSP 33 pump  
misc 2" & 1/4 fittings  
1 4x4 Rubber Coupling  
140' 2" lateral piping  
14' 2" manifold  
600 sq ft Filter fabric  
25 yds Drain Rock  
91' 1/4 pressure line

Property Owner Lantny Ballman Permit Number 78-48 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.



**SECTION 4: CONSTRUCTION WAS PERFORMED BY:**

Property Owner (Permittee)

Sewage Disposal Service Business: Carlson Cont 33563  
(Print Full Business Name) (License Number)

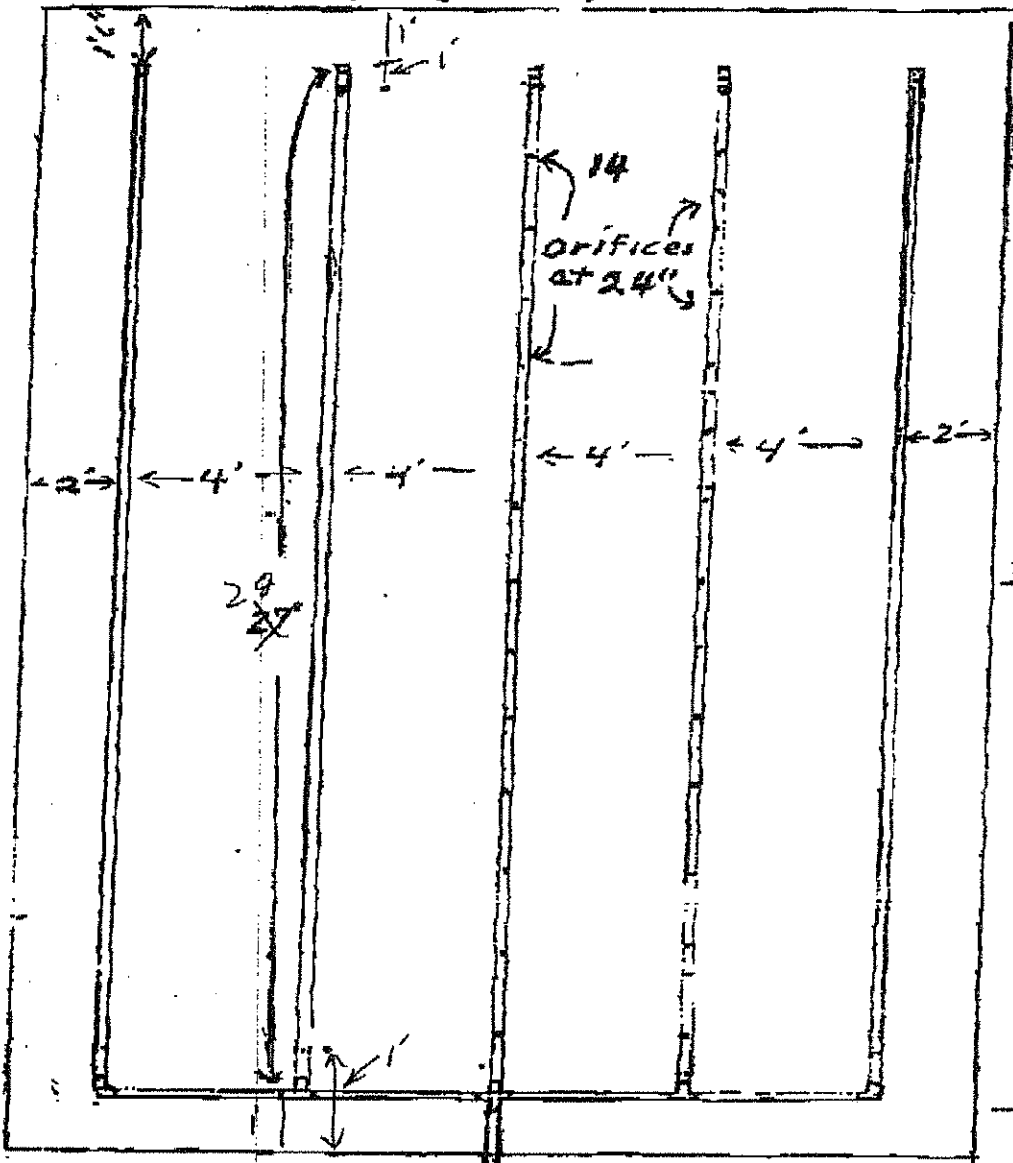
I certify the information provided in this notice is correct, and that the construction of this system was in accordance with the permit and the rules regulating the construction of on-site sewage disposal systems (OAR Chapter 340, Divisions 71 and 73).

[Signature] Pres 5/10/98  
(System Installer's Signature) (Title) (Date)

(wp51\FINAL.95c

Cover = 1/2" Filter fabric Protection  
2" Filter Material for Pressure Distribution  
2' \* 4' \* 4' \* 4' \* 4' \* 4' \* 2'

2" Rock  
1" Cover  
1 orifice  
Run of  
pe  
10 total



2" P.V.C. Pip  
CLASS 160  
Fittings F.V.C  
Sch. 40

L. Ballman

Dewey Darold, R.  
Approved  
5-4-98



CARLSON CONTRACTING  
P.O. Box 157  
HAMMOND, OREGON 97121  
(503) 861-2408  
Contractors # 5444

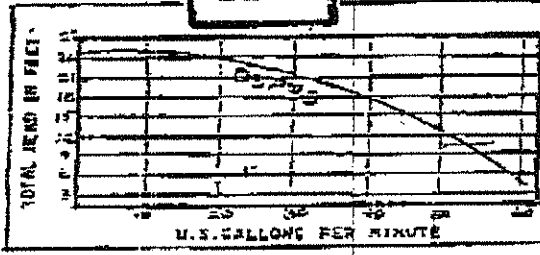
04/29/98 00:34 TX/RX NO.4139 P.004

05/04/98 12:59 TX/RX NO.4164 P.003

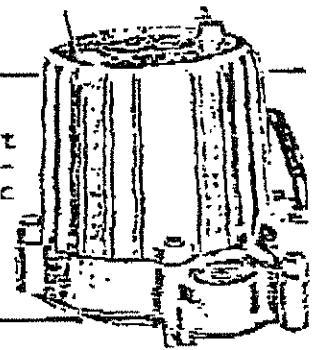


**CARLSON CONTRACTING**  
P.O. Box 157  
HAMMOND, OREGON 97121  
(503) 861-2408  
Contractors # 5444

# K5 EFFLUENT PUMPS



**OSP33M 1/3HP 115 OR 230V**  
Popular submersible pump for most domestic applications. Ball bearing motor with built-in automatic reset overload. Bronze non-clog impeller. Discharge 1 1/2" Shipping weight 52 lbs.



## DEQ APPROVED BUILDING MATERIAL LIST

### Low Pressure System

Michael's 1100 gallon dosing/septic tank  
Oranco Pump Pkg. w/floats, alarm, 1 1/4" gate valve & 1 1/4" check valve & piping  
Pump  
Pressure line - ~~1/2"~~ PVC, Class 160

Approx OSP 33  
30'

## DEQ APPROVED BUILDING MATERIAL LIST

*Dewey Dorold, R.S.*  
*Approved*  
*5-4-98*  
*L. Ballman*



L. Ballman

SYSTEM HEAD CALCULATIONS

1. **STATIC HEAD:** (vertical elevation difference from the pump base to the pressure distribution laterals) 11 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 = 70

Orifice discharge rate = R = 40 gpm

Total gallons per minute = N X R = 2800 gpm  
28.7

(b) Calculate Friction Head Loss:

Length of transport pipe = F (in feet)

Friction loss coefficient =  $\frac{L}{F \times R}$  (see reverse side)

Friction Head =  $\frac{80 \times 5.45}{100} = \frac{4.36}{100} = \underline{44.5}$  feet

4. **TOTAL DYNAMIC HEAD (TDH):** (sum of static head, system allowance and friction head) 1400 feet  
25.36

5. **HYDRAULIC SPECIFICATIONS:**

PUMP DUTY: 22 gpm @ 14.5 TDH

BRAND: Hydramatic

MODEL: OSP 33 HORSEPOWER: 1/2

CAPACITY: 25 TDH @ 145 GPM, and

22 GPM @ 25 TDH

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

Dewey Donald, R.S.  
Approved - Subject to notes  
5-4-98

04/29/98 00:34 TX/RX NO.4139 P.003

05/04/98 12:59 TX/RX NO.4164 P.002



# Oregon

John A. Kitzhaber, M.D., Governor

Department of Environmental Quality

Northwest Region  
2020 SW Fourth Avenue  
Suite 400  
Portland, OR 97201-4987  
(503) 229-5263 Voice  
TTY (503) 229-5471

April 23, 1998

Lawrence Ballman  
P.O. Box 425  
Warrenton, OR 97146

Re: OSS: NWR: Clatsop County: Alteration Evaluation Report: Twn 8N Rng 10W,  
Section 33B, Tax Lot 301: 0.55 Acres

Dear Mr. Ballman:

On April 21, 1998, Dewey W. Darold, R.S., from the Department of Environmental Quality (DEQ) conducted an evaluation on the above-described property to determine feasibility of altering an existing on-site sewage disposal system. This evaluation and report is based upon current Department of Environmental Quality (DEQ) regulations governing on-site sewage disposal, OAR 340, Divisions 71 and 73.

During the site visit, a test pit had been prepared east of the home site. The soils were found to consist of loamy sand and fine sands. The natural slope in the area of the pit was found to be 7 percent. The existing system located west of the house consists of a 1000 gallon polyethylene septic tank (minor repair # 97-158) and an absorption facility of unknown nature. An inspection inside the septic tank showed sewage levels at the outlet invert.

Based upon the results of the study, the system alteration will consist of a **600 ft<sup>2</sup> pressurized seepage bed system, a minimum 450 gallon DEQ approved dosing tank with watertight gasketed riser to ground surface, and associated controls and alarm.** The bed will be limited to a minimum depth of 18 inches and a maximum depth of 36 inches. Pressurized disposal trenches may also be feasible provide setbacks in TABLE 1 for absorption facilities can be met.

Please refer to the enclosed diagram for information concerning the location, boundaries and special conditions of the approved site.

This system is limited to a dwelling of four (4) bedrooms, maximum. The definition of a "bedroom" means any room within a dwelling which meets minimum habitation criteria as interpreted and administered by the local building official.

Lawrence Ballman  
April 23, 1998  
Page 2

This system will have the capacity to serve a single family dwelling with a peak daily sewage flow of 450 gallons per day (gpd) and an average daily sewage flow of not more than approximately 225 gpd. Premature system failure may occur if either flow limit is exceeded. In order to prolong the life of the bed/trenches, the septic tank should be pumped-out every four or five years depending on sewage flows and number of persons occupying residence. If you suspect high water usage, the bed/trenches should be oversized. The use of a garbage disposal is discouraged and as always water conservation measures should be practiced. As with any on-site sewage disposal system, periodic maintenance is a necessity and can prolong the life expectancy of the system.

The system authorized by this report will be in full conformance with current state standards for on-site sewage disposal. Further, the conditions stipulated in the medical hardship variance granted to you for your father-in-law will be met once the system is installed and a certificate of satisfactory completion (CSC) is issued.

For alteration permit issuance, plans and specifications must be submitted to the *North Coast Branch Office of the DEQ, 19 N. Highway 101, Warrenton*. Before a permit can be issued, appropriate fees must be paid.

Technical information pertaining to this report is available upon request. If you should have any questions or would like to discuss matters further, please feel welcome to contact me at 503-229-6313.

Sincerely,  
*Dewey Darold*  
Dewey W. Darold, R.S.  
Natural Resource Specialist  
Northwest Region, Water Quality

DWD:dwd  
Encl: Site Diagram  
cc: DEQ/NCBO

Flint Carlson, #33563 P-1  
Carlson Contracting, Inc.  
P.O. Box 157  
Hammond, OR 97121

James C. Casterline, President  
Pacific Title Company  
P.O. Box 4 / South Holladay, Suite A  
Seaside, OR 97138-5318

**S EVALUATION FIELD WORKSHEET**

Tax Reference: 810-338-301 Evaluator: Vewey Darold  
 Applicant: Lawrence Ballman Date: 4-21-98 Parcel Size: 0.55 ACRES

DEPTH	TEXTURE	SOIL MATRIX COLOR AND MOTTLING (NOTATION), % COARSE FRAGMENTS, ROOTS, STRUCTURE, LAYER LIMITING EFFECTIVE SOIL DEPTH, ETC.
Pit 1	0"-10"	10YR 2/1, wk sbk, fri, com med roots, few fine roots
	10"-20"	7.5YR 2.5/2, single grain, com. med roots
	20"-30"	10YR 4/3
	30"-58"	2.5Y 5/2 or 4/2
Pit 2		
Pit 3		
Pit 4		

Landscape Notes: Stabilized Dunal Ridge  
 Slope: 7% Aspect: W Groundwater Type: No evidence  
 Other Site Notes: \_\_\_\_\_

**SYSTEM SPECIFICATIONS**

Peak Daily Flow: 450 gpd Average Daily Flow: 225 gpd

- Initial System: Alt. Pressurized Seepage bed system Disposal Facility: 600 (linear feet/square feet) Max. Depth: 36 inches
- Replacement System: \_\_\_\_\_ Disposal Facility: \_\_\_\_\_ (linear feet/square feet) Max. Depth: \_\_\_\_\_ inches

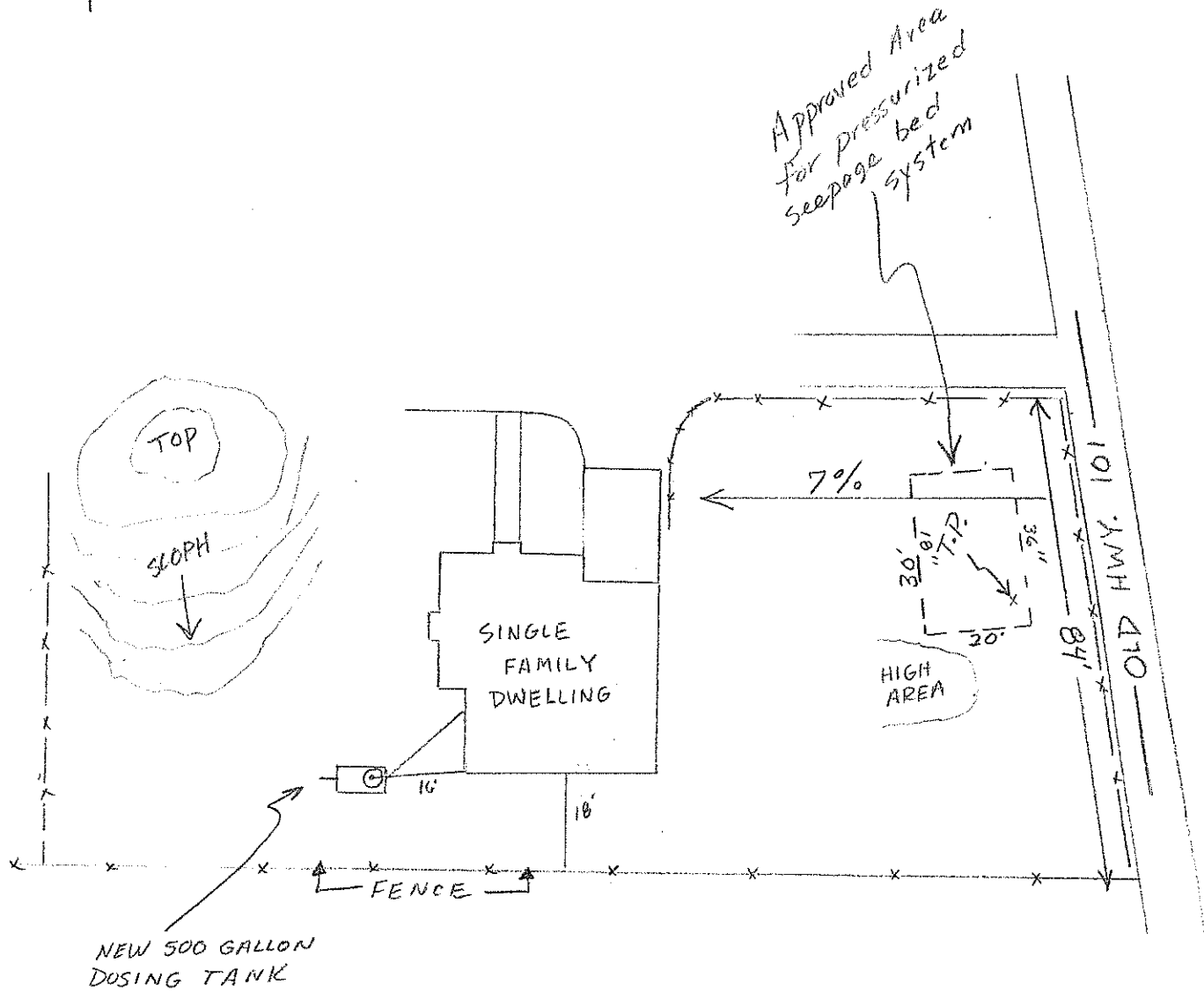
Special Conditions: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

PLOT PLAN ON REVERSE SIDE



LAWRENCE BALLMAN  
810-33B-301  
0.55 ACRES

DEWEY DAROLD  
4-21-98  
Alt. Appl.  
(NTS)  
1" = 30'



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

OFFICE USE ONLY  
Date Rec'd 4-12-98  
Date Completed 5-9-98  
Required Fee \$225.00 (NOT DUE UNTIL 8:30 AM PLAN SUBMISSION)  
Receipt No. 8245  
Control No. 52645

APPLICANT'S USE - (PLEASE PRINT)

55 ACRE  
Lot Size (Acreage or Dimensions)

RENCE Ballman  
(Property Owner's Name)  
al Description 8 10 33B 301 Clatsop  
Property (Township) (Range) (Section) (Tax Lot/Acct. No.) (County)  
Parcels in Platted divisions, Indicate (Subdivision Name) (Lot Number) (Block Number)

Proposed Facility

Water Supply

Single Family Residence \_\_\_\_\_  
(Number of Bedrooms)  
Other \_\_\_\_\_  
(Specify)

Public (Community System)  
 Private \_\_\_\_\_  
(Indicate: Well, Spring, Etc.)

Existing Facility

Single Family Residence 2  
(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 bedrooms
- 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.

[Signature]  
(Signature)

4/20/98  Authorized Representative  
(Date)  Licensed Installer  
License No. 33563

Owner's Mailing Address  
Ballman  
P O Box 425  
Warrenton, OR  
Phone 861-1300

Applicant's Mailing Address (if different)  
Carlson Cant  
P O Box 157  
Hammond, OR  
Phone 861-2408 IW\WCS\WCS690 (7-19-91)

LAND USE COMPATIBILITY STATEMENT  
FOR ON-SITE SEWAGE DISPOSAL SYSTEMS

APPLICANT'S NAME Lawrence Ballman 70 Boy 425 Warrenton OR 97146		MAILING ADDRESS		PHONE
TOWNSHIP 8		RANGE 10	SECTION 33B	TAX LOT OR ACCT NO 301
PROPERTY LOCATION	SUBDIVISION/PROJECT		BLOCK	COUNTY Clatsop
	<input type="checkbox"/> PROPERTY IS A LOT OF RECORD CREATED BEFORE AUGUST 1, 1981.			

PROPOSED LAND USE: 2 Bedroom Single family residence  
Repair of existing septic system

STATEMENT OF COMPATIBILITY FROM APPROPRIATE LAND USE AUTHORITY  
(An equivalent statement may be provided in lieu of this form)

PROPERTY'S ZONING DESIGNATION

SFR-1/BDO

THE ABOVE PROPOSAL HAS BEEN REVIEWED AND FOUND TO BE:

- COMPATIBLE WITH THE LCDC ACKNOWLEDGED COMPREHENSIVE PLAN
- NOT COMPATIBLE WITH THE LCDC ACKNOWLEDGED COMPREHENSIVE PLAN
- CONSISTENT WITH THE STATEWIDE PLANNING GOALS
- NOT CONSISTENT WITH THE STATEWIDE PLANNING GOALS

REASON FOR FINDING OF COMPATIBILITY/INCOMPATIBILITY

allowed use in zone

PROPERTY IS LOCATED (CHECK ONE)

- INSIDE CITY
- INSIDE URBAN GROWTH BOUNDARY
- OUTSIDE CITY LIMITS
- OUTSIDE URBAN GROWTH BOUNDARY

LAND USE AUTHORITY

Clatsop Co. Planning Dept.

SIGNED Yvonne Allen	TITLE Planning Tech.	DATE 4-15-98
------------------------	-------------------------	-----------------

CITY/COUNTY CONCURRENCE IF INSIDE URBAN GROWTH BOUNDARY

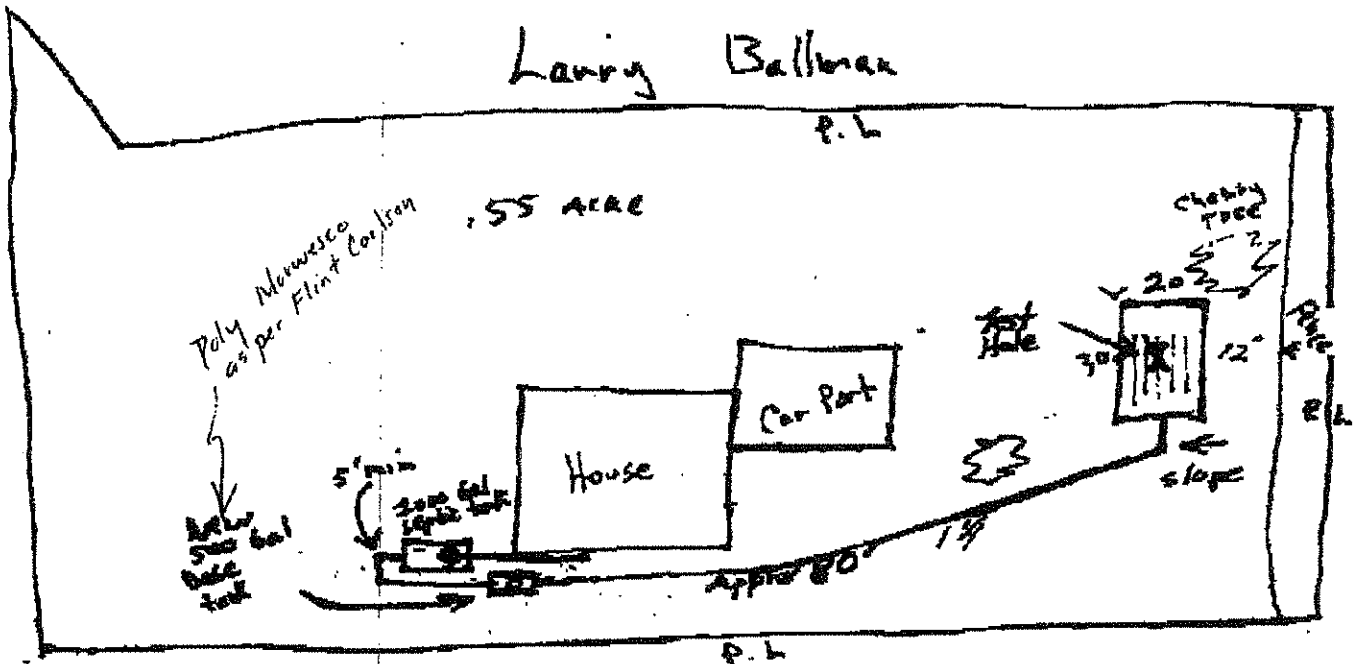
SIGNED	TITLE	DATE
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# Carlson Contracting, Inc.

P.O. Box 157 • Hammond, Oregon 97121 • (503) 861-2408 • CCB #83416

- \* Approx 12" slope in pit area
- \* all measurements approximate



DEPT. OF ENVIRONMENTAL QUALITY  
RECEIVED

APR 29 1998

NORTH COAST BRANCH OFFICE  
WARRENTON

04/29/98 00:34

TX/RX NO. 4139 P.001

05/04/98 12:59

TX/RX NO. 4164 P.001

Dewey David, P.S.  
5-4-98  
Approved





# Oregon

John A. Kitzhaber, M.D., Governor

## Department of Environmental Quality

Northwest Region  
2020 SW Fourth Avenue  
Suite 400  
Portland, OR 97201-4987  
(503) 229-5263 Voice  
TTY (503) 229-5471

March 19, 1998

Lawrence H. Ballman  
Route 2, Box 406B  
Warrenton, OR 97146

Re: OSSD: NWR: Clatsop County: Twn 8N, Rng 10W, Section 33B, Tax Lot 301  
0.55 Acres

Dear Mr. Ballman:

The Department of Environmental Quality (DEQ) is in receipt of your letter to Mr. Darold and a letter to you from Pacific Oregon Title Company regarding property you own along Smith Lake in Warrenton. Other pertinent documents applicable to this property and reviewed were a bargain and sale deed and a variance request from you to the Director heard by the Environmental Quality Commission (EQC) on March 30, 1979.

You have requested the Department review the information provided and make a determination whether the variance still remains in effect. You wish to sell or trade this residence for similar property and given the concern raised by the title company they would like this restriction cleared from your title before proceeding forward with the sale of the property.

The EQC granted you a medical hardship variance for construction of a new residence for you to live in and your father-in-law to live in an existing residence located on tax lot 301. You have indicated your father-in-law is deceased.

Please refer to page 3 of the special conditions of the variance request. The Environmental Quality Commission's variance was contingent upon two conditions:

- 1) The variance terminates upon the death of Mr. Walters and the subsurface system presently in use be disconnected, and the home left uninhabited pending adoption of a Clatsop Plains Groundwater Protection Plan.
- 2) After adoption of the Groundwater Protection Plan, if the home and its subsurface sewage system is not compatible with the adopted plan, the home shall be razed.

The Clatsop Plains Groundwater Protection Plan was adopted by Clatsop County in the early 1980's and allows for special consideration of small lots overlaying the Clatsop Plains aquifer. A copy of Oregon Administrative Rule 340-71-400(5) which implements the Clatsop Plains Groundwater Protection Plan for on-site systems is enclosed.

This 0.55 acre parcel exceeds the loading rate of 450 gallons per day (gpd) per acre which would otherwise be required under the on-site sewage disposal rules for a standard on-site

Lawrence H. Ballman  
March 19, 1998  
Page 2

sewage disposal system. This loading rate is based upon projected nitrate contamination to the groundwater in unconfined aquifers overlaid with rapidly draining soils. The parcel does not comply with the Clatsop Plans rule identified in condition 2.

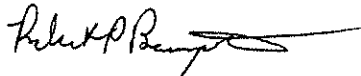
In order to qualify for a standard subsurface sewage disposal system in the Clatsop Plains, a minimum of one acre is required to meet the loading rate. This lot does not meet 340-71-400(5), because the dwelling is connected to and utilizes a standard subsurface sewage disposal system and the lot is less than one acre.

The Department believes the best solution for you is to comply with the rule as stated in condition 2. This property would comply by constructing either a pressurized distribution system or a sand filter system as per OAR 340-71-400(5)(b)(C). A complete application including; fee, site preparation and other exhibits are needed before an evaluation can be made to the site. A permit can be issued after plans, specifications, and required fees are received and approved by the North Coast Branch Office of the Department of Environmental Quality, 19 North Highway 101, Warrenton OR 97146. The phone number is 503-861-3280.

The Department's position is that the existing subsurface wastewater disposal system does not conform to the geographical rule and condition 2 of the special hardship variance.

If you should have further questions, please feel welcome to contact Mr. Darold at 503-229-6313.

Sincerely,



Robert P. Baumgartner, Manager  
Source Control Section  
Northwest Region

RPB:dwd

Encl: OAR 340-71-400(5)  
OAR 340-71-220(1)(c)-3-

cc: DEQ: NCBO  
DEQ: CAS: HQ

James C. Casterline, President  
Pacific Title Company  
P. O. Box 41  
Seaside, OR 97138

\$ 155.00  
Fee

New Construction

Minor Repair

Other Tank replacement

Permit Issued To Lawrence Ballman 8N 10W 33B 301 Clatsop  
(Property Owner's Name) (Township) (Range) (Section) (Tax Lot / Acct. No.) (County)  
Highway 101 Warrenton Dewey Donald 10-14-97  
(Road Location) (City) (Issued by - Signature) (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 October 14, 1998

TYPE OF SYSTEM \_\_\_\_\_

New Poly

Design Sewage Flow \_\_\_\_\_ Gallons/Day

Tank Volume 1000 Gallons

Disposal Trenches

Seepage Bed(s)  \_\_\_\_\_ Square Feet

Maximum Depth \_\_\_\_\_ 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. Properly decommission existing septic tank and submit copy of pumping receipt. Septic tank to be set back a minimum of 10' to any water lines and 5' to any property lines or building foundation.

PRE-COVER INSPECTION REQUIRED — CONTACT North Coast Branch Office -- 861-3280.

**CERTIFICATE OF SATISFACTORY COMPLETION**

As-Built Drawing with Reference Locations

Installer Carlson Contracting Inc.

See as-built plot plan submitted by installer.

Final Insp. Date \_\_\_\_\_

The absorption facility serving this residence is unknown. The installation of a new septic tank will not guarantee continued satisfactory operation of the system.

Inspected By \_\_\_\_\_

Issued by Operation of Law

Pre-cover inspection waived pursuant to OAR 340, Division 71

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.

\_\_\_\_\_  
(Authorized Signature)

\_\_\_\_\_  
(Title)

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
(Office)

OCT 23 1997 (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 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.**

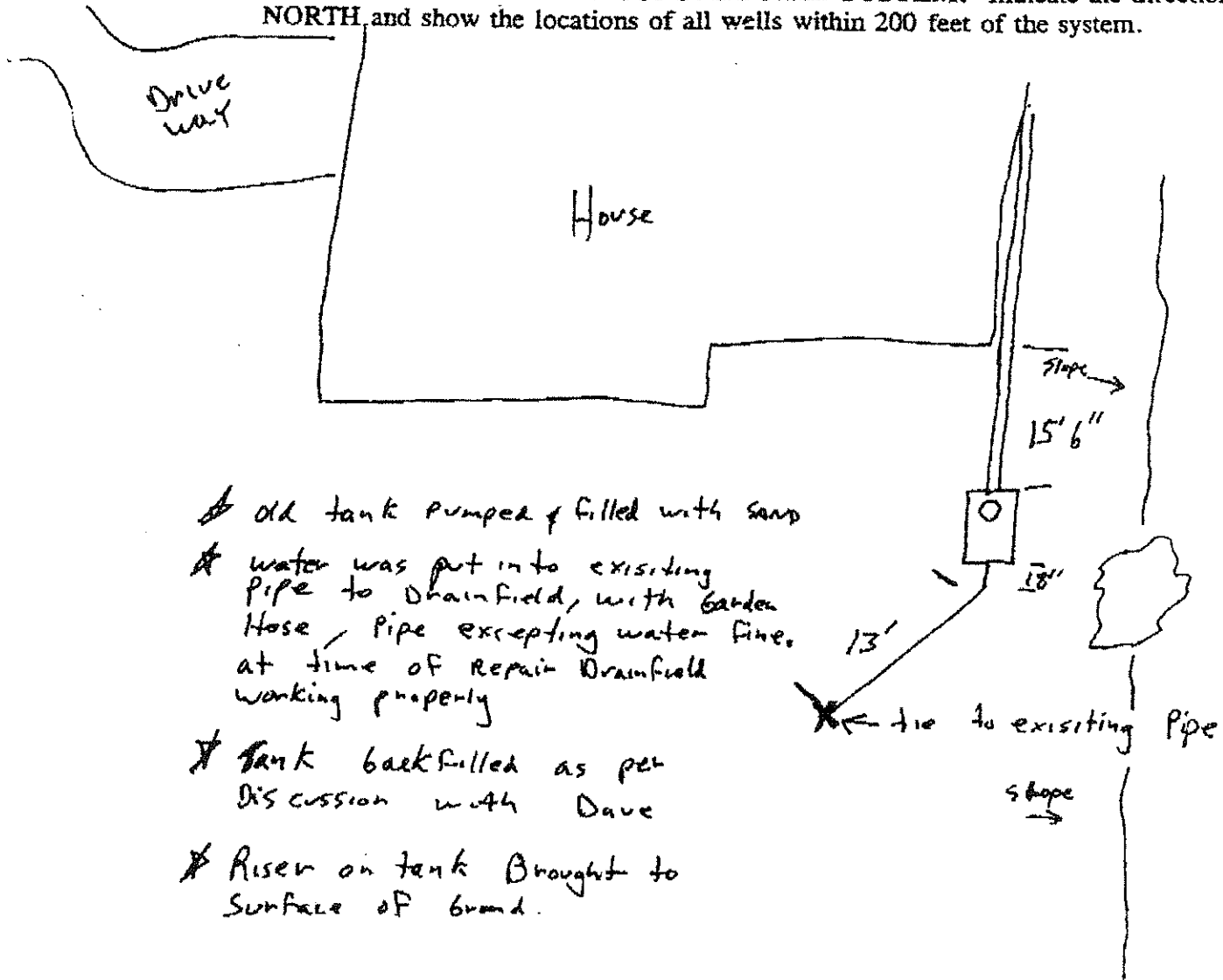
Property Owner Lanny Ballman Permit Number 97-158 County Clatsop  
Township 8N; Range 10W; Section 33B; Tax Lot 301; Tax Acct. # \_\_\_\_\_  
Job Location Box 425 Warrenton OR  
Date System Construction Completed 10/22/97; Date Submitted to DEQ or Agent 10/22/97

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

- 2000 gal Norwesco tank
- 1 Riser
- 2 lids
- misc 4" Rubber Couplers
- misc 4" fittings
- 15' 4" 3034 sewer pipe

Property Owner Larry Ballman Permit Number 97-158 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.



- \* Old tank pumped & filled with sand
- \* water was put into existing pipe to drainfield, with garden hose, pipe excepting water fine. at time of repair drainfield working properly
- \* tank backfilled as per discussion with Dave
- \* Riser on tank brought to surface of ground.

**SECTION 4: CONSTRUCTION WAS PERFORMED BY:**

Property Owner (Permittee) \_\_\_\_\_  
Sewage Disposal Service Business: Carlson Contracting, 33583  
(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] Pres 10/22/97  
(System Installer's Signature) (Title) (Date)

e:\wp51\FINAL.95c



**CARLSON CONTRACTING, INC.**  
P.O. Box 157  
HAMMOND, OREGON 97121  
(503) 861-2408  
Contractors #83416

# STATEMENT

DATE	10/22/97
NUMBER	

Larry Ballman  
Box 425  
Warrenton, OR

TERMS: Net 10th. Interest will be charged at the rate of 1 1/2% per month, 18% annually, on past due accounts.

PLEASE DETACH AND RETURN WITH YOUR REMITTANCE

DATE	CHARGES AND CREDITS	BALANCE
	BALANCE FORWARD	
10/22/97	pump 2000 gal Septic tank  For Replacement	
	<i>[Signature]</i> 10/22/97	

**CARLSON CONTRACTING**

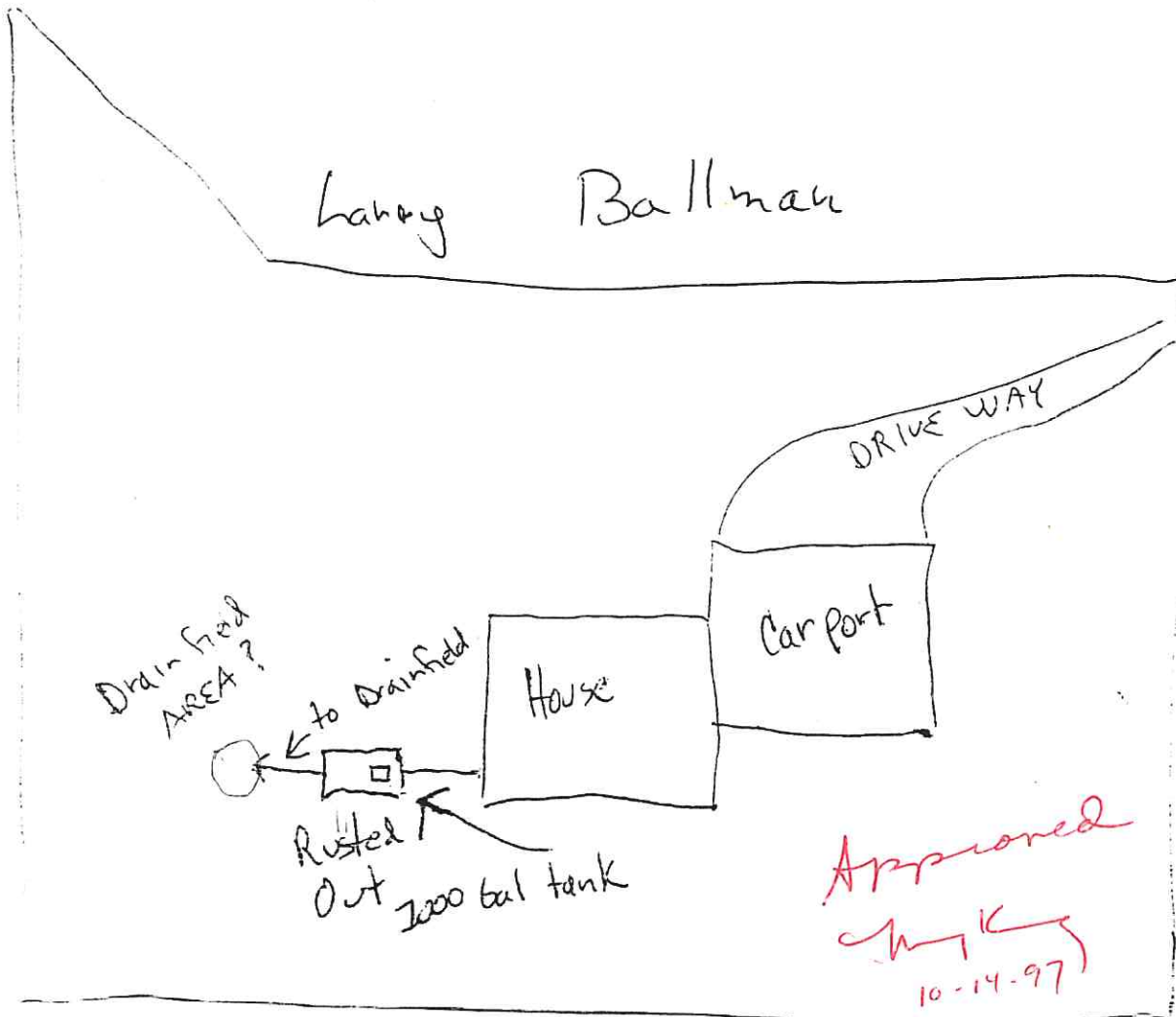
Thank You PAY LAST AMOUNT IN THIS COLUMN



# Carlson Contracting, Inc.

P.O. Box 157 • Hammond, Oregon 97121 • (503) 861-2408 • CCB #83416

- \* Tank was Pumped by EDS Septic Clyde stated that outflow of tank took water continuously over a period of time
- \* New 2000 gal Norwesco & Riser to be installed Down slope from old tank
- \* old tank to be pumped & opened up & filled with sand



STATE OF ORE  
 DEPARTMENT OF ENVIRONMENTAL QUALITY  
 NORTH COAST OFFICE  
 17 N. Highway 101  
 Warrenton, OR 97146  
 (503) 861-3280

OFFICE USE ONLY  
 Date Rec'd 10-1-97  
 Date Completed 10-14-97  
 Required Fee 155.00  
 Receipt No. 80277  
 Control No. 51165  
1940

FOR APPLICANT'S USE - (PLEASE PRINT)

55 ACRE  
 Lot Size (Acreage or Dimensions)

LAWRENCE Ballman  
 (Property Owner's Name)  
 Legal Description 8 10 33B 301 Clatsop  
 of Property (Township) (Range) (Section) (Tax Lot/Acct. No.) (County)

For Parcels in Platted Subdivisions, Indicate (Subdivision Name) (Lot Number) (Block Number)

Proposed Facility

Water Supply

[ ] Single Family Residence \_\_\_\_\_  
 (Number of Bedrooms)  
 [ ] Other \_\_\_\_\_  
 (Specify)

Public (Community System)  
 [ ] Private \_\_\_\_\_  
 (Indicate: Well, Spring, Etc.)

Existing Facility

Single Family Residence 2  
 (Number of Bedrooms)  
 [ ] Other \_\_\_\_\_  
 (Specify)

APPLICATION FOR:

- |   |  |
|---|--|
| [ ] Site Evaluation Report  | [ ] Authorization Notice                               |
| [ ] Permit to Construct On-Site Sewage Disposal System                              | Purpose of Authorization Notice                        |
| <input checked="" type="checkbox"/> Permit to Repair On-Site Sewage Disposal System | [ ] Connect to an existing system not currently in use |
| [ ] Permit for Alteration of On-Site Sewage Disposal System                         | [ ] Replace one mobile home with another or a house    |
| [ ] Permit Renewal  | [ ] Replace or rebuild a house                         |
| <input checked="" type="checkbox"/> Existing System Report                          | [ ] Addition of one or more bedrooms                   |
| [ ] Plan Review   | [ ] Personal hardship                                  |
| <input checked="" type="checkbox"/> Other (Specify) <u>minor</u>                    | [ ] 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.

[Signature]  
 (Signature)

9/29/97 [ ] Authorized Representative  
 (Date)  Licensed Installer  
 License No. 33563

Owner's Mailing Address  
L Ballman  
P O Box 425  
Warrenton, OR  
 Phone 861-1300

Applicant's Mailing Address (if different)  
Carlson - Cont  
P O Box 157  
Hammond, OR  
 Phone 861-2408

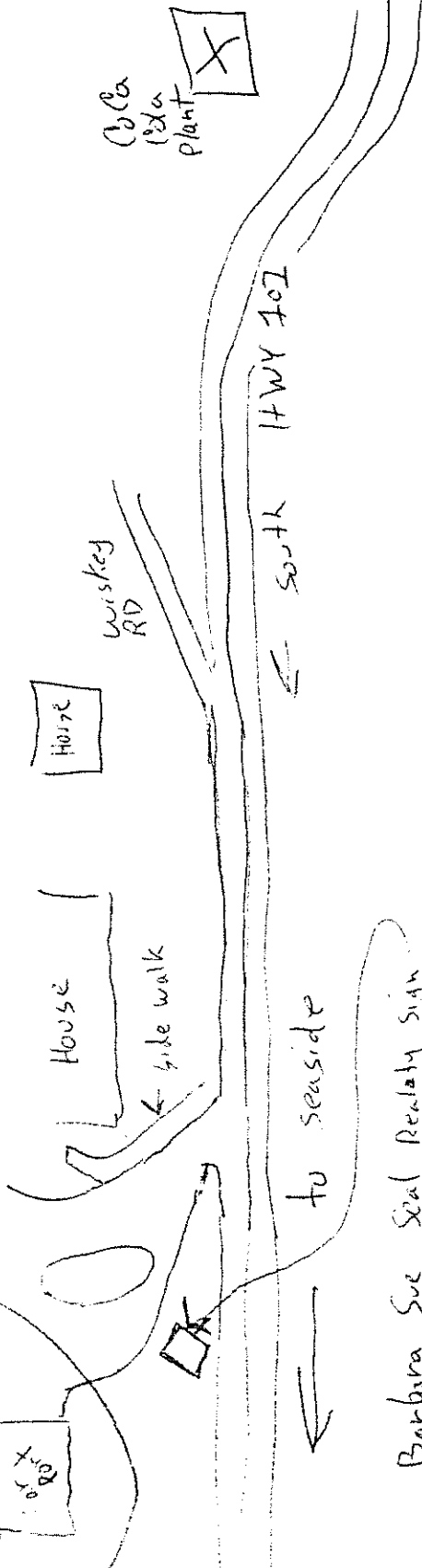
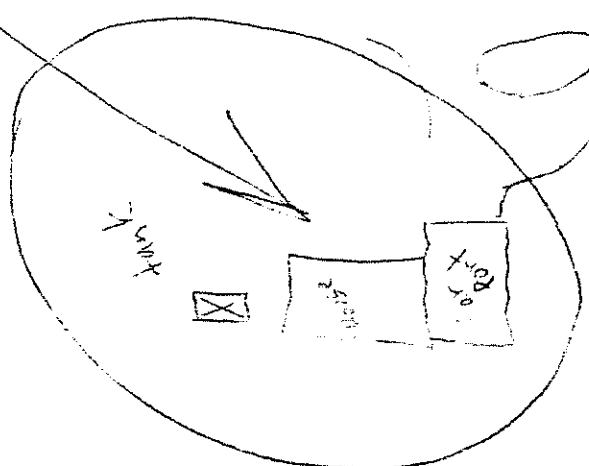




# Carlson Contracting, Inc.

P.O. Box 157 • Hammond, Oregon 97121 • (503) 861-2408 • CCB #83416

8 10 33 B 301



Barbara Sue Seal Realty Sign

Larry Ballman

LET. OF ENVIRONMENTAL CERTIFICATE  
RECEIVED

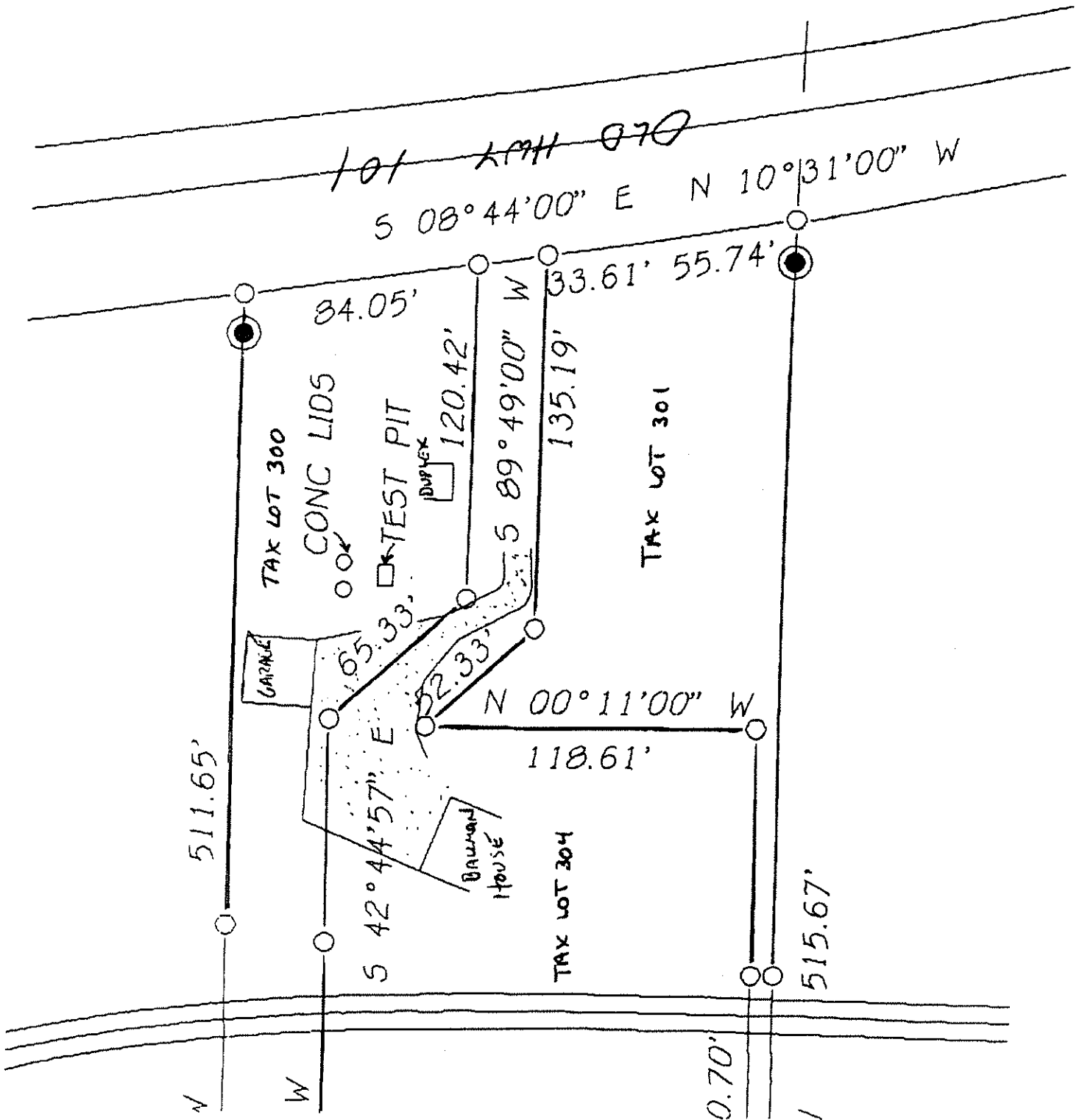
AUG 25 1995

NORTH COAST BRANCH OFFICE  
WARRENTON



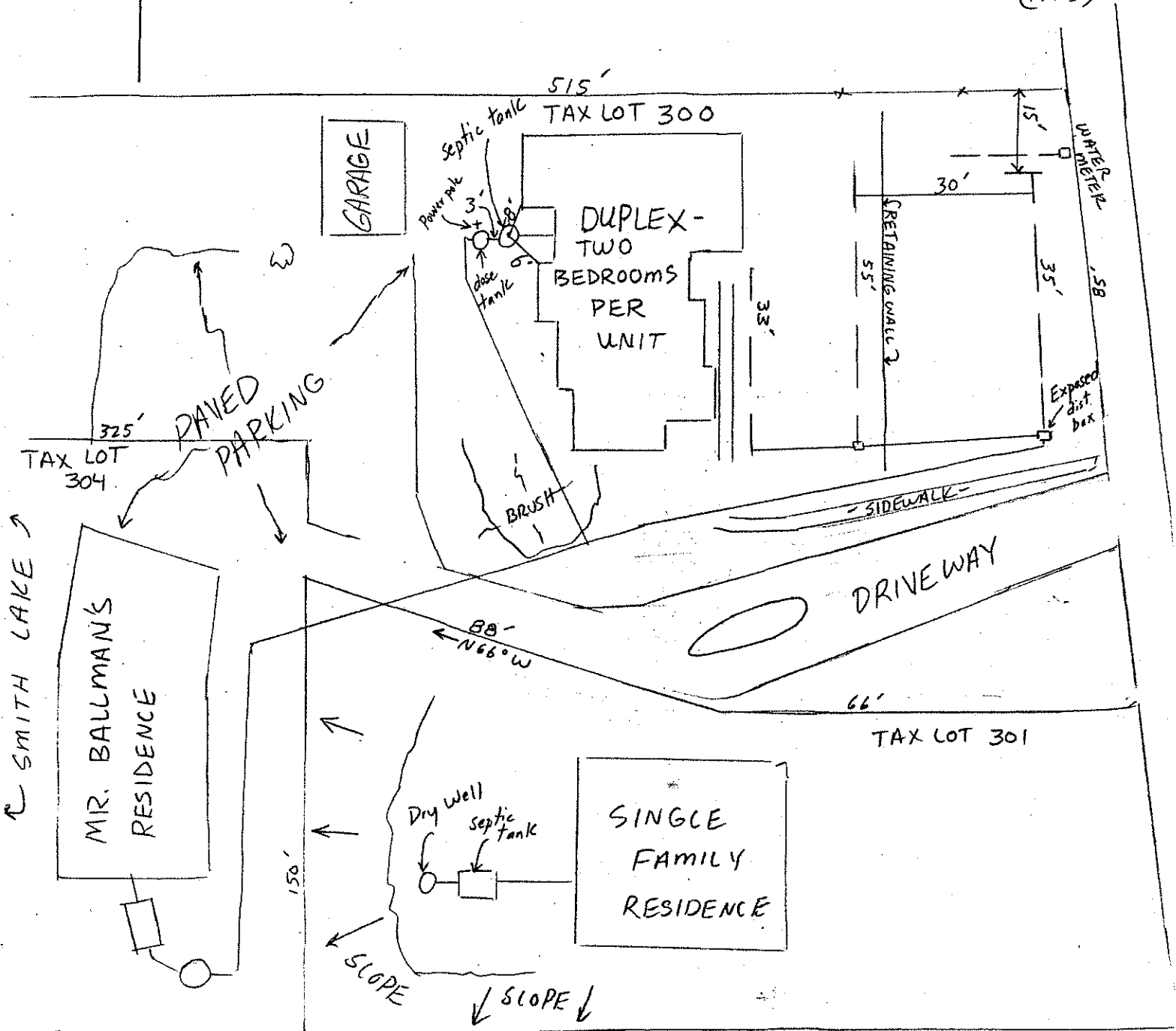
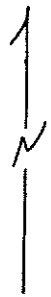
*101 LPH 070*

S 08°44'00" E N 10°31'00" W



Lawrence + Jayne Ballman  
810-333-300  
0.74 Acres

Dewey Darold  
2-8-95  
R.P.  
(NTS)



**DEPARTMENT OF ENVIRONMENTAL QUALITY**  
North Coast Branch Office  
17 North Highway 101  
Warrenton, OR 97146

---

DATE: February 13, 1995

TO: Lawrence & Jayne Ballman File  
T8N, R10W, S33B, TL300

FROM: *Dewey W. Darold*  
Dewey W. Darold, R.S.  
Environmental Specialist

SUBJECT: Site Visit/Assessor's Office/Past Correspondence

Mr. Ballman made application on January 26, 1995, for a minor repair permit to replace a septic tank which serves a duplex on tax lot 300. Glenn Carlson, licensed installer, proposed a new 1,100 gallon concrete dosing septic tank.

Prior to the 2-8-95 site visit, Mr. Ballman visited our office to inquiry when we would making a site visit. During our discussion, I asked if the site had been prepared according to our guidance packet. Mr Ballman replied that nothing had been dug up. I then called Glenn Carlson to advise him that either the owner or himself would need to exposed the tanks and upslope distribution box before a field visit could be made. On February 8, 1995, I visited the site. Mr. Ballman had exposed the components serving the duplex; a round concrete septic tank and concrete dose tank west of the duplex and a concrete distribution box east of the duplex. The pump inside the dose tank had was not operating since it continued to burn-out. Sewage effluent was entering the distribution box during the visit. I asked Mr. Ballman if another residence was connected to the drainfield since the pump to the dose tank serving the duplex was not functional. Mr. Ballman said he did not know. I then proceeded to Mr. Ballman's residence (residence closest to the lake, tax lot 304) and poured dye into the utility sink and toilet. I then poured dye into the dose tank south of his residence. There was not any dye entering the distribution box on tax lot 300, however, sewage was entering the distribution box again. Later on that day, Dennis Illingworth and I made a visit to the property and observed dye inside the distribution box. Mr. Ballman's residence is connected into the drainfield on tax lot 300.

To determine an appropriate course of action make an informed decision, all past records (particular the variance request) was needed. Our office did not have any record (other than index card file showing variance granted 4-5-79 with conditions; permit #79-115 issued 6-27-79; final inspection done 6-29-79) concerning the variance on this property. I called Sherm Olson (2-8-95) and asked if he could provide our office with any records they may have in Portland. On 2-9-95 our office received over 20 pages of past correspondence.

Mr. Ballman was granted a variance on 4-4-79, in the moratorium area, through the EQC for health hardship to build a two bedroom home next to Smith Lake so that Mrs. Ballman's father, Mr. Walters could move into the existing two bedroom single family residence. Also, Mrs. Ballman had a medical hardship. The variance was granted with the following conditions: 1) The variance shall terminate within 90 days after cessation of occupancy of the existing two bedroom residence by Mr. Gilbert J. Walters. The subsurface sewage disposal system presently in use will be disconnected, the home remaining uninhabited pending adoption of a Clatsop Plains Groundwater Protection Plan. 2) If after adoption of the Groundwater Protection Plan, the home and its subsurface sewage disposal system are not compatible with the adopted plan, the home shall be razed (destroyed). 3) The above variance shall be entered as a restriction on the legal deed of the property. Done on 4-24-79, Book 500 Page 625.

Currently all three dwellings are occupied on the three separate tax lots:

- 1) Duplex to the North with <sup>two</sup> ~~two~~ bedrooms per unit.
- 2) A single family residence to the west boarding Smith Lake where Mr. & Mrs. Ballman reside for which the variance was granted to build the new two bedroom residence.
- 3) A single family residence to the south where Mrs. Ballman's father was to reside. According to Mr. Ballman the septic system consists of a septic tank and dry well. Mr. Ballman showed me the location of the system which is to the west of the residence.

I called vital statistics (Health Department). Mr. Gilbert J. Walters died on November 17, 1980.

I Called Assessor's Office.

- 1) Duplex (0.74 acres) 810-33B-300 house built 1930 Bk. 177 Pg. 675.
- 2) South residence (0.34 acres) 810-33B-301 house built 1940 Bk. 233 Pg. 396, no date platted, ≈ 1955.
- 3) West residence (1.21 acres) 810-33B-304 house built 1979 Bk. 379 Pg. 381, Platted 4-24-79.

Issues of concern:

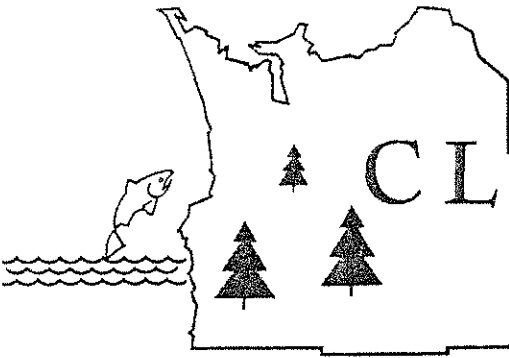
- 1) Duplex connected to septic system serving Mr. Ballman's residence. Meets definition of a community system.

- 2) Mr. Gilbert J. Walters is deceased. If the home and the septic system are not compatible with the adopted Groundwater Protection Plan, any home on the property shall be razed. South residence less than 1 acre. Should be pressurized distribution.
- 3) There are not any easements with our office for the septic system to cross a property line.
- 4) There are not any records showing that septic system serving the duplex can use the same drainfield serving the Ballman's residence. A plot plan shows the drainfield serving the duplex to the west. Our office has record of signing-off (Buckley R. Vaughan) on a building permit application on 7-18-66, for a two bedroom addition to an existing two bedrooms. It specified a single family residence. This is the duplex. On 7-18-66, mailed bulletin on septic tank systems and to call for an inspection before backfilling. On 3-70, no call back, record closed. Not approved. BRV. A paved driveway and garage occupy the area where the old drainfield would be located. There is area west of the duplex to install a sand filter, although very limited.

Possible option:

- 1) Deny minor repair permit application for duplex. Make application for a major commercial repair permit.
- 2) Advise Mr. & Mrs. Ballman that south residence does not meet geographical rule for Clatsop Plains Groundwater Protection Plan and that the variance agreement is void. Remove dwelling or install pressurized system.
- 3) Advise Ballman's that an easement agreement is needed for the pressure transport to cross the property lines separating tax lots 304, 301 and 300.

The exact location of all property lines must be known.



# CLATSOP COUNTY

Courthouse . . . . . Astoria, Oregon 97103  
April 23, 1979

Mr. Joe Richards, Chairman  
Environmental Quality Commission  
522 S.W. Fifth Avenue  
P.O. Box 1760  
Portland, Oregon 97207

Dear Mr. Richards:

This letter is in reference to the variance granted by the Environmental Quality Commission to Larry Ballman, a resident of Clatsop County whose property is subject to the Clatsop Plains septic tank moratorium.

Mr. Ballman has provided the Department of Planning and Development with a legal description of his property as he proposes to partition it into thirds. The legal description has assured us that the partitioning complies with county planning and zoning requirements. Road frontage and lot sizes are adequate, and the partitioning is in accord with the area's R-1 (Single Family Residential) zoning designation and Suburban Residential designation in the County's Comprehensive Plan.

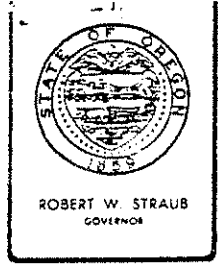
If you have any further questions concerning planning and zoning restrictions as they relate to Mr. Ballman's property, feel free to contact me.

Sincerely,

Mark R. Oggel, Zoning Administrator  
Department of Planning and Development

MRO:ta

cc: Bob Gilbert, Department of Environmental Quality, Portland  
Don Bramhall, Department of Environmental Quality, Tillamook



# *Environmental Quality Commission*

POST OFFICE BOX 1760, PORTLAND, OREGON 97207 PHONE (503) 229-5696

## MEMORANDUM

TO: Environmental Quality Commission

FROM: Director

SUBJECT: Agenda Item No. G, March 30, 1979,  
Environmental Quality Commission Meeting

Variance Request, Larry Ballman from OAR  
340-71-020(7), regarding the construction  
of a subsurface sewage disposal system in  
Clatsop Plains.

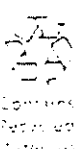
### Background

Mr. and Mrs. Ballman own and live on 2.3 acres within the Clatsop Plains moratorium area near Smith Lake and south of Warrenton. The lot presently has a duplex with one-bedroom units and a two-bedroom dwelling which the applicant occupies. The property is identified as Tax Lot 300 and 301, Sec. 33B, T8, R10, W.M.

Because of Mrs. Ballman's health problems and the 90-year age of Mrs. Ballman's father, they are requesting a variance (Request for Variance, Attachment 1) from OAR 340-71-020(7) to allow them to construct a third dwelling and subsurface sewage disposal system. They wish to build a two-bedroom home for themselves. Their present residence would then be occupied by the aged father. A signed memorandum from Mr. and Mrs. Ballman states they will vacate the house upon the father's death and disconnect the septic system pending the outcome of the Clatsop Plains Groundwater Protection Plan Study.

Oregon Revised Statutes (ORS), Chapter 454.657, 1977 Replacement Part states that:

After hearing the Environmental Quality Commission may grant to applicants for permits required under ORS 454.655 specific variances from the particular requirements of any rule or standard pertaining to subsurface sewage disposal systems for each period of time and upon such conditions as it may consider necessary to protect the public health and welfare and to protect the waters of the state, as defined in ORS 468.700. The Commission shall grant such specific variance only where after hearing it finds that strict compliance with the rule or standard is inappropriate for cause or because special physical conditions render strict compliance unreasonable, burdensome or impractical.





### Evaluation

The variance request is based upon a medical hardship. Granting the variance as requested by the applicant appears reasonable. The Commission should be aware, however, that other alternatives may exist. The aged father could occupy the duplex. There is space for the addition of room(s) to the duplex. This option was discussed with the applicant and rejected. Mr. Ballman feels the duplex is too small and in submarginal condition for the aged father's needs.

Granting of the variance will not create a public health hazard. An evaluation of the property by Clatsop County Health Department personnel indicates an acceptable area exists for the additional drainfield. Approval of the variance may precipitate a number of other property owners to apply based upon medical reasons or other special, unreasonable, burdensome circumstances.

### Summation

1. Mr. and Mrs. Lawrence H. Ballman own property located in the Smith Lake area of Clatsop County within the Clatsop Plains moratorium boundaries.
2. Mr. and Mrs. Ballman have requested a variance from OAR 340-71-020(7) because of medical hardship so that they may construct a new two-bedroom home and subsurface sewage disposal system and move Mrs. Ballman's aged father into the existing home. The variance would be effective immediately and continue pending adoption of a Clatsop Plains Groundwater Protection Plan or upon the death of Gilbert J. Walters, whichever is the later.
3. Other alternatives may exist including:
  - a. Move Mr. Walters into the existing duplex.
  - b. Move a trailer and connect onto the existing subsurface system serving the two-bedroom home.Mr. Ballman has not wished to pursue these alternatives.
4. Granting of any of these options would not create a public health hazard.
5. The granting of this variance by the Environmental Quality Commission would be allowable in accordance with ORS 454.657.

### Director's Recommendation

Based upon the findings in the summation, it is recommended that the Environmental Quality Commission:

1. Enter a finding that strict compliance is inappropriate at this time for cause due to the medical hardships for Mr. Walters and Mrs. Ballman.

2. Grant the variance to Mr. and Mrs. Ballman to construct a subsurface sewage disposal system to serve a new two-bedroom home subject to the following conditions:
  - a. The variance shall terminate upon the death of Mr. Gilbert J. Walters, and the subsurface system presently in use will be disconnected, the home left uninhabited pending adoption of a Clatsop Plains Groundwater Protection Plan.
  - b. If after adoption of the Groundwater Protection Plan, the home and its subsurface sewage system is not compatible with the adopted plan the home shall be razed.

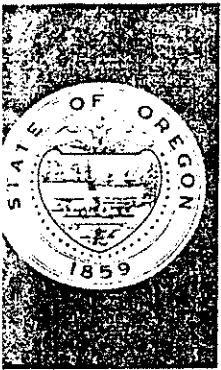
*Bill*

WILLIAM YOUNG

Charles H. Gray  
229-5209  
March 16, 1979

Attachment:

1. Mr. and Mrs. Lawrence H. Ballman, Request for Variance



**DEPARTMENT OF ENVIRONMENTAL QUALITY**

North Coast Branch Office  
3600 East Third Street  
Tillamook, OR 97141

1234 S.W. MORRISON STREET • PORTLAND, ORE. 97205 • Telephone (503) 229-5292  
P. O. Box 1760, Portland, OR 97207 TILLAMOOK 842-6637

BERT W. STRAUB  
GOVERNOR

December 18, 1978

*file TSD*

Mr. Lawrence H. Ballman  
Route 1, Box 425  
Warrenton, OR 97146

RE: SS-Infomal Review, T8  
T8N, R10W, Sec 33B, TL 301  
Clatsop County  
North Coast Branch Office

Dear Mr. Ballman:

This letter is written in response to your request for a review of your property with respect to the presently imposed Clatsop Plains Moratorium. Your property, as identified above, lies between Highway 101 and Smith Lake, and is located in one of the remaining moratorium areas.

The property presently contains a two bedroom house, and a duplex with two one bedroom units. Your proposal is to construct a third residence closer to the lake for you and your wife, giving the existing house to your father-in-law. The duplex will also remain as a rental unit.

Because of the limitations of the Clatsop Plains Moratorium, a construction permit cannot be issued for a new subsurface sewage disposal system on your property. Until the moratorium is changed, this prohibition will remain in effect.

The only way we could accommodate the sewage disposal needs of a new house would be by connecting it to an existing septic system. Since both existing dwellings are in poor repair, you might consider removing one of them, making that septic system available for you proposed new home. This would provide a septic system for your new home without increasing the sewage volume presently being discharged into the sand on your property.

**RECEIVED**  
DEC 20 1978

Water Quality Division  
Dept. of Environmental Quality

Mr. Lawrence H. Ballman  
Route 1, Box 425 - Warrenton  
Page 2  
December 18, 1978

If you have any questions, please feel free to contact me at  
our North Coast Branch Office at 842-6637, Tillamook.

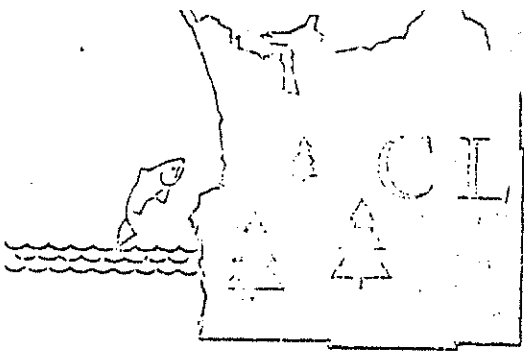
Sincerely,



Donald L. Bramhall, R.S.  
Environmental Analyst

DLB:lmm

cc: C. H. Gray, Northwest Region  
T. J. Osborne, Subsurface Section  
Rep. Ted Bugas, Astoria  
Bill Mason, Clatsop County



# CLATSOP COUNTY

CLATSOP COUNTY HEALTH DEPARTMENT  
257 COMMERCIAL STREET  
P. O. BOX 206 ASTORIA, OREGON 97103  
TELEPHONE 325-7441 EXT. 30

March 6, 1979

Mr. Lawrence H. Ballman  
P.O. Box 425  
Warrenton, Oregon 97146

Re: S10 - 33B - 300, 301 -  
(approximate 1.0 acre portion)  
Moritorium Area - Variance

Dear Mr. Ballman:

The following information was obtained while visiting the above referenced property. The visit was made due to your request for an evaluation of the soils's properties to dispose of domestic wastes through the means of a subsurface sewage disposal system.

As you are applying for a variance from the moritorium, these design criteria will be applicable WHEN and IF your proposal is granted.

REQUIREMENTS:

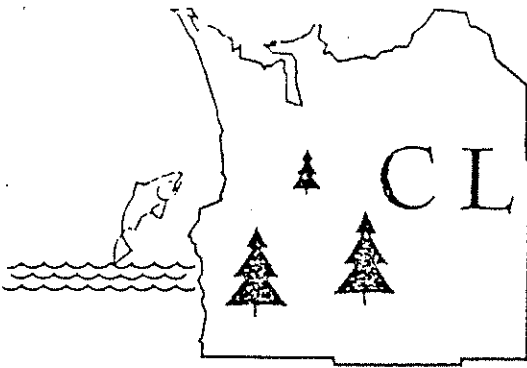
- 1) Provide an absorption area of 120 square feet per bedroom with a minimum septic tank capacity of 1000 gallons for the proposed 2 bedroom structure.
- 2) Maintain a separation distance of at least 100 feet between the drain-field and any portion of the down gradient surface water.
- 3) Submit a detailed plot plan and obtain a sewage disposal system construction permit through this office prior to construction.
- 4) This approval is void if in conflict with any local planning or building regulations.

Sincerely,

A handwritten signature in cursive script that reads "Bill D. Macon". The signature is written in dark ink and is positioned above the typed name.

Bill D. Macon, R.C.  
Clatsop County Sanitarian

Bill D.



# CLATSOP COUNTY

Courthouse . . . . . Astoria, Oregon 97103  
March 2, 1979

Mr. Joe Richards, Chairman  
Environmental Quality Commission  
522 S.W. Fifth Avenue  
P.O. Box 1760  
Portland, Oregon 97207

Dear Mr. Richards:

This letter is in reference to the petition by Lawrence H. Ballman for a variance to the Environmental Quality Commission's (EQC) order placing a moratorium on subsurface sewage disposal in the Clatsop Plains. I have been asked to notify the Commission of the planning and zoning status of Mr. Ballman's property excluding the moratorium.

The property currently has a County Comprehensive Plan designation of Suburban-Residential. This category covers areas where moderately dense housing development prevails or is in prospect. Most non-urban land uses are expected to decline or disappear in such areas. Zoning for the property is R-1 (Single Family Residential). The parcel is in the Smith Lake area south of Warrenton, and may be included in Warrenton's urban growth boundary under that city's comprehensive plan. If it is included, full urban services potentially would be provided to Mr. Ballman.

Other than the concern about groundwater contamination of the Clatsop Plains, Clatsop County would have no objection to development of Mr. Ballman's property. However, while I am eager to see the moratorium issue resolved, I am also concerned about the possibility of a rash of variance requests that could ensue following an approval.

Sincerely,

Mark R. Oggel, Zoning Administrator  
Department of Planning and Development

MRO:ta

cc: Larry Ballman  
Bob Gilbert, Department of Environmental Quality  
Don Bramhall, Department of Environmental Quality, Tillamook

## PLANS FOR ACHIEVING COMPLIANCE

The abandonment of the Ballman's present home as a living quarters would make this property capable of achieving compliance with the permit. Mr. and Mrs. Lawrence H. Ballman are in agreement with the Department of Environmental Quality that this will be accomplished upon the death of Mr. Gilbert J. Walters, and that the septic system presently in use will be disconnected and continue in this manner pending the interpretation of data that is being obtained by a professional hydrogeologist in regard to the Smith Lake area.

The City of Warrenton is considering the addition of the Smith Lake area as part of their growth boundary with the idea of ultimately expanding the sewer system to the area. The updating of the Clatsop Plains sewer study plan now in progress or to be started shortly may present an additional option in the reasonable future, and is a reason to request permission to disconnect the septic system upon the death of Mr. Walters rather than having to destroy the home.

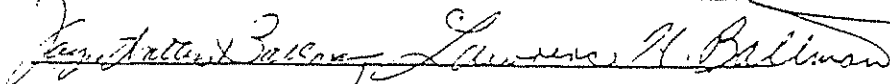
## CONCLUSION

The Ballmans realize that they must ultimately comply with the standards imposed by Oregon Administrative Rules Chapter 340 - 71 - 020 (7) (a) ORS 454.685. However, circumstances beyond their control make it impossible to do so at this time, and the strict enforcement of compliance would have a substantial detrimental effect on Mr. Walters and the Ballmans. The criteria for a variance has been met, and their request should be granted.

DATED this 9th day of January, 1979.

Respectfully submitted,

Jayne Walters Ballman and Lawrence H. Ballman

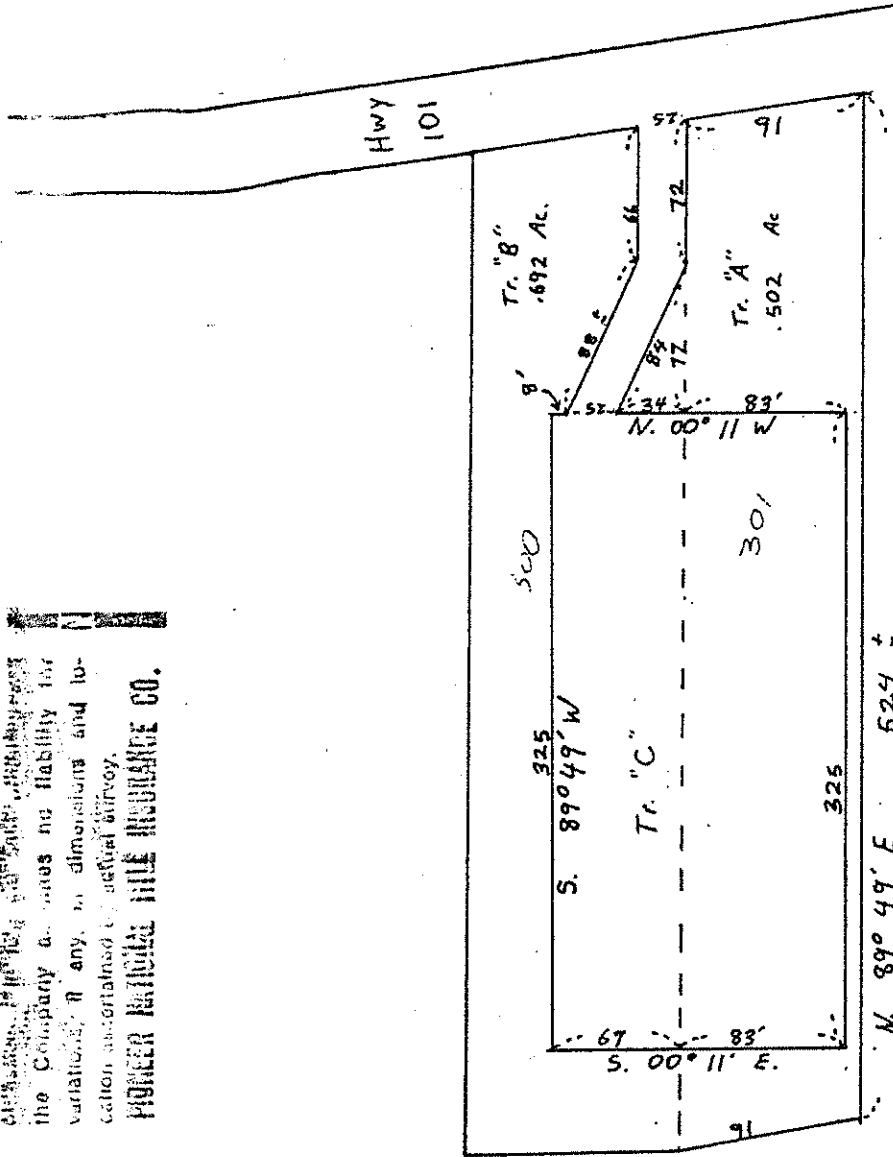






data shown in this plan is based on the actual survey of the Company and does not constitute a warranty or liability for variations in any dimensions and location ascertained by actual survey.

**POWER NATIONAL HILL INSURANCE CO.**



State of Oregon  
 DEPARTMENT OF ENVIRONMENTAL QUALITY  
**RECEIVED**  
 JUN 22 1979  
 WATER QUALITY CONTROL