



Rappahannock County
Health Department
PO BOX 5
Washington, Virginia
22747
(540) 675-3516
(540) 675-1021 Fax

August 12, 2021

Dennis G. & Eileen C. Maxwell
4000 Massachusetts Ave. NW, Apt 1607
Washington, DC 20016

RE: Tax Map/GPIN: 19-33
HDID: 157-21-136
lot, Harris Hollow Rd.

Dear Dennis G. & Eileen C. Maxwell ,

This **Certification Letter** is issued in lieu of a sewage disposal system construction permit in accordance with §32.1-163, et seq., of the Code of Virginia. The Board of Health hereby recognizes that the soil and site conditions acknowledged by this correspondence, and documented by additional records on file at the local health department submitted by Daniel Perry, Private OSE, are suitable for the installation of an onsite sewage disposal system. The attached plat shows the approved area for the sewage disposal system. This letter is valid until a permit for construction is issued and the system is installed, inspected and approved. This letter is void if there is any substantial physical change in the soil or site conditions where the sewage disposal system is to be located.

A permit to construct the sewage disposal system must be issued before construction of the system. If the property owner (current or future) applies for a construction permit within 18 months of the date of this letter, the application fee paid for this letter shall be applied to any state fees for a permit to construct a sewage disposal system. After 18 months, the applicant is responsible for paying all state fees for a permit application.

This letter, and accompanying plat of survey showing the specific location of the sewage disposal system area and well area (if applicable), may be recorded in the land records by the clerk of the circuit court in the jurisdiction where all or part of the site or proposed site of the system is to be located. The site shown on the plat is specific and must not be disturbed or encroached upon by any construction. To do so voids this letter. Upon the sale or transfer of the land that is the subject of this letter, the letter shall be transferred with the title to the property.

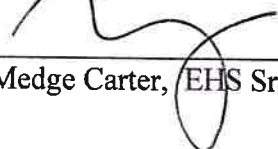
Future owners are advised to review the plat for the location of the onsite sewage disposal area to make sure their building plans do not interfere with the area. If they have any questions regarding the location of the area, they should contact the local health department for assistance.

The area evaluated, and certified by this letter, is suitable to accommodate a 3 bedroom house using a system design of 450 gallons per day. A reserve area of 100% is provided. The property will be served by a Private water supply as shown on the attached plat. Owners are further advised that when connection to a public water system is proposed and the public water system has reached its permitted capacity, a permit for construction may not be issued until such time that a connection is approved and available for use.

This letter is an assurance that a sewage disposal system construction permit will be issued (provided there have been no substantial physical changes in the soil or site conditions where the system would be located); however, it is not a guarantee that a permit for a specific type of system will be issued. The design of the sewage system will be determined at the time of application for a building permit and sewage system construction permit. The design will be based on the site and soil conditions certified by this letter, structure size and location, water well location (final determination to be made at time of permit issuance), the regulations in effect at the time, and any off-site impacts that may have occurred since the date of the issuance of this letter. In some cases, engineered plans may be required prior to issuance of the construction permit. In accordance with § 32.1-164.1:1 of the *Code of Virginia* owners are advised to apply for a sewage disposal construction permit only when ready to begin construction.

This certification letter approval has been issued in accordance with applicable regulations based on the information and materials provided at the time of application. There may be other local, state, or federal laws or regulations that apply to the proposed construction of this onsite sewage system. The owner is responsible at all times for complying with all applicable local, state, and federal laws and regulations. If you have any questions, please contact me.

Issued by:



Medge Carter, EHS Sr.

CC: Daniel Perry, Private OSE

Level I & II Review Form

Tax Map/GPIN #: 19-33

HDID: 157-21-136

Reviewer: Medge Carter

Print Form Date: 8/12/21

Level I Review

Date of Level I Review:	IN ¹	OUT ²	N. O. ³	N. A. ⁴	Comments
Location					
Site features affecting well & septic system location identified	x				
Landscape position indicated	x				
Absorption Area	x				
House site located	x				
Other:					
Separation distance adequate	x				
Adequate triangulation / scale	x				
Depth					
Limiting factors (or lack of) noted	x				
Depth adequate for slope	x				
Depth adequate for limiting factors	x				
Timed-Dosing specified (if required)				x	
Capacity					
Absorption area adequately evaluated (number and location of borings / pits)	x				
Design flow adequate for intended use	x				
Adequate trench area, based on flow & estimate / measured perc rate	x				
Adequate footprint area (including reserve area, if required)	x				
Treatment					
Treatment level specified	x				
Treatment level adequate for specified absorption area depth	x				
Treatment capacity adequate for design flow	x				

Level II Review

Date of Level II Review:	IN	OUT	N. O.	N. A.	Comments
Location					
Site features affecting location adequately identified					
Separation distances adequate					
Landscape position identified & adequate					
Slope adequately identified					
Depth					
Depth to limiting factors adequate (A)					
Capacity					
Estimated per rate adequate (A)					
Treatment					
Correct level of treatment indicated					

1 In substantial agreement; 2 Not in substantial agreement; 3 Not observed; 4 Not applicable

(A) If one boring indicates disagreement, reviewer should complete a second boring before concluding that there is overall disagreement.

Additional comments, if any:

Commonwealth of Virginia

Application for: Sewage System Water Supply

Rec. # 857133
ck# 5788 \$320.00
VDH Use only
Health Department ID# 157-21-136
Due Date 8/3/2021

Owner DENNIS GRAY + EILEEN MAXWELL

Mailing Address 4000 MASS. AVENUE, N.W. #1607
WASHINGTON, D.C. 20016

Agent

Mailing Address

Phone 202/360-8123 (MOBILE)

Phone 202/228-6233 (WORK)

Fax

Phone

Phone

Fax

Site Address BETWEEN 422 + 424 HARRIS HOLLOW ROAD
WASHINGTON, VA 22747

Email gray-maxwell@hotmail.com

Directions to Property: 2.3 MILES FROM TRINITY EPISCOPAL CHURCH, JUST PAST BRIDGE ON RIGHT
Harris Hollow

Subdivision Section Block Lot

Tax Map 19-33 Other Property Identification Dimension/Acreage of Property 9.8419 ACRES

Sewage System

Type of Approval: Applicants for new construction are advised to apply for a certification letter to determine if land is suitable for a sewage system and to apply for a construction permit (valid for 18 months) **only when ready to build.**

☒ Certification Letter ☐ Construction Permit ☐ Voluntary Upgrade ☐ Repair Permit ☐ Minor Modification

Proposed Use:

Single Family Home (Number of Bedrooms 3) Multi-Family Dwelling (Total Number of Bedrooms)

Other (describe)

Basement? ☒ Yes ☐ No Walk-out Basement? ☒ Yes ☐ No Fixtures in Basement ☒ Yes ☐ No

Conditional permit desired? Yes ☒ No ☐ If yes, which conditions do you want?

Reduced water flow Limited Occupancy Intermittent or seasonal use Temporary use not to exceed 1 year

Do you wish to apply for a betterment loan eligibility letter? Yes ☒ No ☐ There is a \$50 fee for determination of eligibility.

Water Supply

Will the water supply be Public or ☒ Private? Is the water supply Existing or ☒ Proposed?

If proposed, is this a replacement well? Yes ☒ No ☐ If yes, will the old well be abandoned? Yes ☐ No ☐

Will any buildings within 50' of the proposed well be termite treated? Yes ☒ No ☐

Well Type (e.g. domestic use, agricultural, irrigation, etc.) domestic

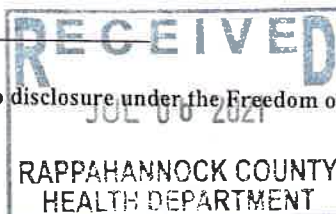
All Applicants

Is this property indeed to serve as your (owners) principal place of residence? ☒ Yes ☐ No

All applications must be accompanied by private sector evaluations and designs, unless a petition for VDH services is approved. Is a Petition for Service form attached? Yes ☒ No ☐

In order for VDH to process your application for a sewage system you must attach a plat of the property and a site sketch. For water supplies, a plat of the property is recommended and a site sketch is required. The site sketch should show your property lines, actual and/or proposed buildings and the desired location of your well and/or sewage system. When the site evaluation is conducted the property lines, building location and the proposed well and sewage sites must be clearly marked and the property sufficiently visible to see the topography. I give permission to the Virginia Department of Health to enter onto the property described during normal business hours for the purpose of processing this application and to perform quality assurance checks of evaluations and designs certified by a private sector Onsite Soil Evaluator or Professional Engineer as necessary until the sewage disposal system and/or private water supply has been constructed and approved.

Dennis Gray Maxwell
Signature of Owner/ Agent



07/06/2021
Date

This form contains personal information subject to disclosure under the Freedom of Information Act. Revised 7/1/2019

OSE/PE Report For:

Construction
PermitRepair
PermitVoluntary Upgrade
PermitCertification
LetterSubdivision
Approval

Property Location:

911 Address: Harris Hollow Road City: WashingtonLot: 33 Section _____ Subdivision _____ N/AGPIN or Tax Map # 19-33 Health Dept. ID # 157-21-136

Latitude _____ Longitude _____

Applicant or Client Mailing Address:

Name: Dennis G. & Eileen C. MaxwellStreet: 4000 Massachusetts Ave.City: Washington State DC Zip Code: 20016

Prepared by:

OSE Name Daniel Perry License # 1940001067Address 495 Cardinal DriveCity Front Royal State VA Zip Code 22630PE Name: N/A License # _____

Address _____

City _____ State _____ Zip Code _____

Date of Report: June 11, 2021 Date of Revision #1 _____OSE/PE Job # 1061021 Date of Revision #2 _____

Contents/Index of this report (e.g., Site Evaluation Summary, Soil Profile Descriptions, Site Sketch, Abbreviated Design, etc.)

Soil summary report

soil profile description

backhoe pit location, abbreviated design form

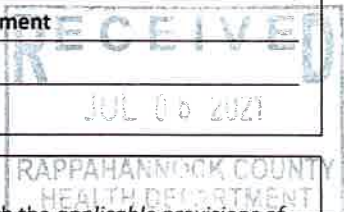
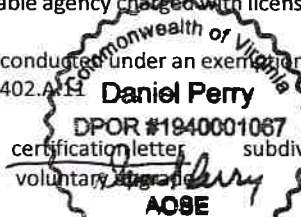
sanitary survey, completion statement

Certification Statement

I hereby certify that the evaluations and/or designs contained herein were conducted in accordance with the applicable provisions of the Sewage Handling and Disposal Regulations (12 VAC5-610), the Private Well Regulations (12 VAC5-630), the Regulations for Alternative Onsite Sewage Systems (12VAC5-613) and all other applicable laws, regulations and policies implemented by the Virginia Department of Health. I further certify that I currently possess any professional license required by the laws and regulations of the Commonwealth that have been duly issued by the applicable agency charged with licensure to perform the work contained herein.

☒ The work attached to this cover page has been conducted under an exemption to the practice of engineering, specifically the exemption in Code of Virginia Section 54.1-402.4.14.

I recommend that a (select one): construction permit repair permit certification letter voluntary upgrade subdivision approval be (select one) Issued Denied

OSE/PE Signature Daniel Perry Date July 2, 2021



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630
Tel: 540-635-8292 Web: pecsoiltesting.com

SOIL SUMMARY REPORT
General Information

Date: June 11, 2021

Submitted to: Rappahannock County Health Department

Applicant: Same as Below

Owner: Dennis G. & Eileen C. Maxwell

Tel: (202) 966-0503

Address: 4000 Massachusetts Ave NW Apt 1607 Washington DC. 20016

Location: Harris Hollow Road Washington, VA. 22747

Tax Map: 19-33

Subdivision: N/A

Parcel: 33

Acre: 9.8419

SOIL INFORMATION SUMMARY

1. Position in landscape satisfactory: Yes

Describe: foothill, side slope,

2. Slope: 28-33%

3. Depth to rock or impervious strata: N/A

4. Depth to Redoximorphic Features: N/A

5. Free water present: N/A

6. Soil percolation rate estimated: Yes

Texture group: 1, 2b 3

Estimated rate: 50 min/inch

Daniel Perry: Virginia Alternative Onsite Soil Evaluator DPOR# 1940001067

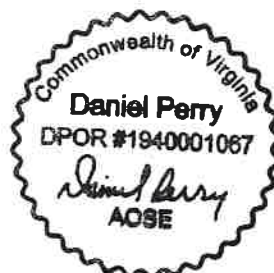
Site Approved: X Drainfield to be placed at 30" depth at site designated on permit.
3-bedroom, 450 GPD, Conventional drainfield (3B well).

Customer: Maxwell

Subdivision: N/A

Tax Map: 19-33 Parcel: 33

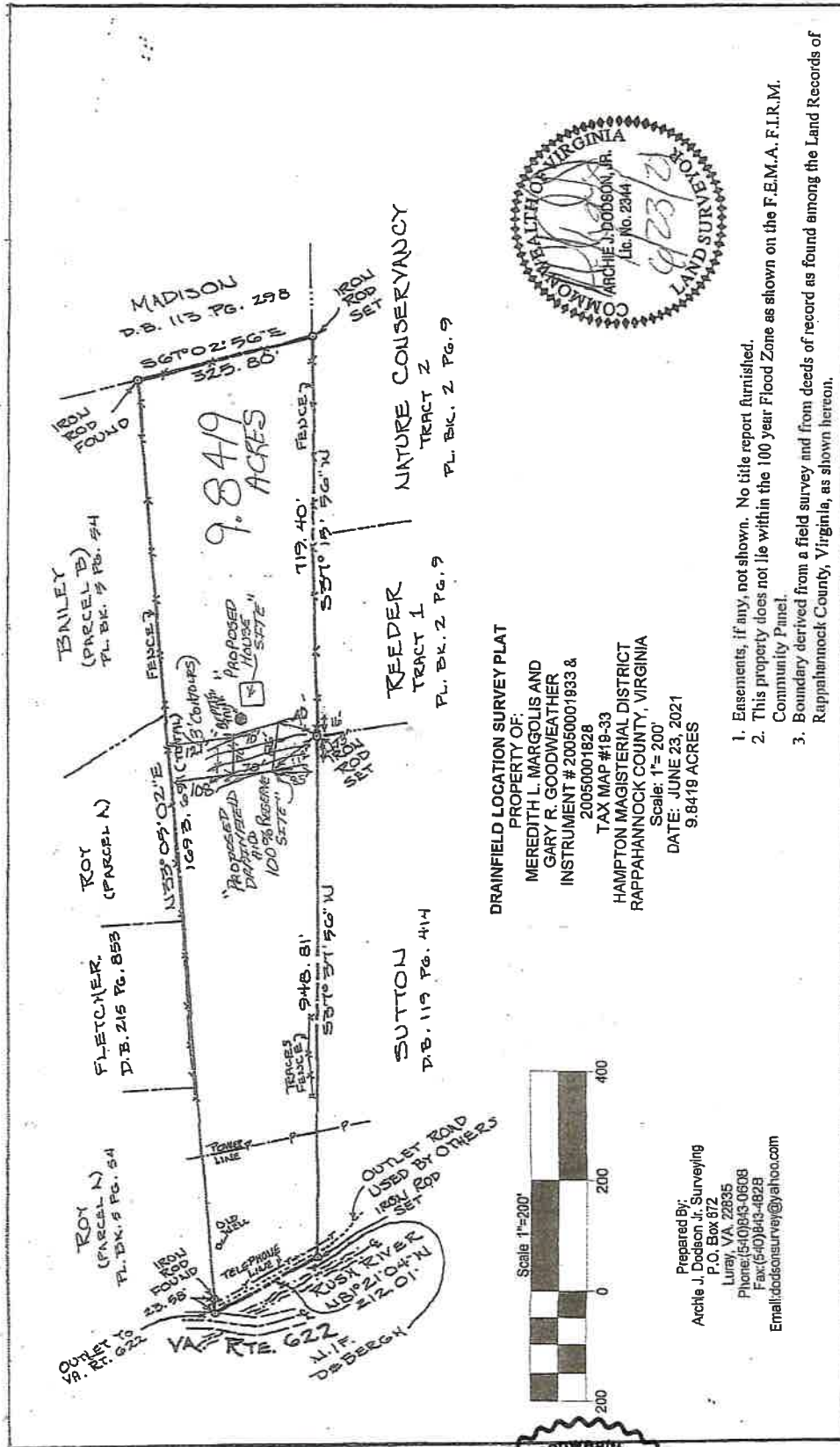
Location: Harris Hollow Road



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630

Tel: 540-635-8292 Web: pecsoiltesting.com

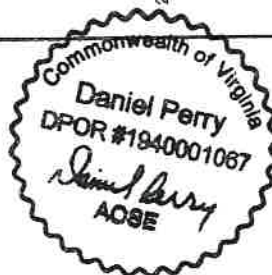


Customer: Maxwell

Subdivision: N/A

Tax Map: 19-33 Parcel: 33

Location: Harris Hollow Road



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630

Tel: 540-635-8292 Web: pecsoiltesting.com

SOIL PROFILE DESCRIPTION REPORT

Date of Evaluation: June 10, 2021

Where the local health department conducts the soil evaluation, the location of profile holes may be shown on the schematic drawing on the construction permit or the sketch submitted with the application. If soil evaluations are conducted by a private soil scientist, location of profile holes and sketch of the area investigated including all structural features, i.e., sewage disposal systems, wells, etc., within 100 feet of site (See Section 4) and reserve site shall be shown on the reverse side of this page or prepared on a separate page and attached to this form.

See: sketch on attached form: X

Hole #	Horizon	Depth (inches)	Descriptions of color, texture, etc.	Texture Group
1	O	2-0	Humus	-
	Ap	0-5	Reddish Brown, 5YR4/36, silt loam, weak subangular blocky structure, friable	3
	Bt1	5-13	Strong Brown, 5YR 5/4, sandy clay loam, weak subangular blocky structure, friable	2b
	Bt2	13-36	Reddish Yellow, 5YR 5/6 sandy clay loam, weak-moderate subangular blocky structure, slightly hard, roots to depth	2b
	C	36-55	Yellowish Red, 5YR 5/6, Reddish Yellow, 7.5YR 7/6, loamy sand, moderate granular structure, hard, roots to depth	1
2	O	2-0	Humus	-
	Ap	0-4	Reddish Brown, 5YR4/36, silt loam, weak subangular blocky structure, friable	3
	Bt1	4-16	Strong Brown, 5YR 5/4, sandy clay loam, weak subangular blocky structure, friable	2b
	Bt2	16-39	Reddish Yellow, 5YR 5/6 sandy clay loam, weak-moderate subangular blocky structure, slightly hard, roots to depth	2b
	C	39-56	Yellowish Red, 5YR 5/6, Reddish Yellow, 7.5YR 7/6, loamy sand, moderate granular structure, hard, roots to depth	1

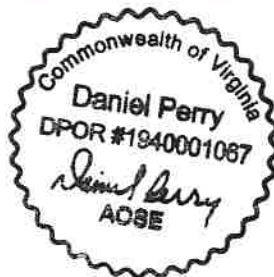
Wooded

Customer: Maxwell

Subdivision: N/A

Tax Map: 19-33 Parcel: 33

Location: Harris Hollow Road



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630

Tel: 540-635-8292 Web: pecsoiltesting.com

SOIL PROFILE DESCRIPTION REPORT

Date of Evaluation: June 10, 2021

Where the local health department conducts the soil evaluation, the location of profile holes may be shown on the schematic drawing on the construction permit or the sketch submitted with the application. If soil evaluations are conducted by a private soil scientist, location of profile holes and sketch of the area investigated including all structural features, i.e., sewage disposal systems, wells, etc., within 100 feet of site (See Section 4) and reserve site shall be shown on the reverse side of this page or prepared on a separate page and attached to this form.

See: sketch on attached form: X

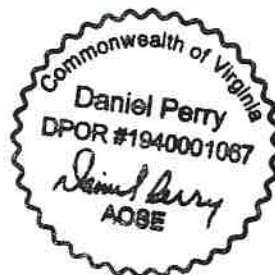
Hole #	Horizon	Depth (inches)	Descriptions of color, texture, etc.	Texture Group
3	O	2-0	Humus	-
	Ap	0-5	Reddish Brown, 5YR4/36, silt loam, weak subangular blocky structure, friable	3
	Bt1	5-16	Strong Brown, 5YR 5/4, sandy clay loam, weak subangular blocky structure, friable	2b
	Bt2	16-32	Reddish Yellow, 5YR 5/6 sandy clay loam, weak-moderate subangular blocky structure, slightly hard, roots to depth	2b
	C	32-54	Yellowish Red, 5YR 5/6, Reddish Yellow, 7.5YR 7/6, loamy sand, moderate granular structure, hard, roots to depth	1
4	O	2-0	Humus	-
	Ap	0-5	Reddish Brown, 5YR4/36, silt loam, weak subangular blocky structure, friable	3
	Bt1	5-17	Strong Brown, 5YR 5/4, sandy clay loam, weak subangular blocky structure, friable	2b
	Bt2	17-37	Reddish Yellow, 5YR 5/6 sandy clay loam, weak-moderate subangular blocky structure, slightly hard, roots to depth	2b
	C	37-57	Yellowish Red, 5YR 5/6, Reddish Yellow, 7.5YR 7/6, loamy sand, moderate granular structure, hard, roots to depth	1

Customer: Maxwell

Subdivision: N/A

Tax Map: 19-33 Parcel: 33

Location: Harris Hollow Road



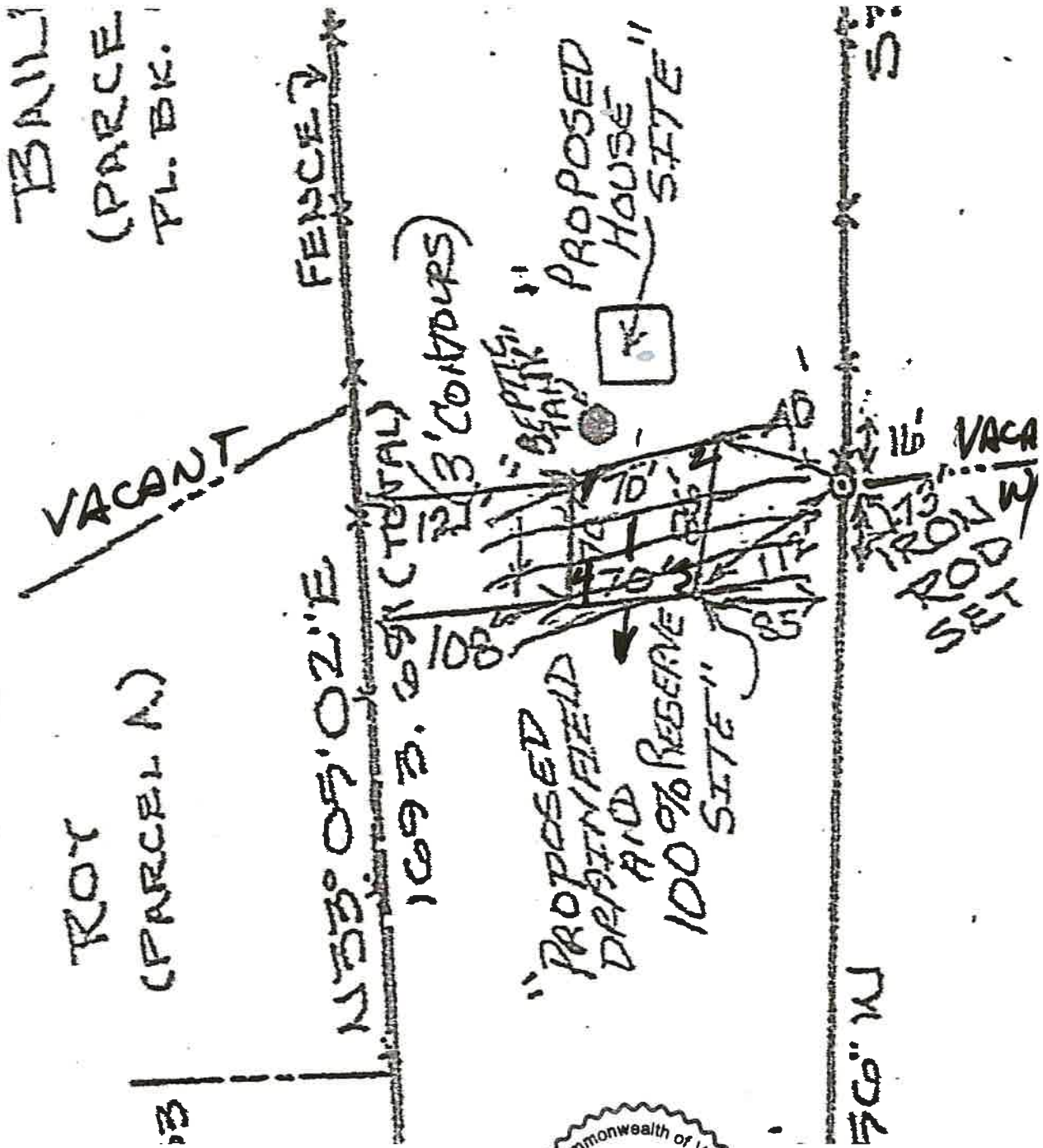
BACKHOE PIT LOCATION

- Stake Set
- Backhoe Pit

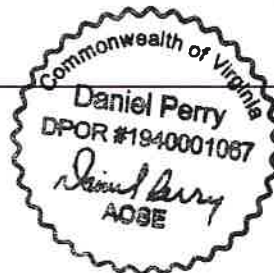
Re: 3-bedroom conventional

Tax Map: 19-33**Parcel: 33**

Acre: 9.8419



Customer: Maxwell
Subdivision: N/A
Tax Map: 19-33 Parcel: 33
Location: Harris Hollow Road



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630

Tel: 540-635-8292 Web: pecsoiltesting.com

ABBREVIATED DESIGN FORM

For use with gravity and pump drainfields, enhanced flow systems and low pressure distribution systems when applying for a certification letter of subdivision approval.

Design Basis

Active Drainfield

- A. Estimated Percolation Rate: 50/.40
- B. Trench bottom square feet required per bedroom: 375
(Table 5.4)
- C. Number of bedrooms: 3 (450 GPD)

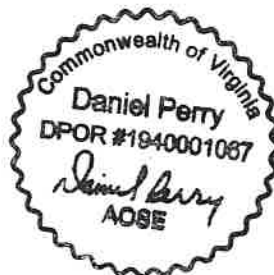
Area Calculations

- D. Length of trench: 70' Length of available area: $\geq 70'$
- E. Width of trench: 3'
- F. Number of trenches: 5
- G. Center-to-center spacing: 11'
- H. Width required: 47' Width of available area: $\geq 75'$
 $G(F-1)+E$
- I. Total square footage required: 844 (1125-281=844) reduction allowed
(line B multiplied by line C)
- J. Square footage in design: 1050
 $(D * E * F)$
- K. Slope: 27-33%
- L. Installation Depth: 30"

100% reserve required
see following page

Septic Effluent

Customer: Maxwell
Subdivision: N/A
Tax Map: 19-33 Parcel: 33
Location: Harris Hollow Road



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630

Tel: 540-635-8292 Web: pecsoiltesting.com

ABBREVIATED DESIGN FORM

**DRIP IRRIGATION
Using Advanced Secondary Treatment**

Reserve Drainfield

Estimated Percolation Rate: minutes Per Inch: 50/.27

Number of Bedrooms:

Square Feet Required: 1666

(from Loading Rate Table)

Square ft./bedroom: 555.5

Slope: 27-33%

Depth to impervious strata/bedrock: N/A"

Depth to Redoximorphic Features: N/A"

Recommended Installation: 12"

Square Feet Required: 1666

Total Square Feet in Design: 1960 min.

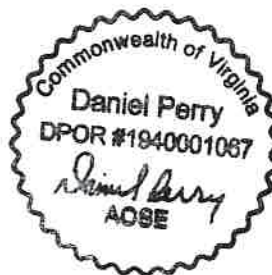
Area available: 70' x 28'

Customer: Maxwell

Subdivision: N/A

Tax Map: 19-33 Parcel: 33

Location: Harris Hollow Road



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630

Tel: 540-635-8292 Web: pecsoiltesting.com

AOSE SANITARY SURVEY

Re: 3-bedroom Conventional drainfield, 3B Well

Subdivision: N/A

Tax Map: 19-33

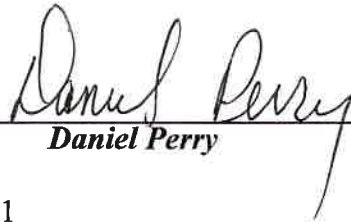
Parcel: 33

Location: Harris Hollow Road

Acre: 9.8419

THERE ARE NO EASEMENTS, SEPTIC SYSTEMS, OR WELLS, EXCEPT AS NOTED ON THE ATTACHED SITE SKETCH, OR SURVEY, WITHIN A 200 FT. RADIUS OF THE PROPOSED DRAINFIELD AND WELL SITE TO THE BEST OF MY KNOWLEDGE.

Signature:


Daniel Perry

AOSE#1940001067

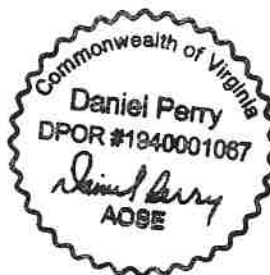
Date: June 11, 2021

Customer: Maxwell

Subdivision: N/A

Tax Map: 19-33 Parcel: 33

Location: Harris Hollow Road



Perry Environmental Consulting

495 Cardinal Drive, Front Royal, VA 22630

Tel: 540-635-8292 Web: pecsoiltesting.com

CERTIFICATION STATEMENT

County: Rappahannock

State: VA

Subdivision: N/A

Tax Map: 19-33

Parcel: 33

Acre: 9.8419

District: Hampton

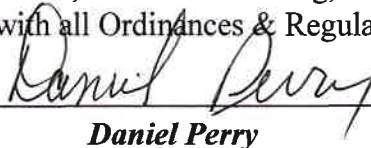
Property Location: Harris Hollow Road

Submitted By: Owner/Agent

This is to certify according to S32.1-374.5 of the *Code of Virginia* that work submitted for the referred property is in accordance to and complies with the *Sewage Handling and Disposal Regulations* of the Virginia Department of Health. Furthermore, the well site complies with the requirements as set forth in the Private Well Regulations. I recommend a **Certification Letter** ⁽¹⁾ be **Approved** ⁽²⁾.

I further certify that the site work, reserve area sizing, and separation distances to features submitted herein, complies with all Ordinances & Regulations of Rappahannock County

AOSE #1940001067


Daniel Perry

Date: June 11, 2021

- 1) This blank must be filled in with one of the following terms: 'permit', 'certification letter', or 'subdivision approval'.
- 2) This blank must be filled in with one of the following terms: 'approved' or denied'.

Customer: Maxwell

Subdivision: N/A

Tax Map: 19-33 Parcel: 33

Location: Harris Hollow Road

