



**WASHTENAW COUNTY  
ENVIRONMENTAL HEALTH DIVISION  
PUBLIC HEALTH DEPARTMENT**

January 12, 2018

Dennis Hagerty  
5675 Pontiac Trail  
Ann Arbor, MI 48105

RE: Soil Evaluation on Property Located at  
2931 E. Joy Rd.  
Northfield Township  
Parcel ID #: B-02-34-400-005  
Soil Evaluation #: SEV2017-00309

Dear Mr. Hagerty:

On 1/9/2018, a soil evaluation was conducted on the above property by this Division in response to your request for a sewage permit. As a result of this evaluation and cross-checking of U.S. Soil Conservation Service soil maps, it was determined that the soils on the property are Miami loam soil series.

Present Washtenaw County requirements for on-site sewage disposal require that a minimum of a continuous three (3) foot layer of permeable soil be present, which was found at varying depths beginning at 14 feet. In addition, the seasonal high groundwater level, as indicated by mottling, must not be present in the top 12 inches of soil. During our inspection, mottling was not observed.

In light of the above information, the soils are approved for an on-site system in the area bounded by the testholes referred to in this letter, but before sewage or well permits can be issued, this office will need the following:

1. The correct address and tax ID number must be obtained before an application for a sewage or well permit can be submitted. Addresses are assigned by either the township zoning office, building department, or in some cases, by the electric utility that services the property. Failure to submit the correct address and tax ID number may result in additional re-write fees and/or delays in permit issuance.
2. Two (2) copies of an accurate plot plan, drawn to scale (not smaller than 1" = 40'), showing the benchmark, the existing grade elevations of the approved test holes (if required---see below), house, out-buildings, driveway, well, tile field and expansion area, septic tank locations, and any wells or sewage disposal facilities within 150 feet of the proposed well or sewage system and any other physical features applicable to this parcel. This plan must be submitted and approved before setting the septic tanks, installing the drainfield, or drilling the well.
3. Four (4) certified copies of a land survey (including both drawing and property description), or other acceptable information showing the accurate location of the property and/or boundary lines.
4. A well permit is required. The property owner or his/her authorized representative shall complete and submit the permit application. The appropriate service fee will be assessed at the time of permit issuance.
  - a. \$270.00-New or replacement residential well.
5. A \$359.00 permit fee must be paid before we can release the sewage permit. This fee covers two inspections (typically, excavation and final inspection). Additional inspection fees may be required at a cost of \$120.00 per inspection. Examples of additional inspections include, but are not limited to: tank first, fill sand grading, pump chamber, pressure test, and low-flow fixtures. All anticipated

inspections and associated fees must be paid at the time of permit issuance. However, additional inspections and fees could result as work proceeds.

6. If the property is to be split, a new legal description and survey drawing must be submitted to this department prior to permit issuance.

A grading permit or waiver is mandatory prior to any earth moving activity as required by the Washtenaw County Soil Erosion and Sedimentation Control Ordinance of 1997, as revised. To obtain criteria for a permit or a waiver, contact the Washtenaw County Soil Erosion Program at (734) 222-6860.

A sewage permit can be issued for a sewage system in the area investigated. Please be advised that any change in the location of the sewage system, major filling, eroding, excavating, paving, flooding of the investigated area, encroachment of any required isolation distances, or new information regarding the suitability of the site may necessitate further investigation or disapproval of the site.

Backhoe excavations or deep pits are a safety hazard and should have already been filled. Any holes not filled must be filled in immediately.

If you have any questions, please contact this office at (734) 222-3831.

Sincerely,



James Glide  
Sanitarian

cc: Property owner

Enclosed (2): Soil notes and test pit map

SOILS EVALUATION NOTES

SEV2017-00309  
SEW2017-

Date: 1/9/18

Address: 2931 E. Joy Lot/Parcel: B-02-34-400-005 Twp. Northfield

For: New Construction Replacement field Sanitarian: JX6 Excavator: Rand W excavating

Additional people onsite: Dennis Hagerly, Jared Runyan, Butch McAtchey

RESULTS: APPROVED DENIED Well First Area: YES NO Tank first: YES NO

Oversized field required: YES \_\_\_\_\_%, NO Mottling observed: YES @ \_\_\_\_\_ ft. NO

Approvable soils found from: 14 ft. to: 16 ft. Approval letter issued in field: YES NO

Set header invert 30 " ABOVE BELOW grade Basement plumbing: YES NO UNKNOWN

COMMENTS: Existing school house, looking to add 3 bedrooms and expand building.

TEST PIT DESCRIPTIONS:

TP1 0-12" TS, Loam  
12"-16' Clay Loam, Brn  
16"-19' med. sand, Tan  
No mott/H<sub>2</sub>O

TP2 0-12" TS, Loam.  
12"-10' Clay Loam, Brn  
10'-15' Loamy/Fine sand, Tan/Brn  
15'-17' gray clay  
No H<sub>2</sub>O/mottling

TP3 0-12" TS, Loam  
12"-10' Clay Loam, Brn Hit old drainfield tiles and storm  
10'-11' Fine sand, Tan out 2' to 3'  
11'-12' Sandy clay loam, Brn  
12'-13' Fine Sand, Tan  
13'-14' Secndry clay loam, Brn  
14'-17' med. sand, Tan  
No H<sub>2</sub>O/mottling

1-12-18 w/ James

- Addition of bedrooms constitutes Home conversion = new build Rules
- Soils are suitable for new build
- w/ 15' off home, 10' off R, up to R.O.W, Available Area ≈ 86x35 = 3010 ft<sup>2</sup>

↳ OK for 3 BR home

- put primary over best TP'S = 1 & 3, TP #2 = reserve
- Well is in question... need complete info on depth, yield & upgrade - ability to
- else New well with 100' isolation to df required

11/20/18 ... relocate to 50' ...