

OSE/PE Report For:☐Construction
Permit☐Repair
Permit☐Voluntary Upgrade
Permit☒Certification
Letter☐Subdivision
Approval**Property Location:**911 Address: TBD Bent Nail Road State/City: Hillsville, VA

Lot _____ Section _____ Subdivision _____

GPIN or Tax Map # 85-9-18 Health Dept ID # _____

Latitude _____ Longitude _____

Applicant or Client Mailing Address:Name: Simple Land Guys C/O Dominic Mann Phone: 703-944-4240 Email: dmann@simplelandguys.comStreet: PO Box 31319City: Alexandria State VA Zip Code 22310**Prepared by:**OSE Name Stephen D. Dalton License # 1940001068Address 305 Oak StreetCity Hillsville State VA Zip Code 24343

PE Name _____ License # _____

Address _____

City _____ State _____ Zip Code _____

Date of Report 1/9/24 Date of Revision #1 _____

OSE/PE Job # _____ Date of Revision #2 _____

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

- | | | |
|---|--|---|
| <input checked="" type="checkbox"/> OSE Report | <input checked="" type="checkbox"/> System Specs | <input type="checkbox"/> Abbreviated Design |
| <input checked="" type="checkbox"/> Application | <input type="checkbox"/> Construction Drawing | <input checked="" type="checkbox"/> Site Sketch |
| <input checked="" type="checkbox"/> Site Report | <input type="checkbox"/> Well Specs | <input checked="" type="checkbox"/> Map |
| <input checked="" type="checkbox"/> Soil Report | <input type="checkbox"/> Pump Specs | <input type="checkbox"/> Reserve |

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 potential for both conventional and alternative onsite sewage systems has been discussed with the owner/applicant.

☒ 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.A.11

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

OSE/PE Signature _____

Date 1/9/24

Commonwealth of Virginia

Application for: ☒ Sewage System ☐ Water Supply

Page 2 of 7

VDH Use only

Health Department ID# _____

Due Date _____

Owner Simple Land Guys C/O Dominic Mann

Mailing Address PO Box 31319

Alexandria VA 22310

Agent Southwest Soils, Inc.

Mailing Address 305 Oak St.

Hillsville VA 24343

Site Address TBD Bent Nail Road

Hillsville, VA

Phone 703-944-4240

Phone _____

Fax _____

Phone 276-728-3222

Phone _____

Fax _____

Email dmann@simplelandguys.com

Directions to Property: _____

Subdivision _____ Section _____ Block _____ Lot _____

Tax Map 85-9-18 Other Property Identification _____ Dimension/Acreage of Property _____ 2.8661 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 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

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 attached 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.

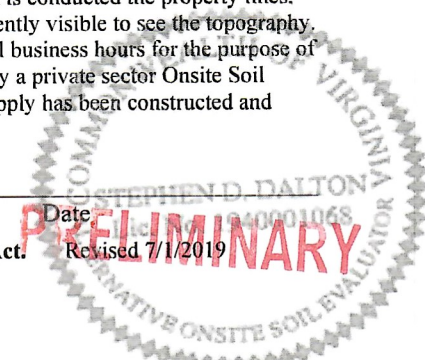
Signature of Owner/ Agent _____

1/9/24

This form contains personal information subject to disclosure under the Freedom of Information Act.

Date _____

Revised 7/1/2019



Site and Soil Evaluation Report

VDH Use Only

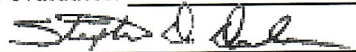
HDIN: _____

General Information

Date: 1/9/24 Carroll County Health Department
 Owner: Simple Land Guys C/O Dominic Mann Phone: 703-944-4240
 Owner Address: PO Box 31319 Alexandria VA 22310
 Property Address: TBD Bent Nail Road Hillsville, VA
 Tax Map/GPIN #: 85-9-18
 Subdivision: Section: Block: Lot:

Soil Information Summary

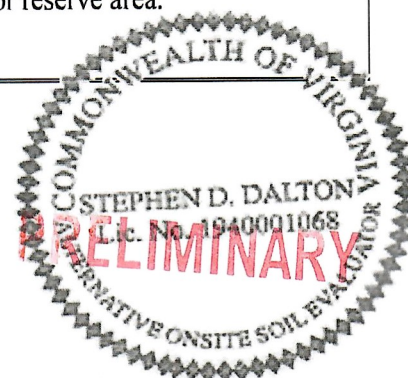
- Position in landscape satisfactory: ☒ Yes ☐ No Describe landscape position: sideslope
- Slope: 26 %
- Depth to rock/impervious strata: Max. 64 in. Min. 55 in. ☐ Not observed
- Free Water Present: ☐ Yes ☒ No Range in inches: _____
- Depth to seasonal water table (gray mottling or gray color): _____ inches ☒ Not observed
- Soil percolation rate estimated: ☒ Yes ☐ No Estimated rate: 35 min/in at 37 inches depth
 Texture Group: ☐ I ☒ II ☐ III ☐ IV
- Percolation test performed: ☐ Yes ☒ No If yes, provide additional data on percolation test results.

Name and title of evaluator: Stephen Dalton OSESignature: 

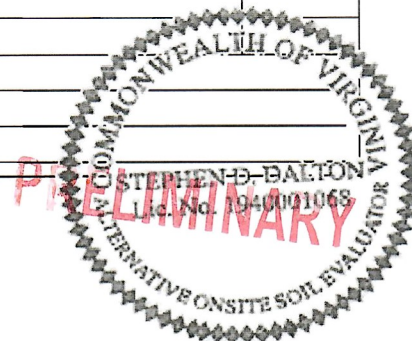
☒ Site approved: Absorption Trenches (describe dispersal area, e.g. absorption trenches) dispersing Septic Tank Effluent (proposed level of treatment at time of evaluation) to be placed at 37 (inches) depth at site designated on permit. Site provides a total of 900 square feet of absorption area for primary and reserve (if applicable).

☐ Site disapproved: Reasons for rejection (check all that apply)

- ☐ Position in landscape subject to flooding or periodic saturation.
- ☐ Insufficient depth of suitable soil over hard rock.
- ☐ Insufficient depth of suitable soil to seasonal water table.
- ☐ Rates of absorption too slow.
- ☐ Insufficient area of acceptable soil for required absorption area, and/or reserve area.
- ☐ Proposed system too close to well.
- ☐ Other (specify) _____



☐ See application sketch ☒ See Construction Permit ☐ See sketch on reverse side or page attached to this form.

[illegible]REMARKS:
REMARKS:

System Specifications

VDH Use Only

HDIN: _____

Application Information

Name: Simple Land Guys C/O Dominic Mann Address: PO Box 31319
Alexandria VA 22310
 Phone: 703-944-4240

Location Information

Tax Map/GPIN #: 85-9-18 Property Address: TBD Bent Nail Road Hillsville, VA
 Subdivision: _____ Section: _____ Block: _____ Lot: _____
 Directions: TBD Bent Nail Rd

General Information

Property Type (e.g. residential): Residential Number of Bedrooms: 3
 Daily Flow: 450 gpd Conditions: _____
 Notes: _____

Sewer Line

Diameter: 4 in. Material: SCH 40 PVC (or equivalent) Notes: cleanouts every 50'

Pretreatment Unit(s)

Treatment Level: _____ Septic Tank Capacity: 1,000 gallons
 Number of Septic Tanks 1 Size of Septic Tank(s) 1,000 gallons
 Per the Sewage Handling and Disposal Regulations, check which option(s) chosen:
☒ Septic tank with inspection port ☐ Septic tank with effluent filter ☐ Reduced maintenance septic tank
 Secondary treatment device(s), if applicable: _____
 Notes: PVC 40 4" Tees

Conveyance Line

Conveyance Method: Gravity
 If pumping, include pump specifications sheet.
 Material: SCH 40 PVC Diameter: 4"
 Notes: 6" fall per 100'

Distribution Method and Header Lines

Distribution Method: 4" SCH 40 PVC
 No. of boxes: 1 No. of outlets: 8+
 Surge or splitter box required: ☐ Yes ☒ No
 Header Line Material: SCH 40 PVC

Percolation Lines/Absorption Area

Dispersal Method (e.g. laterals, pad, mound): laterals
 If using pressure dispersal (e.g. drip), include pressure dispersal specifications sheet.
 No. of laterals/pads: 4 Length of lateral(s)/pad(s): 75 ft. Width of lateral(s)/pad(s): 36 in.
 Center to center spacing: 11 ft. Installation depth: 37 in. Aggregate depth: 13 in.
 Size/Type of Aggregate: 1/2"-1-1/2" free of fines Lateral/pad slope: 2"-4" in. per 100 ft.
 Reserve Area Provided: _____ % Notes: _____

Please Note: 12" of suitable cover required over the trenches



Large Drainage Way



Approx 1" = 40'

A-B 80'

A-C 79'

A-D 165'

B-C 79'

B-D 112'

± 180'
to
Thistle
Trail

Culvert
Under
Road

(A) 48"
Poplar
Tree

26%
Slope

Cluster of
(B) Poplar Trees
(Flagged)

(D)

Bert & Neil Road

PRELIMINARY

Well Specifications

VDH Use Only
HDIN:

Applicant Information

Name: Simple Land Guys C/O Dominic Mann Address: PO Box 31319
Phone: 703-944-4240 Alexandria VA 22310

Location Information

Tax Map/GPIN #: 85-9-18 Property Address: TBD Bent Nail Road Hillsville, VA
Subdivision: Section: Block: Lot:
Directions: TBD Bent Nail Rd

General Information

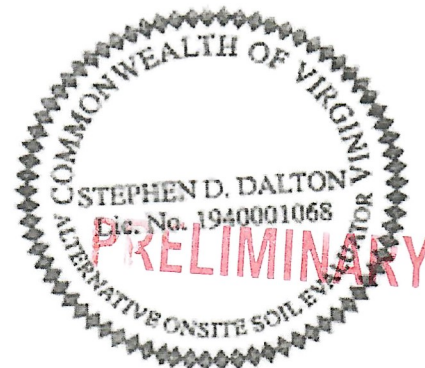
Well Purpose (select all that apply): ☒ Domestic Drinking Water ☐ Agricultural
☐ Irrigation ☐ Industrial/Commercial ☐ Geothermal
Well Class: III-B Minimum Casing Depth: 20 ft.
Estimated Water Usage: 450 Minimum Grout Depth: 20 ft.

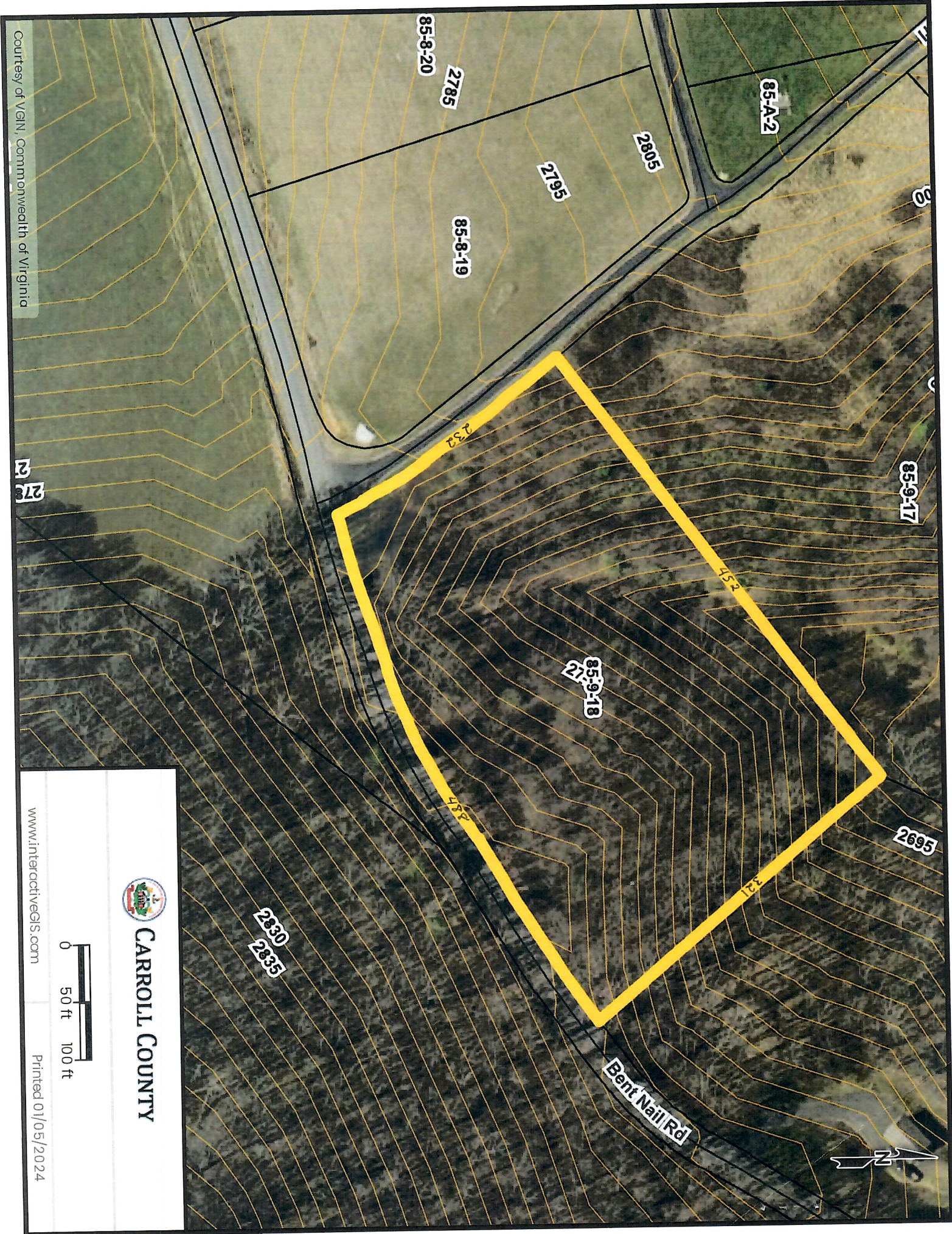
Horizontal Setbacks

Distance from Building Sewer: 50 ft. Distance from Pretreatment Unit(s): ft.
Distance from Conveyance System: 50 ft. Distance from Absorption Area: 100 ft.
Distance from Property Line: 50+ ft. Distance from foundations: 50+ ft.
Distance from other source(s) of contamination: 100 ft.
List other source(s):

Note:

50'+ off property lines bordering agricultural property 50'+ off foundations if building is termite treated





Courtesy of VGIN, Commonwealth of Virginia



CARROLL COUNTY



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