

Updated August 1, 2020

January 1, 2018

On Site Waste Water Treatment Systems Report: Dancing Wolf Estates IV

Per the El Paso County code section 8.4.8 E 2 (d) (ii): percolation tests shall be conducted on no fewer than 20% of the lots in the filing.

When Dancing Wolf Estates was originally platted, a Geologic Hazard Investigation was performed that included 5 percolation tests performed over the 40 acres. Average percolation rates as well as other data pertaining to the use of OWTS for the subdivision were analyzed in this report for locations throughout the 40 acre parcel. This report was submitted with this application for reference.

With the final platting of this proposal (DWE IV) there will be 11 lots in Dancing Wolf Estates. Five of those lots have existing septic systems and their permit numbers are as follows:

Lot 2 Dancing Wolf Estates: Permit # ON0033359

Lot 1 Dancing Wolf Estates III: Permit # not accessible on El Paso County land records, but can be acquired from the El Paso County Department of Health and Environment (EPCDHE)

Lot 2 Dancing Wolf Estates III: Permit # ON0005140

Lot 3 Dancing Wolf Estates III: Permit # ON0000464

Lot 6 Dancing Wolf Estates: Permit # 12397

20% of the 11 lots in DWE would require that 2.2 of the lots in the filing have percolation tests performed. Both the Geologic Hazard Investigation report and the existing septic systems built on lots in DWE exceed this requirement.

Between the previously completed Geological Hazards Investigation and the existing septic system permits in DWE the El Paso County Department of Health and Environment requirements for an OWTS report have been met. These items support the viability of onsite waste water treatments systems for the proposed added lots in Dancing Wolf Estates. This was confirmed by Aaron Doussett at EPCDHE via email on November 16, 2017. See responses added to EPCDHE comments.

NOTE: Any new septic system must have two test profile holes dug for samples to determine septic requirements for new homes.

this is an incomplete OWTS report that does not meet those requirements outlined in the LDC at the time of submission. The items uploaded in this slot should be a complete report and response to those identified requirements. If documentation has been uploaded elsewhere in support of this requirement please upload here.