



OWTS PROFILE PIT EVALUATION

PREPARED FOR: SHERRI OPLATKA

**JOB #26-0130
7025 FRANCIVILLE ROAD,
LOT #3, BLOCK #15, FILING #2,
PARK FOREST ESTATES SUBDIVISION,
SCHEDULE NUMBER: 5220015007
EL PASO COUNTY,
COLORADO**

PREPARED BY: COLORADO GEO-SOLUTIONS

**5072 LIST DRIVE
COLORADO SPRINGS, CO 80919**

**OFFICE PHONE #: (719) 481-4560
EMAIL: OFFICE@COLORADOGEOSOLUTIONS.COM**

Sincerely,

Douglas J Pretzer

Douglas J. Pretzer, P.E.
Principal Engineer



SITE CONDITIONS

Colorado Geo-Solutions performed a visual and tactile soil evaluation at the stated address for the purpose of installing an On-Site Wastewater Treatment System (OWTS). The location of the test pits was determined by Sherri Oplatka. The proposed residence will be served by an existing well. The natural slope of the property, across the proposed soil treatment area (STA) is southeast at approximately 12%. All applicable setbacks, as noted in Table 7-1 of the OWTS Regulations must be maintained. Weather conditions at the time of the test consisted of clear skies with hot temperatures.

PROFILE PIT FINDINGS

The inspection was performed on June 5, 2026, in accordance with Table 10-1 of the **E.P.C.P.H. OWTS Regulations**.

Soil Profile #1:

- 0 to 8"** - Topsoil - loam, organic composition.
- 8" to 24"** - USDA soil texture sandy loam, soil type R1, structure shape granular, structure grade 2, non-cemented, LTAR 0.50, dark yellowish brown in color, 10 YR 4/4, soil type 2 with 43% rock.
- 24" to 80"** - USDA soil texture sandy loam, soil type R1, structure shape massive, structure grade 0, non-cemented, deteriorated bedrock, excavation difficulty moderate, LTAR 0.35, light gray in color, 10 YR 7/2, soil type 2A with 42% rock, bucket refusal 80 inches below grade.

Groundwater: Not Encountered

Groundwater Evidence: Not Encountered

Bedrock: Encountered 80" Below Existing Grade

Soil Profile #2:

- 0 to 8"** - Topsoil - loam, organic composition.
- 8" to 18"** - USDA soil texture sandy loam, soil type R1, structure shape granular, structure grade 2, non-cemented, LTAR 0.50, dark yellowish brown in color, 10 YR 4/4, soil type 2 with over 35% rock.
- 18" to 60"** - USDA soil texture sandy loam, soil type 2A, structure shape massive, structure grade 0, non-cemented, deteriorated bedrock, excavation difficulty moderate, LTAR 0.35, light gray in color, 10 YR 7/2, 34% rock, bucket refusal 60 inches below grade.

Groundwater: Not Encountered

Groundwater Evidence: Not Encountered

Bedrock: Encountered 60" Below Existing Grade

RECOMMENDATIONS

An Engineered OWTS will be required for this site due to: USDA Soil Type R1 and deteriorated bedrock.

The maximum depth of the installation shall not be deeper than 24 inches below the existing grade. A minimum 2-foot-deep unlined sand filter is required.

Based on the observed conditions, we feel a design based on an LTAR of 0.65 GPD/SF (USDA 2A/DBR, treatment soil, treatment level 3) and 0.80 GPD/SF (Imported Sand) is reasonable.

If during construction of the field itself, subsurface conditions change considerably or if the location of the proposed field changes, this office shall be notified to determine whether the conditions are adequate for the system as designed or whether a new system needs to be designed.

LIMITATIONS

This report is prepared in accordance with Colorado Department of Public Health and Environment, Regulation 43, and the local board of health OWTS regulations as well as generally accepted engineering standards and methods. Soil conditions can vary between pits and beyond the location of the pits. Even with proper design and installation, there remain uncertainties in the function of the STA and difficulties may arise. Colorado Geo-Solutions provides no warranty, express or implied, regarding the contents of this report or the designs or installation of the OWTS based on the recommendations of this report. The Limits of Liability extend only to the fee rendered for the professional services provided.

Homeowners should understand proper OWTS operation and maintenance. Once the OWTS is installed, the homeowners are responsible for the continued operation and maintenance. Visit your local health department website or the EPA's "How to Care for Your Septic System."

This report is valid for 1 year from the date issued unless land use changes, code changes and/or changes in the generally accepted engineering standards dictate otherwise.

PROFILE PIT LOG #1

JOB #: 26-0130 EQUIPMENT USED: MINI-EX		DATE EVALUATED: 6/3/2026 EVALUATED BY: RAH		DEPTH (ft.)	HATCH	SOIL TYPE
0"-8" <u>TOPSOIL</u> Loam Organic Composition				0		R1
8"-24" <u>SAND</u> Fine-Very Coarse Grained Moderate Density Low Moisture Content Low Clay Content Low Cohesion Low Plasticity Dark Yellowish Brown Color 10YR4/4		USDA Soil Texture: Sandy Loam USDA Soil Type: R1 USDA Soil Structure: Granular USDA Soil Grade: 2 Cementation Class: Non-cemented LTAR: 0.60 Soil Type 2 w/ 43% Rock		2		R1
24"-80" <u>DETERIORATED BEDROCK</u> Fine-Very Coarse Grained Moderate-High Density Low-Moderate Moisture Content Low Clay Content Low Cohesion Low Plasticity Light Gray Color 10YR7/2		USDA Soil Texture: Sandy Loam USDA Soil Type: R1 USDA Soil Structure: Massive USDA Soil Grade: 0 Cementation Class: Non-cemented Excavation Difficulty: Moderate LTAR: 0.35 Soil Type 2A w/ 42% Rock Bucket Refusal @ 80"		4		
				6		
				8		
				10		
				12		

LTAR to be Used for OWTS Sizing: 0.35 GPD/SF (USDA Type 2A/DBR, Treatment soil, Treatment Level 1)

Depth to Groundwater (Permanent or Seasonal): Not Encountered

Depth to Bedrock and Type: Sandstone @ 80"

Depth to Proposed Infiltrative Surface from Ground Surface: Max. 24" Deep (Uniformly Pressure Dosed)

Soil Treatment Area Slope and Direction: Southeast @ 12% Minimum 2 Ft Deep Unlined Sand Filter Required

Note: See El Paso County Board of Health Regulation Chapter 8: On-Site Wastewater Treatments Systems (OWTS) Regulations for Additional Information. Refer to Table 10-1 for Corresponding LTAR if Treatment Level 2, 2N, 3, or 3N will be Implemented in the Design of the OWTS. System Sizing Depends on a Number of Factors (i.e. LTAR, # of Bedrooms, Type of Soil Treatment Area (STA), Method of Transfer to the STA (Gravity, Dosed, or Pressure Dosed), and Type of Storage / Distribution Media Used in the STA)

Project: 26-0130	<u>Project Address</u>
Sheet: 1 of 3	Sherri Oplatka
Date: 1 July 2026	7026 Franciville Road,
Revised:	Lot #3, Block #15, Filing #2,
Drawn by: rah	Park Forest Estates Subdivision,
Checked by: djp	Sch. No. 5220015007
	El Paso County, Colorado



PROFILE PIT LOG #2

JOB #: 26-0130 EQUIPMENT USED: MINI-EX		DATE EVALUATED: 6/3/2026 EVALUATED BY: RAH	DEPTH (ft.)	HATCH	SOIL TYPE
0"-8" TOPSOIL Loam Organic Composition			0		
8"-18" SAND Fine-Very Coarse Grained Low-Moderate Density Low-Moderate Moisture Content Low Clay Content Low Cohesion Low Plasticity Dark Yellowish Brown Color 10YR4/4		USDA Soil Texture: Sandy Loam USDA Soil Type: R1 USDA Soil Structure: Granular USDA Soil Grade: 2 Cementation Class: Non-cemented LTAR: 0.60 Soil Type 2 w/ >35% Rock	2		R1
18"-60" DETERIORATED BEDROCK Fine-Very Coarse Grained High Density Low-Moderate Moisture Content Low Clay Content Low Cohesion Low Plasticity Light Gray Color 10YR7/2		USDA Soil Texture: Sandy Loam USDA Soil Type: 2A USDA Soil Structure: Massive USDA Soil Grade: 0 Cementation Class: Weakly Excavation Difficulty: Moderate LTAR: 0.35 Soil Type 2A w/ 34% Rock Bucket Refusal @ 60"	4		R1
			6		
			8		
			10		
			12		

LTAR to be Used for OWTS Sizing: 0.35 GPD/SF (USDA Type 2A/DBR, Treatment soil, Treatment Level 1)

Depth to Groundwater (Permanent or Seasonal): Not Encountered

Depth to Bedrock and Type: Sandstone @ 60"

Depth to Proposed Infiltrative Surface from Ground Surface: Max. 24" Deep (Uniformly Pressure Dosed)

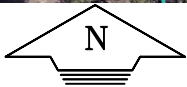
Soil Treatment Area Slope and Direction: Southeast @ 12% Minimum 2 Ft Deep Unlined Sand Filter Required

Note: See El Paso County Board of Health Regulation Chapter 8: On-Site Wastewater Treatments Systems (OWTS) Regulations for Additional Information. Refer to Table 10-1 for Corresponding LTAR if Treatment Level 2, 2N, 3, or 3N will be Implemented in the Design of the OWTS. System Sizing Depends on a Number of Factors (i.e. LTAR, # of Bedrooms, Type of Soil Treatment Area (STA), Method of Transfer to the STA (Gravity, Dosed, or Pressure Dosed), and Type of Storage / Distribution Media Used in the STA)

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PROFILE PIT MAP



0 25 50 75 100
GRAPHIC SCALE IN FEET
SCALE: 1" = 100'

*Indicates Colorado Geo-Solutions Profile Pit Test Locations
Location from Southwest Lot Corner to Profile Pit #1: N. 15° E. - 208'
Location from Profile Pit #1 to Profile Pit #2: S. 67° E. - 90'
GPS Coordinates Profile Pit #1: N. 38° 59' 13.84" , W. 104° 41' 47.56"
GPS Coordinates Profile Pit #2: N. 38° 59' 13.54" , W. 104° 41' 46.57"

Project: 26-0130

Sheet: 3 of 3

Date: 1 July 2026

Revised:

Drawn by: rah

Checked by: djp

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