



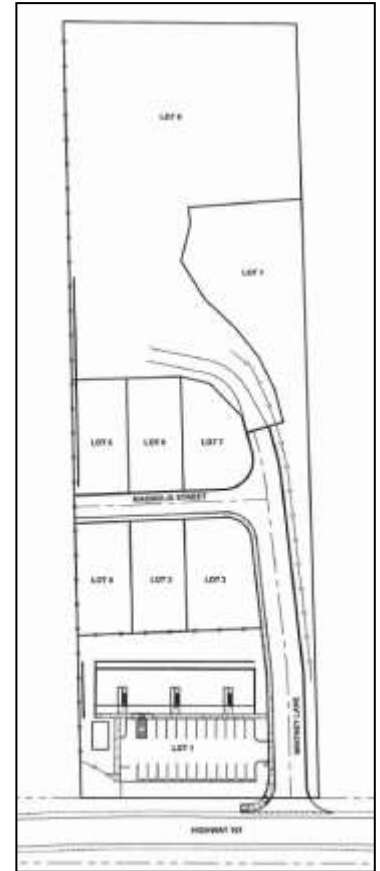
June 5, 2024

Roy Hankins, PE  
Emerio Design, LLC  
1500 Valley River Drive, Suite 100  
Eugene, OR 97401  
Letter sent via email only to: [roy@emeriodesign.com](mailto:roy@emeriodesign.com)  
541-521-9797

**Re: Miami Cove Subdivision Waterlines (PR#[72-2023](#))  
Garibaldi Water System (PWS ID# [00311](#))  
Final Approval**

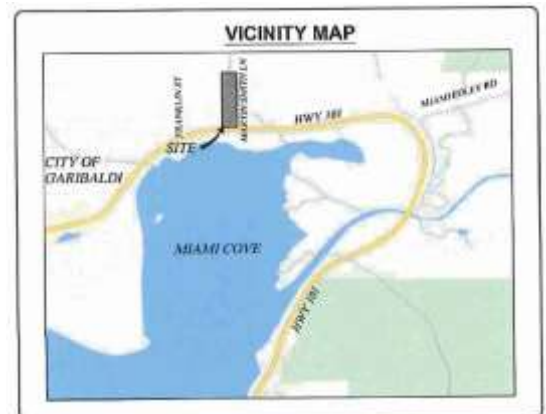
Dear Mr. Hankins

Thank you for your submittal on June 3, 2024, to the Oregon Health Authority’s Drinking Water Services (DWS) of as-builts and the *Project Final Approval Request Form* (enclosed) for the *Miami Cove* 8-lot single-family subdivision and 18-unit apartment building to be served by the Garibaldi Water System (PWS ID# 00311). Our office received the original plans, land use approval documents, and \$825 plan review fee payment on May 22, 2023, and a conditional approval letter was written on May 26, 2023.



**The project is granted Final Approval and the new facilities may be placed into service.**

The project included subdividing and developing a 3.62-acre property (Tillamook County Assessor’s map #1N 10 22BB, tax lot 100) located at 501 Garibaldi Avenue, along Oregon Coast Highway 101 to accommodate 8 single-family homes and an 18-unit apartment complex. Roughly 346-LF of new 8” C-900 PVC waterline was extended from the existing 10” AC main at HWY 101 to the end of Whitney Lane and an additional 180-LF of new 8” C-900 PVC waterline was extended from a tee on Whitney Lane to the end of Magnolia Street, both terminating in dead ends equipped with hydrants.



June 5, 2024

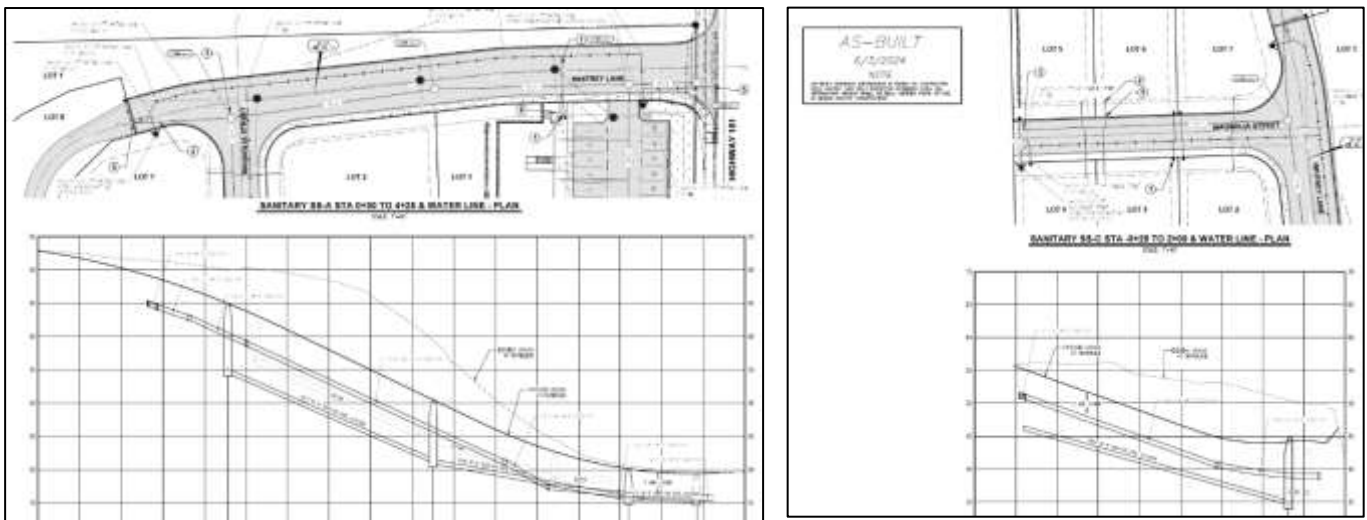
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Miami Cove Subdivision Waterlines served by the Garibaldi Water System (41-00311)  
Final Approval – PR #72-2023

Note that my Conditional Approval letter dated May 26, 2023, listed the following condition:

*Air relief valves are located at high points (e.g., at the end of Whitney Ln & Magnolia St) with screened downward turned air vents according to [OAR 333-061-0050\(8\)\(i\)](#).*

Air valves were not installed per the as-built plans dated 6/3/24 (shown below), however, since the high points are located on dead-end lines equipped with hydrants, this was deemed as an acceptable means of manually purging any air that may accumulate at these points.



Thank you for your cooperation in this plan review process and if you have any questions, please feel free to contact me at 971-200-0288 or via e-mail at [evan.e.hofeld@oha.oregon.gov](mailto:evan.e.hofeld@oha.oregon.gov).

Sincerely,

Evan Hofeld, PE  
Regional Engineer  
Drinking Water Services

cc: Paul Daniels, Coastal Housing Solutions, LLC

[danielpaul353@yahoo.com](mailto:danielpaul353@yahoo.com)

Kelly West, Garibaldi Water System

[Kelly.West@garibaldi.gov](mailto:Kelly.West@garibaldi.gov)

Jaime Craig, Tillamook Co Environmental Health

[Jcraig@co.tillamook.or.us](mailto:Jcraig@co.tillamook.or.us)

Nicole Alfafara, OHA-DWS

[Nicole.H.Alfafara@oha.oregon.gov](mailto:Nicole.H.Alfafara@oha.oregon.gov)

Encl. *Project Final Approval Request Form*



# Drinking Water Services Project Final Approval Request Form

[Print](#)

Project Name Miami Cove PR# 72-2023  
 Public Water System ID# 41-311  
 PWS Name Garibaldi Water System [Click to locate PWS ID#](#)

	YES	NO	DATE
1. Was the project undertaken? If so, what was the starting date?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<u>05/10/2023</u>
2. If project was not undertaken, has the project been abandoned?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
3. Was the project completed? If so, when? If project not complete, estimated completion date: <u>06/20/2024</u>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
4. If completed, was the work accomplished in conformance with all conditions listed in the Conditional Approval letter and DWS Construction Standards, Oregon Administrative Rule (OAR) 61-0050? <b>In the comments below or on a separate sheet please make clear how all conditions specified in the Conditional Approval letter were met.</b>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
5. If the project was completed, were there any differences between what is shown on the plans and what was actually installed?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
6. If the completed project is different from what is shown on the plans, were the plans modified to show as-built conditions?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
7. Have as-builts been sent to Drinking Water Services? <b>NOTE: As-builts are not required if there were no significant changes noted in 5.</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
8. Are the facilities operating? If so, starting when?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<u>10/20/2023</u>

Signature of Engineer Roy Hankins 2024.06.04 17:18:39-0700 Date   
 Name Roy Hankins OR PE# 84283  
 Firm Emerio Design, LLC Phone (503) 746-8812

Comments  
 The project has been constructed following the DWS construction standards and the conditions of approval have been met.