

July 3, 2025

Ken Guerra - ken@investmentresourcesinc.com
Oxyoke RV
350 Oxyoke Road
Grants Pass, OR 97526

**Re: New Water System (PR#2025-89)
Oxyoke RV (PWS ID#95764)
Conditional Approval**

Dear Ken Guerra:

Thank you for your submittal to the Oregon Health Authority's Drinking Water Services (DWS) of plan review information for the new water system for Oxyoke RV. On June 20, 2025, our office received a well log and site map and a plan review fee of \$825.

The project is a new water system for a 21 site RV Park that includes using the well referred to as JOSE 8062 located at 350 Oxyoke Road in Grants Pass and a 2,000 gallon pre-fabricated concrete storage tank.

The plans are approved subject to the following conditions:

For the well:

1. OAR 333-061-0050(2)(a)(D) requires wells to be protected against contamination from surface runoff from any private roadways. Please confirm there is a barrier between the wellhead and the driveway.
2. OAR 333-061-0050(2)(a)(E) lists the sanitary hazards that are not listed within 100 feet of a well that serves public water. The list of hazards include chemical storage, pressure sewer lines, well that hasn't been properly abandoned, etc. Please confirm that no hazards listed in our rules are within 100 feet of the well.
3. OAR 333-061-0050(2)(a)(I) requires laboratory reports to be submitted for coliform, nitrate, and arsenic.
4. OAR 333-061-0050(2)(a)(K)(ii) states where submersible pumps are installed, the top of the casing shall be provided with a watertight sanitary seal. In the photos provided, the top of the wellhead looks to not be watertight. Caulking or some other

type of material should be used to seal the top of the well where the wires go into the well.

5. OAR 333-061-0050(2)(a)(K)(iii) requires a casing vent to be provided and shall be fitted with a screened return bend. In the photos provided, no vent was visible.
6. OAR 333-061-0050(2)(a)(K)(viii) and (ix) requires a concrete slab around the well casing at ground surface. The slab and the ground surface around the well shall be graded so drainage is away from the well. It was not clear in the photos if there is a concrete slab around the well and how it is sloped.
7. OAR 333-061-0050(2)(a)(K)(x) requires the top of the well casing shall be extended at least 12 inches above the concrete slab. The photos provided show the casing only a few inches above the ground.
8. OAR 333-061-0050(2)(a)(K)(xi) requires the pump controls and other above ground appurtenances at the well head to be protected from weather. If a wellhouse is installed, it shall meeting applicable building codes and shall be insulated, heated and provided with lights and the wellhouse shall be constructed so the well pumps can be removed if necessary for repairs.

For the storage tank:

9. OAR 333-061-0050(6)(a)(G) requires reservoirs that are located partially below ground, the bottom of the reservoir shall be above the ground water table and footing drains discharging to daylight shall be provided to carry away ground water which may accumulated around the perimeter of the structure. It is not clear in the photos or drawing submitted if there is a drain around the base of the storage tank. Please confirm this was installed.
10. OAR 333-061-0050(6)(a)(K) requires an internal ladder of durable material shall be provided where the access manhole is located on the roof. This can be accomplished with a designated ladder that can be disinfected with each use to access the inside of the storage tank.
11. OAR 333-061-0050(6)(a)(L) requires screened vents to be provided to permit circulation of air above the water in storage tanks. No vent was visible in the photos.
12. OAR 333-061-0050(6)(a)(M) requires drains to be provided at the lowest point of the storage tank. The outlet ends of the drain and overflow shall be fitted with angle-flap valves or equivalent protection and shall discharge to a watercourse or storm drain capable of accommodating the flow with a vertical separation between the bottom of the pipe and the top of the receiving body or structure. There were no photos of a drain.
13. All materials in contact with potable water must meet NSF Standard 61.
14. OAR 333-061-0050(10)(e) requires storage tanks to be disinfected by chlorination according to AWWA Standard C652 which includes, but is not limited to, the following methods:
 - Filling the reservoir or tank and maintaining a free chlorine residual of not less

- than 10 mg/l for the appropriate 6 or 24 hour retention period; or
- Filling the reservoir or tank with a 50 mg/l chlorine solution and leaving for six hours; or
- Directly applying by spraying or brushing a 200 mg/l solution to all surfaces of the storage facility in contact with water if the facility were full to the overflow elevation.

Until we receive verification that the conditions have been met and final approval has been issued, the well and water system is not approved for use. Upon completion of the project, the engineer must verify in writing that construction was completed according to the submitted plans. If substantial changes are made, a set of as-built drawings must be submitted. Documentation demonstrating how the above conditions were met should reference Plan Review #2025-89 and can be emailed to me at rebecca.a.templin@oha.oregon.gov.

In addition to the above conditions, I have the following comments:

- When taking lab samples, I recommend following the lab's instructions to insure you do not contaminate the sample.
- Once your system becomes active, your water regulator will be Justin Fimbres with Josephine County Public Health. His phone number is (541) 474-5325 and his email is jfimbres@josephinecounty.gov. I recommend working with him to develop your operation and maintenance manual, coliform sampling plan and emergency response plan. Also, once you have finalized your plan review, he will be scheduling a water system survey/inspection.

Also, our hydrogeologist reviewed the well construction below ground and concur that it meet current construction standards. In addition he had this to say about the well:

"The well was drilled to a depth of 95 feet in March 1978. A 10-inch borehole extends to a depth of 39 feet and is 6 inches in diameter beyond that depth. A 6-inch casing was placed to a depth of 75 feet and sealed to a depth of 39 feet using (12 sacks of cement placed with a grout pump). The subsurface well construction is considered to meet standards in terms of casing depth, casing seal depth, sealant volume, and annular spacing. The casing is reported at 0 feet above grade and should be verified that it terminates 12 inches above grade. All sanitary setbacks will be verified by the OHA plan review engineer. Triggered coliform monitoring shall apply. The well is located in what is surficially mapped as granitic rocks of the Grants Pass Pluton. At depth the well initially produces from what is reported as fractured granite at a depth of 78 feet. The aquifer appears to be fractured confined based on the display of pressure when comparing initial water bearing zone depth (78 feet) to the reported

static water bearing zone depth of (23 feet)."

If you have any questions, please feel free to email me at rebecca.a.templin@oha.oregon.gov or call me at (541) 650-4868.

Sincerely,



Rebecca Templin, PE
Regional Engineer
Drinking Water Services

ec: File, DWS
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