



STATE OF IDAHO
DEPARTMENT OF
ENVIRONMENTAL QUALITY

FILE

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06-012

2110 Ironwood Parkway • Coeur d'Alene, Idaho 83814 • (208) 769-1422

C.L. "Butch" Otter, Governor
Toni Hardesty, Director

January 9, 2008

Denny Ryerson, President/Director
Mica View Estates Homeowners Association, Inc.
PO Box 2288
Coeur d'Alene, ID 83816

**RE: Record Drawings and Operation & Maintenance Manual for the
Mica View Estates Water System**

Dear Mr. Ryerson:

On October 25, 2007 Steven Syrcle, P.E. with Tri-State Consulting Engineers submitted to this office record drawings for the drinking water system as certified by Mr. Syrcle and a copy of the Mica View Estates Potable Water System Operation and Maintenance Manual as prepared by United Pump and Drilling.

We have compared the record drawings for the new public drinking water system serving the twelve (12) lots in the Mica View Estates subdivision to the construction plans and specifications as approved on June 29, 2006 by DEQ. The record drawings were found to be **acceptable** in accordance with Section 39-118 of Idaho Code and the Idaho Rules for Public Drinking Water Systems (IDAPA 58.01.08). In addition, the O&M Manual was reviewed and found to be **acceptable**.

This new drinking water system consists of an 8-inch diameter 191-foot deep groundwater well test pumped at 150 gpm and equipped with a Grundfos Model 85S76-6 submersible pump capable of 100 gpm. The well discharges into and is controlled by water level in a nearby 39,000-gallon capacity concrete storage reservoir. A pumphouse on top of the reservoir contains two 7.5-Hp pumps for domestic demands and one 25-Hp booster pump for fire flows (500 gpm for 2 hours). The booster system supplies a water distribution system involving about 1600 feet of 6-inch diameter C900 PVC water main with three standard fire hydrants and twelve water service lines.

With approval of the record drawings above, the requirements of Section 39-118 of Idaho Code (Review of Plans) are satisfied for this new drinking water system. Compliance with monitoring and reporting requirements in the Idaho Rules for Public Drinking Water Systems (Rules) will need to be initiated by the system operator when the population served by this new water system exceeds twenty-five (25) individuals for sixty (60) days or more per calendar year. This is typically when ten homes are using the water system. When this point is reached the system operator will need to contact Mike Nelson with the Panhandle Health District or this office for details on the monitoring requirements.

Based on our review of the records, we ask that you take appropriate action to resolve the following final comments:

1. Sheet W1 of the record drawings note that the southeast corner of the well lot is reserved for installation of a standby generator. The Rules require standby power for new water systems constructed after April 15, 2007. If the Association elects to add standby power in the future, construction of the installation needs to be approved by DEQ before it is installed.

RE: **Record Drawings and Operation & Maintenance Manual for the
Mica View Estates Water System**

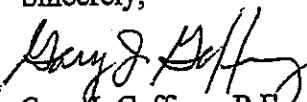
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2. When there are five homes using this water system, the operator will need to monitor these services for compliance with the Lead and Copper Rule. Initial water quality sampling suggested the well water might exhibit corrosive tendencies that could affect compliance with the lead and copper standards.
3. The Mica Kidd Island Fire Protection District allowed a 50% reduction in fire flow to 500 gpm if all homes are equipped with automatic sprinkler systems. We suggest that the subdivision CC&Rs mention this requirement.
4. No response was made to our observation that the draft Articles of Incorporation and By-Laws for the Mica View Estates Homeowners Association, Inc. did not appear to mention that the association is responsible for ownership, operation, and maintenance of the new public drinking water system. We continue to believe this information is appropriate for inclusion in these documents.
5. Before water from this system is supplied to the public, the operator needs to sample the system for total coliform bacteria securing at least two consecutive samples with bacteria absent. The latest series of bacteria samples we have dated January 28, 2005 had one sample with bacteria present.
6. We note that the well lot piping arrangement was not modified (as suggested but not required) to allow the well to directly charge the water distribution system in the event the storage reservoir needs to be taken offline for repair or service.

Congratulations on completion of this new drinking water system.

Sincerely,


Gary J. Gaffney, P.E.

- c: Steven W. Syrcle, P.E., Tri-State Consulting Engineers, CdA
Ryan Forbes, Inland Northwest Consultants, Post Falls
Ken Good, Mica Kidd Island Fire Protection District, 6891 W. Kidd Island Road, CdA
Mike Nelson, Panhandle Health District, Sandpoint
(#10179, plans at M-25 & O&M at M-75 specs)

ENCLOSURE