

05/23/2024

Teton County Planning and Zoning
89 North Main Suite 6
Driggs, Idaho 83422

Cerro Maestri LLC
Nick Mestre
PO Box 1705
Driggs, ID 83422

RE: Torre Subdivision

I have reviewed the application to have the parcel RP05N45E360250 divided into five (5) residential lots to be known as the Torre Subdivision and determined that the property is suitable for sub-surface waste disposal systems to serve a residence on Lot 5. Lots 1-4 will be served by the City of Driggs Municipal Sewer and Water Districts for wastewater disposal and culinary water.

Test hole soils are as follows:

0-~10 inches silt loam topsoil 20% rock content B2 Soil Type

10-120 inches of very gravelly loamy coarse to medium sand A1 soil type. 70% rock content. Clasts are subrounded, poorly sorted .5-10 inches diameter to depth. Rock content does not change but becomes more consistently 4-5 inches in diameter and is better sorted below 60 inches

No evidence of groundwater was observed in the test holes. No bedrock was encountered in the test holes. No surface water was observed across the parcel.

Slope varies across the parcel, but in the area of the test hoe and future drainfield it is <3%.

Proposed Lot 5 of this parcel development is suitable for sub-surface wastewater disposal to serve residential sewage. Sizing of such systems will use B1 application rate (0.6 gpd/sq ft) due to the rock content.

Eastern Idaho Public Health gives preliminary approval of the application to divide this parcel creating the Torre Subdivision based on suitability for residential sub-surface waste disposal for Lot 5 and approved service by the City of Driggs Municipal Sewer District for Lots 1-4. Individual subsurface sewage disposal systems may be allowed in accordance with IDAPA 58.01.03 Wastewater Disposal Rules and Regulations and the Technical Guidance Manual for Individual

Subsurface Waste Disposal. All current Idaho Rules must be met at time of permitting and installation.

Please contact me if you have questions concerning this information.

Thank you,

A handwritten signature in cursive script that reads "Kathleen Price".

Kathleen Price
National Registered Environmental Health Specialist
Master of Science Geology
Eastern Idaho Public Health District
kprice@eiph.idaho.gov
208-354-2220



Torre -



↑
North

Torre



Torie

↑
EAST

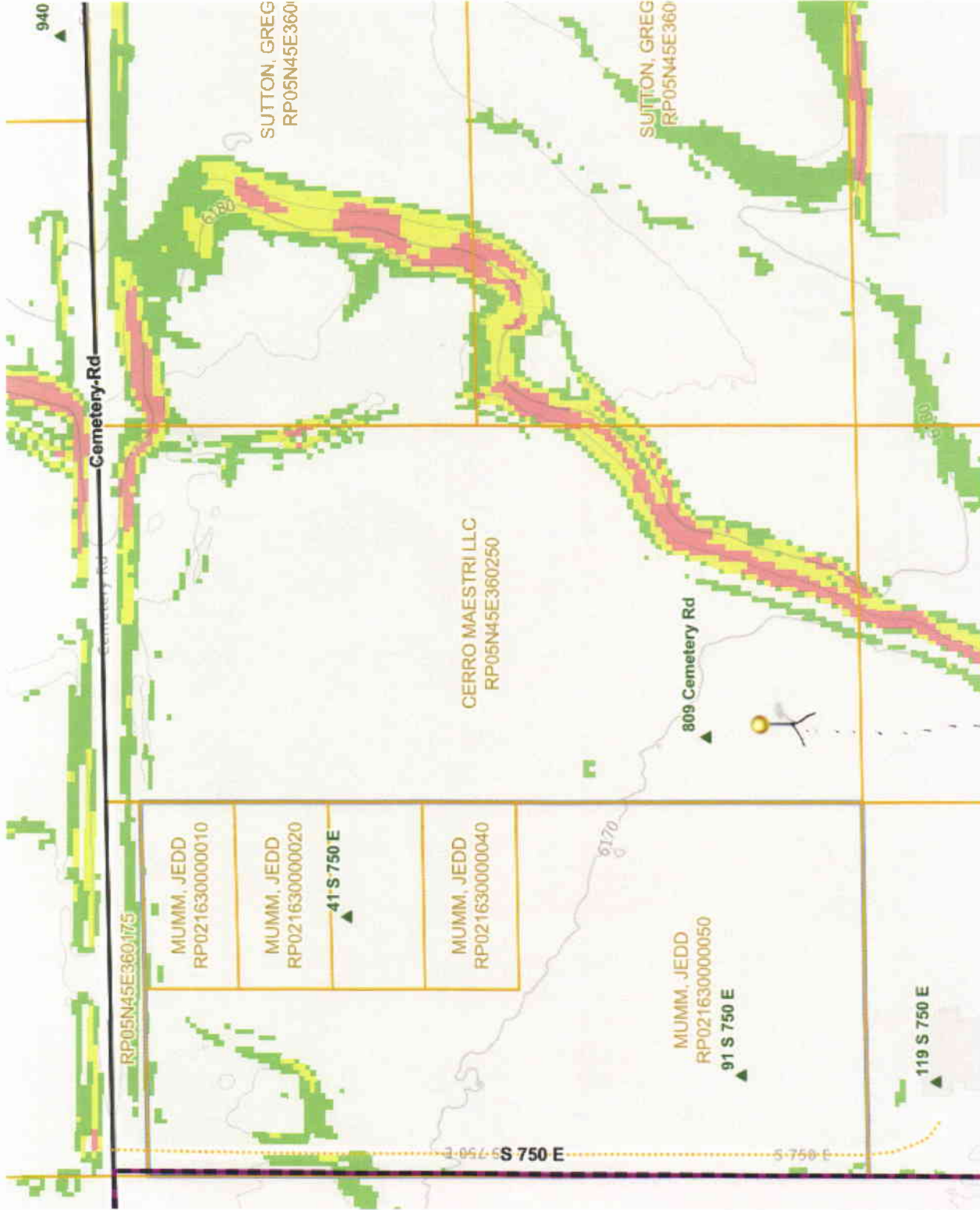


↖
South East

↗
Brre

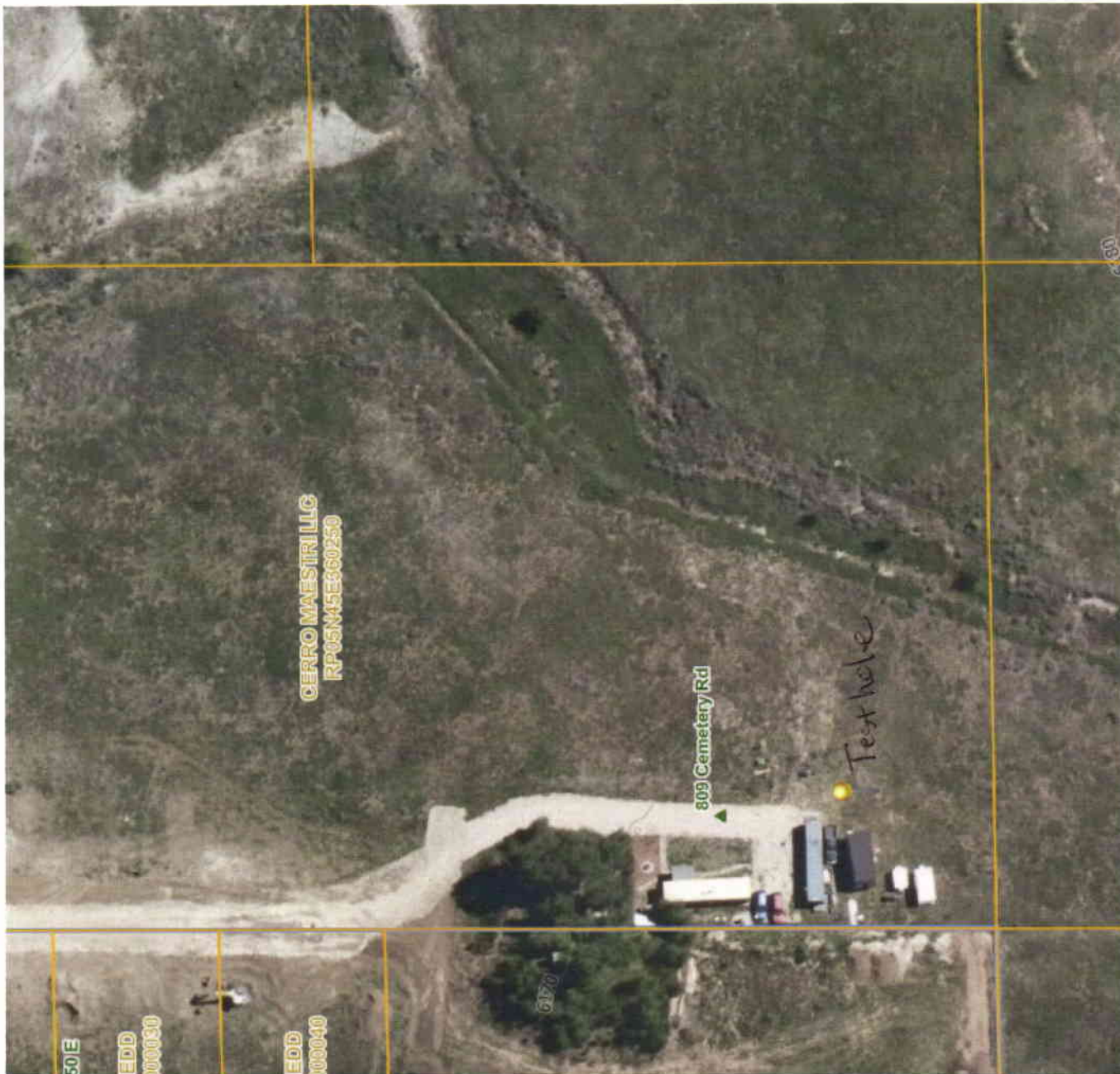


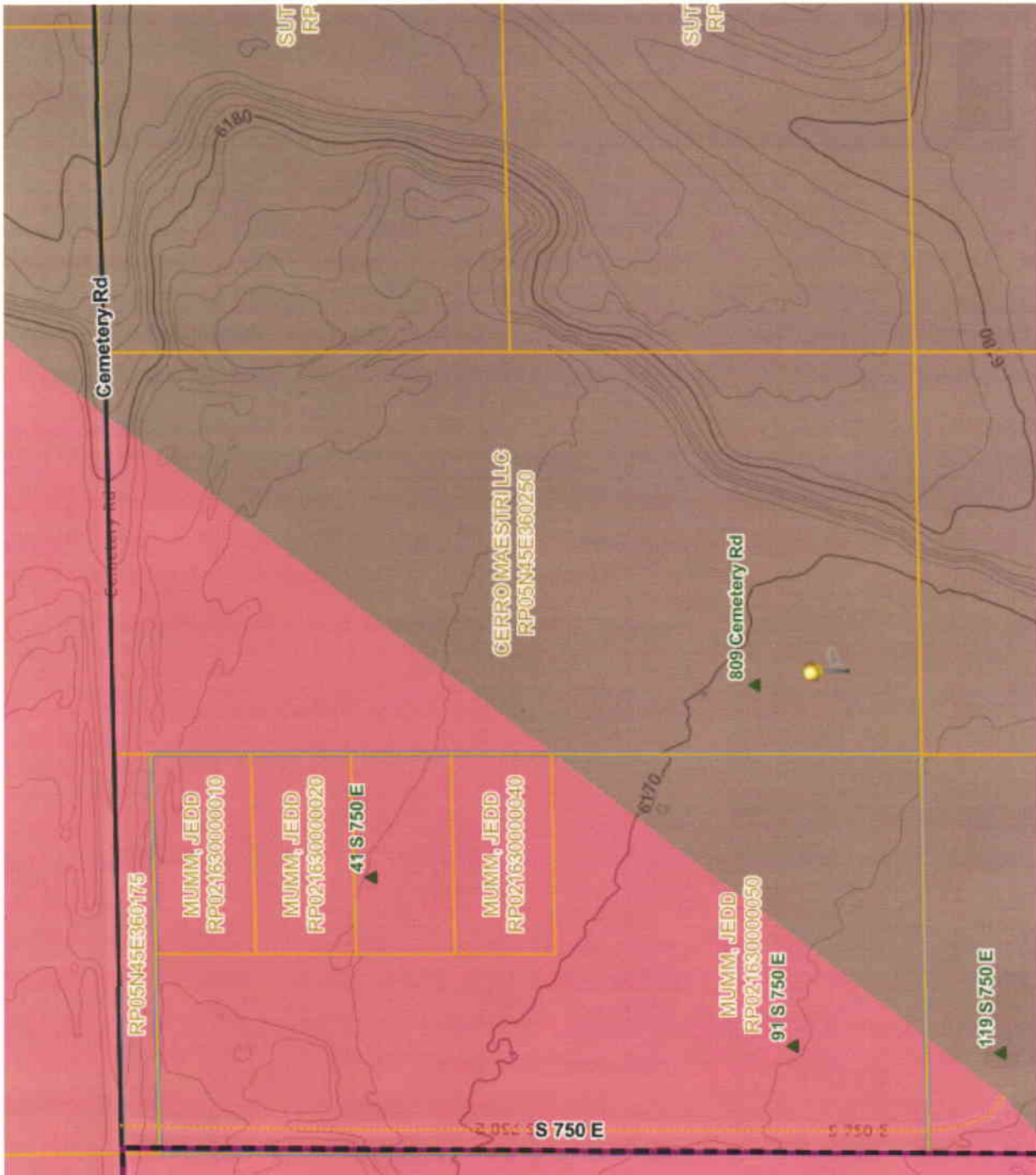
Torre Subdivision
Slope.



Test hole location.

Torre Subdivision





Natural Resource Overlay