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CEDAR CREEK SEPTIC LLC

ONSITE SYSTEM INSPECTION FORM

Inspection Overview

- Preliminary system information
- Inspection of treatment tanks
- Absorption system inspection
- Disposal/conveyance system assessment
- Identification of any alternative technology approved components
  - Requires additional inspection

INTERNAL USE ONLY

CLIENT INFO

Client Name: Matt Doran

Different from owner? ☒ Yes ☐ No

Client Address:

Contact Method:

Home Tel.: 609-517-1164

Work Tel.:

E-mail: MattDoranSr@gmail.com

ONSITE SYSTEM LOCATION

Inspector Name: Justin Rabbai

Date: 08/11/2023

ISSDS Address (including municipality)**:**

4528 S. White Horse Pike

Hammonton NJ 08037

New Jersey Coordinate:

Block: Unknown Lot: Unknown

Was GPS used? ☐ Yes ☒ No

Preliminary Information:

Weather: Clear

Last precipitation: 08/08/2023

Age of system? Unknown

Type of dwelling?

☐ Residential Number of Bedrooms:

☒ Non residential Describe: Municipal Building

How many systems are being inspected? 1

List any commercial activities or high impact hobbies:

None reported

Describe prior problems and/or repair history including soil fracturing or use of chemical additives. Include dates and explain why the remedial measures have been applied to the system (if available):

None reported

Date file review requested with administrative authority:

08/04/2023

	Yes	No
Is there a site plan or septic map available?	☐	☒
Is the dwelling currently being occupied?	☒	☐
If so, how many occupants? Unknown		
If no, date last occupied?		
If there is a washing machine, is it connected to a separate gray water disposal system?	☐	☒
Is the dwelling free of additional gray water systems?	☒	☐
Is the dwelling free of garbage disposal systems?	☒	☐
Is the dwelling free of sump pump discharges to the system?	☒	☐
Is the dwelling free of any historical sewage back ups into the structure?	☒	☐
Does all sewage enter the septic system and no type of sewage bypass exists?	☒	☐
Septic Tank Pumping:		
Is the septic tank pumped regularly?	☐	☐
Frequency: Unknown		
Date of last pumping: Unknown		
Was file review completed prior to inspection?	☐	☒
If no, explain why below		

Comments: No records available from the Health Department at the time of the inspection.

We were unable to locate this properties information such as block, lot, and municipality.

It was reported that the building is occupied full time.

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Treatment Tank:

Type of system being inspected?

☒ Septic Tank ☐ Cesspool ☐ Other: _____

☐ Gray Water ☐ Multi-compartment #: _____

Name the material of the system?

☒ Concrete ☐ Block ☐ Steel ☐ Other: _____

Approximate Treatment Tank Volume: 1,000 gal.

Evaluate the conditions of tank below:

	Satisfactory	Unsatisfactory	N/A
Top and Lids	☒	☐	☐
Inlet baffle	☐	☒	☐
Outlet baffle	☒	☐	☐
Cracks or Leaks	☒	☐	☐
Sewage Flow from structure	☒	☐	☐

	Yes	No
Main tank lid opened for inspection?	☒	☐
Liquid level below the tank's inlet invert?	☒	☐
Liquid level below the tank's outlet invert?	☐	☒
Treatment tank pumped for this inspection?	☒	☐
Are all portions of the tank(s) clear of structures like a deck or a driveway?	☒	☐
Is the area clear of evidence that sewage has surfaced above the treatment tank?	☒	☐
Does water flow unimpeded from the treatment tank?	☒	☐
Is an effluent filter a part of the system?	☐	☒
If yes, does it appear properly maintained?	☐	☐
Are there any other types of accessory units present?	☐	☒

Depth to top of tank: 12 inches

Depth to top of tank access: 0 inches

Comments: See Below

Absorption Area:

Name the type of the absorption system?

☐ Disposal bed ☐ Disposal trench ☒ Seepage pit

☐ Mounted ☐ Cesspool ☐ Other: _____

Was the absorption system located? ☒ Yes ☐ No If no, explain below

Are inspection ports present? ☐ Yes ☒ No

If yes, how many? _____

Were the inspection ports checked? ☐ Yes* ☐ No ☒ N/A *All levels observed must be included in report

Was a separate probe dug in the absorption area to confirm the observations in the inspection ports? ☐ Yes ☐ No ☒ N/A

Is the area of the absorption system free of sewage odors? ☒ Yes ☐ No

Does sewage flow from the treatment tank to the absorption system without flowing back? ☒ Yes ☐ No ☐ N/A

Is the area above or near any of the system components free from visible signs of effluent or sewage? ☒ Yes ☐ No

Are the areas at or near the inlet invert of any absorption area component free of visible signs of sewage or effluent? ☐ Yes ☒ No

Are areas above or near system components free of lush vegetation? ☒ Yes ☐ No

If exposed, is the distribution box in satisfactory condition? ☐ Yes ☐ No ☒ N/A

If not exposed, explain why not: _____

Is the area directly over any part of the absorption system free of any evidence of, large objects (cars, pools, etc.)? ☒ Yes ☐ No

Comments: The treatment tank is does not have a inlet baffle. The inlet pipe for the treatment tank was installed through the side wall of the tank. The manufactured inlet location for the tank was not utilized. This is a unsatisfactory condition. The tank did not appear to have any cracks or leaks. The absorption area consists of 3 seepage pits. We were only able to locate and uncover 2 of the 3 seepage pits. Seepage pit #1 was found to be completely overfull with standing water above the inlet. Seepage pit #2 was found to be in a high water condition with only about 1' of available space. We were unable to locate seepage pit #3 due to the "Wye" connections in the PVC being to far for our camera to trace or make a turn. (Continued on page 3.)

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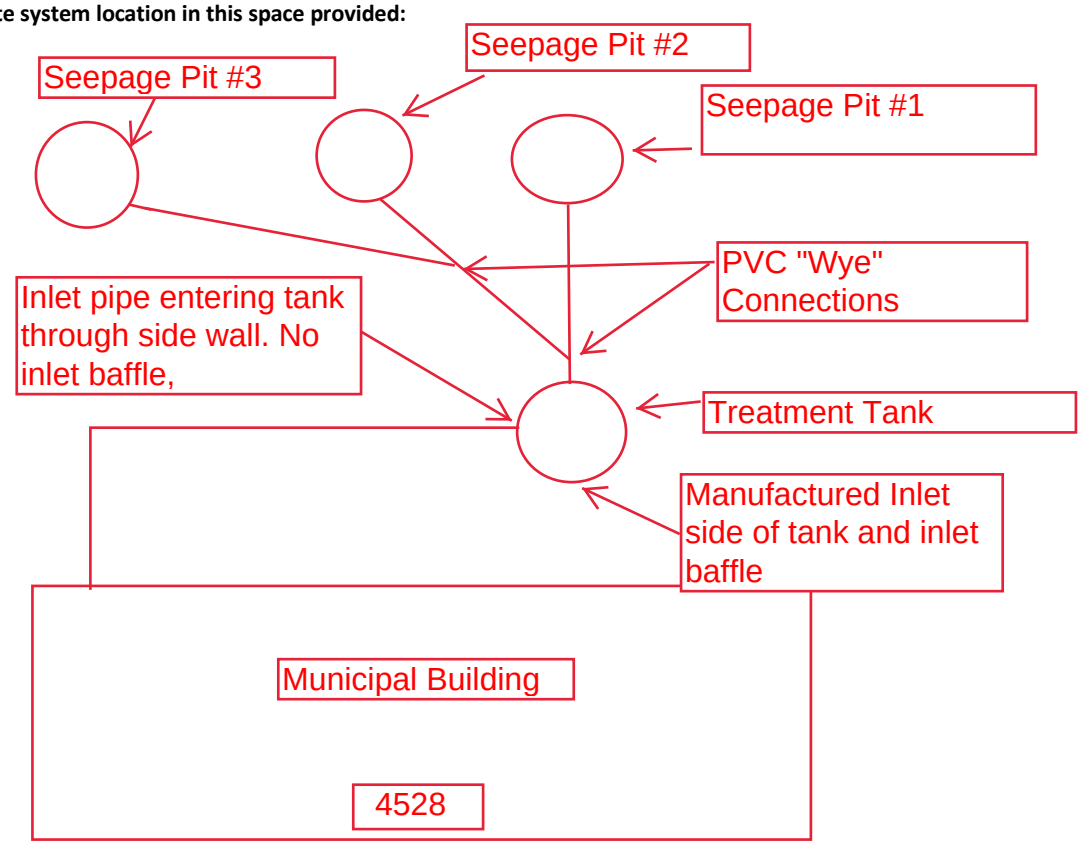
Sketch the approximate system location in this space provided:



Dosing or Pump Tank:	**Yes**	**No**	**N/A**
Does the system contain a pump tank?	☐	☒	☐
Is the pump operating?	☐	☐	☒
Do the alarm(s) on the pump work?	☐	☐	☒
Is the pump elevated above the tank floor?	☐	☐	☒
Is the lid in satisfactory condition?	☐	☐	☒
Is the tank in satisfactory condition?	☐	☐	☒
Is the tank free of accumulated solids?	☐	☐	☒

Summary:	**Satisfactory**	**Satisfactory with Concerns**	**Unsatisfactory**	**Requires Additional Investigation**	**N/A**
Condition of the treatment tank(s):	☐	☐	☒	☐	☐
Condition of the conveyance and pump system(s):	☐	☐	☐	☒	☐
Condition of the absorption area(s):	☐	☐	☒	☐	☐
Condition of any accessory components:	☐	☐	☐	☐	☒

Comments: Seepage pits #1 & #2 being in overfull and high water conditions are clear indications that the absorption area is no longer draining properly and is a unsatisfactory condition.

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Health Department Reporting:

Note if any of the following conditions were observed during the inspection:

- ☐ **1. Ponding or breakout of sewage or effluent onto the surface of the ground**
- ☐ **2. Seepage of sewage or effluent into portions of buildings below ground**
- ☐ **3. Backup of sewage into the building served which is not caused by a physical blockage of the internal plumbing**
- ☐ **4. Any manner of leakage observed from or into septic tanks, connecting pipes, distribution boxes and other components that are not designed to emit sewage or effluent**

Pursuant to N.J.A.C. 7:9A-3.4 notification of any observation that is consistent with a condition noted above should be reported to the local administrative authority within 24 hours of the observation. Regardless of observations made, a copy of this report should be provided to the local administrative authority within 10 days of the issuance of this report

Customer authorization:

I authorize "The Company" to enter the above listed property for the purpose of performing a sub-surface sewage disposal system inspection. I authorize "The Company" to expose parts of the system if required, to determine location and condition. I understand that "The Company " relies on information supplied by the owner(s) of the listed property or their agent and the local administrative authority in the evaluation of the sub-surface disposal system. I authorize "The Company" lo provide this form to all parties as required.

Customer Signature: _____ Printed Name: Matt Doran

Inspector's Signature: _____ Printed Name: Justin Rabbai

Disclaimer

Based on today's observations and the information provided by the owner(s) or their agent, "The Company" submits this sub-surface sewage disposal system inspection form. The inspection is based on the current condition of the onsite sewage disposal system. "The Company" makes no representation that the system was designed, installed or meets N.J.A.C. 7:9A-1.1 et seq. "The Company" has not been retained to warrant, guarantee, or certify the proper functioning of the system for any period of time. Because of numerous factors (usage, soil type, installation, maintenance , etc.) which affect the proper operation of a sub-surface disposal system, as well as the inability of "The Company" to supervise or monitor the use and maintenance of the system, this form shall not be construed as a warranty by "The Company" that the system will function properly for any prospective buyer. "The Company" disclaims any warranty, either expressed or implied, arising from the inspection of the septic system.

This form was developed as a cooperative effort of:
Pennsylvania/New Jersey Sewage Management Association;
Rutgers Cooperative Extension New Jersey Agricultural Experiment Station; and
The New Jersey Department of Environmental Protection Septic System Inspection Protocol Subcommittee

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Summary

As requested, Cedar Creek Septic has conducted a septic inspection the onsite wastewater treatment system at the above address, on 08/11/2023. This letter provides you with a report of our findings.

Based on the preliminary information you provided and the field inspection, we found the onsite wastewater treatment system to be unsatisfactory on the date it was inspected. Corrective measures are required to bring the system to satisfactory condition. Some or all of the suggested activities may require a permit from the local agency administrative authority or Health Department. The administrative authority must be contacted and his or her regulatory guidance sought before undertaking any of these activities.

The treatment tank (septic tank) was pumped for this inspection. The treatment tank was at normal operating levels when opened. There is no interior component (inlet baffle) present on the inlet pipe. This is a unsatisfactory condition. The inlet pipe was installed through the side wall of the tank and not the manufactured inlet hole of the treatment tank and does not have a baffle. This is a unsatisfactory condition. The overall condition of the treatment tank is "Unsatisfactory."

The absorption area consists of 3 seepage pits. We were only able to locate and uncover 2 of the 3 seepage pits. Seepage pit #1 was found to be completely overfull with standing water above the inlet. Seepage pit #2 was found to be in a high water condition with only about 1' of available space. We were unable to locate seepage pit #3 due to the "Wye" connections in the PVC being to far for our camera to trace or make a turn. Seepage pits #1 & #2 being in overfull and high water conditions are clear indications that the absorption area is no longer draining properly and is a unsatisfactory condition. The overall condition of the absorption area is "Unsatisfactory."

Overall

The rating for the current onsite system was unsatisfactory for the following conditions noted below.

Unsatisfactory Conditions

If a component is found to be unsatisfactory by the Health Department, the system is unsatisfactory until the component is repaired or replaced. Any unsatisfactory condition requiring repairs must be done only after a permit is issued by the health department and will require their inspection of the work completed.

Recommendations

We recommend engineering to obtain a design for a new septic system.

We recommend a new septic system be installed.

Please follow any recommendations made by the county health department.

This is a report, not a warranty

In accordance with NJAC 7:9A Technical Guidance for Inspections of Onsite Wastewater Treatment and Disposal Systems procedure, Cedar Creek Septic LLC, it's employees o affiliates provide no warranty, express or implied, including any warranty of merchantability or fitness of purpose, or any warranty whatsoever, that the system meets any code or specification, or will not malfunction or cause contamination of the ground or the waters of the State of New Jersey. This is a used pre-existing system and future use and utility are undetermined at the time of inspection.

The inspector assumes no hidden or unapparent purposeful or undisclosed discharges which could render the system less operable than described herein. The inspector bears no responsibility for the existing onsite conditions, whether disclosed in this or any other documents. Further evaluation may be obtained through independent contract with a NJ Licensed Professional Engineer for furthering knowledge of efficacy of the subject system or components. No one should rely solely upon this report to identify all factors affecting the suitability of this septic system without further discussion as to the intended use and occupancy of the property with NJ Licensed Professional Engineer.

This investigative report is not stating in any matter that this system is consistent with NJAC 7:9a-3.3 existing systems. Compliance with this subsection can only be determined by a NJ Licensed Professional Engineer. No significant information or data obtained during the preliminary data gathering or inspection is omitted. This inspection haas been conducted in a diligent manner and the report has been prepared in accord with the PSMA Code of Ethics. This report shall not be used as a warranty or guarantee of proper construction or functioning of the system for any period or for any prospective purchaser. The inspection is based strictly on the current condition of the system under current occupancy. Any use of this report by any party not specifically named in this report renders this report null and void.

This report has been prepared subject to the limitations of the property and system being inspected as well as any limitations implied using hand tools, lack of adequate records including operating and repair histories. Any use of this report by any party, regardless of whether authorized or not assumes acceptance of all implied limitations.

In addition to the onsite inspection, this inspection relies on information provided by the buyer, seller, Realtors, any internet marketing or descriptions` available, tax records found on NJACTB.org, tax assessor's records and the official records of the Administrators Authority with jurisdiction over the septic system (County or Municipal Health Department).

Sincerely,

PSMA / NOF Certified Inspector

Do your Part—
Be SepticSmart!

A Homeowners' Guide to Septic Systems

septicsmart™

U.S. Environmental Protection Agency

EPA

Maintaining Your Septic System:

Good for your wallet. Good for your health. Good for the environment.

Did you know that one-quarter of all U.S. homes have septic systems? Yours may be one of them. If you're not properly maintaining your septic system, you're not only hurting the environment, you're putting your family's health at risk—and may be flushing thousands of dollars down the drain!

First Things First:

What Is a Septic System?

Common in rural areas without centralized sewer systems, septic systems are underground wastewater treatment structures that use a combination of nature and time-tested technology to treat wastewater from household plumbing produced by bathrooms, kitchen drains, and laundry.

Do You Have a Septic System?

You may already know you have a septic system. If you don't know, here are tell-tale signs that you probably do:

- You use well water.
- The waterline coming into your home doesn't have a meter.
- You show a "$0.00 Sewer Amount Charged" on your water bill.
- Your neighbors have a septic system.

How To Find Your Septic System

Once you've determined that you have a septic system, you can find it by:

- Looking on your home's "as built" drawing.
- Checking your yard for lids and manhole covers.
- Contacting a septic inspector/pumper to help you locate it.

Why Should You Maintain Your Septic System?

Maintaining Your Septic System…

Saves You Money

Regular maintenance fees of $250 to $300 every three to four years is a bargain compared to the cost of repairing or replacing a malfunctioning system, which can cost between $3,000 and $7,000. The frequency of pumping required for your system depends on how many people live in your home and the size of the system.

Protects Your Property Value

An unusable septic system or one in disrepair will lower your property value, not to mention pose a potentially costly legal liability.

Keeps You and Your Neighbors Healthy

Household wastewater is loaded with disease-causing bacteria and viruses, as well as high levels of nitrogen and phosphorus. If a septic system is well-maintained and working properly, it will remove most of these pollutants. Insufficiently treated sewage from septic systems can cause groundwater contamination, which can spread disease in humans and animals.

Improperly treated sewage also poses the risk of contaminating nearby surface waters, significantly increasing the chance of swimmers contracting a variety of infectious diseases, from eye and ear infections to acute gastrointestinal illness and hepatitis.

Service provider coming? Here's what you need to know.

When you call a septic service provider, he or she will inspect for leaks and examine the scum and sludge layers in your septic tank.

Your septic tank includes a T-shaped outlet which prevents sludge and scum from leaving the tank and traveling to the drainfield area. If the bottom of the scum layer is within six inches of the bottom of the outlet, or if the top of the sludge layer is within 12 inches of the outlet, your tank will need to be pumped. Remember to note the sludge and scum levels determined by the septic professional in your operation and maintenance records, as this will help determine how often pumping is necessary.

The service provider should note any repairs completed and the tank condition in your system's service report. If additional repairs are recommended, be sure to hire someone to make them as soon as possible.

The National Onsite Wastewater Recycling Association (NOWRA) website has a septic locator that makes it easy to service professionals in your area. Visit **www.septiclocator.com** and enter your ZIP code to get started!

Beware of septic tank additives!

Some makers of septic tank additives claim their products break down septic tank sludge in order to eliminate the need for pumping. But the effectiveness of additives has not been determined; in fact, many studies show that additives have no significant effects on a tank's bacterial populations.

Septic tanks already contain the microbes they need for the effective breakdown of household wastewater pollutants. Periodic pumping is the only true way to ensure that septic systems work properly and provide many years of service.

Protects the Environment

More than four billion gallons of wastewater is dispersed below the ground's surface every day. That's a lot of water! Groundwater contaminated by poorly or untreated household wastewater doesn't just pose dangers to drinking water—it poses dangers to the environment. Malfunctioning septic systems release bacteria, viruses, and chemicals toxic to local waterways. When these pollutants are released into the ground, they eventually enter streams, rivers, lakes, and more, harming local ecosystems by killing native plants, fish, and shellfish.

Maintaining Your Septic System:

The Basics

Septic system maintenance isn't complicated, and it doesn't need to be expensive. Upkeep comes down to four important elements:

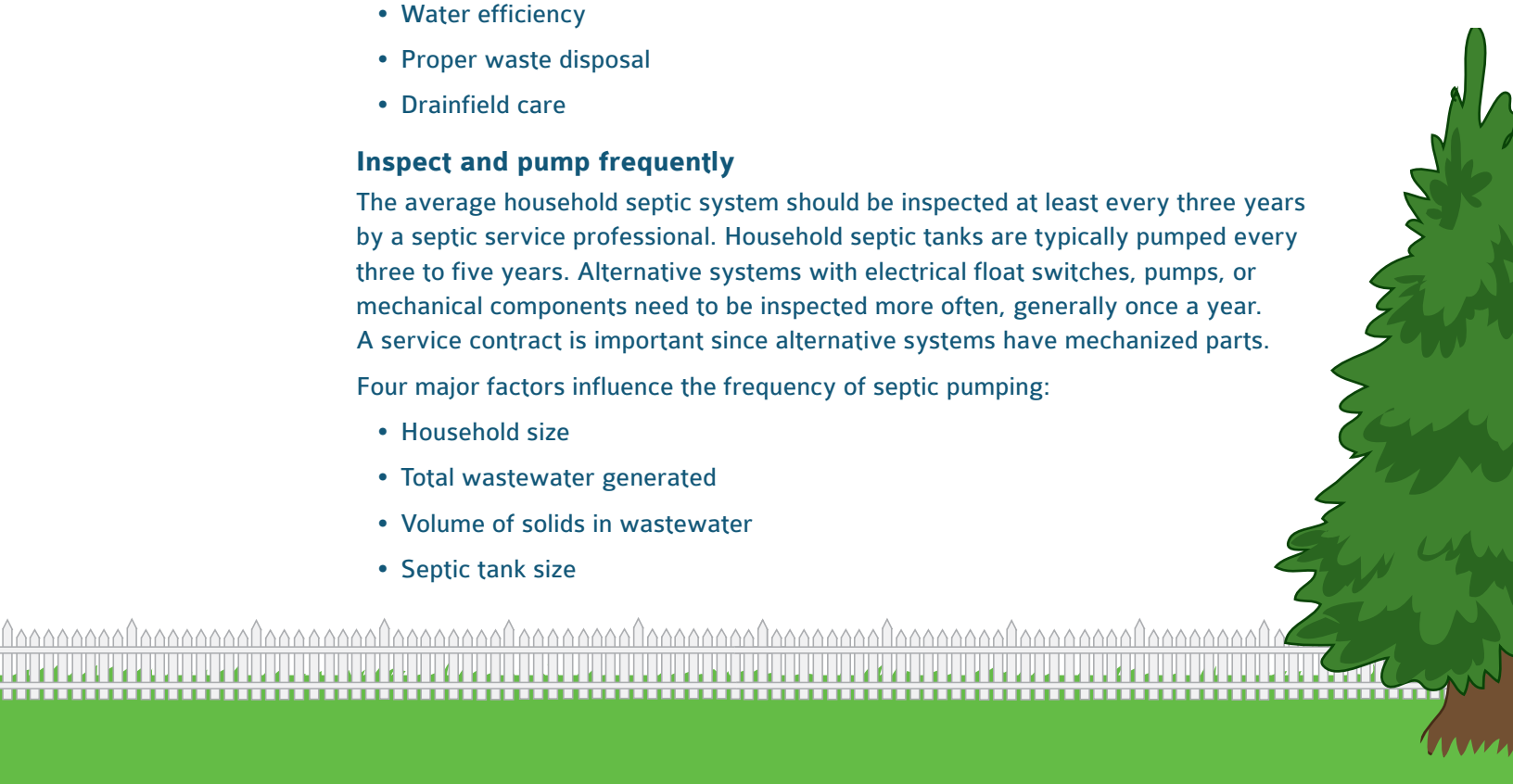
- Inspection and pumping
- Water efficiency
- Proper waste disposal
- Drainfield care

Inspect and pump frequently

The average household septic system should be inspected at least every three years by a septic service professional. Household septic tanks are typically pumped every three to five years. Alternative systems with electrical float switches, pumps, or mechanical components need to be inspected more often, generally once a year. A service contract is important since alternative systems have mechanized parts.

Four major factors influence the frequency of septic pumping:

- Household size
- Total wastewater generated
- Volume of solids in wastewater
- Septic tank size



Use water efficiently

Did you know that average indoor water use in a typical single-family home is nearly 70 gallons per individual, per day? And just a single leaky toilet can waste as much as 200 gallons of water per day?

All of the water a household sends down its pipes winds up in its septic system. This means that the more water a household conserves, the less water enters the septic system. Efficient water use can not only improve the operation of a septic system, but it can reduce the risk of failure as well. Learn more about simple ways to save water and water-efficient products by visiting EPA's WaterSense Program at **www.epa.gov/watersense**.

- **High-efficiency toilets:** Toilet use accounts for 25 to 30 percent of household water use. Most older homes have toilets with 3.5- to 5-gallon reservoirs, while newer, high-efficiency toilets use 1.6 gallons of water or less per flush. Replacing existing toilets with high-efficiency models is an easy way to quickly reduce the amount of household water entering your septic system.
- **Faucet aerators and high-efficiency showerheads:** Faucet aerators help reduce water use as well as the volume of water entering your septic system. High-efficiency showerheads or shower flow restrictors also reduce water use.
- **Washing machines:** Washing small loads of laundry on your washing machine's large-load cycle wastes water and energy. By selecting the proper load size, you'll reduce water waste. If you're unable to select a load size, run only full loads of laundry.

  Another tip? Try to spread water use via washing machine throughout the week. Doing all household laundry in one day might seem like a time-saver, but it can be harmful to your septic system, as it doesn't allow your septic tank time to adequately treat waste and could potentially flood your drainfield.

  Consider purchasing an ENERGY STAR® clothes washer, which uses 35 percent less energy and a whopping 50 percent less water than a standard model. Learn more about ENERGY STAR appliances by visiting **www.energystar.gov**.

Small leaks can lead to big problems!

When it comes to water fixtures, a couple of quick fixes can save you serious problems down the road!

Check to see if your toilet's reservoir is leaking into your toilet bowl by adding five drops of liquid food coloring to the toilet reservoir before bed. If the dye is in the toilet bowl the next morning, the reservoir is leaking and repairs are needed.

Think a leaky faucet is no big deal? Think again. A small drip from a faucet adds gallons of unnecessary water to your septic system every day.

To see how much a leak adds to your water usage, place a cup under the drip for 10 minutes. Multiply the amount of water in the cup by 144 (the number of minutes in 24 hours, divided by 10). Just one cup of leaky faucet water every 10 minutes equals 36 wasted gallons of water a day—and they all end up in your septic system.

New faucets and toilet reservoirs are easily accessible and inexpensive. Choose to make a small investment for a big difference in your septic system.

- **Proper waste disposal:** Whether you flush it down the toilet, grind it in the garbage disposal, or pour it down the sink, shower, or bath, everything that goes down your drains ends up in your septic system. And what goes down the drain can have a major impact on how well your septic system works.

Toilets Aren't Trash Cans!

Your septic system is not a trash can. An easy rule of thumb? Don't flush anything besides human waste and toilet paper.

Never flush:

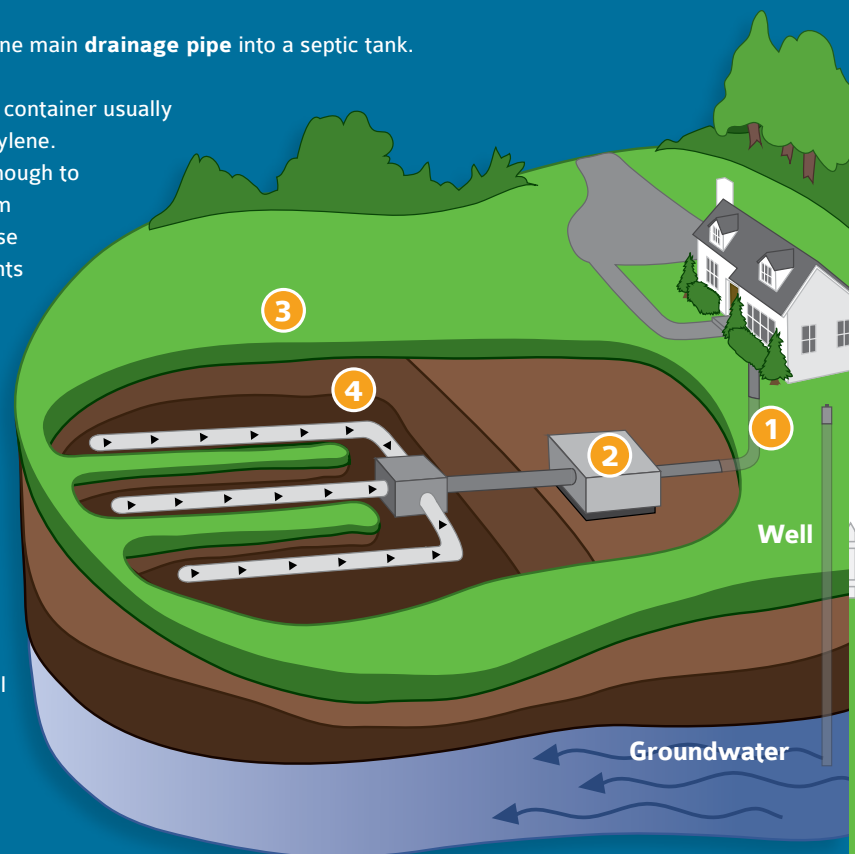
- Feminine hygiene products
- Condoms
- Dental floss
- Diapers
- Cigarette butts
- Coffee grounds
- Cat litter
- Household chemicals like gasoline, oil, pesticides, antifreeze, and paint
- Pharmaceuticals

For a complete list, visit **water.epa.gov/septicsmart**.

How does a septic system work?

This is a simplified overview of how a septic system works.

1. All water runs out of your house from one main **drainage pipe** into a septic tank.
2. The **septic tank** is a buried, water-tight container usually made of concrete, fiberglass or polyethylene. Its job is to hold the wastewater long enough to allow solids to settle down to the bottom (forming sludge), while the oil and grease floats to the top (as scum). Compartments and a T-shaped outlet prevent the sludge and scum from leaving the tank and traveling into the drainfield area.
3. The liquid wastewater then exits the tank into the **drainfield**. If the drainfield is overloaded with too much liquid, it will flood, causing sewage to flow to the ground surface or create backups in toilets and sinks.
4. Finally, the wastewater percolates into the **soil**, naturally removing harmful bacteria, viruses, and nutrients.



Own an RV, boat or mobile home?

If you spend any time in a recreational vehicle (RV) or boat, you probably know of the problem of odors from sewage holding tanks. Learn more about proper and safe wastewater disposal—download EPA's factsheet at **www.epa.gov/region9/water/groundwater/uic-pdfs/rv-wastewater.pdf** or call The National Small Flows Clearinghouse's Septic System Care hotline toll-free at 1-800-624-8301.

Take care at the drain

Your septic system contains a collection of living organisms that digest and treat household waste. Pouring toxins down your drain can kill these organisms and harm your septic system. Whether you're at the kitchen sink, bathtub, or utility sink:

- Avoid chemical drain openers for a clogged drain. Instead, use boiling water or a drain snake.
- Never pour cooking oil or grease down the drain!
- Never pour oil-based paints, solvents, or large volumes of toxic cleaners down the drain. Even latex paint waste should be minimized.
- Eliminate or limit the use of a garbage disposal, which will significantly reduce the amount of fats, grease, and solids that enter your septic tank and ultimately clog its drainfield.

Maintain your drainfield

Your drainfield—a component of your septic system that removes contaminants from the liquid that emerges from your septic tank—is an important part of your septic system. Here are a few things you should do to maintain it:

- Never park or drive on your drainfield.
- Plant trees the appropriate distance from your drainfield to keep roots from growing into your septic system. A septic service professional can advise you of the proper distance, depending on your septic tank and landscape.
- Keep roof drains, sump pumps, and other rainwater drainage systems away from your drainfield area, as excess water slows down or stops the wastewater treatment process.

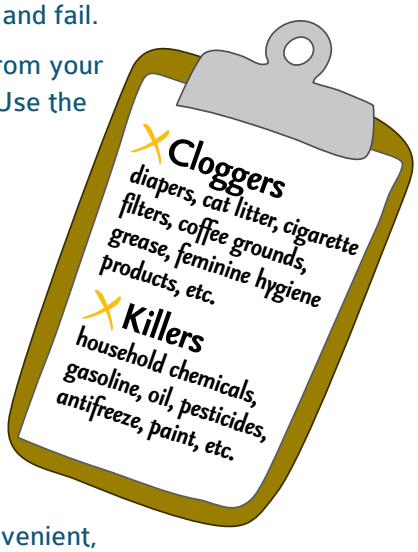
Failure Causes

Pouring household and home improvement chemicals down your drains, flushing garbage down toilets, excessive water use, and failure to provide proper maintenance aren't the only culprits for septic system failure. Take note of these additional causes of septic failure:

Hot tubs

Hot tubs may be a great way to relax, but when it comes to emptying them, your septic system should avoided. Emptying a hot tub into your septic system stirs the solids in the tank, pushing them into the drainfield, causing it to clog and fail.

Drain cooled hot tub water onto turf or landscaped areas far away from your septic tank and drainfield, and in accordance with local regulations. Use the same caution when draining swimming pools.



Water purification and softening systems

Some freshwater purification systems, including water softeners, unnecessarily pump water into septic systems. Such systems can send hundreds of gallons of water to septic tanks, causing agitation of solids and excess flow to drainfields. When researching water purification and softening systems, check with a licensed plumbing professional about alternative routing for such treatment systems.

Garbage disposals

Consider eliminating or limit the use of garbage disposals. While convenient, frequent use of garbage disposals significantly increases the accumulation of sludge and scum in septic tanks, resulting in the need for more frequent pumping.

Improper design or installation

The proper design and installation of a septic system is essential for it to correctly function. A home's groundwater table, soil composition, and a properly leveled drainfield are just a few factors to ensure a well-functioning septic system. Be sure to do your research when hiring septic professionals.

Failure symptoms: Mind the signs!

A foul odor isn't always the first sign of a malfunctioning septic system. Call a septic professional if you notice any of the following:

- Wastewater backing up into household drains.
- Bright green, spongy grass on the drainfield, even during dry weather.
- Pooling water or muddy soil around your septic system or in your basement.
- A strong odor around the septic tank and drainfield.

Mind the signs of a failing system. One call to a septic professional could save you thousands of dollars!

U.S. Environmental Protection Agency

For more information on how you can be SepticSmart, please visit:

www.epa.gov/septicsmart

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