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**ON-SITE  
WATER AND WASTEWATER DISPOSAL SYSTEMS  
ENGINEER'S EVALUATION**

**PROPERTY** Lazy Moose Run L4  
**DESCRIPTION:** 3405 N. Thor Rd.  
**SITE ADDRESS:** Palmer, AK 99645

This property is developed to serve a single family residence with a total of one (1) bedroom.

Applicant Name: Thomas Van Diest  
Applicant Address: 17360 E. Huntley Rd.  
Palmer, AK 99645

**ON-SITE DRINKING WATER SYSTEM:**

- This property is served by a Public Water System, approved by ADEC and currently in monitoring compliance.
- A recent drinking water sample was tested at an ADEC certified laboratory and was found to meet current ADEC drinking water standards for total coliform bacteria.

NOTES:

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**ON-SITE WASTEWATER DISPOSAL SYSTEM:**

- This wastewater disposal system was installed by an ADEC Certified Installer and is on file at ADEC.
- The existing wastewater disposal system was tested in accordance with current ADEC policy and the readily identifiable features of this system were observed and documented. The system was found to be operating satisfactory. See note.
- It appears this system meets 18 AAC 72 regulations and ADEC policies of the time it was installed.
- ADEC Documentation of this system was not found.

NOTES: There is no outside foundation cleanout, one should be installed. Both septic tank risers are separated from the tank and need to be reset. The outlet line cleanout backed up four and a half inches during the flow test and was found to still be holding two and a half inches of water after the 24hr recovery check, indicating that either the outlet line or the leach field lateral pipe/pipes are partially clogged and need to be repaired. The leach field monitoring tube appears to be filled in by an undetermined amount and needs to be reset. All of these actions can be completed whenever possible.

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*This report does not constitute a guarantee of any kind, explicit or implied, as to the future performance of this water supply or wastewater disposal system. It does accurately portray the conditions found on the date they were tested and/or documented. This approval does not imply the wastewater system is free of material or installation defects and/or possible subsequent failure.*

Sincerely,  
Brandon's On-Site Services LLC.



April 2, 2026  
cc: ADEC  
Brandon's On-Site Services LLC.  
File No. 26-033

**DOCUMENTATION  
OF  
AN ON-SITE WATER SUPPLY SYSTEM  
AND  
WASTEWATER DISPOSAL SYSTEM**

<b>I. GENERAL INFORMATION</b>		<b>Brandon's On-Site Services LLC. File No. 26-033</b>	
Legal Description of the Location: <p style="text-align: center;"><b>Lazy Moose Run L4 3405 N. Thor Rd.</b></p>			
Applicant Name: <p style="text-align: center;"><b>Thomas Van Diest</b></p>		Applicant is: <i>(Check one)</i> <input checked="" type="checkbox"/> Owner/Builder <input type="checkbox"/> Certified Installer <input type="checkbox"/> Engineer <input type="checkbox"/> Bank	
Mailing Address: <p style="text-align: center;"><b>17360 E. Huntley Rd.</b></p>		Type of Residence: <input checked="" type="checkbox"/> Single-Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Duplex	Total Number of Bedrooms: <p style="text-align: center;"><b>1</b></p>
City, State and Zip Code: <p style="text-align: center;"><b>Palmer, AK 99645</b></p>		Telephone: <p style="text-align: center;"><b>521-7234</b></p>	

<b>II. WATER SUPPLY SYSTEM</b>				
Source of Water and Containment: <i>(Check all that Apply)</i> <input checked="" type="checkbox"/> Well <i>(Drilled or Driven)</i> <input type="checkbox"/> Surface <i>(Identify)</i> <input type="checkbox"/> Roof Catchment <input type="checkbox"/> Other <i>(Identify)</i> <input type="checkbox"/> Holding Tank		Type of Water Supply System: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public <i>(Serves more than one family)</i>		Treatment of Water: <i>(Check all that Apply)</i> <input checked="" type="checkbox"/> None Known <input type="checkbox"/> Chlorination <input type="checkbox"/> Filtration <input type="checkbox"/> Mineral Removal <input type="checkbox"/> Other
(1)		(1)		(1)
Well Data:				
Is the height of the well casing more than 12" above the ground?				<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No   (1)
Is a sanitary seal or well cap installed on the well casing?				<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No   (1)
Is drainage directed away from or around the casing within a radius of 10 feet from the well casing?				<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No   (1)
Is well wire enclosed in conduit?				<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No   (1)
Date Drilled:	Depth of Well: <i>(Feet)</i>	Static Water Level: <i>(Feet)</i>	Yield: <i>(Gal/Min) (If available)</i>	Pump Rate: <i>(Gal/Min) (If available)</i>
<b>Est. 1976</b> (1)	<b>&gt;70.6</b> (1)	<b>69.4</b> (1)	<b>unknown</b>	<b>6.4</b> (1)
Separation Distances from the Well Casing to each of the Following Sources of Contamination:				
Septic / Holding Tank on Lot:		Sewer Lines on Lot:		Absorption Area on Lot:
<b>&gt; 100 feet</b> (1)		<b>&gt; 25 feet</b> (1)		<b>&gt; 100 feet</b> (1)
Closest Septic / Holding Tank on Adjacent Lot:		Closest Sewer Lines on Adjacent Lot:		Closest Edge of Absorption Area on Adjacent Lot:
<b>&gt; 100 feet</b> (1)		<b>&gt; 25 feet</b> (1)		<b>&gt; 100 feet</b> (1)
If toxic materials are stored on the property, including fuel tanks, paints, lubricants and other petroleum based materials, pesticides, fungicides or herbicides, indicate distance from contaminants to well casing:		On Lot:		On Adjacent Lot:
		<b>none known &lt;25'</b> (1)		<b>none known &lt;25'</b> (1)
Water Sample Taken By: <i>(Name)</i>			Sampler is:	
<b>Brandon Jones, Brandon's On-Site Services, LLC.</b>			<input type="checkbox"/> Buyer <input checked="" type="checkbox"/> Engineer Tec.	
Address:			<input type="checkbox"/> Banker <input type="checkbox"/> Government Official	
<b>3924 N. Grey Wolf Dr. Wasilla, AK 99654</b>				
Water Sample Results: <i>(Attach Copy)</i> <input checked="" type="checkbox"/> Satisfactory - Date: <b>4/1/26</b> <input type="checkbox"/> Unsatisfactory - Date:				
<b>Comments / Recommendations:</b>				
<a href="#">Data Legend</a>				
(1) From site visit on 3/31/2026				
(2) From ADEC records				
(3) From well cap				
Well Head Location:				
N: 61.61856°				
W: 149.06452°				
Elev.: 500'				

## DOCUMENTATION OF ON-SITE WATER AND WASTEWATER DISPOSAL SYSTEMS

<b>III. WASTEWATER DISPOSAL</b>		<b>Legal Description: Lazy Moose Run L4</b>		<b>B.O.S LLC. File No. 26-033</b>	
<input checked="" type="checkbox"/> Septic Tank / Absorption System:		<input type="checkbox"/> Package Treatment (Specify Brand Name or Process):			
<input type="checkbox"/> Holding Tank (Specify):	Capacity of Tank:	Where Waste is Disposed:		Frequency of Pumping:	
<input checked="" type="checkbox"/> Septic Tank Outfall Discharged To: <b>On-Site Soil Absorption System</b>		<input type="checkbox"/> Other (Specify - Outhouse, Incinerator, etc.):			
<input type="checkbox"/> <b>NEW SYSTEM</b>					
Name of Installer:				Date Installed:	
<input type="checkbox"/> Owner / Builder:	<input type="checkbox"/> Certified Installer No.:	<input type="checkbox"/> Other:	Septic Tank Type / Manufacturer:		
Septic Tank Size: (Gallons)		Number of Compartments:		Soil Type and Rating:	
Type Soil Absorption System:		Dimensions / Size Soil Absorption System:		Type/Quantity Distribution Rock Used for Soil Absorption System:	
Percolation Test Results: (Attach Copy of Report)		Percolation Test by: (Name)			
Minimum Ground Cover over Absorption Area:		Minimum Ground Cover over Septic Tank:		Cleanout Pipes / Caps Installed on Absorption System:	
Minimum Ground Cover over Septic Tank:		Cleanout Pipes / Caps Installed on Septic Tank:		Cleanout Pipes / Caps Installed on Absorption System:	
Separation Distance To:	Water Supply Source on Lot:	Nearest Water Supply Source on Adjacent Lot:	Nearest Body of Water:	Water Table / Bedrock:	Lot Line:
Comments / Recommendations:					
<input checked="" type="checkbox"/> <b>EXISTING SYSTEM</b>					
Name of Installer:				Date Installed:	
<b>unknown</b>				<b>unknown</b>	
<input type="checkbox"/> Owner / Builder:	<input type="checkbox"/> Certified Installer No.:	<input checked="" type="checkbox"/> Other:	Septic Tank Type / Manufacturer:		
<b>unknown</b>		<b>Est. steel - unknown (1)</b>			
Septic Tank Size: (Gallons)		Number of Compartments:		Soil Type and Rating:	
<b>Est. 1000</b>		<b>2 (1)</b>		<b>unknown</b>	
Type Soil Absorption System:		Dimensions / Size Soil Absorption System:		Type/Quantity of Distribution Rock Used for Absorption System:	
<b>unknown</b>		<b>unknown</b>		<b>unknown</b>	
Adequacy Test Results: (Attach Copy)		Adequacy Test Performed By: (Name)		Septic tank pumping recommendation:	
<input checked="" type="checkbox"/> Pass	<input type="checkbox"/> Fail (4/1/26) (1)	<b>B. Jones, Brandon's On-Site Services. LLC. (1)</b>		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No (1)
Min. Ground Cover over Absorption Area:		Min. Ground Cover over Septic Tank:		Cleanout Pipes/Caps Installed on Absorption System:	
<b>unknown</b>		<b>29" (3)</b>		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (1)	
Cleanout Pipes/Caps Installed on Septic Tank:		Cleanout Pipes/Caps Installed on Absorption System:			
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (1)		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (1)			
Separation Distance To:	Water Supply Source on Lot:	Nearest Water Supply Source on Adjacent Lot:	Nearest Body of Water:	Water Table/Bedrock:	Lot Line:
	<b>&gt;100 Feet (1)</b>	<b>&gt;100 Feet (1)</b>	<b>&gt;100 Feet (1)</b>	<b>unknown</b>	<b>see asbuilt</b>
Comments / Recommendations: A cleanout is located <input checked="" type="checkbox"/> inside <input type="checkbox"/> outside the foundation.					
<a href="#">Data Legend</a>					
(1) From site visit on 3/31/2026					
(2) From ADEC records					
(3) Cover estimated from site conditions					
NOTES: There is no outside foundation cleanout, one should be installed. Both septic tank risers are separated from the tank and need to be reset. The outlet line cleanout backed up four and a half inches during the flow test and was found to still be holding two and a half inches of water after the 24hr recovery check, indicating that either the outlet line or the leach field lateral pipe/pipes are partially clogged and need to be repaired. The leach field monitoring tube appears to be filled in by an undetermined amount and needs to be reset. All of these actions can be completed whenever possible.					
This system was tested in accordance with current ADEC policies and found to be operating satisfactory. See note. The readily identifiable features were observed and documented.					
ADEC Documentation of this system was not found.					

This documentation does not constitute a guarantee of any kind, explicit or implied, as to future performance of this water supply or wastewater disposal system. It does accurately portray the conditions found on the date they were tested and/or documented.

The information in sections I, II, and III is correct to the best of my knowledge.	
Signature:	Typed / Printed Name:
<i>Robert L Walden</i>	<b>Robert L. Walden</b>
Date:	Reg. No.:
4/2/2026	<b>CE - 13874</b>





# Mat-Su Test Lab, LLC



Midtown Community Business Park  
 9131 East Frontage Road, Suite 15  
 Palmer, Alaska 99645  
 Phone: 745-3005 / Fax: 745-3010  
 Website: www.matsutestlab.com E-Mail: matsutestlab.office@gmail.com

## Drinking Water Analysis Report Total Coliform Bacteria (SM9223B by Colilert)

*See Reverse Side For Instructions*

<b>Client:</b> B.O.S.S. – Brandon's On-Site Services LLC	26-33
<b>Mailing Address:</b> 3924 N Greywolf Dr, Wasilla, 99654	
<b>Phone#:</b> Brandon: (907) 355-3987	<b>PUBLIC WATER SYSTEM (PWS) ID#:</b>
<b>Results/Invoice (Please choose at least one):</b>	<b>**Information needed for DEC, from your monitoring summary**</b>
<input type="checkbox"/> Fax:	<b>Facility ID:</b>
<input checked="" type="checkbox"/> Email: BrandonsOnSite@gmail.com	<b>Sample Pt. ID:</b>
<input type="checkbox"/> Hard copy (To be mailed to address listed above)	<b>CI Residual (if applicable):</b>

**Legal Description of Property:** Lazy Moose Run L4

**Sample Site Location:** OHB **Delivered by:** [Signature]  
 (I.E.: bathroom sink, outside hose bib)

**Date Sampled:** 3/31/26 **Time Sampled:** 12:50pm **Sampled by:** [Signature]

**Circle One:** Standard Test / Rush Test **Circle One:** Routine Test / Repeat Test / Special Purpose

### This Section to Be Completed by Lab

**B260839**

**Analysis Results:**

Lab ID # \_\_\_\_\_

- Satisfactory
- Unsatisfactory
- Sample Rejected – Reason: \_\_\_\_\_

**Chromogenic/Fluorogenic Method Results:**

INCUBATOR # 2-2

- A Total Coliform Present (P)/Absent (A) ( Yellow / No Color )
- A E. Coli Present (P)/Absent (A) ( Fluorescence / No Fluorescence )

Received : MAR 31 2026 13:16 By: LH  
 Started : MAR 31 2026 1426 By: uhs  
 Finished : APR 01 2026 1450 By: uhs

*[Handwritten signature]*  
 3/31