



## Public Works Department

5885 NE 14 Street  
Des Moines, Iowa 50313

**Divisions**  
Air Quality  
Engineering & Operations  
Housing Services  
Planning & Development  
Water Resources

May 7, 2024

Lawrence Bain Revocable Trust (POC Brenda Davis)  
3296 NE 54<sup>th</sup> Ave.  
Des Moines, Iowa 50317

Property Address: 3296 NE 54<sup>th</sup> Ave. Des Moines, Iowa 50317

RE: Onsite Waste Water System Time of Transfer Inspection Review

Dear Lawrence Bain Revocable Trust (POC Brenda Davis),

This letter is being sent to provide the results of the review for a "Time of Transfer Inspection" report, dated May 3, 2024. This report was completed by a certified Time of Transfer Inspector and submitted to Polk County. The Iowa Administrative Code requires that County Environmental Health staff review each Time of Transfer Inspection report prior to Real Estate transferring ownership. The purpose of this review is to ensure that the onsite system is not creating an unsanitary condition in the environment at the time of the inspection. The report and review do not take into consideration if the system is adequately sized for present or future use, as this is not a requirement of the Iowa Administrative Code for Time of Transfer Inspections.

Environmental Health staff has reviewed the report submitted and made the determination that the onsite waste water system listed above does not meet the criteria set forth by the Iowa Administrative Code pursuant to Time of Transfer Inspections.

The following items listed are considered to be deficient with the septic system: The contractor states that both the septic tank and distribution box are not watertight. Since the septic tank and distribution box will need to be replaced the whole septic system will need to be brought up to code. The septic system will need to be replaced. A soil test conducted by a soil engineer with an application to install the new septic system will need to be submitted to Polk County. Polk County encourages that these deficient item(s) be corrected pursuant to Chapter 567-69 of the Iowa Administrative Code prior to transfer of ownership to the property. In the event, that the identified item(s) are not repaired/replaced along with proper permitting in the near future, Polk County may implement enforcement action with the titleholder.

Should you have any questions, please contact Curt Coghlan at 515-499-6209.

Sincerely,

Curt Coghlan  
Polk County Code Enforcement Officer

Cc: Brenda Davis; [foretrailrider@gmail.com](mailto:foretrailrider@gmail.com); Ann Whitaker; [ann@wmauction.com](mailto:ann@wmauction.com)