



Janna Brown <janna.brown@bonnercountyid.gov>

[EXT SENDER] RE: Agency Project Review Request - File S0003-23 - River Ranch Subdivision

1 message

Kristie May <Kristie.May@deq.idaho.gov>

Tue, Feb 27, 2024 at 11:37 AM

To: Bonner County Planning Department <planning@bonnercountyid.gov>

Thank you for the opportunity to review the proposed River Ranch Subdivision S0003-23. DEQ cautions that the density of the proposed subdivision is on the high end for a neighborhood to be served by private wells and individual septic systems. DEQ does not regulate drinking water quality in private residential wells. Individual property owners will be responsible for monitoring water quality from their own well and treating their own water if any impacts from the surrounding septic systems occur. If it is later determined to be infeasible to site all of the proposed individual wells and individual septic systems, a public system under DEQ's jurisdiction may be required to provide adequate drinking water and wastewater disposal for the proposed lots.

If you have any questions about the comments this project has received please contact:

- Katy Baker-Casile for engineering and wastewater.
- Anna Moody for drinking water.
- Shawn Sweetapple for air quality.
- Kevin Aardahl for remediation or RCRA.
- Robert Steed for surface water and setback requirements.

Thank you-

Idaho Department of Environmental Quality
2110 Ironwood Parkway, Coeur d'Alene, Idaho 83814
Office Line: 208.769.1422

www.deq.idaho.gov

Our mission: To protect human health and the quality of Idaho's air, land, and water.

From: Bonner County Planning Department <planning@bonnercountyid.gov>

Sent: Friday, January 19, 2024 12:11 PM

To: PHD <EHApplications@phd1.idaho.gov>; Northern Lights - Kristin Mettke <kristin.mettke@nli.coop>; BNSF - Matthew Jones <matthew.jones@bnsf.com>; West Pend Oreille Fire District <wpofd1@gmail.com>; City of Priest River <lknol@priestriver-id.gov>; Joekren@sd83.org; School District 84 Transportation - James Koehler <james.koehler@lposd.org>; IDL Nav Waters <polclerk@idl.idaho.gov>; Road & Bridge - Matt Mulder <matt.mulder@bonnercountyid.gov>; Kristie May <Kristie.May@deq.idaho.gov>; Northern Info <northerninfo@idwr.idaho.gov>; Horsmon, Merritt <merritt.horsmon@idfg.idaho.gov>; US Fish & Wildlife Services - Christy Johnson Hughes <FW1idahoconsultationrequests@fws.gov>; ITD - Jason Kimberling <jason.kimberling@itd.idaho.gov>; Robert Beachler <robert.beachler@itd.idaho.gov>; ITD - Stacy Simkins <stacy.simkins@itd.idaho.gov>; ITD <D1Permits@itd.idaho.gov>; Symone Legg ITD <Symone.legg@itd.idaho.gov>; IDL - Pend Oreille Lake Supervisory <esjoquist@idl.idaho.gov>

Cc: Jacob Gabell <jake.gabell@bonnercountyid.gov>; Travis Haller <travis.haller@bonnercountyid.gov>; Tyson Lewis <tyson.lewis@bonnercountyid.gov>; nathanhester37@gmail.com; Joel Andring <jandring@glahinc.com>; Dan Larson <dan@7bengineering.com>

Subject: Agency Project Review Request - File S0003-23 - River Ranch Subdivision

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

The above-named application has been submitted to the Bonner County Planning Department for processing.

Please review the application relative to your agency's area of expertise and include any recommended conditions of approval and supporting code sections. Please see attached for details.

Thank you,

Jenna Crone, Hearing Coordinator

Bonner County Planning Department

208-265-1458 ext - 1277