

RETURN ADDRESS

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\_\_\_\_\_  
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Please print neatly or type information

**Document Title(s)**

\_\_\_\_\_  
\_\_\_\_\_

**Reference Number(s) of related documents**

\_\_\_\_\_

Additional Reference #'s on page \_\_\_\_\_

**Grantor(s) (Last, First, and Middle Initial)**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Additional grantors on page \_\_\_\_\_

**Grantees(s) (Last, First, Middle Initial)**

***THE PUBLIC***

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Additional grantees on page \_\_\_\_\_

**Legal Description (abbreviated form: i.e. lot, block, plat or section, township, range, quarter/quarter)**

\_\_\_\_\_

Additional legal is on page \_\_\_\_\_

**Assessor's Property Tax Parcel/Account Number**

\_\_\_\_\_

Additional parcel #'s on page \_\_\_\_\_

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the documents to verify the accuracy or completeness of the indexing information provided herein.

**NOTICE OF OPERATION AND MAINTENANCE REQUIREMENTS FOR  
NONCONFORMING ON-SITE SEWAGE SYSTEM**

**Assessor's Tax Parcel ID#: (APN)** \_\_\_\_\_

1. I/We (print) \_\_\_\_\_ am/are the owner(s) of real real property within King County, which is legally described as follows:  
  
\_\_\_\_\_  
  
\_\_\_\_\_
  
2. The above-described real property is served by an on-site sewage/septic system ("OSS")
  
3. The property owner(s)/OSS owner(s) acknowledge that a conforming OSS repair was not feasible on the property due to site and/or soil limitations and that the repair/replacement conducted on the OSS associated with Permit No. \_\_\_\_\_, does not meet requirements of a new system and/or represent an OSS upgrade to accommodate structural expansion, remodeling, additions or enlargements on the property. The property owner(s) understand(s) the limits of the nonconforming OSS and furthermore that failure to adhere to these limits may cause premature failure of the system.
  
4. The property owner(s)/ OSS owner(s) acknowledge that the number of bedrooms in the building shall not exceed \_\_\_\_\_( ) unless at the time of application for a building permit, the building is served by either an OSS meeting all King County Board of Health requirements or public sewer system.
  
5. The Code of the King County Board of Health, Section 13.60.005 establishes certain responsibilities of the OSS owner with respect to the operation and maintenance of an OSS, as follows:
  - A. The OSS owner(s), is/are responsible for the continuous proper operation and maintenance of the OSS, and shall:
    1. Not install or use a garbage grinder in any buildings/structures on the property until such time as the property is served by a public sewer system.;
    2. Determine the level of solids and scum in the septic tank on an annual basis;
    3. Employ a liquid waste pumper holding a certificate of competency issued by the King County Health Officer, to remove the septage from the tank when the level of solids and scum indicates that removal is necessary;
    4. Operate and maintain the OSS in accordance with applicable portions of BOH Title 13 and the approved OSS owner's operating and maintenance instruction manual;
    5. Protect the OSS areas including the reserve area from:
      - a. Cover by structures or impervious material;
      - b. Surface drainage;
      - c. Soil compaction, for example, by vehicular traffic or livestock;
      - d. Damage by soil removal and/or grade alteration
    6. Maintain the flow of sewage to the OSS at or below the approved repair design both in quantity/volume and waste strength.
    7. Direct drains, such as footing or roof drains away from the area(s) where the OSS is located;
    8. In order to reduce hydraulic and organic loading on the OSS, not install or encourage the use of a garbage grinder in the residence until such time as public the property is served by public sewer;
    9. Restrict all future plumbing fixtures installed in the residence, to low volume use models/units.

NOTICE OF OPERATION AND MAINTENANCE REQUIREMENTS  
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10. Maintain the flow of sewage to the OSS at or below the approved design both in quantity and quality.

11. Not allow the following:

- a. Use or introduction of strong bases, strong acids or organic solvents into an OSS for the purpose of system cleaning;
- b. Use of a sewage system additive unless the additive is specifically approved by the Washington State Department of Health (DOH); or;
- c. Use of the OSS to dispose of waste components atypical of residential wastewater, for example, but not limited to, petroleum products, paints, solvents, or pesticides.

6. The property owner(s)/OSS owner(s) acknowledge(s) that (provided the subject property it is still served by an OSS) the buyer or transferee of the subject property will at the time of sale or transfer of property ownership and in accordance with Rules and Regulations 02-01, amendment to the Code of the King County Board of Health, forward to the health officer the following:

- A. A document/statement signed by the new property owner(s) acknowledging receipt of a copy of the recorded notice on title.
- B. A filing fee as set forth in the Rules and Regulations referenced above (i.e. item c); or fee required by superceding regulations. Under the above referenced rules and regulations, the filing fee effective June 17, 2002 is \$40.00.

\_\_\_\_\_ (Owner's signature) \_\_\_\_\_ (Owner's signature)

STATE OF WASHINGTON )  
 ) ss  
 COUNTY OF KING )

On this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, before me  
 (month) (year)

**Personally appeared \_\_\_\_\_ and \_\_\_\_\_ ,  
 to me known to be the individual(s) described herein and who executed the foregoing  
 instrument as his/her/their free and voluntary act and deed for the uses and purposes herein  
 stated**

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.  
 (month) (year)

Notary Public in and for the State of Washington  
 Residing at \_\_\_\_\_  
 My Commission Expires \_\_\_\_\_

**FILING:**

King County Office of Records and Elections  
 3<sup>rd</sup> Floor County Administration Building  
 500 4<sup>th</sup> Ave., Seattle, WA