



INDIVIDUAL WATER SUPPLY WELLS - FACT SHEET #6 GUIDANCE FOR CODE ENFORCEMENT OFFICIALS

Code Enforcement Officials (CEO) provide a critical role in reviewing the location and construction of individual (residential) potable water supply (IWS) wells prior to issuing building permits and certificates of occupancy. The New York State Residential Code subsection P2602.1.1 requires IWS wells be located and constructed according to New York State Department of Health (DOH) 10NYCRR Appendix 5-B standards to reduce the risk of contamination and maintain a long term water supply for homeowners. Improperly constructed or located wells can pose a significant risk for contamination of a well.

COMPLIANCE WITH WATER WELL CONSTRUCTION REGULATIONS AND WELL CONTRACTOR REQUIREMENTS

New and replacement IWS are required to be in compliance with the NYS Residential Code (which references Appendix 5-B “Standards for Water Wells”), installed by a certified NYS Department of Environmental Conservation (DEC) registered water well contractor (driller) and have groundwater as the water source. Some counties may have their own requirement for approvals of new and replacement wells. Check with the local health department (LHD) using the contact information available at:

www.health.ny.gov/environmental/water/drinking/doh_pub_contacts_map.htm

Residential Code: Subsection P2602.1.1: “Individual water supplies. Individual water supplies (private wells) shall be installed by a well driller registered with the DEC and be in compliance with the provisions of Appendix 5-B of the New York State Department of Health regulations (10NYCRR Appendix 5-B).”

Well Construction: Appendix 5-B, “Standards for Water Wells”: This Appendix serves as the reference standard for construction of all new and replacement IWS. Approvals for deviations (e.g., “specific waivers”) from the standards can only be granted by the LHD having jurisdiction. Appendix 5-B can be found at:

www.health.state.ny.us/nysdoh/water/part5/appendix5b.htm.

Water Well Contractor Registration: Environmental Conservation Law §15-1525: This law requires persons engaged in the business of water well contracting to be registered with the DEC (see below). Water well contracting includes any excavation for the purpose of obtaining groundwater, which includes drilled wells, dug wells, springs, “driven points” and shore wells. The water well contracting supervisor needs to be “certified” (i.e. passed an exam by the National Ground Water Association) and onsite during water well construction activities.

KEY ITEMS TO CHECK

It is recommended that the following key items be checked prior to issuing a building permit or certificate of occupancy. A checklist CEOs may use that includes the following items is attached.

Well Contractor Requirements: The following DEC Well Contractor Law requirements should be verified:

1. **DEC registration:** Check that the well contractor is presently *registered* with DEC. A list of registered well contractors can be found at www.dec.ny.gov/cfm/xtapps/WaterWell/index.cfm
2. **Well Completion Report:** This report is required to be submitted by the water well contractor to DEC and the water well owner. CEOs, however, have authority to ask for a copy (e.g., from the well owner) to review before approving the well. (These reports may not be available until the well has been paid for.)

Contact the DEC Water Well Program at 877-472-2619 or 518-402-8291 for questions on water well contractor registration or check online at www.dec.ny.gov/lands/33317.html. Well contractors that are not registered can be referred to DEC.

Well Location and Separation Distances: Appendix 5-B requires that wells be located an appropriate distance from known sources of contamination and not subject to flooding or surface water contamination. The table below lists required separation distances from wells to commonly encountered contaminant sources. For a full list of separation distances see Table 1 in Appendix 5-B. Proposed separation distances need to meet Appendix 5-B requirements and should be verified. Deviations from these separation distances need approval from the LHD.

Contaminant Source	Distance (Feet)*
Land application or storage of manure	200
Seepage pit	150
Absorption (leach or tile) field or bed	100
Septic tank, enhanced treatment unit, watertight effluent line to distribution box	50
Sanitary (public) or combined sewer	50
Stream, lake, watercourse, drainage ditch, or wetland	25

*Note: Separation distances from contaminant sources need to be significantly increased if the contaminant source is located upgradient from a well or if aquifer water enters the well (i.e., at the bottom of the casing) at less than 50-feet below grade. Refer to Table 1 of Appendix 5-B or contact your LHD for questions on this Note.

ADDITIONAL WATER WELL CONSTRUCTION CONSIDERATIONS

Well Construction: The following details should be verified during site inspection and/or upon review of the **NYSDEC Well Completion Report:**

1. **Well depth** and **well casing length.** The well depth needs to be shown. The casing needs to extend at least 1-foot above grade and 19-feet below grade.
2. **Well cap** tightly secured to the casing; also watertight and vermin-proof. Split caps are not allowed.
3. **Grout**, if needed (not necessarily needed in sand or gravel; see Table 2, Appendix 5-B), is placed to fill the annular space around the casing to establish a watertight seal.
4. **Grading** of the area surrounding the well helps to eliminate ponding and direct surface water away from the top of the well casing; the well also needs to be located in an area not subject to flooding.
5. **Well yield** (if determined by the well contractor) is recorded before the well is placed into use.
6. **Pump** (if installed by the well contractor) or **well screen** (if needed) are recorded.

Well Points, Dug Wells, Springs and Shore Wells: A drilled well, located and constructed according to these criteria, should routinely be the water supply option selected. Well points, dug wells, springs and shore wells may need approval by the LHD. (Dug wells constructed with stone or brick shoring and single pipe driven point wells under suction are not in compliance with Appendix 5-B and should be avoided.) For more information on these types of sources refer to NYS DOH Fact Sheet #5, "Susceptible Water Sources."

Abandoned Wells: It is recommended to check the site for previously constructed wells that have been abandoned due to inadequate production. These abandoned wells should be properly decommissioned as described in Fact Sheet #4, "Decommissioning Abandoned Wells."

IWS Fact Sheets: www.health.ny.gov/environmental/water/drinking/regulations/fact_sheets/

For copies and questions concerning this Fact Sheet, Appendix 5-B, or other Fact Sheets:

Contact Your Local Health Department
Official:
www.health.ny.gov/environmental/water/drinking/doh_pub_contacts_map.htm

or

Residential Sanitation Section
Bureau of Water Supply Protection
New York State Department of Health
(518) 402-7650 or FAX (518) 402-7599
E-mail: bpwsp@health.ny.gov

CHECKLIST

Attachment to NYSDOH Fact Sheet #6: “Guidance for Code Enforcement Officials”

This checklist is produced by the New York State Department of Health (NYSDOH) for CEOs who wish to use it when inspecting an individual water supply and issuing a building permit or a certificate of occupancy. This checklist is for personal use and does not need to be submitted to any agency. The regulations governing water well standards for individual water supply are the Residential Code (Subsection P2602.1) and NYS DOH Appendix 5-B. A complete version of Appendix 5-B can be found at www.health.ny.gov/regulations/nycrr/title_10/part_5/appendix_5b.htm Fact Sheet #6 should also be reviewed when using this checklist.

Name of well/property owner:	
Address:	
Phone:	Date of Inspection:
GPS or approx. well location:	
Local or Town Permit Number:	

MANDATORY FOR COMPLIANCE WITH THE RESIDENTIAL BUILDING CODE:

The following are key items CEOs should verify regarding the contractor and water well location/construction prior to issuing a building permit or certificate of occupancy:

- NYS Department of Environmental Conservation (DEC) Registered Well Contractor:** A current registration sticker, like that shown, is to be located on the left front fender of the drill rig. The style and/or color of this sample sticker may change on a yearly basis. Contact the DEC Water Well Driller Program at 877-472-2619 for more information on the DEC registration program.

- Well Completion Report:** The well completion report needs to be submitted to the DEC and the well owner. Details on the report need to include: well depth, casing length, depth and type of grout, screen type (if applicable), well yield (if performed by well contractor), pump type (if installed by well contractor), etc. See reverse side for an example of a well completion report and where each item can be found. CEOs may request a copy of the report to review from the well owner.

- Well Location and Separation Distances:** The separation distances from the water well to potential contaminant sources need to be adhered to. The table below is a list of required separation distances from wells to the most commonly encountered contaminant sources. Refer to Appendix 5-B for a full list of separation distances. In addition, the well should not be prone to flooding or ponding of surface water.



Contaminant Source	Distance (Feet)
Land application or storage of manure	200
Seepage pit	150
Absorption (leach or tile) field or bed	100
Septic tank, enhanced treatment unit, watertight effluent line to distribution box	50
Sanitary (public) or combined sewer	50
Stream, lake, watercourse, drainage ditch, or wetland	25

CHECKLIST (continued)

Attachment to NYSDOH Fact Sheet #6: "Guidance for Code Enforcement Officials"

ITEMS RECOMMENDED FOR VERIFICATION

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

(1) COUNTY Oneida (3) DEC Well Number _____

(2) TOWN Barneveld

WATER WELL COMPLETION REPORT

(4) OWNER		LOG *						
(5) ADDRESS		Ground Surface EL. <u>310</u> ft. above sea level						
(6) LOCATION OF WELL (See Instructions On Reverse) Show Lat/Long if available and method used: <input checked="" type="checkbox"/> GPS <input type="checkbox"/> Map Interpolation		Top Of Casing is located <u>+2</u> ft. above (+) or below (-) ground surface						
(7) DEPTH OF WELL BELOW LAND SURFACE (feet) <u>234'</u>	(8) DEPTH TO GROUNDWATER BELOW GROUND SURFACE (feet) <u>56' 3"</u>	DATE MEASURED <u>3/31/03</u>						
CASINGS								
(9) DIAMETER <u>6</u> in.	in.	in.	in.					
(10) LENGTH <u>220</u> ft.	ft.	ft.	in.					
(11) GROUT TYPE / SEALING <u> Bentonite / Drive Shoe </u>	(12) GROUT SEALING INTERVAL (feet) FROM <u>0</u> TO <u>20</u>	TOP OF WELL						
SCREENS		<table border="1"> <tr> <td>Topsoil</td> <td rowspan="4">Grout</td> </tr> <tr> <td>Fine sand</td> </tr> <tr> <td>Gray Clay</td> </tr> <tr> <td>Brown fine sand</td> </tr> </table>		Topsoil	Grout	Fine sand	Gray Clay	Brown fine sand
Topsoil	Grout							
Fine sand								
Gray Clay								
Brown fine sand								
(13) MAKE & MATERIAL <u>na</u>	(14) OPENINGS							
(15) DIAMETER in.	in.							
(16) LENGTH ft.	ft.							
(17) DEPTH TO TOP OF SCREEN, FROM TOP OF CASING (feet)		20'						
YIELD TEST								
(18) DATE <u>3/31/03</u>	(19) DURATION OF TEST <u>2 hours</u>							
(20) LIFT METHOD <input type="checkbox"/> Pump <input checked="" type="checkbox"/> Lift <input type="checkbox"/> Bail	(21) STABILIZED DISCHARGE (GPM) <u>3.0</u>							
(22) STATIC LEVEL PRIOR TO TEST (feet/inches below top of casing) <u>58'</u>	(23) MAXIMUM DRAWDOWN (feet/inches below top of casing) <u>63'</u>							
(24) RECOVERY (Time in hours/minutes) <u>1 hour</u>	(25) Was the water produced during the test discharged away from immediate well? Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>							
PUMP INSTALLATION								
(26) PUMP INSTALLED? YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>	(27) DATE <u>4/28/03</u>	(28) PUMP INSTALLER						
(29) TYPE <u>Submersible</u>	(30) MAKE <u>Gould</u>	(31) MODEL <u>5G505422</u>						
(32) MAXIMUM CAPACITY (GPM) <u>5.0</u>	(33) PUMP INSTALLATION LEVEL FROM TOP OF CASING (Feet) <u>232'</u>							
(34) METHOD OF DRILLING <input type="checkbox"/> Rotary <input checked="" type="checkbox"/> Cable Tool <input type="checkbox"/> Other _____	(35) USE OF WATER (See instructions for choices) <u>Domestic</u>							
(36) DATE DRILLING WORK STARTED <u>3/6/03</u>	(37) DATE DRILLING WORK COMPLETED <u>3/31/03</u>							
(38) DATE REPORT FILED <u>5/13/03</u>	(39) REGISTERED COMPANY	(40) DEC REGISTRATION NO. <u>NYRD</u>						
(41) CERTIFIED DRILLER (Print name)	(42) CERTIFIED DRILLER SIGNATURE							
* Show log of geologic materials encountered with depth below ground surface, water bearing beds and water levels in each; casings, screens, pump; additional pumping tests and other matters of interest, e.g., water quality (sulphur, salt, methane). Describe repair work. Attach separate sheet if necessary.								
LOCATION SKETCH - Indicate north		NYSDEC COPY						

- Well Cap**
All wells need to have a properly vented, watertight, vermin proof well cap; Appendix 5-B.5(g)
- Well depth**
- Grout**
Appendix 5-B.3(b) and Table 2 (if grout is needed)
- Casing**
- Appendix 5-B.3(b) and Table 2; shall extend at least one foot above finished grade
- Yield**
Appendix 5-B.4 (if yield determined by well driller)
- Well Pump**
Appendix 5-B.5 (if pump is installed by well driller)
- Well Screen**
Appendix 5-B.3(b)(19) and Table 2 (if screen is needed)

Electronic copies of this checklist and other Fact Sheets can be obtained at www.health.ny.gov/environmental/water/drinking/regulations/fact_sheets/ or by contacting your Local Health Department or the NYS DOH Bureau of Water Supply Protection at bpwsp@health.ny.gov