SEPTIC SYSTEM INSPECTION REPORT

This report is not a state form. SCDES says S.C. law "does not require property owners to have existing systems inspected," though some towns "require their local residents to have their septic systems inspected regularly." SCDES does not inspect systems on request. Part names follow SCDES Regulation 61-56 and its Maintenance Record (CR-009824).

Street address	City	County	ZIP code	Inspection date
3021 Bohicket Road	Johns Island	Charleston	29455	10/13/2026

Client(s)	Phone	Email
Grant and Leah Rutledge	(843) 555-0163	leah.rutledge@seaislandmail.com

Septic company	Phone	Email
Sea Island Septic Service	(843) 555-0182	office@seaislandseptic.com

Company address	Inspector	SCDES license
3394 Maybank Highway, Johns Island, SC 29455	Clayton Brewer	Tier 2 installer 2471

1 System and permit

Permit number	TMS number	Year installed	Bedrooms	Water supply
96-0418	279-00-00-047	1996	3	Public water

Drainfield type: ☐ Conventional trenches ☑ Shallow trenches ☐ Ultra-shallow trenches ☐ Mound ☐ Bed ☐ Other: _____

Records reviewed: ☑ Permit to Construct ☑ Approval to Operate ☐ Final Inspection (DES 4432) ☐ Maintenance Record ☑ Pumping receipts ☐ None found

House at inspection: ☑ Occupied ☐ Vacant

Local inspection rule: None found for this address

2 Septic tank

Mark each item: I = Inspected, NI = Not inspected, NP = Not present, D = Deficient.

Tank material	Capacity (gallons)	Compartments	Sludge depth (in.)	Scum layer (in.)	Liquid depth (in.)
Concrete	1,000	2	14	3	52

I	NI	NP	D		
☑	☐	☐	☐	Lids and risers	Two concrete lids, 10 in. down. No risers
☑	☐	☐	☐	Building sewer to the tank	4 in. PVC from the house, flowing
☑	☐	☐	☐	Inlet tee or baffle	Sanitary tee in place and clear
☑	☐	☐	☐	Compartment wall	Intact, no cracks
☑	☐	☐	☐	Outlet tee	Sanitary tee in place
☐	☐	☑	☑	Effluent filter	None installed. Add one (see findings)
☑	☐	☐	☐	Tank walls and top	No cracks or seepage after pumping
☑	☐	☐	☐	Liquid level	At the outlet before pumping

Pumping: ☑ Pumped at this inspection ☐ Not pumped

Licensed pumper/hauler: Sea Island Septic Service License no.: 1186 Gallons removed: 1,000

3 Pump tank and controls

I	NI	NP	D		
☐	☐	☑	☐	Pump tank lid and riser	No pump tank. Gravity flow to the D-box
☐	☐	☑	☐	Pump and floats	
☐	☐	☑	☐	Control panel	
☐	☐	☑	☐	High water alarm	
☐	☐	☑	☐	Electrical connections	

4 Drainfield

Location: Back yard, starting 25 ft behind the house, under lawn

Number of trenches	Trench length (ft)	Drainfield dimensions (ft)
4	75	30 x 75

I	NI	NP	D		
☑	☐	☐	☐	Distribution box	Concrete 4-outlet box, level, even flow
☑	☐	☐	☑	Trench lines, probed	Trench 3 ponded 6 in. above its bottom
☑	☐	☐	☐	Surfacing effluent, wet spots, or odor	None surfacing. Lush, soft grass over trench 3
☑	☐	☐	☐	Vegetation and cover	Mowed lawn
☑	☐	☐	☑	Site drainage and downspouts	Rear downspout empties onto trench 4
☑	☐	☐	☐	Driveways or structures over it	None over the tank or trenches

5 Setbacks measured

Distance in feet	Building	Private well	Public well	Critical area or water	Drainage ditch	Inground pool	Property line
Tank	12	None	None	210	95	None	40
Drainfield	25	None	None	165	60	None	22

Minimum distances for a new system are in R.61-56 § 200.6. An older system was permitted under the rules of its day. These distances are approximate and are not a survey.

6 Findings and recommendations

Result: ☐ No deficiencies found ☑ Deficiencies listed below

Trench 3 ponded 6 in. after two dry days. Have a Tier 2 or 3 installer evaluate it.

Rear downspout empties onto trench 4. Extend it away from the drainfield.

No effluent filter. Add one at the outlet tee to keep solids out of the trenches.

Tank pumped this visit (1,000 gal). Seller's receipts show the last pump-out in 2021.

Among licensed installers, only Tier 2 and Tier 3 may repair an existing system. Tier 1 "is not authorized to conduct repairs on existing onsite wastewater systems" (R.61-56 § 101). Pumping takes a pumper/hauler licensed by SCDES (R.61-56 § 600.1).

7 Inspector's statement

This report describes the system as the inspector found it on the inspection date. It is not a warranty that the system will keep working. Parts that stayed buried, and the soil under the drainfield, were not inspected.

Clayton Brewer

Inspector signature

10/14/2026

Date