



# WELL INSPECTION REPORT

License #'s (ALCORH824KJ) (ALCORPF825RP) (ALCORPF8259P)

ROC # 339937

## GENERAL INFORMATION

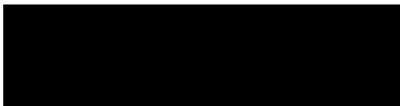
CUSTOMER NAME:



INSPECTION DATE:

11/15/2023

PROPERTY ADDRESS:



INSPECTOR NAME:

Craig Benfit and Josh Inman

# ALCORN PUMP

WATER FILTRATION

## Water Source Information

**SOURCE:** HAND DUG  DRILLED  RIVER/LAKE  UNKNOWN  OTHER  \_\_\_\_\_

**WELL LOG:** YES  NO

**WELL DEPTH:** Unknown **WELL LOCATION:** Outside  Inside Pump House  Vault/Underground   
UNKNOWN  OTHER

**GOOD ACCESS TO WELL HEAD:** YES  NO

**CASING TYPE & DIAMETER:** 7" Steel

**DISTANCE FROM POTENTIAL POLLUTION SOURCES:** 100 +

**WELL HEAD CONDITIONS:** SIZE: 7" CAP  SANITARY SEAL  **VENTED?** YES  NO

**VERMIN PROOF?** YES  NO  **NEEDS REPLACEMENT?** YES  NO

**NOTES:** N/A

## Well Pump Equipment

**PUMPS:** 1  Submersible 2  3  4

**BRAND/MODEL:** Submersible in well – Unknown Brand **LOCATION OF PUMP/S:** In well

**HP/'s:** 1.5HP **VOLTAGE:** 230 VAC

**WIRE SIZE:** #8 **MAX AMP:** 11.2

**RUNNING AMPERAGE:** 10.2 **PUMPING RATE:** 5 GPM on a 1HR Flow test

**PUMP'S RUNNING DURATION FROM CUT IN TO CUT OUT:** 8 Min 45 Sec.

**NEEDS REPLACEMENT:** YES  NO  **GROUNDING?** No

**NOTES:** In good working condition at the time of the inspection

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WATER FILTRATION

## CONTROL SYSTEM AND OTHER INFORMATION

### CONTROL SYSTEM/'S:

CONTROL BOX: YES  NO  QUANTITY: 1

BRAND: Franklin Electric HP: 1.5 Deluxe W/Mag Contactor

CONDITION: GOOD  OPERABLE  NEEDS REPLACEMENT

PRESSURE SWITCH: Sq D RANGE: 40-60 SENSOR: N/A

OHMS VALUES: RY: 9.2 BY: 3.2 RB: 11.0 GROUNDING? YES  NO

NOTES: The starting capacitor is leaking in the control box, and we recommend replacing before it fails or causes the well pump to fail.

### WIRING AND PLUMBING:

WIRING FROM C/B TO TOP OF WELL HEAD IS? #8 in Conduit

WIRING FROM TOP OF WELL HEAD DOWN TO MOTOR? Unable to remove well cap because of rusted bolts

IS WIRING UP TO CODE IN PUMP HOUSE? YES  NO  No pump house

CONDITION OF WIRING: GOOD  OPERABLE  NEEDS REPLACEMENT

IS WIRING IN CONDUIT? YES  NO  IS WIRING SAFE? YES  NO

IS PLUMBING UP TO CODE? YES  NO

CONDITION OF PLUMBING: GOOD  OPERABLE  NEEDS REPLACEMENT

NOTES: The electrical wiring from the pressure switch to the control box is not in conduit and stapled to the railing outside where rodents can chew on it.

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## CONTROL SYSTEM AND OTHER INFORMATION

### PRESSURE TANK/'S:

YES  NO  NUMBER OF TANKS: 1  2  3  4  5

MAKE: Proline by Amtrol TYPE: Bladder LOCATION: Laundry room closet

SIZE: 120 Gal PSI: 24PSI BURIED? YES  NO

CONDITION: GOOD  OPERABLE  NEEDS REPLACEMENT

NOTES: Service call needed to service the pressure tanks and add air, access is difficult.

### RESERVOIR/'S:

YES  NO  QUANTITY:

SIZE: \_\_\_\_\_

CONDITION: \_\_\_\_\_

NEEDS REPLACEMENT? \_\_\_\_\_

NOTES: There is a reservoir on the property but does not appear to be used with the current system. There is a chance it may belong to a different property.

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# ALCORN PUMP



## WATER FILTRATION

### RECOMMENDATIONS &/OR FINAL NOTES ON WELL

#### Summary from the well inspection:

The water well is located in the upper parking area in a vault. The well pump is located in the well with a pitless adapter. Water pumps from the well to the pressure tank which is located in the laundry room in the closet of the home. From the pressure tank the water flows through a sediment filter and then into a water softener before being distributed to the rest of the home.

The well pump control box and disconnect is located on the handrail going down the stairs from the upper parking area.

Overall, the well system is in ok condition at the time of the inspection, however we found that the control box needs to be replaced due to a leaking contactor, the wiring needs to be in conduit, a service to the water system to add air to the pressure tank, and a new sediment filter. Not servicing these items and replacing the CB can cause premature failure to the well pump.

We would recommend contacting a home plumber to look at the condition of the plumbing coming into the closet area and see if they recommend replacing that plumbing up to plumbing code.

#### Recommendations are:

With every water well system we recommend yearly well maintenance/service for the water system. Testing for bacteria, arsenic, nitrates, and Lead per the Arizona DOH. DOH recommends that private well owners test their drinking water every year as contaminants can change. These contaminants rapidly could affect a person's health. For more information visit the AZDOH.com

1. Schedule a service call to service the water system and add air to the pressure tank.
2. Replace the 1.5 HP Deluxe Control box.
3. Have the wiring placed into conduit.
4. Replace the current sediment filter with a new one, add salt to the tank and ResCare to the softener unit.

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# ALCORN PUMP



## WATER FILTRATION

### WATER TESTING

#### LAB WATER TESTING:

**WATER SAMPLES TAKEN BY ALCORN PUMP & SENT TO THE LAB:** YES  NO  Collected at kitchen sink.

OTHER: \_\_\_\_\_

**TAKEN TYPE:** BACTERIA  ARSENIC  NITRATE  LEAD  \_\_\_\_\_

*THE WATER SAMPLES TAKEN HAVE BEEN SUBMITTED TO THE LAB, PLEASE NOTE WE ARE THE THIRD-PARTY HANDLER & WATER SAMPLES CAN TAKE 7-10 BUSINESS DAYS BEFORE RECEIVED BACK FROM THE LAB! ONCE THE RESULTS ARE RECEIVED BACK, WE WILL FORWARD THOSE OVER VIA EMAIL.*

#### FIELD WATER TESTING PERFORMED BY INSPECTOR:

##### Raw H2O Mineral Test

\_\_\_\_\_ PH  
 \_\_\_\_\_ Manganese  
 \_\_\_\_\_ Iron  
 \_\_\_\_\_ Grains Hard  
 \_\_\_\_\_ TDS

##### Treated H2O Mineral Test

\_\_\_\_\_ 7.0 \_\_\_\_\_ PH  
 \_\_\_\_\_ ND \_\_\_\_\_ Manganese  
 \_\_\_\_\_ ND \_\_\_\_\_ Iron  
 \_\_\_\_\_ 1 \_\_\_\_\_ Grains Hard  
 \_\_\_\_\_ 69 \_\_\_\_\_ TDS

##### Good Operational H2O Parameters

**PH 6.8-7.8**  
**Manganese .05**  
**Iron 0.5 ppm**  
**Hardness Soft – 3 Grains**

#### FILTRATION NOTES AND RECOMMENDATIONS:

**FILTRATION EQUIPMENT:** YES  NO

**TYPE AND SIZE OF FILTRATION?** 4.5"X10" Pre sediment filter and 2CU Softener

**NOTES ON WATER AND FILTRATION EQUIPMENT:** We were not able to test raw water because we had no access. The sediment filter needs to be changed and softener is low on salt. We did see that the bypass valve for the softener was taken off the softener unit and placed on the water heater.

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# ALCORN PUMP & WATER FILTRATION

## PHOTOS OF PUMPING SYSTEM



Pressure tank and filtration that is in closet.



Flow Test/Stress test on well pump



Control box, disconnect and wiring that needs to be on conduit.



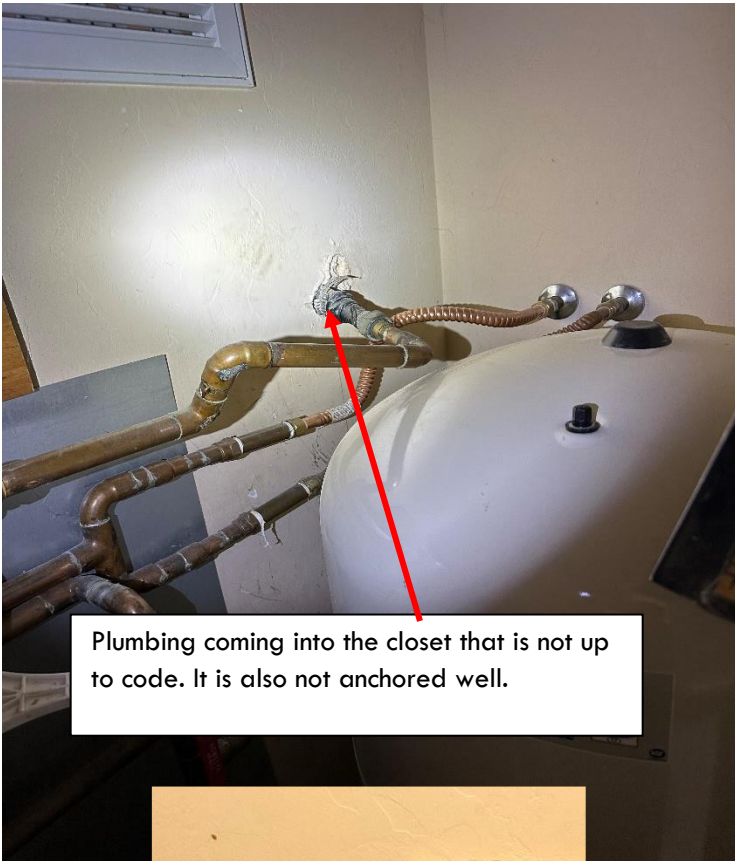
Well located in vault and reservoir

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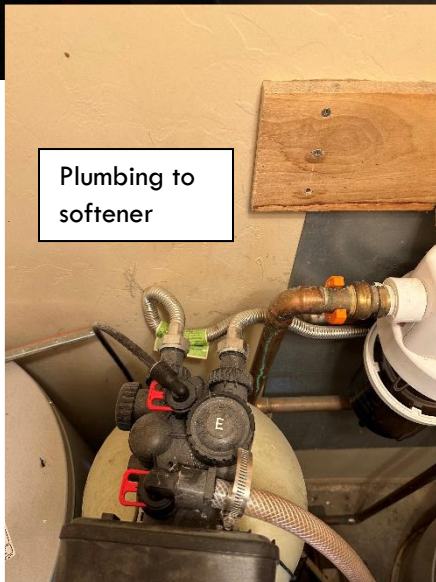
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Plumbing coming into the closet that is not up to code. It is also not anchored well.



Leaking contactor in control box.



Plumbing to softener

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