

TEXAS WATER COMMISSION



Paul Hopkins, Chairman
John O. Houchins, Commissioner
B. J. Wynne, III, Commissioner

J. D. Head, General Counsel
Michael E. Field, Chief Examiner
Karen A. Phillips, Chief Clerk

Allen Beinke, Executive Director

March 14, 1988

Mr. Clarence Mabry
J.G.C. Tennis, Inc.
P.O. Box 469
New Braunfels, Texas 78130

Re: Newk's Tennis Ranch Housing Addition; Request for Water Pollution Abatement Plan Approval; 31 Texas Administrative Code (TAC) Section 313.3

Dear Mr. Mabry:

We have completed our review of the water pollution abatement plan which was submitted to the District 8 Office by Whitford Engineering, Inc. on January 25, 1988. As outlined in the submittal, the proposed development will include the removal of six (6) duplex cabins to be replaced with ten (10) single-unit cabins. The area of construction activity is approximately one (1) acre. Wastewater generated from the existing and proposed cabins will be treated and disposed of through the T Bar M wastewater treatment facility (Permit No. 11279-01). This facility is located on property immediately adjacent to Newk's Tennis Ranch.

The plan for this development has been reviewed for compliance with 31 Texas Administrative Code (TAC) Section 313.3 which sets forth the pollution abatement criteria for development located on the recharge zone of the Edwards Aquifer. The proposed pollution abatement activities are in general agreement with 31 TAC Section 313.3 and approval of this phase of the development is hereby granted with the following conditions:

1. This approval applies only to the construction of the ten (10) cabins described in the water pollution abatement plan. It is our understanding that a 6-inch wastewater line is proposed to connect the individual 4-inch private service laterals from each cabin to the existing 8-inch wastewater line. The 6-inch line must be designed in compliance with the requirements of 31 TAC Section 313.4 for sewage collection systems within the Edwards Aquifer Recharge Zone. Plans and specifications of the design must be approved by the Commission pursuant to these requirements prior to initiating construction of the 6-inch wastewater line.

Mr. Clarence Mabry
March 14, 1988
Page 2

2. The private service laterals from each cabin shall be inspected after installation and prior to covering by a Registered Professional Engineer or a Registered Sanitarian. The engineer or sanitarian shall then certify that each lateral has been constructed in compliance with the appropriate construction requirements of 31 TAC Section 313.4. Copies of the certification reports shall be forwarded to both the holder of the waste discharge permit to which the collection system connects (T Bar M) and to the Texas Water Commission District 8 Office located at 321 Center Street, Suite 1103, San Antonio, Texas 78202.
3. If any solution openings (such as caves or pipes) or sinkholes are discovered on the site during land clearing, excavation or blasting, the developer or his agent shall notify the District 8 Office in San Antonio. Construction in the vicinity of such a feature shall cease pending approval by the District 8 manager of the proposed method to prevent pollutants from entering the area(s).

During the course of the development of this property, the owner/developer shall comply with all applicable provisions of 31 TAC Section 313.3. Additionally, J.G.C. Tennis, Inc. shall remain responsible for the aforementioned provisions and special conditions until such responsibility is legally transferred to another person or entity.

Please be reminded that 31 TAC Section 313.3 (e) requires you to: (1) record in the county deed records that this property is subject to the approved water pollution abatement plan, (2) submit to the Executive Director, proof of this recordation of notice no less than ten days prior to commencing construction, and (3) prior to beginning construction, notify the District 8 Office when the construction will commence. Any substantial modification, as outlined in 31 TAC Section 313.3 (f), to this approved water pollution abatement plan must be reported to the District 8 Office and approved by the Executive Director.

Also, 31 TAC Section 313.3 (g) requires that, during construction, you submit quarterly progress reports on the status of construction to the District 8 Office. Enclosed is a suggested format you may wish to use in deed recording the approved water pollution abatement plan.

Mr. Clarence Mabry
March 14, 1988
Page 3

If further information is needed, please contact either Ms. Jeffie McAuley at (512) 226-3297 in San Antonio or Ms. Liska Francis at (512) 463-7743 in Austin.

Sincerely,

for *Rep. G. McDonnell, Jr., P.E.*
Allen Beinke
Executive Director

Enclosure

ccs: Mr. Stuart Whitford, Whitford Engineering, Inc.
County of Comal
Edwards Underground Water District
Texas Water Commission District 8 Office

LLF:krd