

## Comal County

OFFICE OF COMAL COUNTY ENGINEER

### License to Operate On-Site Sewage Treatment and Disposal Facility

Issued This Date: **08/13/2019** Permit Number: **108622**

Location Description: 836 LEDGEROCK DR  
CANYON LAKE, TX 78133

Subdivision: Canyon Lake Hills

Unit: 2

Lot: 1286R

Block:

Acreage:

Type of System: Aerobic  
Low Pressure Dosing

Issued to: CLVC Properties, LLC

This license is authorization for the owner to operate and maintain a private facility at the location described in accordance to the rules and regulations for on-site sewerage facilities of Comal County, Texas, and the Texas Commission on Environmental Quality.

The license grants permission to operate the facility. It does not guarantee successful operation. It is the responsibility of the owner to maintain and operate the facility in a satisfactory manner.

Alterations to this permit including, but not limited to:

- Increase in the square feet of living area
- Increase in the number of bedrooms
- A change of use (i.e. residential to commercial)
- Relocation of system components (including the relocation of spray heads)
- Installation of landscaping
- Adding new structures to the system

may require a new permit. **It is the responsibility of the owner to apply for a new permit, if applicable.**

Inspection and licensing of a facility indicates only that the facility meets certain minimum requirements. It does not impede any governmental entity in taking the proper steps to prevent or control pollution, to abate nuisance, or to protect the public health.

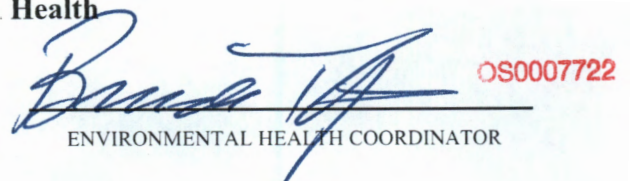
This license to operate is valid for an indefinite period. The holder may transfer it to a succeeding owner, provided the facility has not been remodeled and is functioning properly.

Licensing Authority

Comal County Environmental Health

  
ENVIRONMENTAL HEALTH INSPECTOR

OS0032485

  
ENVIRONMENTAL HEALTH COORDINATOR

OS0007722

①

# Comal County Environmental Health OSSF Inspection Sheet

Installer Name: Justin TABUINO OSSF Installer #: 05003304  
 1st Inspection Date: 6/20/19 2nd Inspection Date: 08-09-19 3rd Inspection Date: 8-13-19 final  
 Inspector Name: mike T. Inspector Name: CONNOR Inspector Name: CONNOR  
 Permit#: 108622 Address: C.L. Hills / 836 Lederock DR

No.	Description	Answer	Citations	Notes	2nd Insp.	3rd Insp.
1	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Site and Soil Conditions Compliant with Submittal Planning Materials	✓	285.31(a) 285.30(b)(1)(A)(iv) 285.30(b)(1)(A)(v) 285.30(b)(1)(A)(iii) 285.30(b)(1)(A)(ii) 285.30(b)(1)(A)(i)	Alarms working need to check head on all 3 fields.	6/20/19	
2	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Setback Distances Meet Minimum Standards	✓	285.31(a) 285.30(b)(1) 285.31(d)			
3	SEWER PIPE Proper Type Pipe from Structure to Disposal System (Cast Iron, Ductile Iron, Sch. 40, SDR 26)	✓	285.32(a)(1)			
4	SEWER PIPE Slope from the Sewer to the Tank at least 1/8 inch Per Foot		285.32(a)(3)			
5	SEWER PIPE Two Way Sanitary - Type Cleanout Properly Installed (Add. C/O Every 100' &/or 90 degree bends)		285.32(a)(5)			
6	PRETREATMENT Installed (if required) TCEQ Approved List PRETREATMENT Septic Tank(s) Meet Minimum Requirements		285.32(b)(1)(G) 285.32(b)(1)(E)(iii) 285.32(b)(1)(F)(iv) 285.32(b)(1)(F) 285.32(b)(1)(B) 285.32(b)(1)(C)(i) 285.32(b)(1)(C)(ii) 285.32(b)(1)(D) 285.32(b)(1)(E) 285.32(b)(1)(A) 285.32(b)(1)(E)(ii)(iii) 285.32(b)(1)(E)(i) 285.32(b)(1)(E)(ii)(i)			
7	PRETREATMENT Grease Interceptors if required for commercial		285.34(d)			

MT- 6/20/19

Alarm working on trash tank @ at Aerobic Unit. C/O's under House.

08-09-19 JC

No show

8-13-19 JC

head pressure good - operational



①

# Comal County Environmental Health OSSF Inspection Sheet

Installer Name: Justin TARVINO OSSF Installer #: 05003304  
 1st Inspection Date: 6/20/19 2nd Inspection Date: 08-09-19 3rd Inspection Date: \_\_\_\_\_  
 Inspector Name: Mike T. Inspector Name: CONNOR Inspector Name: \_\_\_\_\_  
 Permit#: 108622 Address: C.L. Hills / 836 Ledgerrock DR

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
1	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Site and Soil Conditions Consistent with Submitted Planning Materials	✓	285.31(a) 285.30(b)(1)(A)(iv) 285.30(b)(1)(A)(v) 285.30(b)(1)(A)(iii) 285.30(b)(1)(A)(ii) 285.30(b)(1)(A)(i)	Atadms working need to check Head owall 3 Fields.	6/20/19		
2	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Setback Distances Meet Minimum Standards	✓	285.91(10) 285.30(b)(4) 285.31(d)				
3	SEWER PIPE Proper Type Pipe from Structure to Disposal System (Cast Iron, Ductile Iron, Sch. 40, SDR 26)	✓	285.32(a)(1)				
4	SEWER PIPE Slope from the Sewer to the Tank at least 1/8 Inch Per Foot		285.32(a)(3)				
5	SEWER PIPE Two Way Sanitary - Type Cleanout Properly Installed (Add. C/O Every 100' &/or 90 degree bends)		285.32(a)(5)				
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7	PRETREATMENT Grease Interceptors if required for commercial		285.34(d)				

MT - 6/20/19

Alarm working on trash tank @ at Aerobic Unit. C/O's under House.

08-09-19 JC

No show



## Comal County Environmental Health OSSF Inspection Sheet

Installer Name: Justin Tapuino OSSF Installer #: \_\_\_\_\_

1st Inspection Date: 6/20/19 2nd Inspection Date: \_\_\_\_\_ 3rd Inspection Date: \_\_\_\_\_

Inspector Name: mike T. Inspector Name: \_\_\_\_\_ Inspector Name: \_\_\_\_\_

Permit#: 108622 Address: C.L. Hills / 836 Ledgerock DR

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
1	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Site and Soil Conditions Consistent with Submitted Planning Materials	✓	285.31(a) 285.30(b)(1)(A)(iv) 285.30(b)(1)(A)(v) 285.30(b)(1)(A)(iii) 285.30(b)(1)(A)(ii) 285.30(b)(1)(A)(i)	Alarms working need to check Head on all 3 Fields.	6/20/19		
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5	SEWER PIPE Two Way Sanitary - Type Cleanout Properly Installed (Add. C/O Every 100' &/or 90 degree bends)		285.32(a)(5)				
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7	PRETREATMENT Grease Interceptors if required for commercial		285.34(d)				

MT - 6/20/19

Alarm working on trash tank @ Aerobic Unit.  
C/O's under House.



**Comal County Environmental Health  
OSSF Inspection Sheet**

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
8	SEPTIC TANK Tank(s) Clearly Marked SEPTIC TANK If Single Tank, 2 Compartments Provided with Baffle SEPTIC TANK Inlet Flowline Greater than 3" and " T " Provided on Inlet and Outlet SEPTIC TANK Septic Tank(s) Meet Minimum Requirements		285.32(b)(1)(E) 285.91(2) 285.32(b)(1)(F) 285.32(b)(1)(E)(iii) 285.32(b)(1)(E)(ii)(II) 285.32(b)(1)(E)(ii)(I) 285.32(b)(1)(E)(i) 285.32(b)(1)(D) 285.32(b)(1)(C)(ii) 285.32(b)(1)(C)(I) 285.32(b)(1)(B) 285.32(b)(1)(A) 285.32(b)(1)(E)(iv)				
9	ALL TANKS Installed on 4" Sand Cushion/ Proper Backfill Used		285.32(b)(1)(F) 285.32(b)(1)(G) 285.34(b)				
10	SEPTIC TANK Inspection / Clean Out Port & Risers Provided on Tanks Buried Greater than 12" Sealed and Capped		285.38(d)				
11	SEPTIC TANK Secondary restraint system provided SEPTIC TANK Riser permanently fastened to lid or cast into tank SEPTIC TANK Riser cap protected against unauthorized intrusions		285.38(d) 285.38(e)				
12	SEPTIC TANK Tank Volume Installed						
13	PUMP TANK Volume Installed						
14	AEROBIC TREATMENT UNIT Size Installed						
15	AEROBIC TREATMENT UNIT Manufacturer AEROBIC TREATMENT UNIT Model Number						
16	DISPOSAL SYSTEM Absorptive		285.33(a)(4) 285.33(a)(1) 285.33(a)(2) 285.33(a)(3)				
17	DISPOSAL SYSTEM Leaching Chamber		285.33(a)(1) 285.33(a)(3) 285.33(a)(4) 285.33(a)(2)				
18	DISPOSAL SYSTEM Evapo-transpirative		285.33(a)(3) 285.33(a)(4) 285.33(a)(1) 285.33(a)(2)				

**Comal County Environmental Health  
OSSF Inspection Sheet**

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
19	DISPOSAL SYSTEM Drip Irrigation		285.33(c)(3)(A)-(F)				
20	DISPOSAL SYSTEM Soil Substitution		285.33(d)(4)				
21	DISPOSAL SYSTEM Pumped Effluent		285.33(a)(3) 285.33(a)(1) 285.33(a)(2)				
22	DISPOSAL SYSTEM Gravelless Pipe		285.33(a)(3) 285.33(a)(2) 285.33(a)(4) 285.33(a)(1)				
23	DISPOSAL SYSTEM Mound		285.33(a)(3) 285.33(a)(1) 285.33(a)(2) 285.33(a)(4)				
24	DISPOSAL SYSTEM Other (describe) (Approved Design)		285.33(d)(6) 285.33(c)(4)				
25	DRAINFIELD Absorptive Drainline 3" PVC or 4" PVC						
26	DRAINFIELD Area Installed						
27	DRAINFIELD Level to within 1 inch per 25 feet and within 3 inches over entire excavation		285.33(b)(1)(A)(v)				
28	DRAINFIELD Excavation Width DRAINFIELD Excavation Depth DRAINFIELD Excavation Separation DRAINFIELD Depth of Porous Media DRAINFIELD Type of Porous Media						
29	DRAINFIELD Pipe and Gravel - Geotextile Fabric in Place		285.33(b)(1)(E)				
30	DRAINFIELD Leaching Chambers DRAINFIELD Chambers - Open End Plates w/Splash Plate, Inspection Port & Closed End Plates in Place (per manufacturers spec.)		285.33(c)(2)				
31	LOW PRESSURE DISPOSAL SYSTEM Adequate Trench Length & Width, and Adequate Separation Distance between Trenches		285.33(d)(1)(C)(i)				



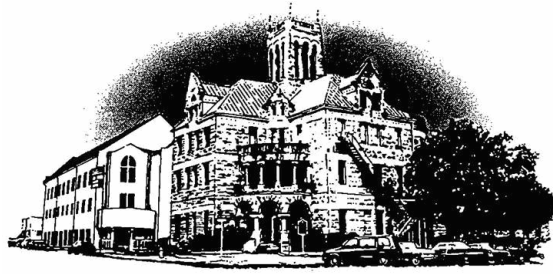
**Comal County Environmental Health  
OSSF Inspection Sheet**

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
32	<p>EFFLUENT DISPOSAL SYSTEM Utilized Only by Single Family Dwelling</p> <p>EFFLUENT DISPOSAL SYSTEM Topographic Slopes &lt; 2.0%</p> <p>EFFLUENT DISPOSAL SYSTEM Adequate Length of Drain Field ( 1000 Linear ft. for 2 bedrooms or Less &amp; an additional 400 ft. for each additional bedroom )</p> <p>EFFLUENT DISPOSAL SYSTEM Lateral Depth of 18 inches to 3 ft. &amp; Vertical Separation of 1ft on bottom and 2 ft. to restrictive horizon and ground water respectfully</p> <p>EFFLUENT DISPOSAL SYSTEM Lateral Drain Pipe (1.25 - 1.5" dia.) &amp; Pipe Holes ( 3/16 - 1/4" dia. Hole Size ) 5 ft. Apart</p>		<p>285.33(b)(3)(A)</p> <p>285.33(b)(3)(A)</p> <p>285.33(b)(3)(B)</p> <p>285.91(13)</p> <p>285.33(b)(3)(D)</p> <p>285.33(b)(3)(F)</p>				
33	<p>AEROBIC TREATMENT UNIT Is Aerobic Unit Installed According to Approved Guidelines.</p>		285.32(c)(1)				
34	<p>AEROBIC TREATMENT UNIT Inspection/Clean Out Port &amp; Risers Provided</p> <p>AEROBIC TREATMENT UNIT Secondary restraint system provided</p> <p>AEROBIC TREATMENT UNIT Riser permanently fastened to lid or cast into tank</p> <p>AEROBIC TREATMENT UNIT Riser cap protected against unauthorized intrusions</p>						
35	<p>AEROBIC TREATMENT UNIT Chlorinator Properly Installed with Chlorine Tablets in Place.</p>						
36	<p>PUMP TANK Is the Pump Tank an approved concrete tank or other acceptable materials &amp; construction</p> <p>PUMP TANK Sampling Port Provided in the Treated Effluent Line</p> <p>PUMP TANK Check Valve and/or Anti- Siphon Device Present When Required</p> <p>PUMP TANK Audible and Visual High Water Alarm Installed on Separate Circuit From Pump</p>						
37	<p>PUMP TANK Inspection/Clean Out Port &amp; Risers Provided</p> <p>PUMP TANK Secondary restraint system provided</p> <p>PUMP TANK Riser permanently fastened to lid or cast into tank</p> <p>PUMP TANK Riser cap protected against unauthorized intrusions</p>						
38	<p>PUMP TANK Secondary restraint system provided</p>						
39	<p>PUMP TANK Electrical Connections in Approved Junction Boxes / Wiring Buried</p>						

**Comal County Environmental Health  
OSSF Inspection Sheet**

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
40	APPLICATION AREA Distribution Pipe, Fitting, Sprinkler Heads & Valve Covers Color Coded Purple?		285.33(d)(2)(G)(iii)(II)285.33(d)(2)(G)(iii)(III)285.33(d)(2)(G)(v) 285.33(d)(2)(G)(iii) 285.33(d)(2)(G)(iv) 285.33(d)(2)(G)(i) 285.33(d)(2)(G)(ii) 285.33(d)(2)(G)(iii)(I)				
41	APPLICATION AREA Low Angle Nozzles Used / Pressure is as required APPLICATION AREA Acceptable Area, nothing within 10 ft of sprinkler heads? APPLICATION AREA The Landscape Plan is as Designed		285.33(d)(2)(G)(i) 285.33(d)(2)(A) 285.33(d)(2)(F)				
42	APPLICATION AREA Area Installed						
43	PUMP TANK Meets Minimum Reserve Capacity Requirements						
44	PUMP TANK Material Type & Manufacturer						
45	PUMP TANK Type/Size of Pump Installed						





# Comal County

OFFICE OF COMAL COUNTY ENGINEER

## **Permit of Authorization to Construct an On-Site Sewage Facility Permit Valid For One Year From Date Issued**

Permit Number: 108622  
Issued This Date: 03/07/2019  
This permit is hereby given to: CLVC Properties, LLC

To start construction of a private, on-site sewage facility located at:

836 LEDGEROCK DR  
CANYON LAKE, TX 78133

Subdivision: Canyon Lake Hills  
Unit: 2  
Lot: 1286R  
Block:  
Acreage:

APPROVED MINIMUM SIZES AS PER ATTACHED DESIGN

Type of System: Aerobic  
Low Pressure Dosing

This permit gives permission for the construction of the above referenced on-site facility to commence. Installation must be completed by an installer holding a valid registration card from the Texas Commission on Environmental Quality (TCEQ). Installation and inspection must comply with current TCEQ and Comal County requirements.

Call (830) 608-2090 to schedule inspections.

**REVISED**

3:15 pm, Jan 18, 2019

**COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH \* \* \***  
**APPLICATION FOR PERMIT FOR AUTHORIZATION TO CONSTRUCT AN**  
**ON-SITE SEWAGE FACILITY AND LICENSE TO OPERATE**

Date \_\_\_\_\_

Permit # 108627

Owner Name CLVC Properties, LLC

Agent Name Douglas R. Dowlearn, R.S.

Mailing Address 4130 Brookview Drive S.E.

Agent Address 703 Oak Drive

City, State, Zip Atlanta, GA 30339-4649

City, State, Zip Blanco, TX 78606

Phone # 210.860.9811 (Harvey Cain)

Phone # 210.240.2101

Email hscainii@bellsouth.net

Email txseptic@gmail.com

All correspondence should be sent to:  Owner  Agent  Both Method:  Mail  Email

Subdivision Name Canyon Lake Hills Unit 2 Lot 1286R Block \_\_\_\_\_

Acreage/Legal 3.26 Acres

Street Name/Address 836 Ledgerock Drive City Canyon Lake Zip 78133

**Type of Development:**

RECEIVED

Single Family Residential

JAN 11 2019

Type of Construction (House, Mobile, RV, Etc.) \_\_\_\_\_

Number of Bedrooms \_\_\_\_\_

Indicate Sq Ft of Living Area \_\_\_\_\_

COUNTY ENGINEER

Commercial or Institutional Facility

(Planning materials must show adequate land area for doubling the required land needed for treatment units and disposal area)

Type of Facility \_\_\_\_\_

Offices, Factories, Churches, Schools, Parks, Etc. - Indicate Number Of Occupants \_\_\_\_\_

Restaurants, Lounges, Theaters - Indicate Number of Seats \_\_\_\_\_

Hotel, Motel, Hospital, Nursing Home - Indicate Number of Beds 29 ~~29~~ (5) 5br + (1) 4br = 29 BEDS

Travel Trailer/RV Parks - Indicate Number of Spaces \_\_\_\_\_

Miscellaneous \_\_\_\_\_

Estimated Cost of Construction: \$ Existing (Structure Only)

Is any portion of the proposed OSSF located in the United States Army Corps of Engineers (USACE) flowage easement?

Yes  No (If yes, owner must provide approval from USACE for proposed OSSF improvements within the USACE flowage easement)

Source of Water  Public  Private Well

Are Water Saving Devices Being Utilized Within the Residence?  Yes  No

By signing this application, I certify that:

- The completed application and all additional information submitted does not contain any false information and does not conceal any material facts.
- Authorization is hereby given to the permitting authority and designated agents to enter upon the above described property for the purpose of site/soil evaluation and inspection of private sewage facilities.
- I understand that a permit of authorization to construct will not be issued until the Floodplain Administrator has performed the reviews required by the Comal County Flood Damage Prevention Order.
- I affirmatively consent to the online posting/public release of my e-mail address associated with this permit application, as applicable.

[Signature]  
Signature of Owner

1-3-19  
Date

[Signature]  
Date



\* \* \* **COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH** \* \* \*  
**APPLICATION FOR PERMIT FOR AUTHORIZATION TO CONSTRUCT AN**  
**ON-SITE SEWAGE FACILITY AND LICENSE TO OPERATE**

Planning Materials & Site Evaluation as Required Completed By Douglas R. Dowlearn, R.S.

System Description Aerobic Treatment with LPP Disposal

Size of Septic System Required Based on Planning Materials & Soil Evaluation

Tank Size(s) (Gallons) 3 - 1000 gpd ATU Absorption/Application Area (Sq Ft) 8700 Required

Gallons Per Day (As Per TCEQ Table III) 1740

(Sites generating more than 5000 gallons per day are required to obtain a permit through TCEQ.)

RECEIVED

Is the property located over the Edwards Recharge Zone?  Yes  No

(If yes, the planning materials must be completed by a Registered Sanitarian (R.S.) or Professional Engineer (P.E.))

JAN 11 2019

Is there an existing TCEQ approved WPAP for the property?  Yes  No

(If yes, the R.S. or P.E. shall certify that the OSSF design complies with all provisions of the existing WPAP.)

COUNTY ENGINEER

If there is no existing WPAP, does the proposed development activity require a TCEQ approved WPAP?  Yes  No

(If yes, the R.S. or P.E. shall certify that the OSSF design will comply with all provisions of the proposed WPAP. A Permit to Construct will not be issued for the proposed OSSF until the proposed WPAP has been approved by the appropriate regional office.)

Is the property located over the Edwards Contributing Zone?  Yes  No

Is there an existing TCEQ approval CZP for the property?  Yes  No

(If yes, the P.E. or R.S. shall certify that the OSSF design complies with all provisions of the existing CZP.)

If there is no existing CZP, does the proposed development activity require a TCEQ approved CZP?  Yes  No

(If yes, the R.S. or P.E. shall certify that the OSSF design will comply with all provisions of the proposed CZP. A Permit to Construct will not be issued for the proposed OSSF until the CZP has been approved by the appropriate regional office.)

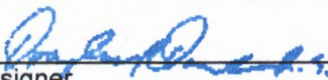
Is this property within an incorporated city?  Yes  No

If yes, indicate the city: \_\_\_\_\_

By signing this application, I certify that:

- The information provided above is true and correct to the best of my knowledge.

- I affirmatively consent to the online posting/public release of my e-mail address associated with this permit application, as applicable.

  
Signature of Designer

12/31/18  
Date

# CLEAR CHOICE SEPTIC SERVICES

**Contract Holder:** Canyon LakeView Resort Attn: Terry Hopper **Address:** 872 Ledgerock Dr, Canyon Lake, Tx 78133 **Permit:** 108622  
**Lot:** 1286R **Subdivision:** Canyon Lake Hills **County:** Comal **Phone:** 210-355-3567 **Email:** Clvrmanager@gmail.com  
**System Type:** Lift Station/900 GPD-L.P.D **Manufacturer service notes:** 3 Compressors/ Dual Alternating Pumps

## Commercial Service Agreement

The start date of the three time visit service contract shall begin the date the contract is signed.  
This contract will be in effect **FROM: May 23, 2019 TO: May 23, 2020** and will provide the following:

1. An inspection/service call every four months which will include: inspection, adjustments and servicing of the mechanical and electrical components as necessary to ensure that the system functions correctly.
2. An effluent inspection will consist of a visual check for color, turbidity, scum layer in the clarifier and an examination for odors.
3. **The property owner is responsible for purchasing and keeping chlorine in the chlorinator** (if applicable). If the chlorine test reveals no chlorine in the system, the property owner will be notified and may incur an additional cost.
4. If any incorrect operation is observed the property owner will be contacted immediately of the conditions and a solution must be met at that time or more charges may apply.
5. All parts, warranty or non-warranty, freight charges, labor or service calls that have not been paid for, remain the property of CLEAR CHOICE SEPTIC SERVICES and will result in the repossession of parts before end of contract date.
6. The response time to a service call by the Contract Holder regarding concerns of the system will be within 48 hours from the time received. (phone contact is an acceptable response)
7. The signing of this Service Agreement authorizes Clear Choice Septic Services to enter the property to complete all terms of this contract.

Clear Choice Septic Services will complete service of the septic system according to state and manufacturer regulations and the designs approved by the state. Contract holder will be responsible for service calls, labor and shipping costs on any parts under Warranty or exchanged during Warranty, additional fees may apply. All other components will be according to Manufacturer's Warranty and specification.

**Attention:** Clear Choice Septic Service **cannot** control quality or amount of effluent that goes into this septic system, we **cannot** warranty how the system will operate. See manufacturer or installer instructions for suggestions on septic operation. This Service Agreement does not cover cost of service calls, labor, parts or materials that are required for service, failure to maintain access from restricting vegetation, locked gates, unfriendly animals or electrical power to the system may result in a voided contract. Contract will not cover service calls such as sprinklers that are broken, leaking, stopped up or otherwise malfunctioning, sewage flows exceeding the hydraulic/organic design capabilities and the input of non-biodegradable materials (feminine products, sanitary wipes, solvents, grease, oil, paints, etc.), or any usage contrary to the requirements as advised by authorized Maintenance Provider. Inspection dates can be adjusted to allow inspection date under contract to take place of service call. Service call price may be adjusted at Clear Choice Septic Services discretion, without notice. This Contract does not include the pumping of tank or of any compartment of a tank or settlement of soil on or around any part of the system regardless of reason. Violations of this Contract also include: disconnecting the alarm, restricting ventilation to the aerator, overloading the system above its rated capacity; or flooding by external means. Ground water, rodent, insect or fire ant damage or any other form of unusual abuse is a violation. A renewal Service Contract should be activated 30 days before expiration of existing Contract. We will contact the Contract Holder prior to expiration of existing contract. As we take pleasure in servicing our active/retired military and senior community please have correct identification on hand when signing contract. (expired ID's are not valid) CLEAR CHOICE SEPTIC SERVICES has the right to refuse service to any party for any reason. Funds that have been paid for contract will be applied to any service calls and or labor. Remaining funds will be distributed at Clear Choices discretion. Contract holders will be notified 30 days before contract is terminated. The signing of this contract is an acknowledgment and agreement of all terms listed above.

**Serviced by: Clear Choice Septic Services, 1659 State Hwy 46 W Ste 115-200 New Braunfels, TX 78132**  
**Phone: 830-624-5859**

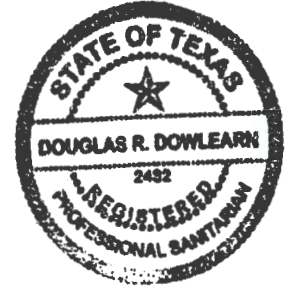
**Justin Trevino Maintenance Provider License # MP0002136**

  
\_\_\_\_\_  
Contract Holder Signature/Property Owner Date: 6/5/2019

TERRY HOPPER / ADLVEY CRIN  
Printed Name

  
\_\_\_\_\_  
Authorized Maintenance Provider Date: 6-5-2019

Douglas R. Dowlearn  
D.A.D. Services, Inc.  
703 Oak Drive  
Blanco, TX 78606  
(210)240-2101  
[txseptic@gmail.com](mailto:txseptic@gmail.com)



December 31, 2018

*Douglas R. Dowlearn, P.E.*  
12/31/18

Comal County Engineer's Office  
195 David Jonas Drive  
New Braunfels, TX 78132

RE: 836 Ledgerock Drive Re-permitting of Permit # 80586

RECEIVED

To Whom It May Concern:

JAN 11 2019

I am submitting the following:

COUNTY ENGINEER

- 1) New permitting forms indicating the addition of 14 beds (3 structures) to Permit # 80586.
- 2) A revision to the original site plan indicating the location of the 3 buildings added in 2006.
- 3) A site evaluation based on the original site evaluation submitted in 2004 and indicating the current wastewater calculations.
- 4) 5+ years of water usage records indicating usage much less than the current design rate.

The On-Site Sewage Facility (OSSF) was installed and approved for use for 15 beds (3 structures) in 2004. 3 additional structures were added in 2006 without re-permitting. The originally installed OSSF has been unchanged since it was approved in 2004 except for the connection of the 3 additional structures. The revised site plan being submitted shows the location of the original buildings and the additional buildings.



Please review the original permit and the new documents being submitted and inform me of any additional information required. I can be contacted by phone at 210.240.2101 or by email at [txseptic@gmail.com](mailto:txseptic@gmail.com).

Respectfully,



Douglas R. Dowlearn, R.S.

Attachment - Re-permit package

RECEIVED

JAN 11 2019



COUNTY ENGINEER



12/31/18

**RECEIVED**

*By rabsah at 11:40 am, Mar 06, 2019*

Douglas R. Dowlearn  
D.A.D. Services, Inc.  
703 Oak Drive  
Blanco, TX 78606  
(210)240-2101  
[txseptic@gmail.com](mailto:txseptic@gmail.com)

March 5, 2019

Comal County Engineer's Office  
195 David Jonas Drive  
New Braunfels, TX 78132

RE: 836 Ledgerock Drive Re-permitting of Permit # 80586 - Current Assigned  
Permit # 108622

To Whom It May Concern:

I have visited referenced site. The 1000-gallon pump station located 1 to 2 feet from each cabin appears to be functioning properly and the structural integrity of the tank does not appear to have been affected. The equivalent protection of the tank is most likely the result of undisturbed soil.

Equivalent protection for sewer supply lines was not required prior to 2008. The existing buildings in question were all built prior to 2008. I inquired with Loren Drum, P.E. about the location and protection of the sewer lines. He recalls avoiding the driveways and parking areas as much as possible, but assured me that if they were not avoidable they would have been sleeved. In viewing the historical data on the Comal GIS, it appears the driveways were all in place prior to 2008.

If you have any additional questions or concerns, I can be contacted by phone at 210.240.2101 or by email at [txseptic@gmail.com](mailto:txseptic@gmail.com).

Respectfully,



Douglas R. Dowlearn, R.S.



3/5/19

## OSSF SOIL EVALUATION REPORT INFORMATION

Date: 12/31/18

**Applicant Information:**

Name: CLVC Properties, LLC

Address: 4130 Brookview Drive S.E.

City, State & Zip Code: Atlanta, GA 30339-4649

Phone: 210.860.9811 (Harvey Cain) 210.355.3567  
(Terry Hopper)

Email: [hscainii@bellsouth.net](mailto:hscainii@bellsouth.net)

**Site Evaluator Information:**

Name: Douglas R. Dowlearn

Company: D.A.D. Services, Inc.

Address: 703 Oak Drive

City, State & Zip: Blanco, TX 78606

Phone: (210)240-2101 Fax: (866)260-7687

Email: txseptic@gmail.com

**Property Location:**

Lot: 1286R Unit: 2 Subdivision: Canyon Lake Hills

Street/Road Address: 836 Ledgerock Drive

City: Canyon Lake Zip: 78133

Additional Info: Comal County/3.26 Acres

**Installer Information:**

Name:

Company:

Address:

City, State & Zip:

Phone: Fax:

Depth	Texture Class	Soil Texture	Structure (For Class III - blocky, platy or massive)	Drainage (Mottles/Water Table)	Restrictive Horizon	Observation
Soil Boring #1 60"	III	0-12" Clay Loam 12" - 42" Fractured Limestone	Blocky	<30% Gravel	12"+ Fractured Limestone	RECEIVED JAN 11 2019 COUNTY ENGINEER
Soil Boring #2 60"		Same as above				

### DESIGN SPECIFICATIONS

Application Rate (RA): 0.2

OSSF is designed for: 5 Cabins with 5 Beds & 1 Cabin with 4 Beds = 29 Total Beds @ 60 gpd = 1740 gpd  
1740 Gallons per day used

A septic tank/absorptive drainfield system is to be utilized based on the site evaluation.

8700 . ft. absorption area required

1 - 1000 gallon compartmental septic tank with 2 pumps required

1 - 1500 gallon pretreatment tank required

3 - 1000 gpd aerobic treatment units required

1 - 1000 gallon pump tank with dual alternating pumps required

Calculations: Absorption Area:  $Q/RA = 1740 \text{ gpd} / 0.2 = 8700 \text{ ft. sq.}$

### FEATURES OF SITE AREA

Presence of 100-year flood zone: YES

Existing or proposed water well in nearby area: NO

Presence of adjacent ponds, streams, water impoundments: NO

Presence of upper water shed: NO

Organized sewage service available to lot: NO

I certify that the findings of this report are based on my field observations and are accurate to the best of my ability. The site evaluation and OSSF design are subject to approval by the TCEQ or the local authorized agent. The planning materials and the OSSF design should not be considered final until a permit to construct has been issued.

**Site Evaluator:**

NAME: Douglas R. Dowlearn, R.S.

License No. OS9902 Exp. 6/30/2020

TDH: #2432 Exp. 2/28/2019

Signature:





**D.A.D SERVICES, INC.**  
DOUG DOWLEARN  
703 OAK DRIVE, BLANCO, TX 78606  
Designed for: CLVC Properties, LLC

The installation site is on Lot 1286R of the Canyon Lake Hills, Unit 2 Subdivision in Comal County, TX. The proposed OSSF will treat the wastewater from a 6 Cabins with 29 beds total. The proposed method of wastewater treatment is aerobic treatment with LPP disposal. This method was chosen because of unsuitable soil conditions.

**PROPOSED SYSTEM:**

A 3 or 4" PVC pipe will discharge from the cabins to a 1000 gallon trash collection and pump tank with two pumps which flows to a 1500 gallon pretreatment tank which flows to 3 - 1000 gpd aerobic treatment tanks which flows to a 1000 gallon pump tank with dual alternating pumps which flows to 2967 L. F. of LPP trench.

**DESIGN SPECIFICATIONS:**

Daily Waste Flow: 1740 gpd  
Application rate: 0.2  
Application area required:  $1740 / .2 = 8700$  ft. sq.  
Application area utilized: 8901 sq. ft.  
Pump tank reserve capacity: 870 gal minimum



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COMAL COUNTY ENGINEER

*Douglas R. Dowlearn*  
12/31/18

**SYSTEM COMPONENTS:**

SCH 40 PVC sewer line  
1 - 1000 gallon compartmental septic tank with 2 pumps  
1 - 1500 gallon pretreatment tank  
3 - 1000 gpd aerobic treatment plants set to pump on demand  
1 - 1000 gallon pump tank with dual alternating pumps

Probable leakage

CABIN MONTHLY WATER USAGE													per year	per cabin	per day
January	February	March	April	May	June	July	August	September	October	November	December				
2010	0	7,900	4,700	0	18,700	6,700	0	27,000	0	0	0	0			
2011	0	0	0	12,900	15,800	15,500	0	22,800	0	13,000	13,000	12,200			
2012	13,500	2,200	6,200	12,900	14,900	10,200	18,500	25,700	34,900	293,000	0	8,000			
2013	13,700	19,100	19,800	25,200	15,900	15,900	34,600	45,900	43,800	31,700	21,600	10,800	298,000	49,667	136
2014	18,200	26,300	11,200	17,000	20,000	39,000	37,000	47,900	46,600	27,800	21,900	17,700	330,600	55,100	151
2015	19,700	20,500	5,500	17,200	27,100	33,200	28,500	22,500	38,400	23,000	47,300	7,500	290,400	48,400	133
2016	13,200	23,600	14,100	10,400	18,200	12,100	39,800	39,900	32,100	12,400	13,900	20,000	249,700	41,617	114
2017		23,800	11,600	10,100	27,600	27,100	35,600	30,100	40,400	12,900	26,400	14,000	259,600	43,267	119
2018	13,500	28,700	15,700	21,000	32,100	20,000	17,700	30,800	29,500	13,300	23,000		245,300	40,883	112

1,673,600

The highest monthly usage over the last 5 years is 47,900. This averages 15.96 gpd which is well below the initial design for an 1800 gpd system.

$$1,673,600/6 = 278,933.3$$

$$278,833.3/365 = 764.2 \text{ gpd}$$

RECEIVED

JAN 11 2019



COUNTY ENGINEER

*Douglas R. Dowlearn*

12/31/18



**REVISED**

3:15 pm, Jan 18, 2019

**WASTEWATER USAGE - WATER SAVING DEVICES**

CABIN 1	300 gpd
CABIN 2	300 gpd
CABIN 3	300 gpd
<b>TOTAL</b>	<b>900 gpd</b>

1800 2.25 mgd/16

DAILY WASTEWATER - 200 gal / Cabin x 16 Cabins

ALL DESIGN SPECIFICATIONS BY ORIGINAL APPLICATION  
 HAD BEEN CORRECT. ONLY 3 CABINS HAVE BEEN CONSTRUCTED.

**NOTE:** No Changes have been made to System Design. Only changes to Cabin Sizing and Treatment system. All 16 sites were built within original design. Electrical and Pressure design practices have been separated more than 3' above of site and equipment requirements. This drawing reflects as-built locations and sizes. System built to match and to accommodate as possible. Where appropriate additional details.

1800 GPD  
 1600 GPD

**LEGEND**

- A - 3000 GAL. COMBINED - COMB. TREATMENT W/ METER SERVICE PANS (200)
- B - 1500 GAL. PRETREATMENT TANK
- C - ZOLLER FLOW DIVIDER
- D - 2000 GPD 1000 GAL. / DAY BERGON TREATMENT TANK (3000)
- E - BEARING CAPACITANCE TREATMENT
- F - 1000 GAL. PUMP TANK W/ DUAL ALTERNATING PUMPS - MASCO 50P
- G - 4" SANITARY SINK - SCHEDULE 40 PVC
- H - 2" TERTIARY EMULSION PIPING - SCHEDULE 40 PVC
- I - 2" SANITARY CLEAN OUT
- J - 2" SERVICE PIPING TO PRETREATMENT TANK
- K - 1/2" RISE HYDRAULIC 2000 GPD - 4" SINK
- L - ELECTRIC TRANSFORMER - PEC

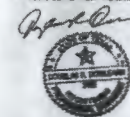
**AS-BUILT DISTRIBUTION BY ZONES**

Zone A-1	362 LF	1107 SF
Zone A-2	572 LF	1116 SF
Zone A-3	381 LF	1148 SF
Zone A-4	362 LF	1076 SF
Zone B-1	366 LF	1088 SF
Zone B-2	361 LF	1088 SF
Zone B-3	392 LF	1176 SF
Zone B-4	382 LF	1116 SF
<b>TOTAL</b>	<b>2,967 LF</b>	<b>8901 SF</b>

WATERLINES TO BACK CABINS ARE IN THE ELECTRICAL TRENCH (T) = transformer

LAKEVIEW LODGE

THE ON-SITE EVALUATION AND SITE DESIGN WAS PERFORMED IN ACCORDANCE WITH CHAPTER 161.1, SUBCHAPTER 161.103 OF THE TEXAS RULES AND REGULATIONS FOR "WASTE GENERATING FACILITIES"



LEDGEROCK DRIVE

LAKEVIEW RESORT CABINS

DATE: 1-18-19	ISSUED BY: [Signature]
DATE: 1-18-19	ISSUED BY: [Signature]
<b>FINAL OSSF SITE LAYOUT</b>	
CANYON LAKE, TX 75828	TYPE



REVISED  
3:13 pm, Jan 18, 2019

WASTEWATER USAGE - WATER SAVING DEVICES

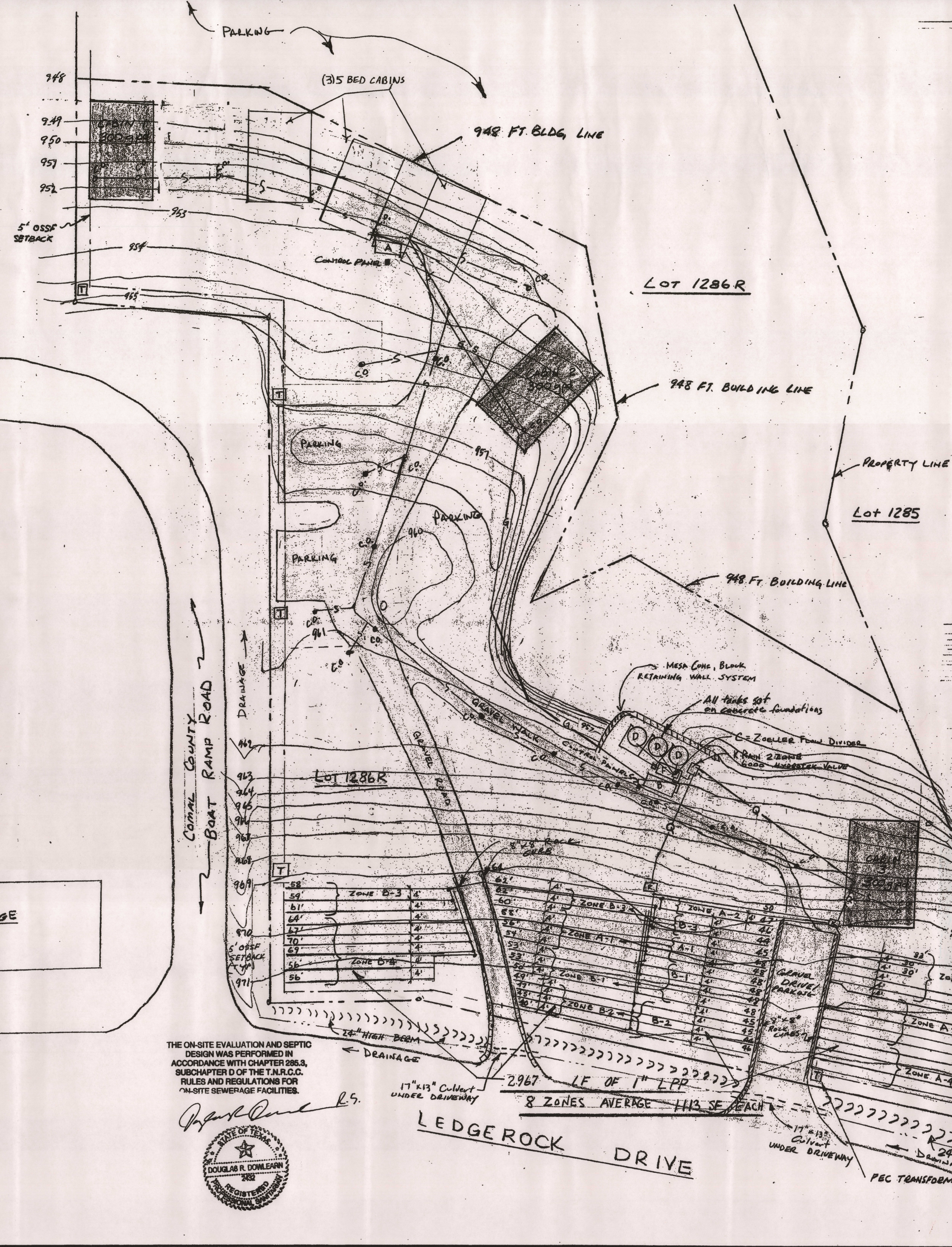
CABIN 1	300 gpd
CABIN 2	300 gpd
CABIN 3	300 gpd
TOTAL	900 gpd

DAILY WASTEFLOW =  $\frac{1800}{8 \text{ zones}} = 225 \text{ gpd/zone}$   
 $\frac{1800 \text{ gpd}}{8 \text{ zones}} = 225 \text{ gpd/zone}$

ALL DESIGN SPECIFICATIONS ON ORIGINAL APPLICATION  
 REMAIN CORRECT. ONLY 3 CABINS HAVE BEEN CONSTRUCTED.

NOTE: No Changes have been made for System Design.  
 Only changes in Cabin Sizing and Locations made to fit site and are within original design criteria.  
 Low Pressure dosing trenches have been separated more than 3' because of site and equipment requirements.  
 This drawing reflects as built locations and zones.  
 System built to 900 gpd to accommodate possible future expansion of additional cabins.

1800 GPD  
 P&D  
 11/25/18



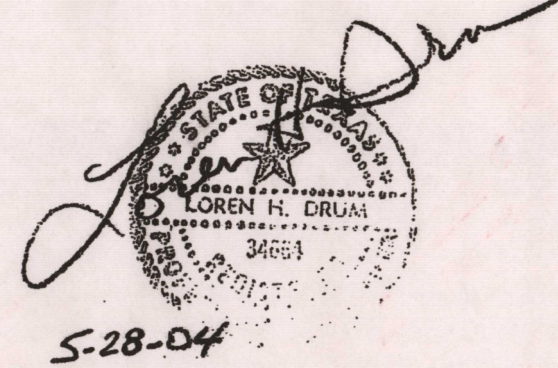
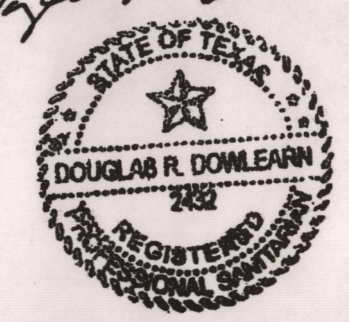
LEGEND

- A - 1000 GAL COLLECTION PUMP STATION W/MEYER SEWAGE PUMP (DUAL)
- B - 1500 GAL PRETREATMENT TANK
- C - ZOELLER FLOW DIVIDER
- D - ABLA SAFE 1000 GAL/DAY AERobic TREATMENT TANK (3 EACH)
- E - NORWEGO CHEMICAL TABLET FEEDER
- F - 1000 GAL PUMP TANK W/DUAL ALTERNATING MYERS PUMPS MESO 1/2 HP
- S - 4" SANITARY SEWER - SCHEDULE 40 PVC
- Q - 2" TREATED EFFLUENT PIPING - SCHEDULE 40 PVC
- CO - 4" SANITARY CLEAN OUTS
- G - 2" SEWAGE PIPING TO PRETREATMENT TANK
- K - K-RAIN HYDROTEK 6000 VALVE - 4 ZONE
- T - ELECTRIC TRANSFORMERS - PEC

AS-BUILT 1" DISTRIBUTION BY ZONES

ZONE A-1	369 LF	1107 SF
ZONE A-2	372 LF	1116 SF
ZONE A-3	381 LF	1143 SF
ZONE A-4	362 LF	1086 SF
ZONE B-1	348 LF	1044 SF
ZONE B-2	361 LF	1083 SF
ZONE B-3	392 LF	1176 SF
ZONE B-4	382 LF	1146 SF
TOTAL	2,967 LF	8,901 SF

THE ON-SITE EVALUATION AND SEPTIC DESIGN WAS PERFORMED IN ACCORDANCE WITH CHAPTER 286.3, SUBCHAPTER D OF THE T.N.R.C.G. RULES AND REGULATIONS FOR ON-SITE SEWERAGE FACILITIES.



LAKEVIEW RESORT CABINS

SCALE: 1" = 20' APPROVED BY: [Signature] DRAWN BY: LAD AS-BUILT

DATE: 5-28-04

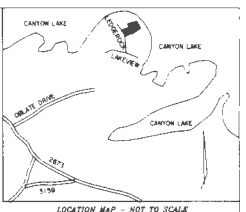
FINAL OSSF SITE LAYOUT

CANYON LAKE, TX 78133 DRAWING NUMBER: 1 of 2



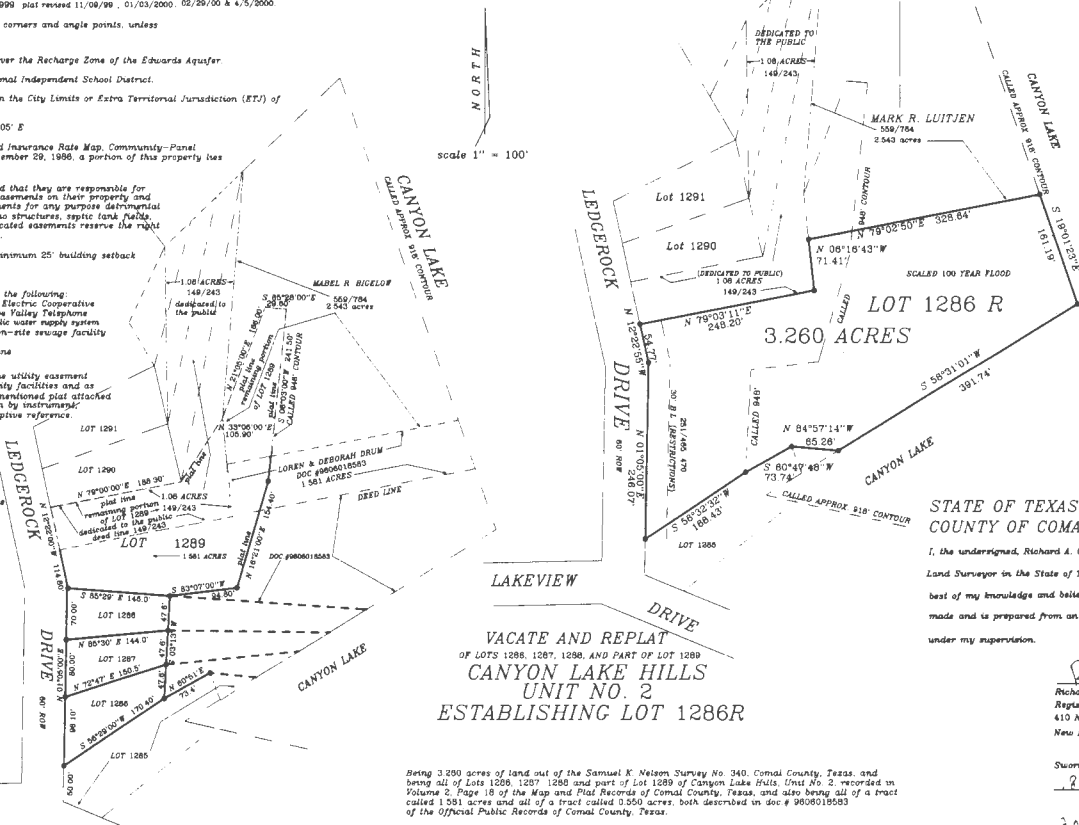
**NOTES:**

- Plat prepared October 20, 1999, plat revised 11/08/99, 01/03/2000, 02/29/00 & 4/5/2000
- 1/2" iron pins found at all corners and angle points, unless otherwise noted.
- This property does not lie over the Recharge Zone of the Edwards Aquifer.
- This property lies in the Comal Independent School District.
- This property does not lie in the City Limits or Extra Territorial Jurisdiction (ETJ) of any City.
- Reference Bearing - N 01° 05' E
- According to the FIRM Flood Insurance Rate Map, Community-Panel #485463 3045, dated September 29, 1996, a portion of this property lies in Zone A30.
- Property owners are advised that they are responsible for maintenance of dedicated easements on their property and may not utilize these easements for any purpose detrimental to their intended use (i.e., no structures, septic tanks, etc.). Granteees of said dedicated easements reserve the right of access to such easements.
- Comal County requires a minimum 25' building setback line from road frontage.
- This property is served by the following:  
Electric - Pedernales Electric Cooperative  
Telephone - Guadalupe Valley Telephone  
Water - a certified public water supply system  
Sewer - individual on-site sewage facility
- B.L. = Building Setback Line  
U.E. = Utility Easement
- Grantor hereby reserves the utility easement rights of any existing utility facilities and as herein noted on the aforementioned plat attached hereto and included herein by instrument(s), descriptive and/or prescriptive reference.
- Reference easement to Pedernales Electric Co.-op recorded in Volume 140, Pages 383-384.
- Reference Restrictions recorded in Volume 241, Pages 443-446 and Volume 251, Pages 465-470.



#20006015322

**S. CRAIG HOLLMIC, INC.**  
ENGINEERS ~ SURVEYORS  
NEW BRAUNFELS, TEXAS  
930-626-1555



**VACATE AND REPLAT  
OF LOTS 1286, 1287, 1288, AND PART OF LOT 1289  
CANYON LAKE HILLS  
UNIT NO. 2  
ESTABLISHING LOT 1286R**

Being 3.260 acres of land out of the Samuel K. Nelson Survey No. 340, Comal County, Texas, and being all of Lots 1286, 1287, 1288 and part of Lot 1289 of Canyon Lake Hills, Unit No. 2, recorded in Volume 2, Page 18 of the Map and Plat Records of Comal County, Texas, and also being all of a tract called 1.561 acres and all of a tract called 0.350 acres, both described in doc # 9808015063 of the Official Public Records of Comal County, Texas.

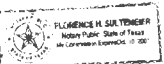
**STATE OF TEXAS  
COUNTY OF COMAL**

I, the undersigned, Richard A. Goodwin, a Registered Professional Land Surveyor in the State of Texas, hereby certify that to the best of my knowledge and belief this plat is true and correctly made and is prepared from an actual survey on the Property made under my supervision.

*Richard A. Goodwin*  
Richard A. Goodwin  
Registered Professional Land Surveyor #4090  
410 N. Saguin  
New Braunfels, Texas 78130

Sworn to and subscribed before me on this the 2<sup>nd</sup> day of April, 2000

*Florence H. Sultemier*  
Notary Public, State of Texas  
PRINT NAME Florence H. Sultemier



**STATE OF TEXAS  
COUNTY OF COMAL**

I, my Brother, do hereby certify that the foregoing instrument was filed for record in the Map and Plat Records, Volume 13, Page 246, of Comal County, on the 19<sup>th</sup> day of July, 2000, at 9:52 A.M.  
Witness my hand and official seal, this the 19<sup>th</sup> day of July, 2000.

*Charlotte H. Boyd*  
County Clerk, Comal County, Texas  
Deputy

**VACATING PLAT**

of Lots 1286, 1287, 1288, and part of Lot 1289 Canyon Lake Hills, Unit No. 2, recorded in Volume 2, Page 18 of the Map and Plat Records of Comal County, Texas.

**STATE OF TEXAS  
COUNTY OF COMAL**

We, the undersigned owners of the land shown on this plat, and whose names are subscribed hereto, do hereby subdivide such property and dedicate to the use of the public all streets, alleys, parks, drains, easements, and public places thereon shown for the purpose and consideration therein expressed.

*Loren H. Drum*      *Deborah D. Drum*  
LOREN H. DRUM      DEBORAH D. DRUM  
872 LEDGEROCK      CANYON LAKE, TEXAS 78133

This instrument was acknowledged before me on this 20<sup>th</sup> day of April, 2000, by LOREN H. and DEBORAH D. DRUM.

*Florence H. Sultemier*  
Notary Public, State of Texas  
Print Name Florence H. Sultemier

We, First State Bank, owner and holder of a lien against the property described in the plat known as the Vacate and Replat of Lots 1286, 1287, 1288, and part of Lot 1289, Canyon Lake Hills, Unit No. 2, said lien being evidenced by instrument of record in Doc# 9006009917 of the Official Public Records of Comal County, Texas, do hereby in all things subordinate to said plat and lien, and we hereby confirm that we are the present owners of said lien, and have not assigned the same nor any part thereof.

The undersigned acknowledges that a foreclosure of said lien will require the preparation of a subdivision plat if the foreclosure results in a division of a tract of land, pursuant to applicable State, County, and Municipal regulations. The undersigned also acknowledges that the foreclosed tract may not comply with applicable subdivision regulations without significant modification, additional access, or other requirements.

**FIRST STATE BANK**  
By *Farren McLendon*  
Farren McLendon, Sr. Vice President  
401 Main Plaza  
New Braunfels, Texas 78130

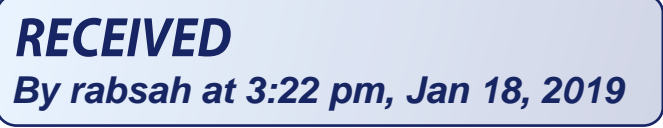
Sworn to and subscribed before me by Farren McLendon on the 20<sup>th</sup> day of April, 2000.

*Florence H. Sultemier*  
NOTARY PUBLIC, STATE OF TEXAS  
Print Name Florence H. Sultemier

This Vacate and Replat of Lots 1286, 1287, 1288 and part of Lot 1289, Canyon Lake Hills, Unit No. 2, Establishing Lot 1286R, has been submitted to and considered by the Comal County Commissioners Court and is hereby approved by said Court.

Dated this 4 day of May, 2000.

*Cartha Jones*  
COMAL COUNTY CLERK, Deputy





## Hernandez, Sandra

---

**From:** Hernandez, Sandra  
**Sent:** Monday, February 11, 2019 12:35 PM  
**To:** 'Doug Dowlearn'  
**Subject:** RE: 108622

Doug,

In regards to your email, the following is still needed:

- ✓ Certify that the 1000 gallon pump station is functioning properly and that the location of the tank being 1 to 2 feet from each cabin will/has not affected the structural integrity of the tank.
- ✓ Prior to 2008, sewer supply lines were not required to be sleeved under driveways. Can you verify/certify that the existing pipes were placed underneath the driveway or vice versa, prior to this date? You can check the historical data on the Comal County GIS to see when the driveway improvements were done.

If you have any questions, you can email me or call the office.

Thank you,  
Sandra

---

**From:** Doug Dowlearn <dougdownlearn@yahoo.com>  
**Sent:** Friday, February 1, 2019 9:48 AM  
**To:** Hernandez, Sandra <rabsah@co.comal.tx.us>  
**Cc:** Doug Dowlearn <txseptic@gmail.com>  
**Subject:** 108622

Sandra

I responded to your questions below.

Doug,

We received revised planning materials on January 18, 2018 and found those revisions to be deficient. The following information is still needed:

1. Indicate the distance from the 1000 gallon pump station (A) to the two cabins.

The pump tank is between 2 cabins that were built after the tank was in place. The tank appears to be 1'-2' from each cabin. The tank and the cabins have been in place for many years without damage so I would like to assume equivalent protection is by undisturbed soil separating the structures.

2. It appears that there are a few cleanout locations that are not connected to a structure(s). Please explain.

When the installation of the OSSF occurred the state required cleanouts every 50'. The cleanouts are just inline double sweep cleanouts.

3. Indicate if equivalent protection is needed for the sewer supply lines that appear to be located under the driveway.

I inquired with Loren Drum P.E. about the sewer lines. He recalls avoiding the driveways and parking areas as much as possible, but assured me that if they were not avoidable they would have been sleeved. I have no way of verifying this information except by digging them up. The sewerlines have functioned for many years apparently without damage. Since the effluent is being pumped from the lower cabins it should be possible to avoid the driveways.

4. Revise accordingly and resubmit.

If you have any questions, you can email me or call the office.

Thank you,

Sandra

Thanks, Doug Dowlearn 210-240-2101

## Hernandez, Sandra


---

**From:** Hernandez, Sandra  
**Sent:** Wednesday, January 23, 2019 9:49 AM  
**To:** 'doug dowlearn'  
**Subject:** 108622 deficiency comments

RE: Canyon Lake Hills, Unit 2, Lot 1286R

Doug,

We received revised planning materials on January 18, 2018 and found those revisions to be deficient. The following information is still needed:

1. Indicate the distance from the 1000 gallon pump station (A) to the two cabins.
2.  It appears that there are a few cleanout locations that are not connected to a structure(s). Please explain.
3. Indicate if equivalent protection is needed for the sewer supply lines that appear to be located under the driveway.
4. Revise accordingly and resubmit.

If you have any questions, you can email me or call the office.

Thank you,  
Sandra



## Hernandez, Sandra

---

**From:** Doug Dowlearn <dougdownlearn@yahoo.com>  
**Sent:** Friday, February 1, 2019 9:48 AM  
**To:** Hernandez, Sandra  
**Cc:** Doug Dowlearn  
**Subject:** 108622

Sandra

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Doug,

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2. It appears that there are a few cleanout locations that are not connected to a structure(s). Please explain.

When the installation of the OSSF occurred the state required cleanouts every 50'. The cleanouts are just inline double sweep cleanouts.

3. Indicate if equivalent protection is needed for the sewer supply lines that appear to be located under the driveway.

I inquired with Loren Drum P.E. about the sewer lines. He recalls avoiding the driveways and parking areas as much as possible, but assured me that if they were not avoidable they would have been sleeved. I have no way of verifying this information except by digging them up. The sewerlines have functioned for many years apparently without damage. Since the effluent is being pumped from the lower cabins it should be possible to avoid the driveways.

4. Revise accordingly and resubmit.

If you have any questions, you can email me or call the office.

Thank you,

## Hernandez, Sandra




---

**From:** Hernandez, Sandra  
**Sent:** Monday, January 14, 2019 3:27 PM  
**To:** 'doug dowlearn'  
**Subject:** 108622 deficiency comments  
**Attachments:** property lines.pdf

RE: Canyon Lake Hills, Unit 2, Lot 1286R

Doug,

We received planning materials for the referenced permit application on January 11, 2019 and found those planning materials to be deficient. In order to continue processing this permit, we need the following information:

1.  Show all property boundaries on your site plan or submit a copy of the survey/plat.
2.  Indicate the number of cabins on the permit application.
3.  Submit a legible copy of the site plan that clearly shows all water lines, sewer lines, drainfields, etc.
4. Comal County rules and regulations require that new non-single family residential structures show adequate land area for doubling the required land needed for the treatment units and disposal area.
5. Revise accordingly and resubmit.

If you have any questions, you can email me or call the office.

Thank you,  
Sandra

\*\*\* COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH \*\*\*  
APPLICATION FOR PERMIT FOR AUTHORIZATION TO CONSTRUCT AN  
ON-SITE SEWAGE FACILITY AND LICENSE TO OPERATE

**VOID**

Date \_\_\_\_\_

Permit # 108627

Owner Name CLVC Properties, LLC  
Mailing Address 4130 Brookview Drive S.E.  
City, State, Zip Atlanta, GA 30339-4649  
Phone # 210.860.9811 (Harvey Cain)  
Email hscainii@bellsouth.net

Agent Name Douglas R. Dowlearn, R.S.  
Agent Address 703 Oak Drive  
City, State, Zip Blanco, TX 78606  
Phone # 210.240.2101  
Email txseptic@gmail.com

All correspondence should be sent to:  Owner  Agent  Both Method:  Mail  Email

Subdivision Name Canyon Lake Hills Unit 2 Lot 1286R Block \_\_\_\_\_  
Acreage/Legal 3.26 Acres  
Street Name/Address 836 Ledgerrock Drive City Canyon Lake Zip 78133

Type of Development:

Single Family Residential  
Type of Construction (House, Mobile, RV, Etc.) \_\_\_\_\_  
Number of Bedrooms \_\_\_\_\_  
Indicate Sq Ft of Living Area \_\_\_\_\_

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Commercial or Institutional Facility

(Planning materials must show adequate land area for doubling the required land needed for treatment units and disposal area)

**VOID**

Type of Facility \_\_\_\_\_  
Offices, Factories, Churches, Schools, Parks, Etc. - Indicate Number of Occupants \_\_\_\_\_  
Restaurants, Lounges, Theaters - Indicate Number of Seats \_\_\_\_\_  
Hotel, Motel, Hospital, Nursing Home - Indicate Number of Beds 29  
Travel Trailer/RV Parks - Indicate Number of Spaces \_\_\_\_\_  
Miscellaneous \_\_\_\_\_

Estimated Cost of Construction: \$ Existing (Structure Only)

Is any portion of the proposed OSSF located in the United States Army Corps of Engineers (USACE) flowage easement?

Yes  No (If yes, owner must provide approval from USACE for proposed OSSF improvements within the USACE flowage easement)

Source of Water  Public  Private Well

Are Water Saving Devices Being Utilized Within the Residence?  Yes  No

By signing this application, I certify that:

- The completed application and all additional information submitted does not contain any false information and does not conceal any material facts.
- Authorization is hereby given to the permitting authority and designated agents to enter upon the above described property for the purpose of site/soil evaluation and inspection of private sewage facilities..
- I understand that a permit of authorization to construct will not be issued until the Floodplain Administrator has performed the reviews required by the Comal County Flood Damage Prevention Order.
- I affirmatively consent to the online posting/public release of my e-mail address associated with this permit application, as applicable.

**VOID**

[Signature]  
Signature of Owner

5-19  
Date

[Signature]  
Date



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**WASTEWATER USAGE - WATER SAVING DEVICES**

CABIN 1	300 gpd
CABIN 2	300 gpd
CABIN 3	300 gpd
<b>TOTAL</b>	<b>900 gpd</b>

DAILY WASTEWATER: 1800 gpd @ 2.25 gallons/ft<sup>2</sup> = 800 sq ft

ALL DESIGN SPECIFICATIONS IN ORIGINAL APPLICATION REMAIN CORRECT, ONLY 3 CHANGES HAVE BEEN CONSTRUCTED.

NOTES: No Changes have been made to System Design. Only changes to Cabin Sizes and Locations made to fit site and are within original design. Lot 1285. Lot 1286 during trenching have been discovered more than 3' because of site and equipment requirements. This drawing reflects as built locations and zones. System built to accommodate as many additional possible future expansion of additional cabins.

1800 GPD  
11/25/18

**VOID**

**LEDGER**

- A - 1000 GAL. CEMENTED CONCRETE TANK w/ Motor Sewage Pump (200W)
- B - 1500 GAL. PORTLAND TANK
- C - ZOELLER FLOW DIVIDER
- D - 4000 GPD 1000 GAL. DAY AEROBIC TREATMENT TANK (300W)
- E - NEARBY COMMUNITY TREAT PLANT
- F - 1000 GAL. PUMP TANK w/ DUAL ALTERNATING HYDRO-PUMPS, MISSO 50P
- G - 4" SANITARY SOURCE - SCHEDULE 40 PVC
- H - 2" TREATED EFFLUENT PIPING - SCHEDULE 40 PVC
- CA - 4" SANITARY CLEAN OUTF
- B - 2" SOURCE PIPING TO PORTLAND TANK
- B - 4" RAIN HYDRO-PUMP 4000 GPD - 4" ZONE
- T - 4" SANITARY TRANSDUCERS - PVC

**AS-BUILT DISTRIBUTION BY ZONES**

Zone A-1	422 LF	1107 SF
Zone A-2	372 LF	1116 SF
Zone A-3	381 LF	1148 SF
Zone A-4	342 LF	1056 SF
Zone B-1	360 LF	1044 SF
Zone B-2	361 LF	1083 SF
Zone B-3	392 LF	1176 SF
Zone B-4	362 LF	1146 SF
<b>TOTAL</b>	<b>2,947 LF</b>	<b>8761 SF</b>



**VOID**

THE GRATE EVALUATION AND SIFTED DESIGN WAS PERFORMED BY ACCORDANCE WITH CHAPTER 80A, SUBCHAPTER G OF THE T.E.A.C.C. RULES AND REGULATIONS FOR "WASTE DISPOSAL FACILITIES"



12/31/18

**LAKEVIEW RESORT CABINS**

SCALE: 1" = 20' (AS-BUILT) 1/8" = 1' (AS-BUILT)

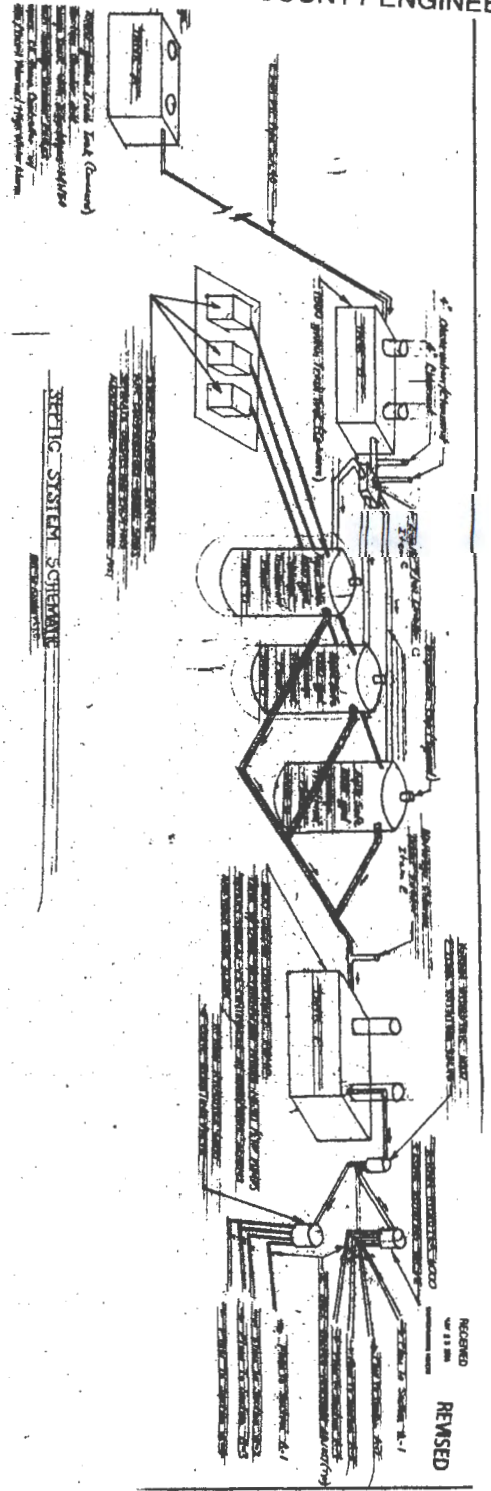
**FINAL OSSE SITE LAYOUT**

CANYON LAKE, TX 75123 T of E

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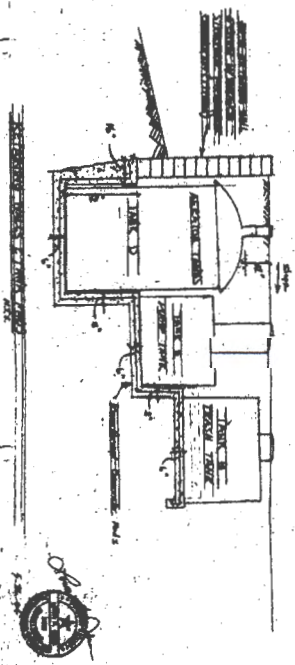
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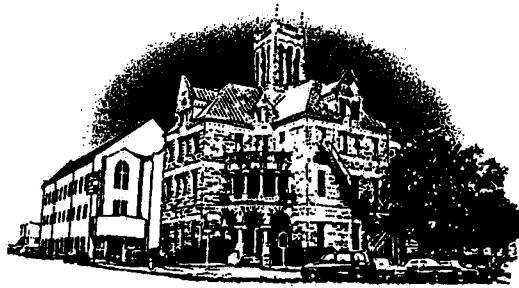


*Douglas R. Downeann*  
12/31/18

DATE	DESCRIPTION
12/31/18	FINAL DATE SCHEDULED
12/31/18	DATE OF NEXT REVIEW



**CCEO  
COPY**



## Comal County

OFFICE OF COMAL COUNTY ENGINEER

### License to Operate

### On-site Sewage Treatment and Disposal Facility

Date Issued: 6/4/2004

Permit Number: 80586

Location Description: Ledgerrock lot 1286, Canyon Lake, TX 78133

Lot 1286R, Canyon Lake Hills Unit 2 Subdivision

Type of System: Aerobic Treatment with Low Pressure Dosing Discharge

License issued to: Loren H. Drum

This license is authorization for the owner to operate and maintain a private facility at the location described in accordance to the rules and regulations for on-site sewerage facilities of Comal County, Texas, and the Texas Natural Resource Conservation Commission.

The license grants permission to operate the facility. It does not guarantee successful operation. It is the responsibility of the owner to maintain and operate the facility in a satisfactory manner.

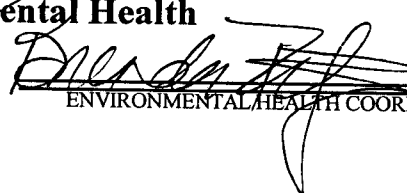
Inspection and licensing of a facility indicates only that the facility meets certain minimum requirements. It does not impede any governmental entity in taking the proper steps to prevent or control pollution, to abate nuisance, or to protect the public health.

This license to operate is valid for an indefinite period. The holder may transfer it to a succeeding owner, provided the facility has not been remodeled and is functioning properly.

Licensing Authority

**Comal County Environmental Health**

  
053470  
ENVIRONMENTAL HEALTH INSPECTOR

  
057722  
ENVIRONMENTAL HEALTH COORDINATOR



COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH

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APPLICATION FOR PERMIT FOR AUTHORIZATION TO CONSTRUCT AN ON-SITE SEWAGE FACILITY AND LICENSE TO OPERATE

PRINT CLEARLY, COMPLETING ALL INFORMATION

DATE: 10-13-99

80586

PROPERTY OWNERS NAME: Loren H. Drum

PERMIT#: \_\_\_\_\_

ADDRESS: 872 Ledgerock Drive

PHONE#: 830-899-7007

Canyon Lake TX 78133

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OCT 13 1999

COUNTY ENGINEER

DESCRIPTION OF PROPERTY:

DIVISION: Canyon Lake Hills

LOT NAME: Ledgerock Drive UNIT: 2 LOT: 1286-89

LOT IN A SUBDIVISION GIVE NAME OF ROAD/HWY.: \_\_\_\_\_ ACREAGE: \_\_\_\_\_

DIRECTIONS OR A LOCATION MAP TO THE PROPERTY ATTACHED? \_\_\_\_\_ IS PROOF OF OWNERSHIP ATTACHED? YES

PROPERTY LOCATED OVER THE EDWARDS-REICHLARGE ZONE? No IF YES, SITE EVALUATION & PLANNING MATERIALS MUST BE COMPLETED BY A REGISTERED SANITARIAN OR PROFESSIONAL ENGINEER.

TYPE OF DEVELOPMENT:

SINGLE FAMILY RESIDENCE \_\_\_\_\_ TOTAL SQ. FT. OF DWELLING \_\_\_\_\_ GALLONS PER DAY \_\_\_\_\_

COMMERCIAL TYPE OF BUSINESS/INSTITUTION Lodging - 3 Cabin Now - 12 Future NUMBER OF OCCUPANTS 1800 900 GALLONS PER DAY

SITES GENERATING MORE THAN 5000 GALLONS PER DAY ARE REQUIRED TO OBTAIN PERMITTING THROUGH THE TEXAS NATURAL RESOURCE CONSERVATION COMMISSION.

SOURCE OF WATER: PUBLIC [checked] PRIVATE [checked] Public Water Meter as per Drum 12-13-99 BR

PLANNING MATERIALS & SITE EVALUATION AS REQUIRED COMPLETED BY: Douglas R. Dowbeorn R.S.

SYSTEM TYPE: Aerobic treatment w/ LPP disposal (SEE TABLE IX ON BACK OF PAGE)

SYSTEM DESCRIPTION: \_\_\_\_\_ (SEE TABLE IX ON BACK OF PAGE)

TYPE OF SEPTIC SYSTEM REQUIRED BASED ON PLANNING MATERIALS & SITE EVALUATION:

SYSTEM SIZE 1 @ 1250 1 @ 1000 1 @ 1500 3 @ 1000 GALLONS ABSORPTION/APPLICATION AREA 9000 SF SQ. FT.

WATER SAVING DEVICES BEING UTILIZED? YES (YES) NO

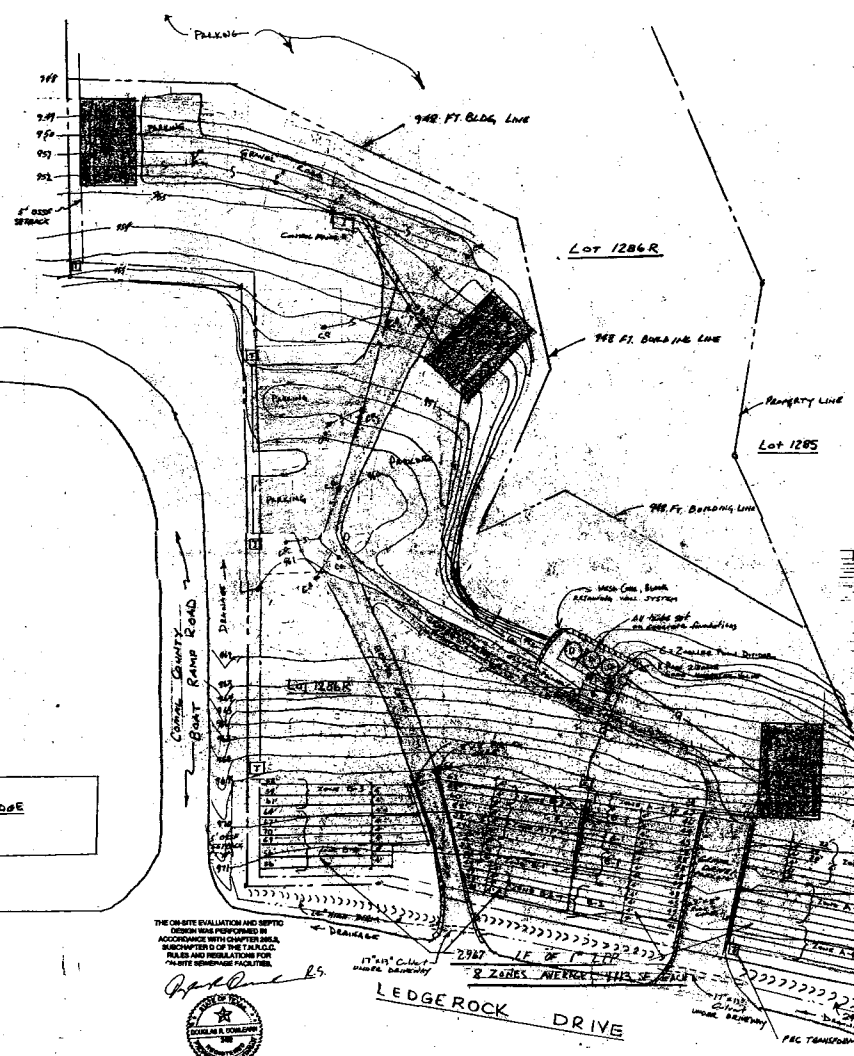
INSTALLER NAME: D.A.D. Services Inc

I CERTIFY THAT THE COMPLETED APPLICATION AND ALL ADDITIONAL INFORMATION SUBMITTED DOES NOT CONTAIN ANY FALSE INFORMATION AND DOES NOT CONCEAL ANY MATERIAL FACTS. AUTHORIZATION IS HEREBY GIVEN TO THE PERMITTING AUTHORITY AND DESIGNATED AGENTS TO ENTER UPON THE ABOVE DESCRIBED PROPERTY FOR THE PURPOSE OF SITE/SOIL EVALUATION AND INSPECTION OF PRIVATE SEWAGE FACILITIES. I ALSO UNDERSTAND THAT A PERMIT OF AUTHORIZATION TO CONSTRUCT WILL NOT BE ISSUED UNTIL FLOOD PLAIN ADMINISTRATOR HAS APPROVED AND RELEASED THE DEVELOPMENT PERMIT FOR THIS PROPERTY.

SIGNATURE OF OWNER OR APPOINTED AGENT: Loren H. Drum

IF SIGNED BY AGENT GIVE ADDRESS & PHONE NUMBER

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CASH	300.00	RECEIVED
CASH	300.00	MAY 28 2004
TOTAL	600.00	ENVIRONMENTAL, INC.
DAILY WATER FLOW	300 gpd / 24 hours	11.25 gpd

ALL DESIGN SPECIFICATIONS ON ORIGINAL APPLICATION  
REMAIN CORRECT. ONLY 3' CHANGES HAVE BEEN CONSTRUCTED.

NOTE: No Changes from Owner's original System Design.  
Only changes to Cable Straps and Tankage made to  
fit site and are within original design criteria.  
The existing design remains have been inspected upon  
final 3' change of site and appropriate adjustments.  
THE FOLLOWING TYPICAL SPECIFICATIONS HAVE BEEN  
OBTAINED FROM THE MANUFACTURERS.  
All specifications subject to change without notice.

- LEGEND**
- A - 2500 GAL COLLECTION (PUMP SYSTEM) 4" MAIN SERVICE LINE (CUM)
  - B - 1500 GAL POST-TREATMENT TANK
  - C - ZOLLER FLOW DIVIDER
  - D - FLOW SAFE 1000 GAL 1/2" BORE TREATMENT TANK (300W)
  - E - ROADWAY CHEMICAL TREAT FURNACE
  - F - 1000 GAL PUMP TANK 4" DIA. ALTERNATING MYERS PUMPS M650 S.
  - G - 4" SANDWICH SCREEN FILTER 48" DIA.
  - H - TREATED EFFLUENT TANK - SCHEDULE 40 PVL
  - I - SANITARY CLEAN DISC
  - J - 2" SANDWICH PUMP TREATMENT TANK
  - K - 1/2" BORE HYDROLYCK 4800 VOLT 4.3 TON
  - L - 1/2" BORE TREATMENT - PEC

**AS-BUILT DISTRIBUTION BY ZONES**

ZONE A-1	372 LF	1107 SF
ZONE A-2	372 LF	1114 SF
ZONE A-3	381 LF	1148 SF
ZONE A-4	342 LF	1086 SF
ZONE B-1	340 LF	1046 SF
ZONE B-2	341 LF	1052 SF
ZONE B-3	372 LF	1170 SF
ZONE B-4	342 LF	1146 SF
<b>TOTAL</b>	<b>2,947 LF</b>	<b>8901 SF</b>

THE ON-SITE EVALUATION AND DUCT  
DESIGN WAS PERFORMED BY  
ACCORDANCE WITH CHAPTER 268A,  
SUBCHAPTER 268A.01 OF THE T.A.C.  
RULES AND REGULATIONS FOR  
WASTE REMEDIATION FACILITIES.

*R. S.*



LAKEVIEW RESORT, CAB  
FINAL OSSF SITE LAY  
CANYON LAKE, TX 75123

**CCEO  
COPY**

All Pro Pumping  
PO Box 195  
Spring Branch, TX 78870

Phone: (830) 935-2477

Fax: (830) 935-2477

Date: 8/6/2018

davidwintersseptics.com

wintersseptics@gvtc.com

To: Canyon Lakeview Resort (Terry Hopper)  
872 Ledgerock Dr  
Canyon Lake, TX 78133

Permit: 80586

Contract Period

Start Date: 8/6/2018

End Date: 8/6/2019

Phone: (210) 787-1770 Subdivision:  
Site: 872 Ledgerock Dr, Canyon Lake, TX 78133

County: Comal

Installer:

Agency: Comal County Environmental Health

Signature: /

All Pro Pumping/Devid Winters Septics, LLC.  
3 visits per year - one every 4 months

Map Key:

ID: 17

### Routine Maintenance and Inspection Agreement

By this Agreement the Contractor agrees to render professional service, as described herein, and the Client agrees to ~~fill~~ the terms of this Agreement as described herein.

This contract will provide for all required inspections, testing, and service for your Aerobic Treatment System. The policy will include the following:

1. Three (3) inspections per year/service calls (at least one every four months), for a total of three (3) over the one-year period, including inspection, adjustment and servicing of the mechanical, electrical and other applicable component parts to assure proper function. This includes inspecting control panel, air pumps, air filters, diffuser operation, and replacing or repairing any component not found to be functioning correctly. Any alarm situations affecting the proper function of the Aerobic process will be addressed within a 48-hour time frame. Repair work on warranty parts does not include labor prices. Repair work on non-warranty parts will include prices for labor and parts. The prices will be quoted before work is performed.
2. An effluent quality inspection consisting of a visual check of color, turbidity, scum overflow and examination for odors. A test for chlorine residual and pH will be taken and reported as necessary.
3. If any improper operation is observed, which cannot be corrected at the time of the service visit, you will be notified immediately in writing of the conditions and estimated date of correction.
4. The Client is responsible for the chlorine tablets; they must be filled before or during the service visit.
5. Any additional visits, inspections or sample collection required by specific Municipalities, Water/River Authorities, and County Agencies like TCEQ or any other authorized regulatory agency in your jurisdiction will be covered by this policy.

At the conclusion of the initial service policy, our company will make available, for purchase on an annual basis, a continuing service policy cover NORMAL inspection, maintenance and repair.

The Homeowners Manual must be strictly followed or warranties are subject invalidation. Pumping of sludge from tanks is covered by this policy and will result in additional charges.

This agreement does not cover any labor or parts for items which must be replaced due to acts of God, i.e., hurricanes, floods, lightning, flooding, freezing.

This agreement DOES NOT COVER materials or parts which must be replaced due to misuse or abuse. The amount of liability will not be limited by. Service fees consist of the normal fee for the service.



# CCEO COPY

This agreement DOES NOT COVER LABOR OR PARTS for out-of-warranty items.

## ACCESS BY CONTRACTOR

The contractor or anyone authorized by the contractor may enter the property at reasonable times without prior notice for the purpose of service described above.

## PAYMENT AGREEMENT

The client will pay compensation to the contractor for the services in the amount of \$ \_\_\_\_\_. This compensation shall be payable in one lump sum payment upon acceptance of this agreement. Payments not received within 30 days of the above described due date will be subject to a \$25.00 late penalty.

## TERMINATION OF THIS AGREEMENT

Either party may terminate this agreement within 10 days of written notice in the event of substantial failure to perform in accordance with its terms by other party without fault of the terminating party. If this agreement is terminated, the contractor will immediately notify the appropriate health authority.

## LIMIT OF LIABILITY

The Contractor will not be liable for indirect, consequential, incidental or punitive damages, whether in contract or any other theory. In no event shall the Contractor's liability for direct damages exceed the price for the services described in this agreement.

Sh AGENT OF H.C. 8/14/2018  
Signature of Property Owner

Alan Ant 8-14-18  
Signature of Contractor



AmeriPoint Title N.B.  
GP# 125574

5  
7

**ASSUMPTION WARRANTY DEED**

**NOTICE OF CONFIDENTIALITY RIGHTS:**

If you are a natural person, you may remove or strike any of the following information from this instrument *that transfers an interest in real property* before it is filed for record in the public records: your social security number or your driver's license number.

Date: May 3, 2007

Grantor: CANYON LAKEVIEW RESORT, LLC

Grantor's Mailing Address (including county):

4130 Brookview Drive SE,  
Atlanta, Georgia 30339-4649

Grantee: CLVC PROPERTIES, LLC.

Grantee's Mailing Address (including county):

872 Ledgerock, Canyon Lake,  
Comal County, Texas 78133

**Consideration:**

TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration paid to Grantor by Grantee, Grantee assumes and agrees to pay, according to the terms of the note, the balance remaining unpaid of that certain note in the original principal sum of ONE MILLION ONE HUNDRED THOUSAND AND NO/100 DOLLARS (\$1,100,000.00), dated January 6, 2006, executed by Canyon Lake Resort, LLC and payable to the order of JEFFERSON STATE BANK, and secured by an express vendor's lien and superior title retained in a deed dated January 6, 2006, recorded in under Clerk's Document Number 200606001446, Comal County, Texas Official Public Records, and a deed of trust of even date therewith to Richard J. Pettit, Trustee, recorded under Clerk's Document Number 200606001447.

As further consideration, Grantee promises to keep and perform all covenants and obligations of the Grantors named in the Deed of Trust. Grantor assigns to Grantee all funds on deposit with the lenders or its assigns, if any, for payment of taxes and insurance.

**Property (including any improvements):**

**TRACT 1:** All that certain tract or parcel of land lying and being situated in Comal County, Texas, being known and designated as Lot 1286R, CANYON LAKE HILLS, UNIT 2, according map or plat recorded in Volume 13, Page 246, Map and Plat Records, Comal County, Texas.

**Tract 2:** All that certain tract or parcel of land containing 0.633 of an acre of land out of Lots 1290 and 1291, CANYON LAKE HILLS, UNIT 2, Comal County, Texas, according to Map and Plat Records, Comal County, Texas, said 0.633 of an acre parcel being more particularly described by metes and bounds in Exhibit "A" attached.

**Tract 3:** All that certain tract or parcel of land lying and being situated in Comal County, Texas, being known and designated as Lot 1292, 1293 and 1294, CANYON LAKE HILLS, UNIT 2, according map or plat recorded in Volume 2, Page 18, Comal County, Texas Map and Plat Records; SAVE AND EXCEPT that certain portion of Lot 1292 conveyed to Comal County, Texas by deed recorded in Volume 149, Page 243 Comal County, Texas Deed Records.

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**Reservations from and Exceptions to Conveyance and Warranty:**

Current ad valorem taxes on said property are hereby assumed by Grantee.

This conveyance is made and accepted subject to any and all restrictions, covenants, conditions, reservations, claims of interests, easements, rights of ways, and agreements, if any, relating to the property to the extent that the same may still be in force and effect shown of record in the Office of the County Clerk of Comal County, Texas; all zoning laws, regulations, ordinances of local, municipal, judicial, administrative, and/or other governmental authorities; any visible or apparent easements, roadways, or rights of ways on or across the property.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, GRANTS, SELLS and CONVEYS to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators and successors to warranty and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

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When the context requires, singular nouns and pronouns include the plural.

CANYON LAKEVIEW RESORT, LLC

By: [Signature]  
Member HARVEY S. CAIN II

Accepted:

JEFFERSON STATE BANK

By: [Signature]

Accepted:

[Signature]  
MICHAEL SCOTT TURNER

STATE OF GEORGIA  
COUNTY OF COBBS

This instrument was acknowledged before me on the 11 day MAY, 2007, by HARVEY S. CAIN II, Member of CANYON LAKEVIEW RESORT, LLC, a Texas limited liability company, on behalf of said company.

[Signature]  
Notary Public, State of Georgia  
Notary's Printed Name: JOHN C. EASTBURN JR.  
My Commission Expires: 7/29/07



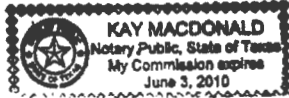
STATE OF TEXAS

COUNTY OF Comal

This instrument was acknowledged before me on the 19th day May, 2007, by Wanda McClendon, Pres of JEFFERSON STATE BANK, a Texas, on behalf of said \_\_\_\_\_.

K Macdonald  
\_\_\_\_\_  
Notary Public, State of Texas

Notary's Printed Name:  
My Commission Expires:



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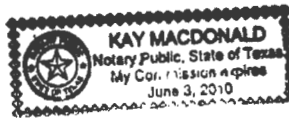
STATE OF TEXAS

COUNTY OF Comal

This instrument was acknowledged before me on the 14th day May, 2007, MICHAEL SCOTT TURNER.

K Macdonald  
\_\_\_\_\_  
Notary Public, State of Texas

Notary's Printed Name:  
My Commission Expires:



After Recording Return To:



**M.D.S. LAND SURVEYING CO.**

BOUNDARY \* ALTA \* TOPOGRAPHIC \* CONSTRUCTION  
 618 COMAL STREET \* NEW BRAUNFELS, TX. 78130  
 PHONE (830)825-0337  
 FAX (830)825-0858

All that certain tract or parcel of land containing 0.633 of an acre of land out of Lots 1290 and 1291, CANYON LAKE HILLS, UNIT NO. 2, Comal County, Texas, according to plat thereof recorded in Volume 2, Page 18, Map and Plat Records of Comal County, Texas; Said 0.633 of an acre parcel being more particularly described as follows:

**BEGINNING** at a P.K. nail found on the easterly right-of-way line of Ledgerrock Drive for the northwesterly corner and **POINT OF BEGINNING** of this parcel, same being the northwesterly corner of Lot 1291 and the southwesterly corner of Lot 1292;

**THENCE** departing said right-of-way line and with the common line of Lots 1291 and 1292, North 63 deg 40' 51" East, a distance of 191.09 feet (called North 63 deg 37' East, 191.8 feet in said Volume 2, Page 18) to a ½ inch iron rod found on the called 948' contour line (per said Volume 2, Page 18) for a point for angle;

**THENCE** continuing with said common line, North 13 deg 59' 19" East, a distance of 69.22 feet to a ½ inch iron rod found for the northeasterly corner of this parcel, same being located in a westerly line of that certain called 1.08 acre parcel dedicated to the public in Volume 149, page 243 of the Deed Records of Comal County, Texas;

**THENCE** with the common line of this parcel with said 1.08 acre parcel, the following three (3) courses:

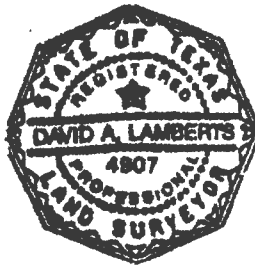
- 1). South 0 deg 54' 57" East, a distance of 147.63 feet (called South 0 deg 58' East in said Volume 149, Page 243) to a ½ inch iron rod set on the aforementioned 948' contour line (per said Volume 2, page 18) for angle;
- 2). South 13 deg 21' 09" East, a distance of 82.97 feet (called South 12 deg 59' East, 83.3 feet in said Volume 2, Page 18) to a 60d nail found for the southeasterly corner of this parcel;
- 3). South 79 deg 00' 00" West (basis of bearings (obtained from said Volume 2, page 18)), a distance of 188.35 feet (called South 79 deg 00' West, 188.3 feet in said Volume 2, page 18) to a ½ inch iron rod found on the aforementioned right-of-way line of Ledgerrock Drive for the southwesterly corner of this parcel, same being the southwesterly corner of said Lot 1290;

**THENCE** with said right-of-way line, North 12 deg 21' 54" West, a distance of 115.05 feet (called North 12 deg 22' West, 115.0 feet in said Volume 2, page 18) to the **POINT OF BEGINNING** and containing 0.633 of an acre of land.

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David A. Lamberts R.P.L.S. No. 4907  
 J.O. No. 06-0512 (DRAWING PREPARED)



This page has been added to comply with the statutory requirement that the clerk shall stamp the recording information at the bottom of the last page.

This page becomes part of the document identified by the file clerk number affixed on preceding pages.

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Doc# 200706021102  
# Pages 5  
05/17/2007 11:26AM  
Official Records of  
COMAL COUNTY  
JOY STREATER  
COUNTY CLERK  
Fees \$28.00



*Joy Streater*

Doc# 200706021102

OSSF DEVELOPMENT APPLICATION CHECKLIST

Staff will complete shaded

items Date Received	Initials

Remodel Permit # 80586

Permit Number

Instructions:

Place a check mark next to all items that apply. For items that do not apply, place "N/A". This OSSF Development Application Checklist must accompany the completed application.

OSSF Permit

Completed Application for Permit for Authorization to Construct an On-Site Sewage Facility and License to Operate RECEIVED

Site/Soil Evaluation Completed by a Certified Site Evaluator or a Professional Engineer JAN 11 2019

Planning Materials of the OSSF as Required by the TCEQ Rules for OSSF Chapter 285. Planning Materials shall consist of a scaled design and all system specifications. COUNTY ENGINEER

Required Permit Fee

Copy of Recorded Deed

Remodel Surface Application/Aerobic Treatment System

Remodel  Recorded Certification of OSSF Requiring Maintenance/Affidavit to the Public

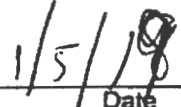
Remodel  Signed Maintenance Contract with Effective Date as Issuance of License to Operate

N/A Portion of Proposed OSSF Located in the United States Army Corps of Engineers (USACE) Flowage Easement

N/A USACE Consent for proposed OSSF

I affirm that I have provided all information required for my OSSF Development Application and that this application constitutes a completed OSSF Development Application.

  
\_\_\_\_\_  
Signature of Applicant

  
\_\_\_\_\_  
Date

___ COMPLETE APPLICATION	
Check No. _____	Receipt No. _____

___ INCOMPLETE APPLICATION
(Missing Items Circled, Application Refused)



Inspection Date: Sept 24<sup>th</sup>  
 Service expires: 5.23.2020  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-355-3567(Terry) *Spoke*  
 Manufacture/Size: Lift Station/900 GPD

Lot: 0      Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	<i>3x</i>			Required Yes/ No	Results mg/ 1 mpm/ 100mi or Trace
Filters are intact and operating:	<i>3psi</i>				
Irrigation Pumps have correct pressure:	<i>/</i>				
Recirculation Pumps active on system:	<i>/</i>		TSS	<i>Y(N)</i>	<i>clear</i>
Disinfection Device present & functioning properly:	<i>NA</i>		C1	<i>(Y)/N</i>	<i>1.0</i>
Chlorine Supply visible:	<i>/</i>				
Electrical Circuits functional:	<i>/</i>				
Sprinklers/ Drip Pad operating correctly:	<i>/</i>				
Dripfield/ Sprayfield Vegetation present:	<i>/</i>				
Back Flush Dripfield, if applicable:	<i>NA</i>				

**Access Ports are Secured:**      YES      NO

Service or repairs completed to system:  
*completed insp.*

**Copies of this Report have been sent to the following:** County: Comal / Property Owner.

Date completed: 9-24-19 Arrival Time: 10:35 Departure Time: 11:30

Maintenance Technician: *[Signature]*  
 Maintenance Provider: *[Signature]*

Inspection Date: Jan 10<sup>th</sup>  
 Service expires: 5.23.2020  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-355-3567(Terry) *-space*

Lot: 0      Permit: 108622

County: Comal

Manufacture/Size: Lift Station/900 GPD

Type of System: L.P.D.

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	<i>3x 3psi</i>			<u>Required</u> Yes/ No	<u>Results</u> mg/ 1 mpm/ 100mi or Trace
Filters are intact and operating:	<i>/</i>				
Irrigation Pumps have correct pressure:	<i>/</i>				
Recirculation Pumps active on system:	<i>N/A</i>		TSS	Y/ <input checked="" type="radio"/> N	<i>clear</i>
Disinfection Device present & functioning properly:	<i>/</i>		C1	<input checked="" type="radio"/> Y/N	<i>1.0</i>
Chlorine Supply visible:	<i>/</i>				
Electrical Circuits functional:	<i>/</i>				
Sprinklers/ Drip Pad operating correctly:	<i>/</i>				
Dripfield/ Sprayfield Vegetation present:	<i>/</i>				
Back Flush Dripfield, if applicable:	<i>N/A</i>				

Access Ports are Secured:	<input checked="" type="radio"/> YES	<input type="radio"/> NO
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Service or repairs completed to system:  
*cleaned Air filters on compressor, checked alarms, floats & set R-tain valve as needed.*

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 1-10-2020 Arrival Time: 9:37 Departure Time: 10:35

Maintenance Technician: *[Signature]*

Maintenance Provider: *[Signature]*



**Clear Choice  
SEPTIC SERVICES**

**Contract Holder:** Canyon Lakeview Resort Attn: Terry Hopper **Address:** 872 Ledgerrock Dr Canyon Lake, TX 78133 **Permit:** 108622  
**Lot:** 1286R **Subdivision:** Canyon Lake Hills **County:** Comal **Phone:** 210-355-3567 **Email:** clvrmanager@gmail.com  
**System Type:** Lift Station/900 GPD-L.P.D. **Manufacturer service notes:** 3 Compressors/ Dual Alternating Pumps

**Standard Service Agreement**

The start date of the three time visit service contract shall begin the date the contract is signed.  
This contract will be in effect **FROM: May 23, 2020 TO: May 23, 2021** and will provide the following:

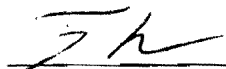
1. An inspection/service call every four months which will include: inspection, adjustments and servicing of the mechanical and electrical components as necessary to ensure that the system functions correctly.
2. An effluent inspection will consist of a visual check for color, turbidity, scum layer in the clarifier and an examination for odors.
3. **The property owner is responsible for purchasing and keeping chlorine in the chlorinator** (if applicable). If the chlorine test reveals no chlorine in the system, the property owner will be notified and may incur an additional cost.
4. If any incorrect operation is observed the property owner will be contacted immediately of the conditions and a solution must be met at that time or more charges may apply.
5. All parts, warranty or non-warranty, freight charges, labor or service calls that have not been paid for, remain the property of CLEAR CHOICE SEPTIC SERVICES and will result in the repossession of parts before end of contract date.
6. The response time to a service call by the Contract Holder regarding concerns of the system will be within 48 hours from the time received (phone contact is an acceptable response)
7. The signing of this Service Agreement authorizes Clear Choice Septic Services to enter the property to complete all terms of this contract.

Clear Choice Septic Services will complete service of the septic system according to state and manufacturer regulations and the designs approved by the state. Contract holder will be responsible for service calls, labor and shipping costs on any parts under Warranty or exchanged during Warranty, additional fees may apply. All other components will be according to Manufacturer's Warranty and specification.

**Attention:** Clear Choice Septic Service **cannot** control quality or amount of effluent that goes into this septic system, **we cannot warranty how the system will operate.** See manufacturer or installer instructions for suggestions on septic operation. This Service Agreement does not cover cost of service call labor, parts or materials that are required for service. Failure to allow access from residential vegetation, trees or other obstructions and/or electrical power to the system may result in voided work. Contract will not cover service calls such as sprinklers that are broken, leaking, stopped up or otherwise malfunctioning, sewage flows exceeding the hydraulic/organic design capabilities and the input of non-biodegradable materials (feminine products, sanitary wipes, solvents, grease, oil, paints, etc.), or any usage contrary to the requirements as advised by authorized Maintenance Provider. Inspection dates can be adjusted to allow inspection date under contract to take place of service call. Service call price may be adjusted at Clear Choice Septic Services discretion, without notice. This Contract does not include the pumping of tank or of any compartment of a tank or settlement of soil on or around any part of the system regardless of reason. Violations of this Contract also include: disconnecting the alarm, restricting ventilation to the aerator, overloading the system above its rated capacity; or flooding by external means. Ground water, rodent, insect or fire ant damage or any other form of unusual abuse is a violation. A renewal Service Contract should be activated 30 days before expiration of existing Contract. We will contact the Contract Holder prior to expiration of existing contract. As we take pleasure in servicing our active/retired military and senior community please have correct identification on hand when signing contract. (expired ID's are not valid) CLEAR CHOICE SEPTIC SERVICES has the right to refuse service to any party for any reason. Funds that have been paid for contract will be applied to any service calls and or labor. Remaining funds will be distributed at Clear Choices discretion. Contract holders will be notified 30 days before contract is terminated. The signing of this contract is an acknowledgment and agreement of all terms listed above.

**Serviced by: Clear Choice Septic Services, 1659 State Hwy 46 W Ste 115-200 New Braunfels, TX 78132  
Phone: 830-624-5859**

**Justin Trevino Maintenance Provider License # MP0002136**

  
\_\_\_\_\_  
Contract Holder Signature/Property Owner

Date: 6/12/20

TERRY HOPPER  
\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Date: \_\_\_\_\_  
Authorized Maintenance Provider



Inspection Date: Sept 30<sup>th</sup>  
 Service expires: 5.23.2021  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-355-3567(Terry) *spoke*  
 Manufacture/Size: Lift Station/900 GPD

Lot: 0      Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	<i>3x 3psi!</i>			<u>Required</u> Yes/ No	<u>Results</u> mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	<i>/</i>				
Irrigation Pumps have correct pressure:	<i>/</i>				
Recirculation Pumps active on system:	<i>NA</i>		TSS (Grab test method)	Y <u>(N)</u>	<i>clear</i>
Disinfection Device present & functioning properly:	<i>/</i>		C1 (OTO test method)	<u>(Y)</u> N	<i>1.0</i>
Chlorine Supply visible:	<i>/</i>				
Electrical Circuits functional:	<i>/</i>				
Sprinklers/ Drip Pad operating correctly:	<i>/</i>				
Dripfield/ Sprayfield Vegetation present:	<i>/</i>				
Back Flush Dripfield, if applicable:	<i>NA</i>				

**Access Ports are Secured:**      YES      NO

Service or repairs completed to system:  
*Cleaned Air filters on compressors, checked alarms, floats & attached Air line as needed*

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 9-30-2020 Arrival Time: 11:00 Departure Time: 11:40

Maintenance Technician: *[Signature]*  
 Maintenance Provider: *[Signature]*



Inspection Date: June 1st  
 Service expires: 5.23.2020  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-355-3567(Terry) *Spoke*  
 Manufacture/Size: Lift Station/900 GPD

Lot: 0      Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	<i>3x 3psi</i>			Required Yes/ No	Results mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	<i>/</i>				
Irrigation Pumps have correct pressure:	<i>/</i>		TSS	Y <input checked="" type="radio"/> N	<i>clear</i>
Recirculation Pumps active on system:	<i>NA</i>		C1	<input checked="" type="radio"/> Y N	<i>1.0</i>
Disinfection Device present & functioning properly:	<i>/</i>				
Chlorine Supply visible:	<i>/</i>				
Electrical Circuits functional:	<i>/</i>				
Sprinklers/ Drip Pad operating correctly:	<i>/</i>				
Dripfield/ Sprayfield Vegetation present:	<i>/</i>				
Back Flush Dripfield, if applicable:	<i>NA</i>				

Access Ports are Secured:       YES       NO

Service or repairs completed to system:  
*cleaned air filters on compressors, checked alarms, floats & K-rain discharge, checked effluent in pretreatment tank*

Copies of this Report have been sent to the following: County: Comal / Property Owner.

Date completed: 6-1-2020 Arrival Time: 1:30 Departure Time: 2:05

Maintenance Technician: *[Signature]*  
 Maintenance Provider: *[Signature]*

Inspection Date:  
 Service expires: 5.23.2021  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-355-3567(Terry)

Lot: 1286R Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	3PSI			<u>Required</u> Yes/ No	<u>Results</u> mg/ 1 mpm/ 100mi or Trace
Filters are intact and operating:	✓				
Irrigation Pumps have correct pressure:	✓				
Recirculation Pumps active on system:	N/A		TSS (Grab test method)	Y/N	Clear
Disinfection Device present & functioning properly:	✓		C1 (OTO test method)	Y/N	1.0
Chlorine Supply visible:	✓				
Electrical Circuits functional:	✓				
Sprinklers/ Drip Pad operating correctly:	✓				
Dripfield/ Sprayfield Vegetation present:	✓				
Back Flush Dripfield, if applicable:	N/A				

Access Ports are Secured:	YES	NO
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Service or repairs completed to system:

Cleaned filter on compressor. Tested float & sprinklers  
~~set~~ set timer

Copies of this Report have been sent to the following: County: Comal / Property Owner.

Date completed: 5/5/21 Arrival Time: 2:30 Departure Time: 3:20

Maintenance Technician: J. Co

Maintenance Provider: J. Co

Inspection Date:  
 Service expires: 5/23/2022  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-355-3567(Terry)

Lot: Comal Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	30x3			<u>Required</u> Yes/ No	<u>Results</u> mg/ 1 mpr/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/				
Recirculation Pumps active on system:	NA		TSS (Grab test method)	Y <del>NO</del>	Clear
Disinfection Device present & functioning properly:	/		C1 (OTO test method)	<del>NO</del>	NA
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	NA				

Access Ports are Secured: YES NO

Service or repairs completed to system:  
Cleaned compressor filters checked alarms, and pumps.

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 8-31-21 Arrival Time: 2:02 Departure Time: 2:20  
 Maintenance Technician: [Signature]  
 Maintenance Provider: [Signature]





**Clear Choice**  
SEPTIC SERVICES

**Contract Holder:** Canyon Lake View Resort Attn: Terry Hopper **Address:** 872 Ledgerock Dr Canyon Lake, TX 78133  
**Permit:** 108622 **Lot:** 1286R **Subdivision:** Canyon Lake Hills **County:** Comal **Phone:** 210-355-3567 **Email:** chvrmanager@gmail.com  
**System Type:** Lift Station/900 GPD L.P.D. **Manufacturer service notes:** 3 Compressors/ Dual Alternating Pumps

**Standard Service Agreement**

The start date of the three time visit service contract shall begin the date the contract is signed.  
This contract will be in effect [redacted] and will provide the following:

1. An inspection/service call every four months which will include: inspection, adjustments and servicing of the mechanical and electrical components as necessary to ensure that the system functions correctly.
2. An effluent inspection will consist of a visual check for color, turbidity, scum layer in the clarifier and an examination for odors.
3. The property owner is responsible for purchasing and keeping chlorine in the chlorinator (if applicable). If the chlorine test reveals no chlorine in the system, the property owner will be notified and may incur an additional cost.
4. If any incorrect operation is observed the property owner will be contacted immediately of the conditions and a solution must be met at that time or more charges may apply.
5. All parts, warranty or non-warranty, freight charges, labor or service calls that have not been paid for, remain the property of CLEAR CHOICE SEPTIC SERVICES and will result in the repossession of parts before end of contract date.
6. The response time to a service call by the Contract Holder regarding concerns of the system will be within 48 hours from the time received. (phone contact is an acceptable response)
7. The signing of this Service Agreement authorizes Clear Choice Septic Services to enter the property to complete all terms of this contract.

Clear Choice Septic Services will complete service of the septic system according to state and manufacturer regulations and the designs approved by the state. Contract holder will be responsible for service calls, labor and shipping costs on any parts under Warranty or exchanged during Warranty, additional fees may apply. All other components will be according to Manufacturer's Warranty and specification.

**Attention:** Clear Choice Septic Service cannot control quality or amount of effluent that goes into this septic system, we cannot warranty how the system will operate. See manufacturer or installer instructions for suggestions on septic operation. This Service Agreement does not cover cost of service calls, labor, parts or materials that are required for service, failure to maintain access from restricting vegetation, locked gates, unfriendly animals or electrical power to the system may result in a voided contract. Contract will not cover service calls such as sprinklers that are broken, leaking, stopped up or otherwise malfunctioning, sewage flows exceeding the hydraulic/organic design capabilities and the input of non-biodegradable materials (feminine products, sanitary wipes, solvents, grease, oil, paints, etc.), or any usage contrary to the requirements as advised by authorized Maintenance Provider. Inspection dates can be adjusted to allow inspection date under contract to take place of service call. Service call price may be adjusted at Clear Choice Septic Services discretion, without notice. This Contract does not include the pumping of tank or of any compartment of a tank or settlement of soil on or around any part of the system regardless of reason. Violations of this Contract also include: disconnecting the alarm, restricting ventilation to the aerator, overloading the system above its rated capacity, or flooding by external means. Ground water, rodent, insect or fire ant damage or any other form of unusual abuse is a violation. A renewal Service Contract should be activated 30 days before expiration of existing Contract. We will contact the Contract Holder prior to expiration of existing contract. As we take pleasure in servicing our active/retired military and senior community please have correct identification on hand when signing contract. (expired ID's are not valid) CLEAR CHOICE SEPTIC SERVICES has the right to refuse service to any party for any reason. Funds that have been paid for contract will be applied to any service calls and or labor. Remaining funds will be distributed at Clear Choices discretion. Contract holders will be notified 30 days before contract is terminated. The signing of this contract is an acknowledgment and agreement of all terms listed above.

**Served by: Clear Choice Septic Services, 1659 State Hwy 46 W Ste 115-200 New Braunfels, TX 78132 -**  
**Phone: 830-624-5859**

**Justin Trevino Maintenance Provider License # MP0002136**

[Signature] Date: 6/28/01  
Contract Holder Signature/Property Owner

TERRY HOPPER  
Printed Name

[Signature] Date: 7-8-2021  
Authorized Maintenance Provider



Contract Holder: Canyon Lake View Resort Attn: Terry Hopper Address: 872 Ledgerock Dr Canyon Lake, TX 78133  
Permit: 108622 Lot: 1286R Subdivision: Canyon Lake Hills County: Comal Phone: 210-355-3567 Email: civrmanager@gmail.com  
System Type: Lift Station/900 GPD L.P.D. Manufacturer service notes: 3 Compressors/ Dual Alternating Pumps

**Standard Service Agreement**

5/23/21  
5/23/22

The start date of the three time visit service contract shall begin the date the contract is signed.  
This contract will be in effect FROM: May 23, 2021 TO: May 23, 2022 and will provide the following:

1. An inspection/service call every four months which will include: inspection, adjustments and servicing of the mechanical and electrical components as necessary to ensure that the system functions correctly.
2. An effluent inspection will consist of a visual check for color, turbidity, scum layer in the clarifier and an examination for odors.
3. The property owner is responsible for purchasing and keeping chlorine in the chlorinator (if applicable). If the chlorine test reveals no chlorine in the system, the property owner will be notified and may incur an additional cost.
4. If any incorrect operation is observed the property owner will be contacted immediately of the conditions and a solution must be met at that time or more charges may apply.
5. All parts, warranty or non-warranty, freight charges, labor or service calls that have not been paid for, remain the property of CLEAR CHOICE SEPTIC SERVICES and will result in the repossession of parts before end of contract date.
6. The response time to a service call by the Contract Holder regarding concerns of the system will be within 48 hours from the time received. (phone contact is an acceptable response)
7. The signing of this Service Agreement authorizes Clear Choice Septic Services to enter the property to complete all terms of this contract.

Clear Choice Septic Services will complete service of the septic system according to state and manufacturer regulations and the designs approved by the state. Contract holder will be responsible for service calls, labor and shipping costs on any parts under Warranty or exchanged during Warranty, additional fees may apply. All other components will be according to Manufacturer's Warranty and specification.

**Attention:** Clear Choice Septic Service cannot control quality or amount of effluent that goes into this septic system, we cannot warranty how the system will operate. See manufacturer or installer instructions for suggestions on septic operation. This Service Agreement does not cover cost of service calls, labor, parts or materials that are required for service, failure to maintain access from restricting vegetation, locked gates, unfriendly animals or electrical power to the system may result in a voided contract. Contract will not cover service calls such as sprinklers that are broken, leaking, stopped up or otherwise malfunctioning, sewage flows exceeding the hydraulic/organic design capabilities and the input of non-biodegradable materials (feminine products, sanitary wipes, solvents, grease, oil, paints, etc.), or any usage contrary to the requirements as advised by authorized Maintenance Provider. Inspection dates can be adjusted to allow inspection date under contract to take place of service call. Service call price may be adjusted at Clear Choice Septic Services discretion, without notice. This Contract does not include the pumping of tank or of any compartment of a tank or settlement of soil on or around any part of the system regardless of reason. Violations of this Contract also include: disconnecting the alarm, restricting ventilation to the aerator, overloading the system above its rated capacity; or flooding by external means. Ground water, rodent, insect or fire ant damage or any other form of unusual abuse is a violation. A renewal Service Contract should be activated 30 days before expiration of existing Contract. We will contact the Contract Holder prior to expiration of existing contract. As we take pleasure in servicing our active/retired military and senior community please have correct identification on hand when signing contract. (expired ID's are not valid) CLEAR CHOICE SEPTIC SERVICES has the right to refuse service to any party for any reason. Funds that have been paid for contract will be applied to any service calls and or labor. Remaining funds will be distributed at Clear Choices discretion. Contract holders will be notified 30 days before contract is terminated. The signing of this contract is an acknowledgment and agreement of all terms listed above.

Serviced by: Clear Choice Septic Services, 1659 State Hwy 46 W Ste 115-200 New Braunfels, TX 78132  
Phone: 830-624-5859

Justin Trevino Maintenance Provider License # MP0002136

Terry Hopper Date: 6/28/01  
Contract Holder Signature/Property Owner

TERRY HOPPER  
Printed Name

Justin Trevino Date: 7-8-2021  
Authorized Maintenance Provider

Inspection Date: Jan 12<sup>th</sup>  
 Service expires: 5/23/2022  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-355-3567(Terry)

Lot: 1286R      Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	3x3psi			Required Yes/ No	Results mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/		TSS	Y/N	Clear
Recirculation Pumps active on system:	NA		C1	Y/N	1.0
Disinfection Device present & functioning properly:	/				
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	NA				

Access Ports are Secured:      YES      NO

Service or repairs completed to system:  
cleaned air filters on compressors, checked alarms, floats & control box's

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 1-12-2022 Arrival Time: 4:09 Departure Time: 4:59

Maintenance Technician: [Signature]

Maintenance Provider: [Signature]





# Clear Choice SEPTIC SERVICES

**Contract Holder:** CL Resorts Owner: Vikash Patel **Address:** 872 Ledgerrock Dr Canyon Lake, TX 78133 **Permit:** 108622 **Lot:** 1286R  
**Billing:** 900 Barnes Ste. 100 San Marcos, TX 78666 **Subdivision:** Canyon Lake Hills **County:** Comal **Phone:** 210-787-1770 (Angel)  
**Email:** vic@canyonlakeviewresort.com **system Type:** Lift Station/900 GPD L.P.D.  
**Manufacturer service notes:** 3 Compressors/ Dual Alternating Pumps

## Standard Service Agreement

The start date of the three time visit service contract shall begin the date the contract is signed.  
This contract will be in effect **FROM: May 23, 2022 TO: May 23, 2023** and will provide the following:

1. An inspection/service call every four months which will include: inspection, adjustments and servicing of the mechanical and electrical components as necessary to ensure that the system functions correctly.
2. An effluent inspection will consist of a visual check for color, turbidity, scum layer in the clarifier and an examination for odors.
3. **The property owner is responsible for purchasing and keeping chlorine in the chlorinator** (if applicable). If the chlorine test reveals no chlorine in the system, the property owner will be notified and may incur an additional cost.
4. If any incorrect operation is observed the property owner will be contacted immediately of the conditions and a solution must be met at that time or more charges may apply.
5. All parts, warranty or non-warranty, freight charges, labor or service calls that have not been paid for, remain the property of CLEAR CHOICE SEPTIC SERVICES and will result in the repossession of parts before end of contract date.
6. The response time to a service call by the Contract Holder regarding concerns of the system will be within 48 hours from the time received. (phone contact is an acceptable response)
7. The signing of this Service Agreement authorizes Clear Choice Septic Services to enter the property to complete all terms of this contract.

Clear Choice Septic Services will complete service of the septic system according to state and manufacturer regulations and the designs approved by the state. Contract holder will be responsible for service calls, labor and shipping costs on any parts under Warranty or exchanged during Warranty, additional fees may apply. All other components will be according to Manufacturer's Warranty and specification.

**Attention:** Clear Choice Septic Service **cannot** control quality or amount of effluent that goes into this septic system, we **cannot** warranty how the system will operate. See manufacturer or installer instructions for suggestions on septic operation. This Service Agreement does not cover cost of service calls, labor, parts or materials that are required for service, failure to maintain access from restricting vegetation, locked gates, unfriendly animals or electrical power to the system may result in a voided contract. Contract will not cover service calls such as sprinklers that are broken, leaking, stopped up or otherwise malfunctioning, sewage flows exceeding the hydraulic/organic design capabilities and the input of non-biodegradable materials (feminine products, sanitary wipes, solvents, grease, oil, paints, etc.), or any usage contrary to the requirements as advised by authorized Maintenance Provider. Inspection dates can be adjusted to allow inspection date under contract to take place of service call. Service call price may be adjusted at Clear Choice Septic Services discretion, without notice. This Contract does not include the pumping of tank or of any compartment of a tank or settlement of soil on or around any part of the system regardless of reason. Violations of this Contract also include: disconnecting the alarm, restricting ventilation to the aerator, overloading the system above its rated capacity; or flooding by external means. Ground water, rodent, insect or fire ant damage or any other form of unusual abuse is a violation. A renewal Service Contract should be activated 30 days before expiration of existing Contract. We will contact the Contract Holder prior to expiration of existing contract. As we take pleasure in servicing our active/retired military and senior community please have correct identification on hand when signing contract. (expired ID's are not valid) CLEAR CHOICE SEPTIC SERVICES has the right to refuse service to any party for any reason. Funds that have been paid for contract will be applied to any service calls and or labor. Remaining funds will be distributed at Clear Choices discretion. Contract holders will be notified 30 days before contract is terminated. The signing of this contract is an acknowledgment and agreement of all terms listed above.

Serviced by: Clear Choice Septic Services, 1659 State Hwy 46 W Ste 115-200 New Braunfels, TX 78132  
Phone: 830-624-5859

Justin Trevino Maintenance Provider License # MP0002136

\_\_\_\_\_  
Contract Holder Signature/Property Owner

Date: 8/2/22

Vikash Patel  
\_\_\_\_\_  
Printed Name

Justin Trevino  
\_\_\_\_\_  
Authorized Maintenance Provider

Date: 8-9-22



# Clear Choice SEPTIC SERVICES

**Contract Holder:** CL Resorts Owner: Vikash Patel **Address:** 872 Ledgerock Dr Canyon Lake, TX 78133 **Permit:** 108622 **Lot:** 1286R  
**Billing:** 900 Barnes Ste. 100 San Marcos, TX 78666 **Subdivision:** Canyon Lake Hills **County:** Comal **Phone:** 210-787-1770 (Angel)  
**Email:** vic@canyonlakeviewresort.com **system Type:** Lift Station/900 GPD L.P.D.  
**Manufacturer service notes:** 3 Compressors/ Dual Alternating Pumps

## Standard Service Agreement

The start date of the three time visit service contract shall begin the date the contract is signed.  
This contract will be in effect **FROM: May 23, 2023 TO: May 23, 2024** and will provide the following:

1. An inspection/service call every four months which will include: inspection, adjustments and servicing of the mechanical and electrical components as necessary to ensure that the system functions correctly.
2. An effluent inspection will consist of a visual check for color, turbidity, scum layer in the clarifier and an examination for odors.
3. **The property owner is responsible for purchasing and keeping chlorine in the chlorinator** (if applicable). If the chlorine test reveals no chlorine in the system, the property owner will be notified and may incur an additional cost.
4. If any incorrect operation is observed the property owner will be contacted immediately of the conditions and a solution must be met at that time or more charges may apply.
5. All parts, warranty or non-warranty, freight charges, labor or service calls that have not been paid for, remain the property of CLEAR CHOICE SEPTIC SERVICES and will result in the repossession of parts before end of contract date.
6. The response time to a service call by the Contract Holder regarding concerns of the system will be within 48 hours from the time received. (phone contact is an acceptable response)
7. The signing of this Service Agreement authorizes Clear Choice Septic Services to enter the property to complete all terms of this contract.

Clear Choice Septic Services will complete service of the septic system according to state and manufacturer regulations and the designs approved by the state. Contract holder will be responsible for service calls, labor and shipping costs on any parts under Warranty or exchanged during Warranty, additional fees may apply. All other components will be according to Manufacturer's Warranty and specification.

**Attention:** Clear Choice Septic Service **cannot** control quality or amount of effluent that goes into this septic system, we **cannot** warranty how the system will operate. See manufacturer or installer instructions for suggestions on septic operation. This Service Agreement does not cover cost of service calls, labor, parts or materials that are required for service, failure to maintain access from restricting vegetation, locked gates, unfriendly animals or electrical power to the system may result in a voided contract. Contract will not cover service calls such as sprinklers that are broken, leaking, stopped up or otherwise malfunctioning, sewage flows exceeding the hydraulic/organic design capabilities and the input of non-biodegradable materials (feminine products, sanitary wipes, solvents, grease, oil, paints, etc.), or any usage contrary to the requirements as advised by authorized Maintenance Provider. Inspection dates can be adjusted to allow inspection date under contract to take place of service call. Service call price may be adjusted at Clear Choice Septic Services discretion, without notice. This Contract does not include the pumping of tank or of any compartment of a tank or settlement of soil on or around any part of the system regardless of reason. Violations of this Contract also include: disconnecting the alarm, restricting ventilation to the aerator, overloading the system above its rated capacity; or flooding by external means. Ground water, rodent, insect or fire ant damage or any other form of unusual abuse is a violation. A renewal Service Contract should be activated 30 days before expiration of existing Contract. We will contact the Contract Holder prior to expiration of existing contract. As we take pleasure in servicing our active/retired military and senior community please have correct identification on hand when signing contract. (expired ID's are not valid) CLEAR CHOICE SEPTIC SERVICES has the right to refuse service to any party for any reason. Funds that have been paid for contract will be applied to any service calls and or labor. Remaining funds will be distributed at Clear Choices discretion. Contract holders will be notified 30 days before contract is terminated. The signing of this contract is an acknowledgment and agreement of all terms listed above.

**Serviced by: Clear Choice Septic Services, 1659 State Hwy 46 W Ste 115-200 New Braunfels, TX 78132**

**Phone: 830-624-5859**

**Justin Trevino Maintenance Provider License # MP0002136**

Contract Holder Signature/Property Owner

Date: 5/10/23

Printed Name

Authorized Maintenance Provider

Date: 5/10/23

6-19-23

Inspection Date: Sept 29<sup>th</sup>  
 Service expires: 5/23/2023  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 900 Barnes Ste 100 San Marcos, TX 78666

Site Address:  
 872 Ledgerock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-787-1770(Angel)

Lot: 1286R Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	<u>3/3psi</u>			Required Yes/ No	Results mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/				
Recirculation Pumps active on system:	<u>N/A</u>		TSS (Grab test method)	Y/ <u>N</u>	<u>Clear</u>
Disinfection Device present & functioning properly:	/		C1 (OTO test method)	<u>Y</u> /N	<u>1.0</u>
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	/				
<b>Access Ports are Secured:</b>	<u>YES</u>	NO			

Service or repairs completed to system:  
Cleaned Air filters on compressors, checked alarms floats & panels, secured compressor supply line as needed.

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 9-29-22 Arrival Time: 4:00 Departure Time: 5:00

Maintenance Technician: [Signature]

Maintenance Provider: [Signature]

Inspection Date: Jan 9th  
 Service expires: 5/23/2023  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 900 Barnes Ste 100 San Marcos, TX 78666

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-787-1770(Angel)

Lot: 1286R Permit: 108622

County: Comal

Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	<u>3x psi</u>			Required Yes/ No	Results mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/				
Recirculation Pumps active on system:	<u>NA</u>		TSS (Grab test method)	Y / <u>N</u>	<u>Clear</u>
Disinfection Device present & functioning properly:	/		C1 (OTO test method)	<u>Y</u> / N	<u>1.0</u>
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	<u>NA</u>				
<b>Access Ports are Secured:</b>	<u>YES</u>	NO			

Service or repairs completed to system:  
Completed inspection & met with customer as requested

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 1-9-23 Arrival Time: 10:30 Departure Time: 11:30

Maintenance Technician: [Signature]

Maintenance Provider: [Signature]



Inspection Date: 5-9-23 10:00 AM  
 Service expires: 5/23/2023  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 900 Barnes Ste 100 San Marcos, TX 78666

Site Address:  
 872 Ledgerock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 210-787-1770(Angel)

Lot: 1286R Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	3x 3psi			Required Yes/ No	Results mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/				
Recirculation Pumps active on system:	NA		TSS (Grab test method)	Y/N	clear
Disinfection Device present & functioning properly:	/		C1 (OTO test method)	Y/N	1-0
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	NA				
<b>Access Ports are Secured:</b>	<b>(YES)</b>	<b>NO</b>			

Service or repairs completed to system:  
Completed inspection

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 5-9-23 Arrival Time: 9:30 Departure Time: 11:49

Maintenance Technician: Justin

Maintenance Provider: [Signature]

Inspection Date: Oct 6<sup>th</sup>  
 Service expires: 5/23/2024  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 900 Barnes Ste 100 San Marcos, TX 78666

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: ~~210-787-1770 (Angel)~~

*Spoke*  
*830-660-8905*  
*Kaleb*

Lot: 0 Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	3x3ps!			Required Yes/ No	Results mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/				
Recirculation Pumps active on system:	NA		TSS (Grab test method)	Y(N)	Clear
Disinfection Device present & functioning properly:	/		C1 (OTO test method)	(Y)N	1.0
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	/				

Access Ports are Secured:	(YES)	NO
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Service or repairs completed to system: Completed inspection

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 10-6-23 Arrival Time: 2:30 Departure Time: 3:12

Maintenance Technician: Josh

Maintenance Provider: [Signature]



Inspection Date: Jan 23<sup>rd</sup>  
 Service expires: 5/23/2024  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 900 Barnes Ste 100 San Marcos, TX 78666

Site Address:  
 872 Ledgerock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 830-660-8905(kaleb)

Lot: 0 Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	<u>3x 3psi</u>			Required Yes/ No	Results mg/ 1 mpn/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/				
Recirculation Pumps active on system:	<u>N/A</u>		TSS (Grab test method)	Y <input checked="" type="radio"/> N	<u>Clear</u>
Disinfection Device present & functioning properly:	/		C1 (OTO test method)	<input checked="" type="radio"/> Y N	<u>1.0</u>
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	<u>N/A</u>				

**Access Ports are Secured:**       YES       NO

Service or repairs completed to system:  
Completed inspection as needed

**Copies of this Report have been sent to the following:** County: Comal / Property Owner: \_\_\_\_\_

Date completed: 1-23-24 Arrival Time: 12:33 Departure Time: 1:09  
 Maintenance Technician: Justin T  
 Maintenance Provider: CCS

Inspection Date: May 31<sup>st</sup>  
 Service expires: 5/23/2024  
 Subdivision: Canyon Lake Hills

1659 State Highway 46 W. Ste. 115-200  
 New Braunfels, TX 78132  
 830.624.5859

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

This Inspection Report Record shall be completed, signed and dated after each inspection

Billing Address:  
 900 Barnes Ste 100 San Marcos, TX 78666

Site Address:  
 872 Ledgerrock Dr, Canyon Lake, Tx 78133

Contact: Canyon Lakeview Resort  
 Number: 830-660-8905(kaleb)

Lot: 0 Permit: 108622  
 County: Comal  
 Type of System: L.P.D.

Manufacture/Size: Lift Station/900 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	3 x 3psi			Required Yes/ No	Results mg/ 1 mpm/ 100mi or Trace
Filters are intact and operating:	/				
Irrigation Pumps have correct pressure:	/				
Recirculation Pumps active on system:	N/A		TSS (Grab test method)	Y/N	Clear
Disinfection Device present & functioning properly:	/		C1 (OTO test method)	Y/N	1.0
Chlorine Supply visible:	/				
Electrical Circuits functional:	/				
Sprinklers/ Drip Pad operating correctly:	/				
Dripfield/ Sprayfield Vegetation present:	/				
Back Flush Dripfield, if applicable:	N/A				

<b>Access Ports are Secured:</b>	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
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Service or repairs completed to system:  
Completed inspection

**Copies of this Report have been sent to the following: County: Comal / Property Owner.**

Date completed: 5-31-24 Arrival Time: Ⓟ Departure Time: Ⓟ

Maintenance Technician: Justin

Maintenance Provider: Ⓟ