



**COMAL COUNTY**  
ENGINEER'S OFFICE

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

Issued This Date: 04/03/2020 Permit Number: 109227

Location Description: 1115 SHERWOOD DR  
CANYON LAKE, TX 78133

Subdivision: Canyon Lake Hills  
Unit: 1 & 5  
Lot: 689 & 2036  
Block:  
Acreage:

Type of System: Aerobic  
Drip Irrigation

Issued to: Russell E. & Joanne L Beasley

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:

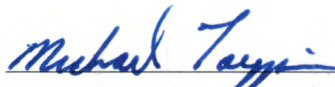
- Increase in the square feet of living area
- Increase in the number of bedrooms
- A change of use (i.e. residential to commercial)
- Relocation of system components (including the relocation of spray heads)
- Installation of landscaping
- Adding new structures to the system

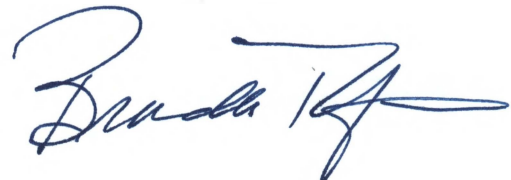
may require a new permit. **It is the responsibility of the owner to apply for a new permit, if applicable.**

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  
**OS8497**

  
ENVIRONMENTAL HEALTH COORDINATOR  
**OS0007722**

## Ritzen, Brenda

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**From:** Braun,Holly  
**Sent:** Thursday, April 16, 2020 1:41 PM  
**To:** Ritzen, Brenda  
**Cc:** rbeasley@hobaspipes.com; Greg Johnson; routlaw343@aol.com  
**Subject:** RE: Permit 109227

Brenda,

The correct address for OSSF Permit# 109227 is 4437 MORNINGSIDE WAY, the address has been updated in Cityworks.

Sincerely,



**Holly Braun**  
Address Coordinator  
Comal County Engineer's Office  
195 David Jonas Drive  
New Braunfels, TX 78132  
O: 830-608-2090 | F: 830-643-3810  
www.cceo.org

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**From:** Greg Johnson <gregjohnsonpe@yahoo.com>  
**Sent:** Thursday, April 16, 2020 10:01 AM  
**To:** routlaw343@aol.com; Braun,Holly <braunh@co.comal.tx.us>  
**Cc:** rbeasley@hobaspipes.com  
**Subject:** Re: Permit 109227

**This email originated from outside of the organization.  
Do not click links or open attachments unless you recognize the sender and know the content is safe.**

- Comal IT

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Holly

Greg's design on file at county is accurate , not the attached

Steve

Send for Greg W. Johnson, P.E.,R.S.)

170 Hollow Oak

New Braunfels, TX 78132

## Ritzen, Brenda

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**From:** Ritzen, Brenda  
**Sent:** Tuesday, April 14, 2020 3:21 PM  
**To:** 'Greg Johnson'  
**Subject:** Permit 109227

Re: Russell E. & Joanne L. Beasley  
Canyon Lake Hills Units 1 & 5 Lots 689 & 2036  
Application for Permit for Authorization to Construct an On-Site Sewage Facility

Greg,

During review for issuance of the License to Operate it appears that the address on the permit application, maintenance contract, and planning materials does not match the assigned address of 1115 Sherwood Dr. Please revise as needed and resubmit.

Thank you,

Brenda Ritzen, OS0007722  
Environmental Health Coordinator  
Comal County Engineers Office  
195 David Jonas Drive  
New Braunfels, Texas 78132  
830-608-2090  
[www.cceo.org](http://www.cceo.org)

# Comal County Environmental Health OSSF Inspection Sheet

Installer Name: Varhol Construction

OSSF Installer #: OS0031132

1st Inspection Date: 01-16-2020

2nd Inspection Date: \_\_\_\_\_

3rd Inspection Date: 4/3/20

Inspector Name: B. Olvera

Inspector Name: \_\_\_\_\_

Inspector Name: Mike T.

Permit#: 109227

Address: 1115 Sherwood Drive / Canyon Lake Hills

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	01-16-20	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)		01-16-20	3/11/20	4/3/20
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)				
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)(E)(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)(II) 285.32(b)(1)(E)(i) 285.32(b)(1)(E)(ii)(I)				
7	PRETREATMENT Grease Interceptors if required for commercial		285.34(d)				

01-16-2020 BMO

MT-1/21/20

Tank set, leveled only.

MT-4/3/20

Covered & sod.

MT-3/11/20

operational ✓



**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	01-16-20	285.32(b)(1)(F) 285.32(b)(1)(G) 285.34(b)		01-16-20	3/11/20	<del>3/11/20</del>
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			??? 600		1/21/20	4/3/20
15	AEROBIC TREATMENT UNIT Manufacturer AEROBIC TREATMENT UNIT Model Number			??? Wu Water			
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**

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19	DISPOSAL SYSTEM Drip Irrigation	01-16-20	285.33(c)(3)(A)-(F)		01-16-20		4/3/20
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.
	EFFLUENT DISPOSAL SYSTEM Utilized Only by Single Family Dwelling EFFLUENT DISPOSAL SYSTEM Topographic Slopes < 2.0% EFFLUENT DISPOSAL SYSTEM Adequate Length of Drain Field ( 1000 Linear ft. for 2 bedrooms or Less & an additional 400 ft. for each additional bedroom ) EFFLUENT DISPOSAL SYSTEM Lateral Depth of 18 inches to 3 ft. & Vertical Separation of 1ft on bottom and 2 ft. to restrictive horizon and ground water respectfully EFFLUENT DISPOSAL SYSTEM Lateral Drain Pipe (1.25 - 1.5" dia.) & Pipe Holes ( 3/16 - 1/4" dia. Hole Size ) 5 ft. Apart		285.33(b)(3)(A) 285.33(b)(3)(A) 285.33(b)(3)(B) 285.91(13) 285.33(b)(3)(D) 285.33(b)(3)(F)				
32	AEROBIC TREATMENT UNIT Is Aerobic Unit Installed According to Approved Guidelines.	01-16-20	285.32(c)(1)		01-16-20	3/11/20 1/21/20	4/3/20
33	AEROBIC TREATMENT UNIT Inspection/Clean Out Port & Risers Provided AEROBIC TREATMENT UNIT Secondary restraint system provided AEROBIC TREATMENT UNIT Riser permanently fastened to lid or cast into tank AEROBIC TREATMENT UNIT Riser cap protected against unauthorized intrusions						
34	AEROBIC TREATMENT UNIT Chlorinator Properly Installed with Chlorine Tablets in Place.						
35	PUMP TANK Is the Pump Tank an approved concrete tank or other acceptable materials & construction PUMP TANK Sampling Port Provided in the Treated Effluent Line PUMP TANK Check Valve and/or Anti- Siphon Device Present When Required PUMP TANK Audible and Visual High Water Alarm Installed on Separate Circuit From Pump						
36	PUMP TANK Inspection/Clean Out Port & Risers Provided PUMP TANK Secondary restraint system provided PUMP TANK Riser permanently fastened to lid or cast into tank PUMP TANK Riser cap protected against unauthorized intrusions						
37	PUMP TANK Secondary restraint system provided						
38	PUMP TANK Electrical Connections in Approved Junction Boxes / Wiring Buried						
39							

**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?	01-16-20	285.33(d)(2)(G)(iii)(ii)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)		01-16-20	3/11/20	4/3/20
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 Environmental Health OSSF Inspection Sheet

Installer Name: Varhol Construction

OSSF Installer #: OS0031132

1st Inspection Date: 01-16-2020

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Inspector Name: B. Olvera

Inspector Name: \_\_\_\_\_

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Permit#: 109227

Address: 1115 Sherwood Drive / Canyon Lake Hills

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4	SEWER PIPE Slope from the Sewer to the Tank at least 1/8 Inch Per Foot		285.32(a)(3)				
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7	PRETREATMENT Grease Interceptors if required for commercial		285.34(d)				

01-16-2020 BMO

MT-1/21/20

Tank set, leveled only.

MT-3/11/20

operational ✓  
Ready for cover.

**Comal County Environmental Health  
OSSF Inspection Sheet**

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9	ALL TANKS Installed on 4" Sand Cushion/ Proper Backfill Used	01-16-20	285.32(b)(1)(F) 285.32(b)(1)(G) 285.34(b)		01-16-20	3/11/20	<del>3/11/20</del>
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1st Inspection Date: 01-16-2020 2nd Inspection Date: \_\_\_\_\_ 3rd Inspection Date: \_\_\_\_\_

Inspector Name: B. Olvera Inspector Name: \_\_\_\_\_ Inspector Name: \_\_\_\_\_

Permit#: 109227 Address: 1115 Sherwood Drive / Canyon Lake Hills

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01-16-2020 BMO

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9	ALL TANKS Installed on 4" Sand Cushion/ Proper Backfill Used	01-16-20	285.32(b)(1)(F) 285.32(b)(1)(G) 285.34(b)		01-16-20		
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			??? 600		1/21/20	
15	AEROBIC TREATMENT UNIT Manufacturer AEROBIC TREATMENT UNIT Model Number			??? Wu Water			
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	01-16-20	285.33(c)(3)(A)-(F)		01-16-20		
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	EFFLUENT DISPOSAL SYSTEM Utilized Only by Single Family Dwelling EFFLUENT DISPOSAL SYSTEM Topographic Slopes < 2.0% EFFLUENT DISPOSAL SYSTEM Adequate Length of Drain Field ( 1000 Linear ft. for 2 bedrooms or Less & an additional 400 ft. for each additional bedroom ) EFFLUENT DISPOSAL SYSTEM Lateral Depth of 18 inches to 3 ft. & Vertical Separation of 1ft on bottom and 2 ft. to restrictive horizon and ground water respectfully EFFLUENT DISPOSAL SYSTEM Lateral Drain Pipe (1.25 - 1.5" dia.) & Pipe Holes ( 3/16 - 1/4" dia. Hole Size ) 5 ft. Apart		285.33(b)(3)(A) 285.33(b)(3)(A) 285.33(b)(3)(B) 285.91(13) 285.33(b)(3)(D) 285.33(b)(3)(F)				
33	AEROBIC TREATMENT UNIT Is Aerobic Unit Installed According to Approved Guidelines.	01-16-20	285.32(c)(1)		01-16-20	1/21/20	
34	AEROBIC TREATMENT UNIT Inspection/Clean Out Port & Risers Provided AEROBIC TREATMENT UNIT Secondary restraint system provided AEROBIC TREATMENT UNIT Riser permanently fastened to lid or cast into tank AEROBIC TREATMENT UNIT Riser cap protected against unauthorized intrusions						
35	AEROBIC TREATMENT UNIT Chlorinator Properly Installed with Chlorine Tablets in Place.						
36	PUMP TANK Is the Pump Tank an approved concrete tank or other acceptable materials & construction PUMP TANK Sampling Port Provided in the Treated Effluent Line PUMP TANK Check Valve and/or Anti- Siphon Device Present When Required PUMP TANK Audible and Visual High Water Alarm Installed on Separate Circuit From Pump						
37	PUMP TANK Inspection/Clean Out Port & Risers Provided PUMP TANK Secondary restraint system provided PUMP TANK Riser permanently fastened to lid or cast into tank PUMP TANK Riser cap protected against unauthorized intrusions						
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39	PUMP TANK Electrical Connections in Approved Junction Boxes / Wiring Buried						

**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?	01-16-20	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)		01-16-20		
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 Environmental Health OSSF Inspection Sheet

Installer Name: Varhol Construction OSSF Installer #: OS0031132

1st Inspection Date: 01-16-2020 2nd Inspection Date: \_\_\_\_\_ 3rd Inspection Date: \_\_\_\_\_

Inspector Name: B. Olvera Inspector Name: \_\_\_\_\_ Inspector Name: \_\_\_\_\_

Permit#: 109227 Address: 1115 Sherwood Drive / Canyon Lake Hills

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	01-16-20	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)		01-16-20		
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)				
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)(E)(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)(II) 285.32(b)(1)(E)(i) 285.32(b)(1)(E)(ii)(I)				
7	PRETREATMENT Grease Interceptors if required for commercial		285.34(d)				

01-16-2020 BMO

## 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	01-16-20	285.32(b)(1)(F) 285.32(b)(1)(G) 285.34(b)		01-16-20		
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)				
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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)				
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**Comal County Environmental Health  
OSSF Inspection Sheet**

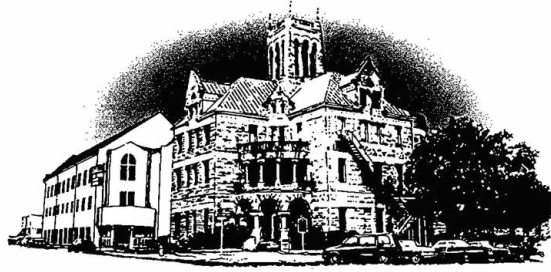
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31	LOW PRESSURE DISPOSAL SYSTEM Adequate Trench Length & Width, and Adequate Separation Distance between Trenches		285.33(d)(1)(C)(i)				

**Comal County Environmental Health  
OSSF Inspection Sheet**

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**Comal County Environmental Health  
OSSF Inspection Sheet**

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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: 109227  
Issued This Date: 06/07/2019  
This permit is hereby given to: Russell E. & Joanne L Beasley

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

1115 SHERWOOD DR  
CANYON LAKE, TX 78133

Subdivision: Canyon Lake Hills  
Unit: 1 & 5  
Lot: 689 & 2036  
Block:  
Acreage:

APPROVED MINIMUM SIZES AS PER ATTACHED DESIGN

Type of System: Aerobic  
Drip Irrigation

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.

\*\*\* COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH \*\*\*

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

Date May 6, 2019

Permit # 109277

Owner Name RUSSELL E & JOANNE L BEASLEY
Mailing Address 112821 WINK ROAD
City, State, Zip HOUSTON TEXAS 77024
Phone# 713-205-6500
Email rbeasley@hobaspipes.com

Agent Name GREG W. JOHNSON, P.E.
Agent Address 170 HOLLOW OAK
City, State, Zip NEW BRAUNFELS, TX 78132
Phone # (830) 905-2778
Email gregjohnsonpe@yahoo.com

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

Subdivision Name CANYON LAKE HILLS Unit/Phase/Section 1 & 5 Lot 689 & 2036 Block
Acreage/Legal
Street Name/Address 4437 MORNINGSIDE WAY City CANYON LAKE Zip 78133

Type of Development:

[X] Single Family Residential
Type of Construction (House, Mobile, RV, Etc.) HOUSE
Number of Bedrooms 4
Indicate Sq Ft of Living Area 3100

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[ ] Non-Single Family Residential
(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
Travel Trailer/RV Parks - Indicate Number of Spaces
Miscellaneous

Estimated Cost of Construction: \$ 450,000 (Structure Only)

Is any portion of the proposed OSSF located in the United States Army Corps of Engineers (USACE) flowage easement?
[ ] Yes [X] No (if yes, owner must provide approval from USACE for proposed OSSF improvements within the USACE flowage easement)

Source of Water [X] Public [ ] Private Well

Are Water Saving Devices Being Utilized Within the Residence? [X] 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 also 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 of Owner [Handwritten Signature]

Date 5-16-19



\*\*\* 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 GREG W. JOHNSON, P.E.

System Description Proprietary; Aerobic Treatment & Drip Tubing

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

Tank Size(s) (Gallons) Newwater B-550 PL Absorption/Application Area (Sq Ft) 2500

Gallons Per Day (As Per TCEQ Table III) 300

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

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.))

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.)

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

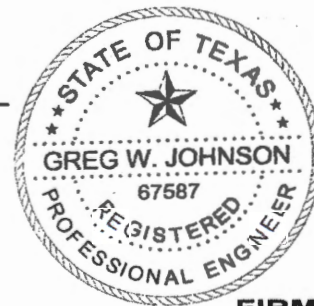
(If yes, the P.E. or R.S. shall certify that the OSSF design complies with all provisions of the existing CZP)

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

(If yes, the P.E. or R.S. 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: \_\_\_\_\_



FIRM #2585

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]  
Signature of Designer

5.31.19  
Date



②  
JCS

# AFFIDAVIT



201906018587 05/31/2019 11:43:13 AM 1/2

THE COUNTY OF COMAL  
STATE OF TEXAS

## CERTIFICATION OF OSSF REQUIRING MAINTENANCE

According to Texas Commission on Environmental Quality Rules for On-Site Sewage Facilities (OSSF's), this document is filed in the Deed Records of Comal County, Texas.

### I

The Texas Health and Safety Code, Chapter 366 authorizes the Texas Commission on Environmental Quality (TCEQ) to regulate on-site sewage facilities (OSSFs). Additionally, the Texas Water Code (TWC), § 5.012 and § 5.013, gives the commission primary responsibility for implementing the laws of the State of Texas relating to water and adopting rules necessary to carry out its powers and duties under the TWC. The commission, under the authority of the TWC and the Texas Health and Safety code, requires owner's to provide notice to the public that certain types of OSSFs are located on specific pieces of property. To achieve this notice, the commission requires a recorded affidavit. Additionally, the owner must provide proof of the recording to the OSSF permitting authority. This recorded affidavit is not a representation or warranty by the commission of the suitability of this OSSF, nor does it constitute any guarantee by the commission that the appropriate OSSF was installed.

### II

An OSSF requiring a maintenance contract, according to 30 Texas Administrative Code §285.91(12) will be installed on the property described as **(insert legal description):**

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COUNTY ENGINEER  
SUBDIVISION

1 & 5 UNIT PHASE/SECTION \_\_\_\_\_ BLOCK 689 & 2036 LOT \_\_\_\_\_ CANYON LAKE HILLS \_\_\_\_\_

IF NOT IN SUBDIVISION: \_\_\_\_\_ ACREAGE \_\_\_\_\_ SURVEY \_\_\_\_\_

The property is owned by (insert owner's full name): RUSSELL E. BEASLEY & JOANNE L. BEASLEY

This OSSF must be covered by a continuous maintenance contract for the first two years. After the initial two-year service policy, the owner of an aerobic treatment system for a single family residence shall either obtain a maintenance contract within 30 days or maintain the system personally.

Upon sale or transfer of the above-described property, the permit for the OSSF shall be transferred to the buyer or new owner. A copy of the planning materials for the OSSF can be obtained from the Comal County Engineer's Office.

WITNESS BY HAND(S) ON THIS 16 DAY OF May, 2019

Russell E Beasley

RUSSELL E. BEASLEY

Joanne Beasley  
Owner(s) signature(s)

JOANNE L. BEASLEY

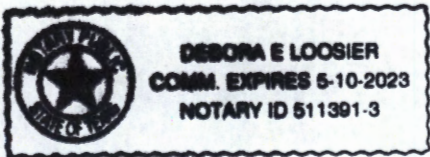
Owner (s) Printed name (s)

RUSSELL E. & JOANNE L. BEASLEY SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 16 DAY OF

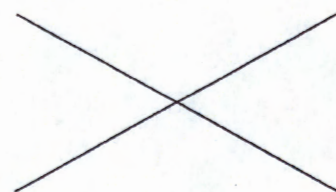
May, 2019

Debora E Loosier  
Notary Public Signature

THIS AREA FOR COMAL COUNTY CLERK RECORDING PURPOSES ONLY



(Notary Seal Here)





# AFFIDAVIT TO THE PUBLIC

THE COUNTY OF COMAL §  
STATE OF TEXAS §

RUSSELL E. & JOANNE L.

Before me, the undersigned authority, on this day personally appeared BEASLEY  
who after being by me duly sworn, upon oath state that they are the owner of record of that certain tract or parcel of land lying and being situated in Comal County, Texas, and being more particularly described as follows:

1 & 5 UNIT/PHASE/SECTION                      BLOCK 689 & 2036 LOT                      CANYON LAKE HILLS SUBDIVISION

IF NOT IN SUBDIVISION:                      ACREAGE                      SURVEY

The undersigned further state that the on-site sewage facility for the referenced properties crosses the boundary between the properties. These properties cannot be sold separately and must be sold as one. Any buyer or transferee is hereby notified of this requirement.

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JUN 03 2019

WITNESS MY/OUR HAND(S) on this 16 day of May, 20 19.

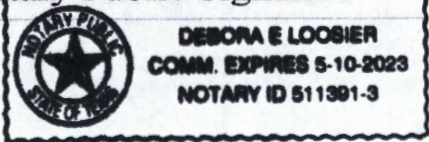
Russell E. Beasley  
RUSSELL E. BEASLEY

Joanne L. Beasley  
JOANNE L. BEASLEY

COUNTY ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME on this 16 day of May, 20 19.

Debra E. Loosier  
Notary Public Signature



(Notary Seal)

Filed and Recorded  
Official Public Records  
Bobbie Koepf, County Clerk  
Comal County, Texas  
05/31/2019 11:43:13 AM  
TERRI 2 Page(s)  
201906018587



Bobbie Koepf



WASTEWATER TREATMENT FACILITY MONITORING AGREEMENT

Regulatory Authority COMAL  
Block Creek Aerobic Services, LLC  
444 A Old Hwy #9  
Comfort, TX 78013  
Off. (830) 995-3189  
Fax. (830) 995-4051

Permit/License Number \_\_\_\_\_  
Customer RUSSELL E. & JOANNE L. BEASLEY  
Site Address 4437 MORNINGSIDE WAY  
City CANYON LAKE, TX Zip 78133  
Mailing Address \_\_\_\_\_  
County COMAL Map # 355 D3  
Phone \_\_\_\_\_  
Email \_\_\_\_\_

2 YEAR CONTRACT  
2 YEAR WARRANTY ON PARTS AND LABOR

Subd/Legal: CANYON LAKE HILLS, UNIT 1, LOT 689, &  
UNIT 5, LOT 2036

**I. General:** This Work for Hire Agreement (hereinafter referred to as "Agreement") is entered into by and between RUSSELL E. & JOANNE L. BEASLEY (hereinafter referred to as "Customer") and Block Creek Aerobic Services, LLC. By this agreement, Block Creek Aerobic Services, LLC and its employees (hereinafter inclusively referred to as "Contractor") agree to render services at the site address stated above, as described herein, and the Customer agrees to fulfill his/her/their responsibilities, as described herein.

**II. Effective Date:**  
This Agreement commences on LTO and ends on \_\_\_\_\_ for a total of two (2) years (initial agreement) or one (1) year (thereafter). If this is an initial agreement (new installation), the Customer shall notify the Contractor within two (2) business days of the system's first use to establish the date of commencement. If no notification is received by Contractor within ninety (90) day::s after completion of installation or where county authority mandates, the date of commencement will be the date the "License to operate" (Notice of Approval) was issued by the permitting authority. This agreement may or may not commence at the same time as any warranty period of installed equipment, but in no case shall it extend the specified warranty.

**III. Termination of Agreement:**  
This Agreement may be terminated by either party for any reason, including for example, substantial failure of either party to perform in accordance with the terms of this Agreement, without fault or liability of the terminating party. The terminating party must provide written notice to the non-terminating party thirty (30) days prior to the termination of this Agreement. If this Agreement is terminated, Contractor will be paid at the rate of \$75.00 per hour for any work performed and for which compensation has not been received. After the deduction of all outstanding charges, any remaining monies from prepayment for services will be refunded to customer within thirty (30) days of termination of this Agreement. Either party terminating this Agreement for any reason, including non-renewal, shall notify in writing the equipment manufacturer and the appropriate regulatory agency a minimum of thirty (30) days prior to the date of such termination. Nonpayment of any kind shall be considered breach of contract and a termination of contract.

**IV. Services:**  
Contractor will:  
a. Inspect and perform routine upkeep on the On-Site Sewage Facility (hereinafter referred to as OSSF) as recommended by the treatment system manufacturer, and required by state and/or local regulation, for a total of three visits to site per year. The list of items checked at each visit shall be the: control panel, Electrical circuits, timer, Aeration including compressor and diffusers, CFM/PSI measured, lids safety pans, pump, compressor, sludge levels, and anything else required as per the manufacturer.  
b. Provide a written record of visits to the site by means of an inspection tag attached to or contained in the control panel.  
c. Repair or replace, if Contractor has the necessary materials at site, any component of the OSSF found to be failing or inoperative during the course of a routine monitoring visit. If such services are not covered by warranty, and the service(s) cost less than \$100.00, Customer hereby authorizes Contractor to perform the service(s) and bill Customer for said service(s). When service costs are greater than \$100.00, or if contractor does not have the necessary supplies at the site, Contractor will notify Customer of the required service(s) and the associated cost(s). Customer must notify Contractor of arrangements to affect repair of system with in two (2) business days after said notification.  
d. Provide sample collection and laboratory testing of TSS and BOD on a yearly basis (commercial systems only).  
e. Forward copies of this Agreement and all reports to the regulatory agency and the Customer.  
f. Visit site in response to Customer's request for unscheduled services within forty-eight (48) hours of the date of notification (weekends and holidays excluded) of said request. Unless otherwise covered by warranty, costs for such unscheduled responses will be billed to Customer.

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Customer's Initials



BS

Contractor's Initials



**V. Disinfection:**

Not required; \_\_\_\_\_ required. The responsibility to maintain the disinfection device(s) and provide any necessary chemicals is that of the Customer.

**VI. Electronic Monitoring:**

Electronic Monitoring is not included in this Agreement.

**VII. Performance of Agreement:**

Commencement of performance by Contractor under this Agreement is contingent on the following conditions:

a. If this is an initial Agreement (new installation):

I. Contractor's receipt of a fully executed original copy or facsimile of this agreement and all documentation requested by Contractor.

If the above conditions are not met, Contractor is not obligated to perform any portion of this Agreement.

**VIII. Customer's Responsibilities:**

The customer is responsible for each and all of the following:

a. Provide all necessary yard or lawn maintenance and removal of all obstacles, including but not limited to dogs and other animals, vehicles, trees, brush, trash, or debris, as needed to allow the OSSF to function properly, and to allow Contractor safe and easy access to all parts of the OSSF.

b. Protect equipment from physical damage including but not limited to that damage caused by insects.

c. Maintain a current license to operate, and abide by the conditions and limitations of that license, and all requirements for and OSSF from the State and/or local regulatory agency, whichever requirements are more stringent, as well as the proprietary system's manufacturer recommendations.

d. Notify Contactor immediately of any and all alarms, and/or any and all problems with, including failure of, the OSSF.

e. Provide, upon request by Contractor, water usage records for the OSSF so that the Contractor can perform a proper evaluation of the performance of the OSSF.

f. Allow for samples at both the inlet and outlet of the OSSF to be obtained by Contractor for the purpose of evaluating the OSSF's performance. If these samples are taken to a laboratory for testing, with the exception of the service provided under Section IV (d) above, Customer agrees to pay Contractor for the sample collection and transportation, portal to portal, at a rate of \$35.00 per hour, plus the associated fees for laboratory testing.

g. Prevent the backwash or flushing of water treatment or conditioning equipment from entering the OSSF.

h. Prevent the condensation from air conditioning or refrigeration units, or the drains of icemakers, from hydraulically overloading the aerobic treatment units. Drain lines may discharge into the surface application pump tank if approved by system designer.

i. Provide for pumping and cleaning of tanks and treatment units, when and as recommended by Contactor, at Customer's expense.

j. Maintain site drainage to prevent adverse effects on the OSSF.

k. Pay promptly and fully, all Contractor's fees, bills, or invoices as described herein.

**IX. Access by Contractor:**


Contractor is hereby granted an easement to the OSSF for the purpose of performing services described herein. Contractor may enter the property during Contractor's normal business hours and/or other reasonable hours without prior notice to Customer to perform the Services and/or repairs described herein. Contractor shall have access to the OSSF electrical and physical components. Tanks and treatment units shall be accessible by means of man ways, or risers and removable covers, for the purpose of evaluation as required by State and/or local rules and the proprietary system manufacturer. It is Customers responsibility to keep lids exposed and accessible at all times.

**X. Limit of Liability:**

Contractor shall not be held liable for any incidental, consequential, or special damages, or for economic loss due to expense, or for loss of profits or income, or loss of use to Customer, whether in contract tort or any other theory. In no event shall Contractor be liable in an amount exceeding the total Fee for Services amount paid by Customer under this Agreement.

**XI. Indemnification:**

Customer (whether one or more) shall and does hereby agree to indemnify, hold harmless and defend Contractor and each of its successors, assigns, heirs, legal representatives, devisees, employees, agents and/or counsel (collectively "Indemnitees") from and against any and all liabilities, claims, damages, losses, liens, causes of action, suits, fines, judgments and other expenses (including, but not limited to, attorneys' fees and expenses and costs of investigation), of any kind, nature or description, (hereinafter collectively referred to as "Liabilities") arising out of, caused by, or resulting, in whole or in part, from this Agreement.

  
\_\_\_\_\_

Customer's Initials



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**THIS INDEMNIFICATION APPLIES EVEN IF SUCH LIABILITIES ARE CAUSED BY THE CONCURRENT OR CONTRIBUTORY NEGLIGENCE OR BY THE STRICT LIABILITY OF ANY INDEMNITEE.**

Customer hereby waives its right of recourse as to any Indemnitee when Indemnification applies, and Customer shall require its insurer(s) to waive its/their right of subrogation to the extent such action is required to render such waiver of subrogation effective. Customer shall be subrogated to Indemnitees with respect to all rights Indemnitees may have against third parties with respect to matters as to which Customer provides indemnity and/or defense to Indemnitees. No Indemnification is provided to Indemnitees when the liability or loss results from (1) the sole responsibility of such Indemnitee; or, (2) the willful misconduct of such Indemnitee. Upon irrevocable acceptance of this Indemnification obligation, Customer, in its sole discretion, shall select and pay counsel to defend Indemnitees of and from any action that is subject to this Indemnification provision. Indemnitees hereby covenant not to compromise or settle any claim or cause of action for which Customer has provided Indemnification without the consent of Customer.

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**XII. Severability:**

If any provision of the "Proposal and Contract" shall be held to be invalid or unenforceable for any reason, the remaining provisions shall continue to be valid and enforceable. If a court finds that any provision of the "Agreement" is invalid or unenforceable, but that by limiting such provision it would become valid and enforceable, then such provision shall be deemed to be written, construed, and enforced as so limited.

**XIII. Fee for Services:**

The Fee for Services does not include any fees for equipment, material, labor necessary for non-warranty repairs, unscheduled inspections, or Customer requested visits to the site.

**XIV. Payment:**

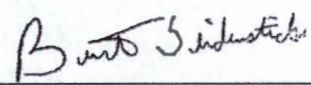
Full payment is due upon execution of this Agreement (Required of new Customer). For any other service(s) or repair(s) provided by Contractor the Customer shall pay the invoice(s) for said service(s) or repair(s) within thirty (30) days of the invoice date. The Contractor shall mail all invoices on the date of invoice. All payments not received within thirty (30) days from the invoice date will be subject to a \$29.00 late penalty and a 1.5% per month carrying charge, as well as any reasonable attorney's fees, and all collection and court costs incurred by Contractor in collection of unpaid debt(s). Contractor may terminate contract at any time for nonpayment for services. Any check returned to Contractor for any reason will be assessed a \$30.00 return check fee.

**XV. Application or Transfer of payment:**

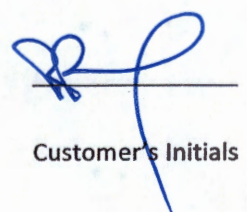
The fees paid for this agreement may be transferred to subsequent property owner(s); however, this Agreement is not transferable. Customer shall advise the subsequent property owner(s) of the State requirement that they sign a replacement agreement authorizing Contractor to perform the herein described Services, and accepting Customer's Responsibilities. This replacement Agreement must be signed and received in Contractor's offices within ten (10) business days of date of transfer of property ownership. Contractor will apply all funds received from Customer first to any past due obligation arising from this Agreement including late fees or penalties, return check fees, and/or charges for services or repairs not paid within thirty (30) days of invoice date. Any remaining monies shall be applied to the funding of the replacement Agreement. The consumption of funds in this manner may cause a reduction in the termination date of effective coverage per this Agreement. See Section IV.

**XVI. Entire Agreement:**

This agreement contains the entire Agreement of the parties, and there are no other conditions in any other agreement, oral or written.

  
\_\_\_\_\_  
Block Creek Aerobic Services, LLC,  
Contractor  
MC# 0000042 and MC#0000002

  
\_\_\_\_\_  
Customer Signature Date

  
\_\_\_\_\_  
Customer's Initials

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BS  
\_\_\_\_\_  
Contractor's Initials

## ON-SITE SEWERAGE FACILITY SOIL EVALUATION REPORT INFORMATION

Date Soil Survey Performed: May 13, 2019

Site Location: CANYON LAKE HILLS, UNIT 1, LOT 689 & UNIT 5, LOT 2036

Proposed Excavation Depth: N/A

**Requirements:**

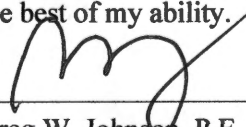
- At least two soil excavations must be performed on the site, at opposite ends of the proposed disposal area.
- Locations of soil boring or dug pits must be shown on the site drawing.
- For subsurface disposal, soil evaluations must be performed to a depth of at least two feet below the proposed excavation depth. For surface disposal, the surface horizon must be evaluated.
- Describe each soil horizon and identify any restrictive features on the form. Indicate depths where features appear.

SOIL BORING NUMBER		SURFACE EVALUATION				
Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/ Water Table)	Restrictive Horizon	Observations
0	<b>III</b>	<b>CLAY LOAM</b>	<b>N/A</b>	<b>NONE OBSERVED</b>	<b>LIMESTONE @ 4"</b>	<b>BROWN</b>
1						
2						
3						
4						
5						

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SOIL BORING NUMBER		SURFACE EVALUATION				
Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/ Water Table)	Restrictive Horizon	Observations
0	<b>SAME</b>		<b>AS</b>		<b>ABOVE</b>	
1						
2						
3						
4						
5						

I certify that the findings of this report are based on my field observations and are accurate to the best of my ability.

  
\_\_\_\_\_  
Greg W. Johnson, P.E. 67587-F2585, S.E. 11561

05/13/19  
\_\_\_\_\_  
Date



**OSSF SOIL EVALUATION REPORT INFORMATION**

Date: May 14, 2019

**Applicant Information:**

Name: RUSSELL E. & JOANNE L. BEASLEY  
Address: 11821 WINK ROAD  
City: HOUSTON State: TEXAS  
Zip Code: 77024 Phone: (713) 205-6500

**Site Evaluator Information:**

Name: Greg W. Johnson, P.E., R.S., S.E. 11561  
Address: 170 Hollow Oak  
City: New Braunfels State: Texas  
Zip Code: 78132 Phone & Fax (830)905-2778

**Property Location:**

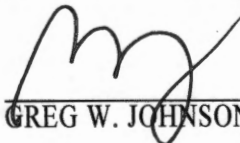
Lot SEE BELOW Unit SEE BELOW Blk \_\_\_ Subd. CANYON LAKE HILLS  
Street Address: 4437 MORNINGSIDE WAY  
City: CANYON LAKE Zip Code: 78133  
Additional Info.: UNIT 1 LOT 689 & UNIT 5 LOT 2036

**Installer Information:**

Name: \_\_\_\_\_  
Company: \_\_\_\_\_  
Address: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_\_  
Zip Code: \_\_\_\_\_ Phone \_\_\_\_\_

**Topography:** Slope within proposed disposal area: 6 %  
Presence of 100 yr. Flood Zone: YES  NO \_\_\_  
Existing or proposed water well in nearby area. YES \_\_\_ NO   
Presence of adjacent ponds, streams, water impoundments YES  NO \_\_\_ >75'  
Presence of upper water shed YES \_\_\_ NO   
Organized sewage service available to lot YES \_\_\_ NO

I HAVE PERFORMED A THOROUGH INVESTIGATION BEING A REGISTERED PROFESSIONAL ENGINEER AND SITE EVALUATOR IN ACCORDANCE WITH CHAPTER 285, SUBCHAPTER D, §285.30, & §285.40 (REGARDING RECHARGE FEATURES), TEXAS COMMISSION OF ENVIRONMENTAL QUALITY (EFFECTIVE DECEMBER 29, 2016).

  
\_\_\_\_\_  
GREG W. JOHNSON, P.E. 67587 - S.E. 11561

05/13/19  
DATE



**FIRM #2585**

**DRIP TUBING SYSTEM**  
DESIGNED FOR:  
RUSSELL E. & JOANNE L. BESLEY  
11821 WINK ROAD  
HOUSTON, TEXAS 77024

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**SITE DESCRIPTION:**

Located in Canyon Lake Hills, Unit 1, Lot 689 & Unit 5, Lot 2036 at 4437 Morningside Way, the proposed system will serve a four bedroom residence (3100 sf.) situated in an area with Type-III soil as described in the Soil Evaluation Report. An aerobic treatment plant utilizing drip irrigation was chosen as the most appropriate system to serve the conditions on this lot.

**PROPOSED SYSTEM:**

A 3 or 4 inch SCH-40 pipe discharges from the residence into a new NuWater B550 600 gpd aerobic treatment plant containing a 353 gal. pretreatment chamber and a 768 gal. pump chamber. The effluent after processing gravity feeds into the pump chamber. The pump chamber contains a 0.5 HP Franklin C1-Series-20XC105P4-2W115 submersible pump or equivalent. The well pump is activated by mercury floats and a timer set to cycle eight times per day with a tank operating level from 50-70 gallons. A high level audible and visual alarm will activate should the pump fail. Distribution is through a self flushing 100 micron Arkal 1" Super Filter, disk filter " filter then through a 1" SCH-40 manifold to a 2500 sf. drip tubing field, with *Netifim Bioline* drip lines set approximately two feet apart with 0.61 gph emitters set every two feet, as per the attached schematic. A pressure regulator Model PMR30MF installed in the pump tank on the manifold to the field will maintain pressure at 30 psi. A 1" SCH-40 return line is installed to continuously flush the system by cycling a 1" ball valve. Solids caught in the Arkal disk filter are flushed each cycle back to the trash tank. Agricultural Products, Inc. (Model #VBK-1) 1" PVC vacuum breakers installed at the highest point on each manifold will prevent siphoning of effluent from higher to lower parts of the field. **Prior to installing tubing the entire field must be scarified and built up with eight inches of Type II or III soil. Drip tubing will be laid and the entire field area will be capped with 8" of loamy soil (Type 2 or 3 - NOT SAND). The field area will be sodded with grass with hearty grass such as Bermuda, St. Augustine, etc. prior to system startup.**

**Tanks must have at grade risers on each opening with watertight caps that must be at least 65# or have a padlock or can only be removed with tools. A secondary plug, cap, or suitable restraint must be provided below riser cap to prevent tank entry should the cap be damaged or removed, in compliance with Chapter §285.38.**

**DESIGN SPECIFICATIONS:**

Q = 300 gallons per day - 4 bedroom residence (Table III)

Pretreatment tank size: 353 Gal

Plant Size: NuWater B550- 600 GPD (TCEQ Approved)

Pump tank size: 768 Gal

Reserve capacity after High Level: 100 gal. (1/3 day usage)

Application Rate: Ra = 0.2 gal/sf

Total absorption area: Q/Ra = 300 GPD/0.20 = 1500 sf. (Actual 2500 sf.)

Total linear feet drip tubing: 1250' *Netifim Bioline* drip tubing .61 GPH

Pump requirement: 625 emitters @ 0.61 gph @ 30 psi = 6.354 gpm

Pump: 0.5 HP Franklin C1-Series-20XC105P4-2W115 submersible pump or equivalent.

Dosing volume: 50-70 gal.

Pump Tank Calculations: 768 Gal (14.5 gal/in.)

Volume below working level = 15" = 218 gal

Working level = 300 gal = 21"

Reserve Requirement = 1 day = 100 gal. = 7"

MINIMUM SCOUR VELOCITY (MSV) > 2 FPS

IN DRIP TUBING W/ NOM. DIA. 0.55" ID

MSV = 2 FPS  $(\pi d^2) / 4 * 7.48 \text{ gal/cf} * 60 \text{ sec/min}$

MSV =  $2(3.14159((.55/12)^2) / 4) * 7.48 * 60$

MSV = 1.5 gpm MIN FLOW RATE x 4 lines = 6 gpm

IN RETURN MANIFOLD W/ NOM. DIA 1.049" ID

MSV = 2 FPS  $(\pi d^2) / 4 * 7.48 \text{ gal/cf} * 60 \text{ sec/min}$

MSV =  $2(3.14159((1.049/12)^2) / 4) * 7.48 * 60$

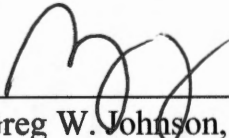
MSV = 5.4 GPM

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**PIPE AND FITTINGS:**

All pipes and fittings in this drip tubing system shall be 1" schedule 40 PVC. All joints shall be sealed with approved solvent-type PVC cement. Clipper type cutters are recommended to prevent PVC burrs during cutting of pipes causing possible plugging. Drip tubing 0.61 gph drip tubing to be used in field. The manifold trench should be kept shallow to prevent interconnection of the trenches.

Designed in accordance with Chapter 285, Subchapter D, §285.30 and §285.40 Texas Commission on Environmental Quality (Effective December 29, 2016)

 05/14/19  
\_\_\_\_\_  
Greg W. Johnson, P.E. No. 67587, F#2585  
170 Hollow Oak  
New Braunfels, Texas 78132  
830/905-2778





#109227

**REVISED**

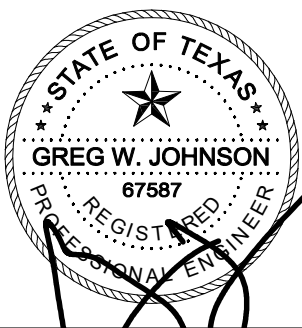
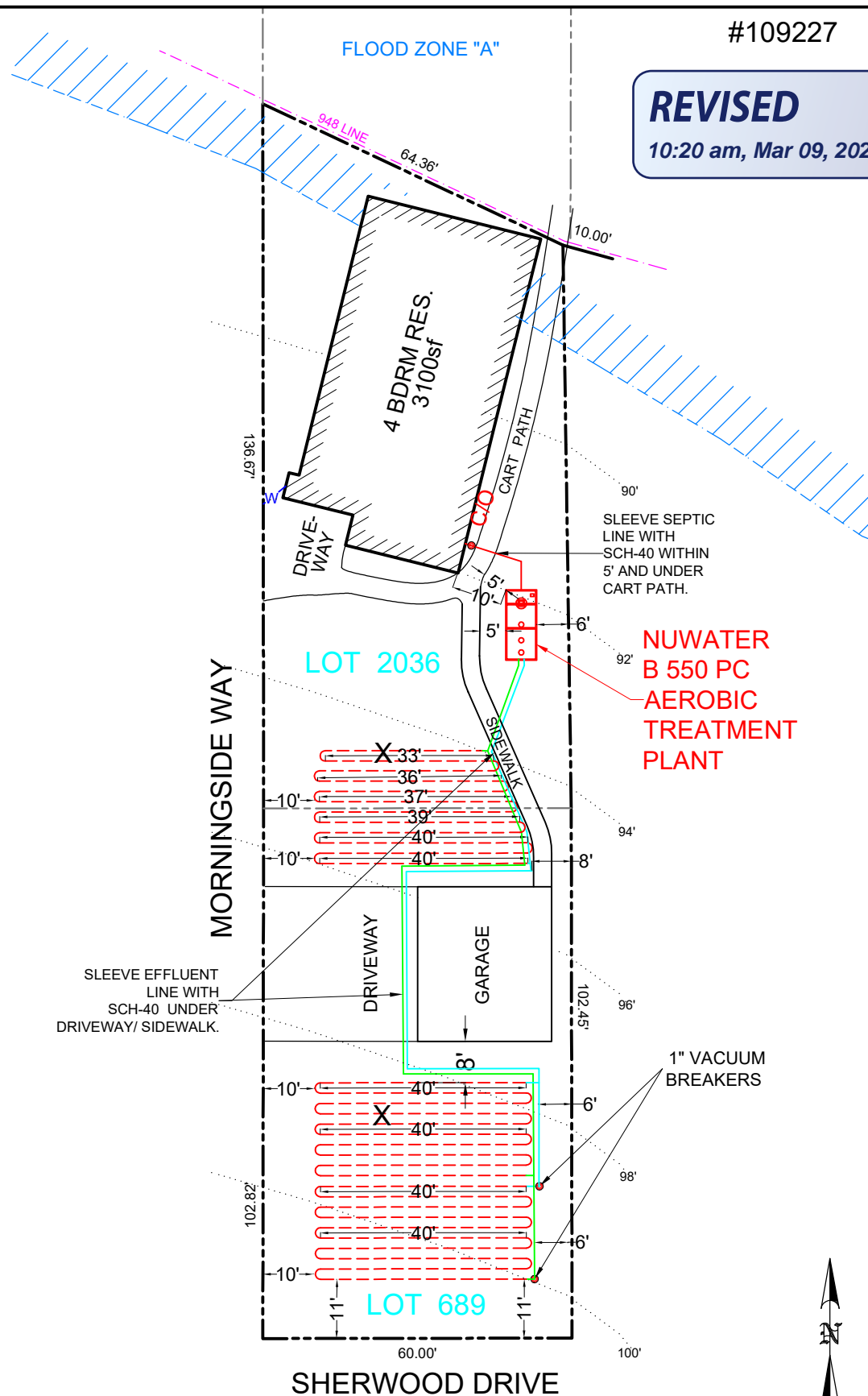
10:20 am, Mar 09, 2020

INSTALL 2500sf OF FIELD USING 1250' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

\*USE TWO WAY CLEANOUT  
\*\*USE SCH-40 OR SDR-26 TO TANK

X= TEST HOLE

DRIP TUBING			
ZONE 1	ZONE 2	ZONE 3	TOTAL
40	40	40	
40	40	40	
40	40	40	
40	40	40	
40	40	39	
40	40	39	
40	40	37	
40	40	37	
40	40	36	
40	40	36	
		33	
		33	
400	400	450	1250



OWNER: RUSSELL E. & JOANNE L. BEASLEY		DRAWN BY: GWJ/ EJS II	
STREET ADDRESS: 1115 SHERWOOD DRIVE			
LEGAL DESC: CANYON LAKE HILLS	UNIT/SECTION/PHASE: 1 / 5	BLOCK:	LOT: 689 / 2031
PREPARED BY: GREG W JOHNSON PE E#002585	SCALE: 1"=20'	DATE: 5/11/2010	REVISED: 2/6/2020



## TANK NOTES:

Tanks must be set to allow a minimum of 1/8" per foot fall from the residence.

Tightlines to the tank shall be SCH-40 PVC.

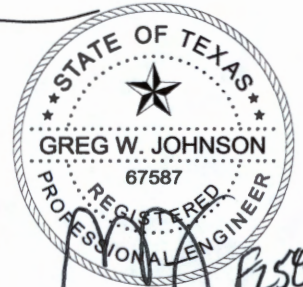
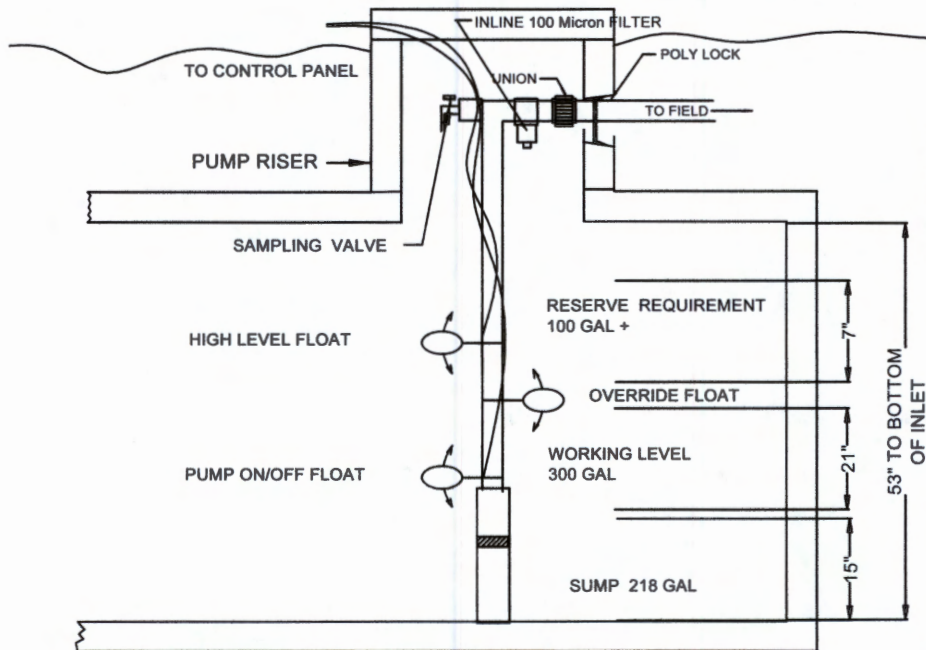
A two way sanitary tee is required between residence and tank.

A minimum of 4" of sand, sandy loam, clay loam free of rock shall be placed under and around tanks

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ALL WIRING MUST BE IN COMPLIANCE WITH  
THE MOST RECENT NATIONAL ELECTRIC CODE



2585  
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TYPICAL PUMP TANK CONFIGURATION  
NU-WATER 550PC -400PT 768 GAL PUMP TANK

# Arkal 1" Super Filter

Catalog No. 1102 0 \_ \_ \_

## Features

- ♦ A "T" shaped filter with two 1" male threads.
- ♦ A "T" volume filter for in-line installation on 1" pipelines.
- ♦ The filter prevents clogging due to its enlarged filtering area that collects sediments and particles.
- ♦ Manufactured entirely from fiber reinforced plastic.
- ♦ A cylindrical column of grooved discs constitutes the filter element.
- ♦ Spring keeps the discs compressed.
- ♦ Screw-on filter cover.
- ♦ Filter discs are available in various filtration grades.

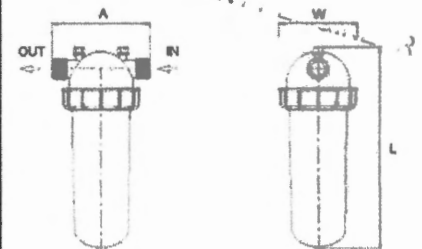
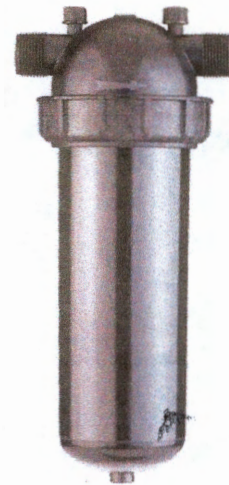
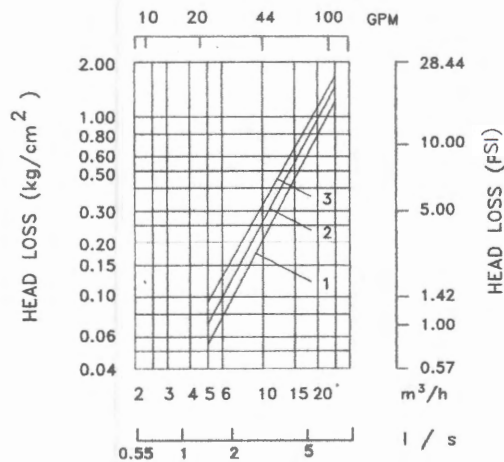
## Technical Data

Inlet/outlet diameter	1" BSPT (male)	1" NPT (male)
	25.0 mm – nominal diameter	
	33.6 mm – pipe diameter (O. D.)	
Maximum pressure	10 atm	145 psi
Maximum flow rate	8 m <sup>3</sup> /h (1.7 l/sec)	35 gpm
General filtration area	500 cm <sup>2</sup>	77.5 in <sup>2</sup>
Filtration volume	600 cm <sup>3</sup>	37 in <sup>3</sup>
Filter length L	340 mm	13 13/32"
Filter width W	130 mm	5 3/32"
Distance between end connections A	158 mm	6 7/32"
Weight	1.420 kg	3.13 lbs.
Maximum temperature	70° C	158 °F
pH	5-11	5-11

## Filtration Grades

- Blue (400 micron / 40 mesh)
- Yellow (200 micron / 80 mesh)
- Red (130 micron / 120 mesh)
- Black (100 micron / 140 mesh)
- Green (55 micron)

## Head Loss Chart



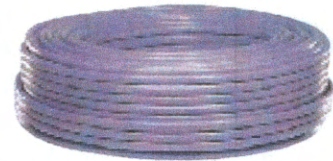
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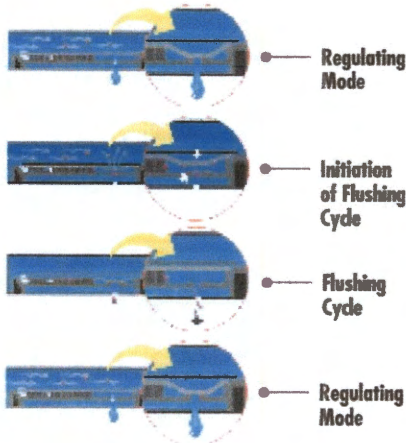




# Bioline® Dripperline

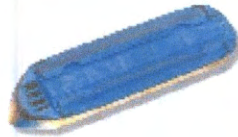


## Pressure Compensating Dripperline for Wastewater



Bioline's Self-Cleaning, Pressure Compensating Dripper is a fully self-contained unit molded to the interior wall of the dripper tubing.

As shown at left, Bioline is continuously self-cleaning during operation, not just at the beginning and end of a cycle. The result is dependable, clog free operation, year after year.



### Product Advantages

#### The Proven Performer

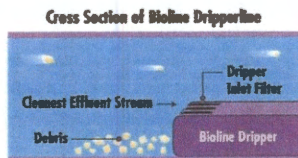
- Tens of millions of feet used in wastewater today.
- Bioline is permitted in every state allowing drip disposal.
- Backed by the largest, most quality-driven manufacturer of drip products in the U.S.
- Preferred choice of major wastewater designers and regulators.
- Proven track record of success for many years of hard use in wastewater applications.

#### Quality Manufacturing with Specifications Designed to Meet Your Needs

- Pressure compensating drippers assure the highest application uniformity - even on sloped or rolling terrain.
- Excellent uniformity with runs of 400 feet or more - reducing installation costs.
- Highest quality-control standards in the industry: Cv of 0.25 (coefficient of manufacturer's variation).
- A selection of flows and spacings to satisfy the designer's demand for almost any application rate.

#### Long-Term Reliability

- Protection against plugging:
  - Dripper inlet raised 0.27" above wall of tubing to prevent sediment from entering dripper.
  - Drippers impregnated with Vinyzene to prevent buildup of microbial slime.
  - Unique self-flushing mechanism passes small particles before they can build up.



#### Root Safe

- A physical barrier on each Bioline dripper helps prevent root intrusion.
- Protection never wears out - never depletes - releases nothing to the environment.
- Working reliably for up to 15 years in subsurface wastewater installations.
- Additional security of chemical root inhibition with Techfilter - supplies Trifluralin to the entire system, effectively inhibiting root growth to the dripper outlets.



### Applications

- For domestic strength wastewater disposal.
- Installed following a treatment process.
- Can be successfully used on straight septic effluent with proper design, filtration and operation.
- Suitable for reuse applications using municipally treated effluent designated for irrigation water.

### Specifications

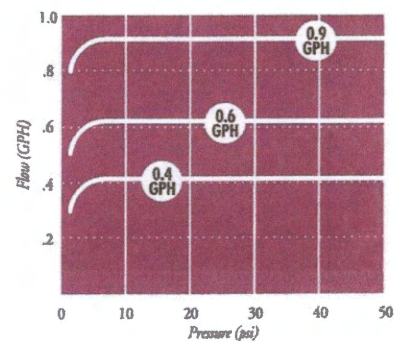
Wall thickness (mil): 45\*  
 Nominal flow rates (GPH): .4, .6, .9\*  
 Common spacings: 12", 18", 24"\*  
 Recommended filtration: 120 mesh  
 Inside diameter: .570\*

Color: Purple tubing indicates non-potable source

\*Additional flows, spacings, and pipe sizes available by request. Please contact Netafim USA Customer Service for details.

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BIOLINE Flow Rate vs. Pressure



**NETAFIM USA**  
 5470 E. Home Ave. • Fresno, CA 93727  
 888.638.2346 • 559.453.6800  
 FAX 800.695.4753  
[www.netafimusa.com](http://www.netafimusa.com)

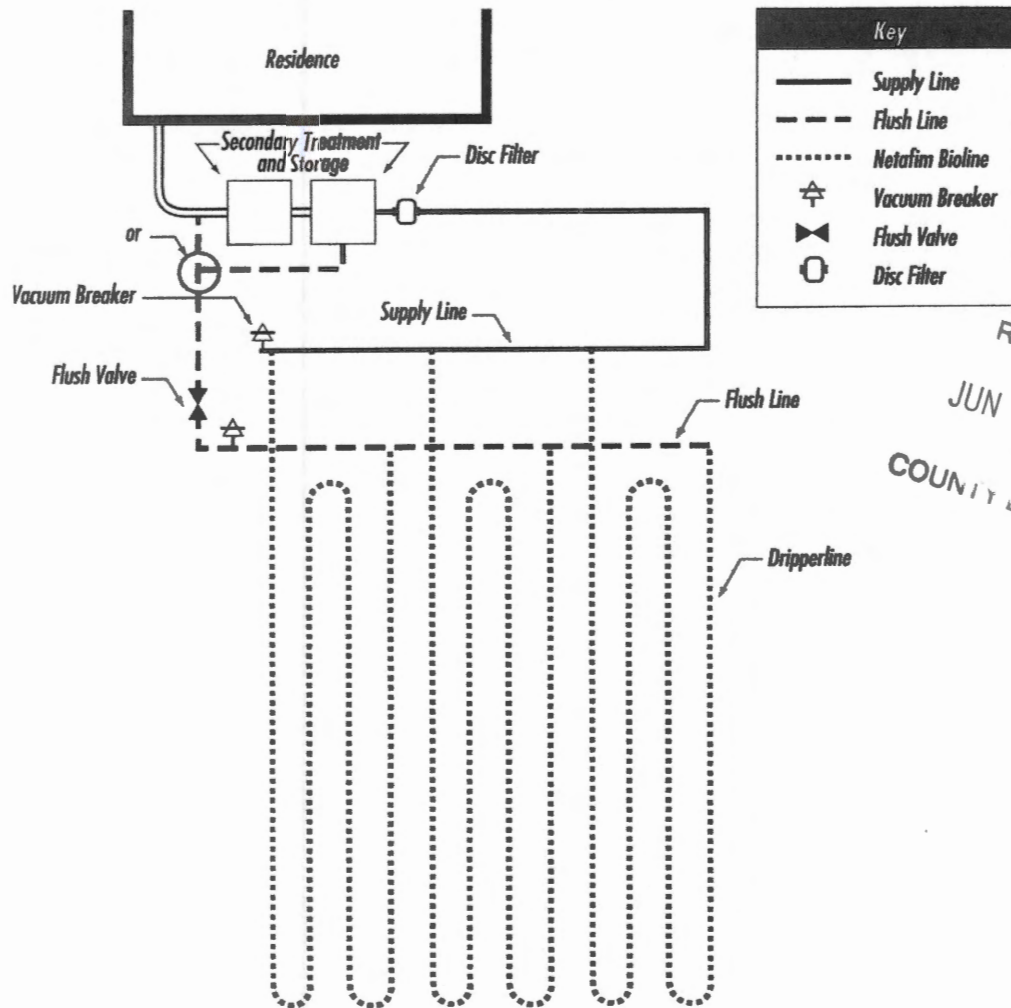
# NETAFIM WASTEWATER DISPERSAL SYSTEM DESIGN GUIDE

## SAMPLE DESIGNS

### SINGLE TRENCH LAYOUT

Rectangular field with supply and flush manifold on same side and in same trench;

- Locate supply and flush manifold in same trench
- Dripperlines are looped at the end opposite the supply and flush manifolds
- The longest Bioline length should not exceed 400 ft. Drip fields 200 ft. in length might loop the Bioline once; drip dispersal fields under 100 ft. might be looped twice, as illustrated



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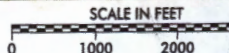
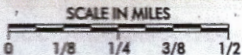


355



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CONTINUED ON MAP 356





## Ritzen, Brenda

---

**From:** Ritzen, Brenda  
**Sent:** Monday, March 9, 2020 8:12 AM  
**To:** 'Greg Johnson'  
**Subject:** RE: 1115 SHERWOOD DRIVE - BEASLEY #109227

Greg,

I'm  not seeing the 36' drip lines on the design. Please recheck.

Thank you,

Brenda Ritzen, OS0007722  
Environmental Health Coordinator  
Comal County Engineers Office  
195 David Jonas Drive  
New Braunfels, Texas 78132  
830-608-2090  
[www.cceo.org](http://www.cceo.org)

---

**From:** Greg Johnson <[gregjohnsonpe@yahoo.com](mailto:gregjohnsonpe@yahoo.com)>  
**Sent:** Saturday, March 7, 2020 8:01 AM  
**To:** Ritzen, Brenda <[rabbjr@co.comal.tx.us](mailto:rabbjr@co.comal.tx.us)>  
**Cc:** Dennis Varhol <[dennis.pvc@gmail.com](mailto:dennis.pvc@gmail.com)>; Rawley Outlaw <[routlaw343@aol.com](mailto:routlaw343@aol.com)>  
**Subject:** 1115 SHERWOOD DRIVE - BEASLEY #109227

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- Comal IT

---

REVISED.  
THX,  
GREG

Send for Greg W. Johnson, P.E., R.S.)

170 Hollow Oak

New Braunfels, TX 78132

Office/Fax (830) 905-2778

Email: [gregjohnsonpe@yahoo.com](mailto:gregjohnsonpe@yahoo.com)

#109227

**REVISED**

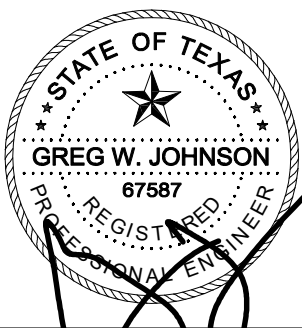
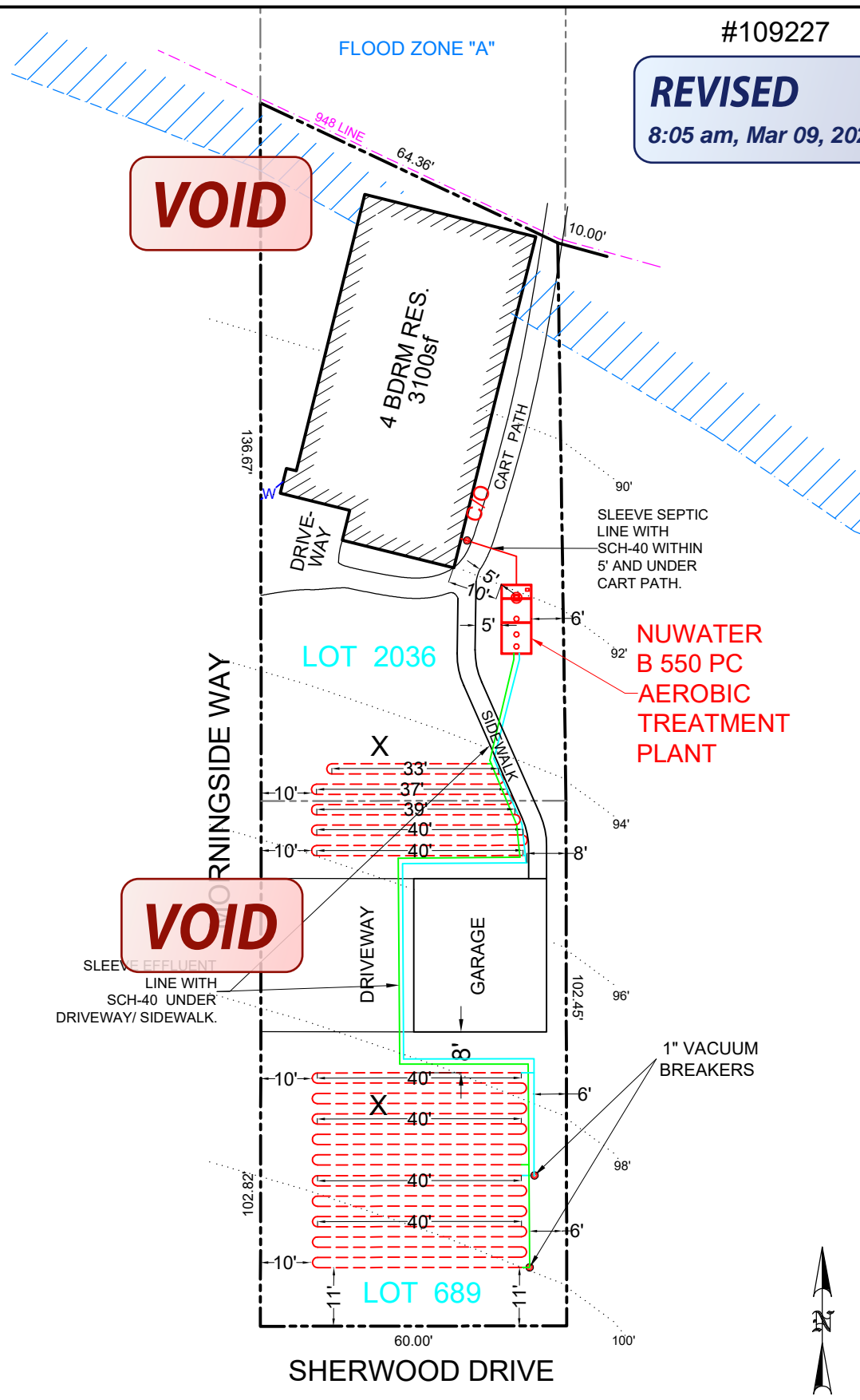
8:05 am, Mar 09, 2020

INSTALL 2500sf OF FIELD USING 1250' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

\*USE TWO WAY CLEANOUT  
\*\*USE SCH-40 OR SDR-26 TO TANK

X= TEST HOLE

DRIP TUBING			
ZONE 1	ZONE 2	ZONE 3	TOTAL
40	40	40	
40	40	40	
40	40	40	
40	40	40	
40	40	39	
40	40	39	
40	40	37	
40	40	37	
40	40	36	
40	40	36	
		33	
		33	
400	400	450	1250



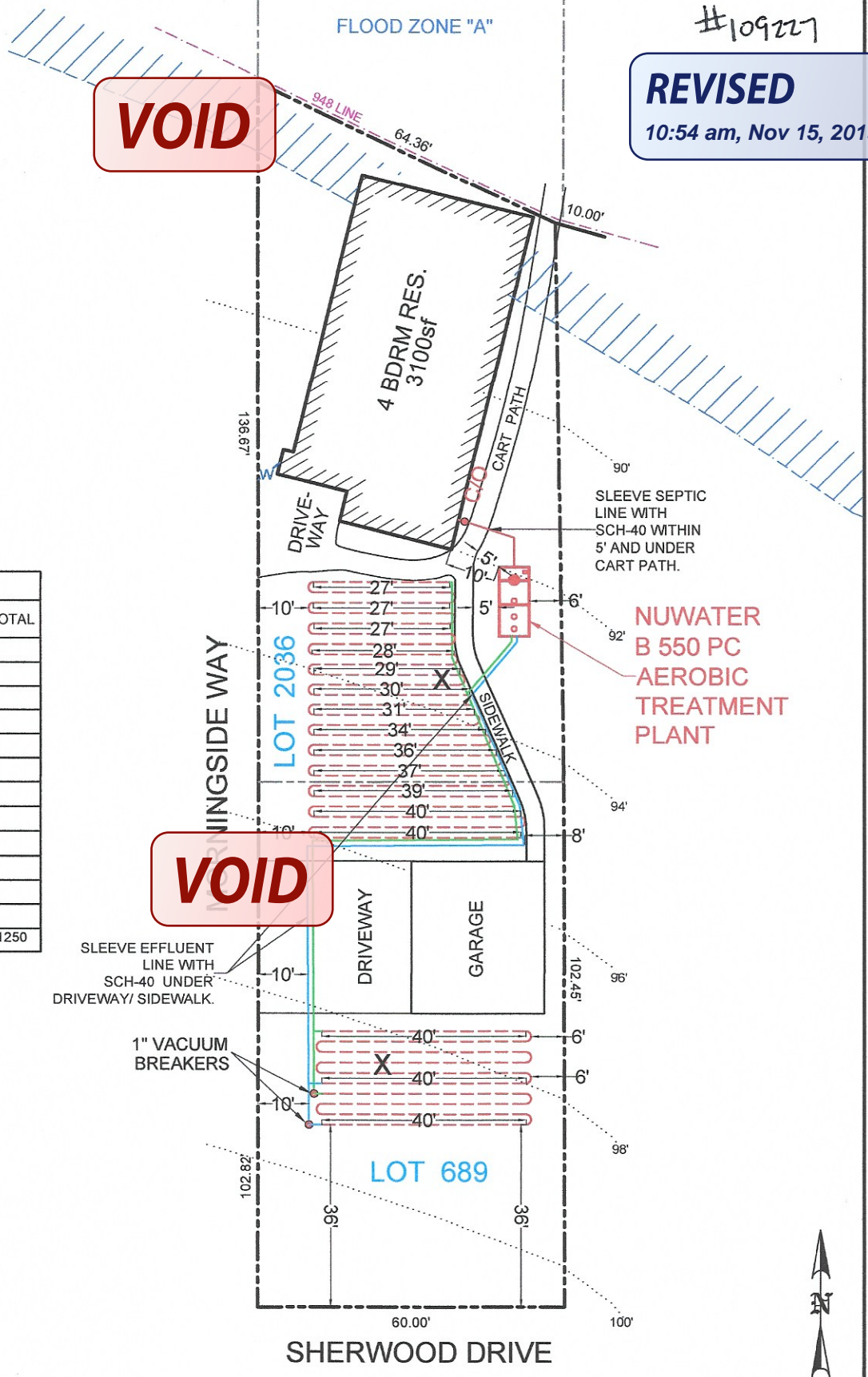
OWNER: RUSSELL E. & JOANNE L. BEASLEY		DRAWN BY: GWJ/ EJS II	
STREET ADDRESS: 1115 SHERWOOD DRIVE			
LEGAL DESC: CANYON LAKE HILLS	UNIT/SECTION/PHASE: 1 / 5	BLOCK:	LOT: 689 / 2031
PREPARED BY: GREG W JOHNSON P E #002585	SCALE: 1"=20'	DATE: 5/11/2010	REVISED: 2/6/2020

INSTALL 2500sf OF FIELD USING 1250' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

\*USE TWO WAY CLEANOUT  
 \*\*USE SCH-40 OR SDR-26 TO TANK

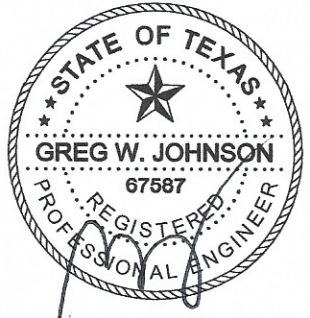
X= TEST HOLE

DRIP TUBING					
ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL
40	40	40	39	30	
40	40	40	39	30	
40	40	40	37	29	
40	40	40	37	29	
	40		36	28	
	40		36	28	
			34	27	
			34	27	
			31	27	
			31	27	
				27	
				27	
160	240	160	354	336	1250



#109227

**REVISED**  
 10:54 am, Nov 15, 2019



OWNER: RUSSELL E. & JOANNE L. BEASLEY		DRAWN BY: GWJ/ EJS III	
STREET ADDRESS: 4437 MORNINGSIDE WAY			
LEGAL DESC: CANYON LAKE HILLS	UNIT/SECTION/PHASE: 1 / 5	BLOCK:	LOT: 689 / 2036
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=30'	DATE: 5/14/2019	REVISED: 10/18/2019



## Ritzen, Brenda

---

**From:** Ritzen, Brenda  
**Sent:** Tuesday, October 22, 2019 8:28 AM  
**To:** 'Greg Johnson'  
**Cc:** Rawley Outlaw; Dennis Varhol  
**Subject:** RE: #109227 - BEASLEY

Greg,

This  revision does not appear to have the 2500 sq. ft. of drip tubing as indicted.

Thank you,

Brenda Ritzen, OS0007722  
Environmental Health Coordinator  
Comal County Engineers Office  
195 David Jonas Drive  
New Braunfels, Texas 78132  
830-608-2090  
[www.cceo.org](http://www.cceo.org)

---

**From:** Greg Johnson <[gregjohnsonpe@yahoo.com](mailto:gregjohnsonpe@yahoo.com)>  
**Sent:** Sunday, October 20, 2019 7:42 AM  
**To:** Ritzen, Brenda <[rabbjr@co.comal.tx.us](mailto:rabbjr@co.comal.tx.us)>  
**Cc:** Rawley Outlaw <[routlaw343@aol.com](mailto:routlaw343@aol.com)>; Dennis Varhol <[dennis.pvc@gmail.com](mailto:dennis.pvc@gmail.com)>  
**Subject:** Re: #109227 - BEASLEY

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REVISED.  
THX,  
GREG

Send for Greg W. Johnson, P.E., R.S.)

170 Hollow Oak

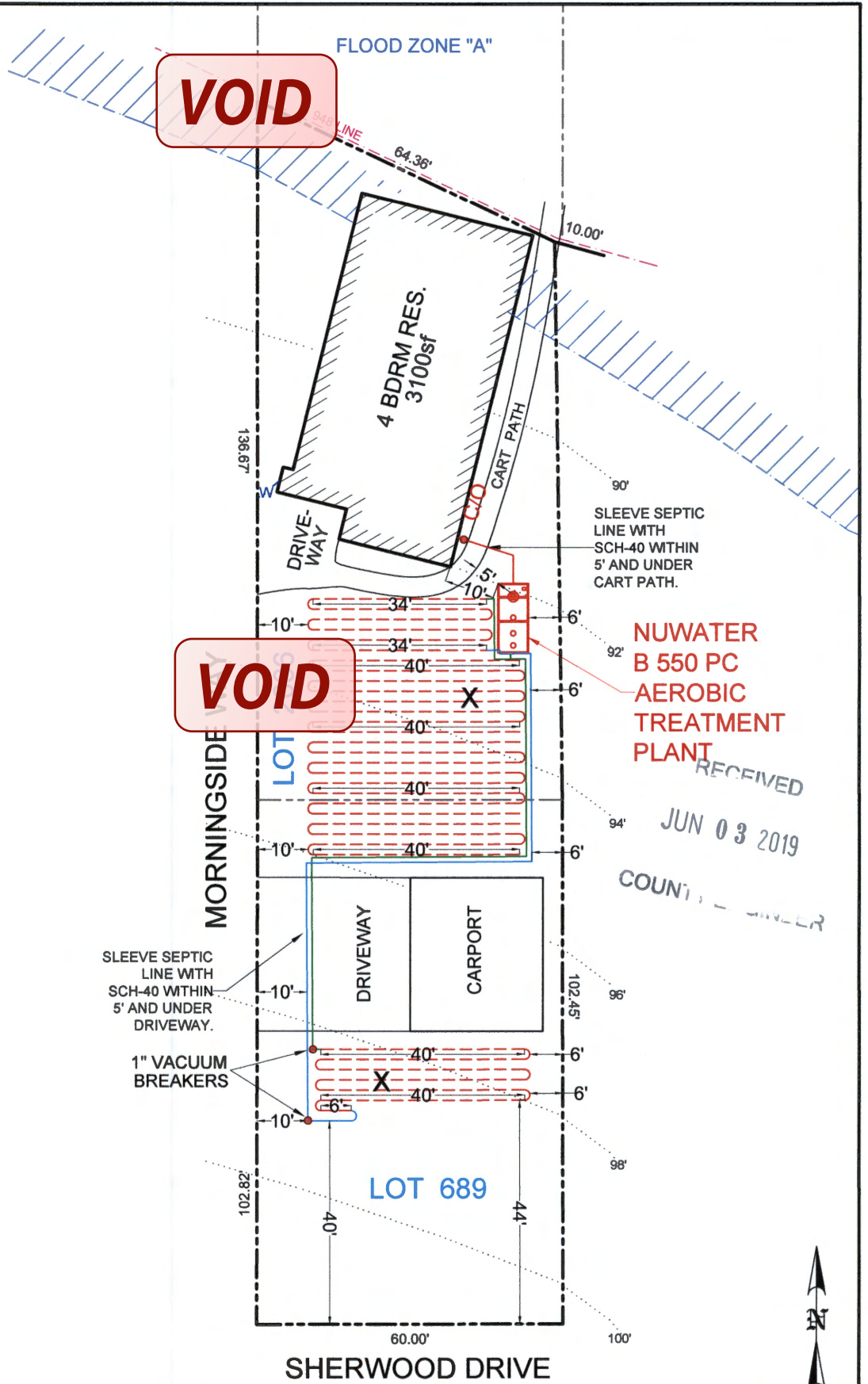
New Braunfels, TX 78132

Office/Fax (830) 905-2778

INSTALL 2500sf OF FIELD USING 1250' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

\*USE TWO WAY CLEANOUT  
 \*\*USE SCH-40 OR SDR-26 TO TANK

X= TEST HOLE



NUWATER  
 B 550 PC  
 AEROBIC  
 TREATMENT  
 PLANT  
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OWNER: RUSSELL E. & JOANNE L. BEASLEY		DRAWN BY: EJS III	
STREET ADDRESS: 4437 MORNINGSSIDE WAY			
LEGAL DESC: CANYON LAKE HILLS	UNIT/SECTION/PHASE: 1 / 5	BLOCK:	LOT: 689 / 2036
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=30'	DATE: 5/14/2019	REVISED:

INSTALL 2500sf OF FIELD USING 1250' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

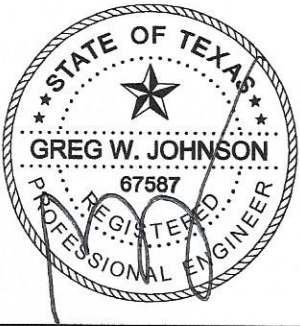
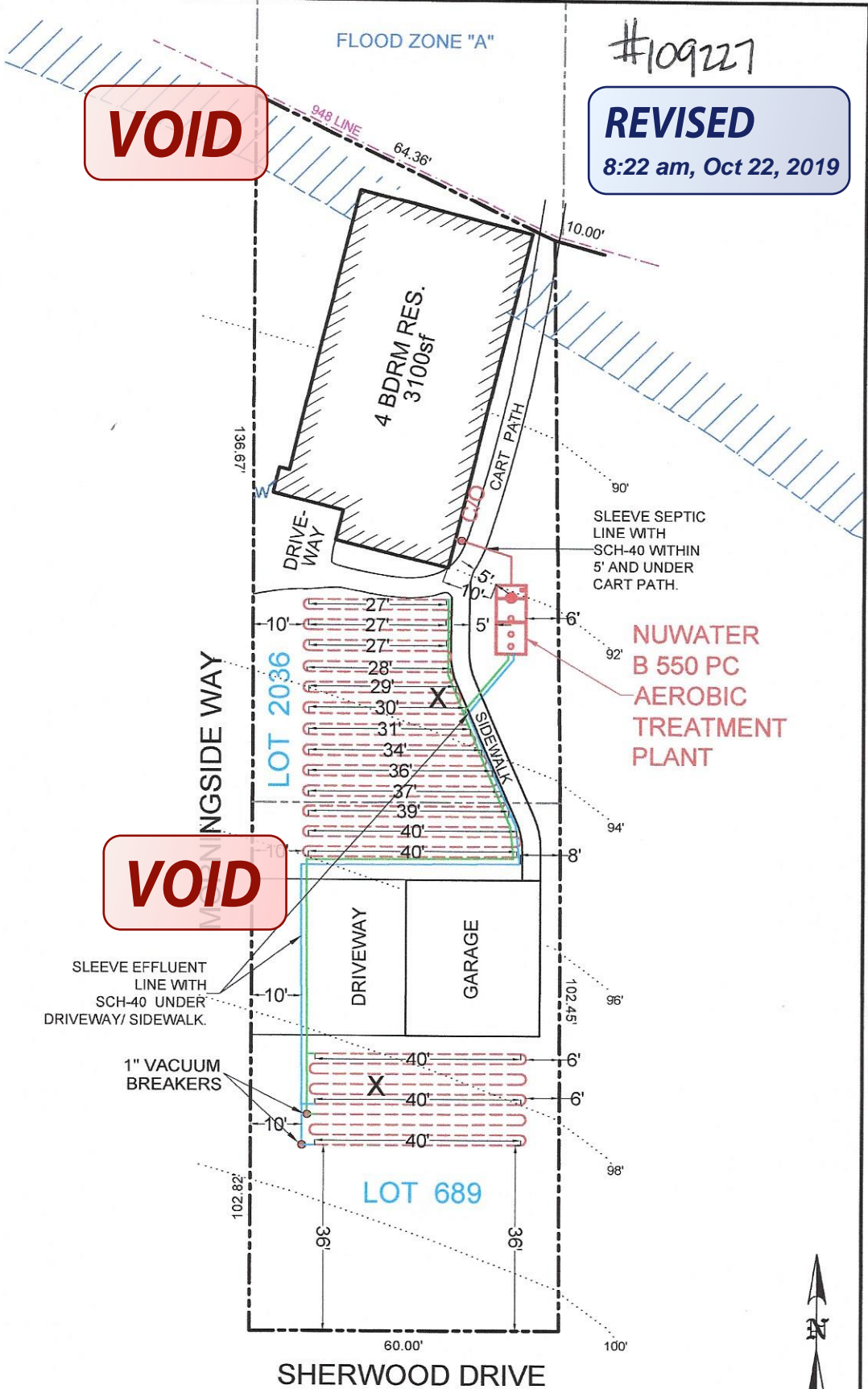
\*USE TWO WAY CLEANOUT  
 \*\*USE SCH-40 OR SDR-26 TO TANK

X= TEST HOLE

**VOID**

#109227  
**REVISED**  
 8:22 am, Oct 22, 2019

**VOID**



OWNER: RUSSELL E. & JOANNE L. BEASLEY		DRAWN BY: GWJ/ EJS III	
STREET ADDRESS: 4437 MORNINGSIDE WAY			
LEGAL DESC: CANYON LAKE HILLS	UNIT/SECTION/PHASE: 1 / 5	BLOCK:	LOT: 689 / 2036
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=30'	DATE: 5/14/2019	REVISED: 10/18/2019





200809030872 09/28/2008 09:30:11 AM DEED 1/2

50120/STC

**NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY 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.**

2  
T

**CASH WARRANTY DEED**

Date September 24, 2008

Grantor: TEX TANA VENTURES, LLC

**Grantor's Mailing Address (including county):**

301 Main Plaza, #177  
New Braunfels, Comal County, Texas 78133

Grantee: RUSSELL E. BEASLEY and JOANNE L. BEASLEY

**Grantee's Mailing Address (including county):**

12322 Old Oaks  
Houston, Harris County, Texas 77024

Consideration: TEN AND NO/100 DOLLARS and other good and valuable consideration.

**Property (including any improvements):**

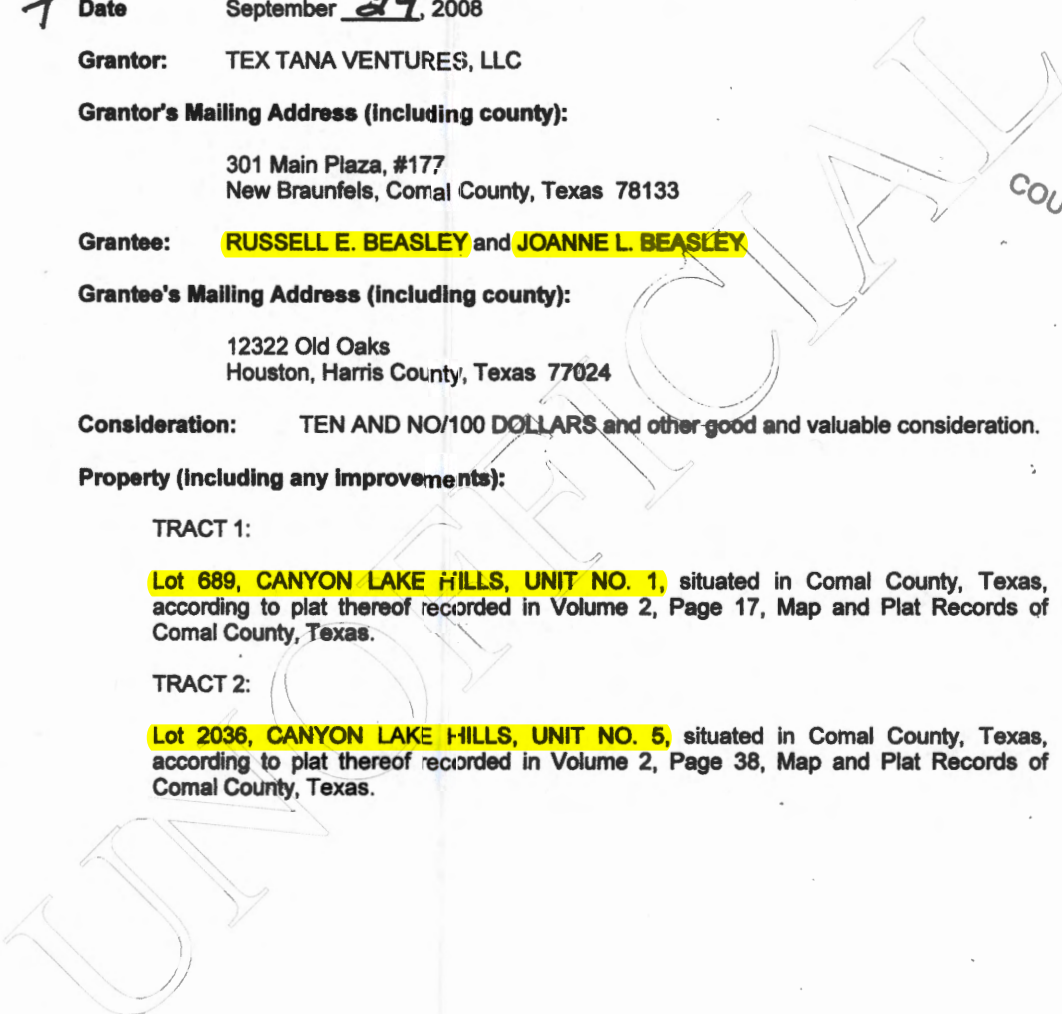
TRACT 1:

Lot 689, CANYON LAKE HILLS, UNIT NO. 1, situated in Comal County, Texas, according to plat thereof recorded in Volume 2, Page 17, Map and Plat Records of Comal County, Texas.

TRACT 2:

Lot 2036, CANYON LAKE HILLS, UNIT NO. 5, situated in Comal County, Texas, according to plat thereof recorded in Volume 2, Page 38, Map and Plat Records of Comal County, Texas.

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\_\_\_\_\_

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

This conveyance is made and accepted subject to those matters filed of record in the Office of the County Clerk, Comal County, Texas.

Grantor, for the consideration, receipt of which is acknowledged, 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 warrant 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.

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

TEX TANA VENTURES, LLC

By [Signature] [Signature]  
Name: Bryan K. Riedel KATHRYN P. RIEDEL  
Title: MANAGER MANAGER

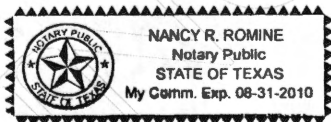
**ACKNOWLEDGMENT**

STATE OF TEXAS

§  
§  
§

COUNTY OF COMAL

This instrument was acknowledged before me on September 24, 2008, by KATHRYN P. RIEDEL and Bryan K. Riedel As Managers of TEX TANA VENTURES, LLC, on behalf of said limited liability company.



[Signature]  
Notary Public, State of Texas

Filed and Recorded  
Official Public Records  
Joy Streater, County Clerk  
Comal County, Texas  
09/25/2008 09:30:11 AM  
KATHY  
200806036072



[Signature]

**Block Creek Concrete Products, LLC**  
444 A Old Hwy No 9  
Comfort, TX 78013

**Phone: (830) 995-3189**  
**Fax: (830) 995-4051**

**To: Home Owner**  
1115 Sherwood Dr  
Canyon Lake, TX 78133

Printed: 8/20/2020  
Site: 1115 Sherwood Dr  
Canyon Lake, TX 78133

Permit #: **109227**

Agency: Comal County  
County: Comal

Sub:

Mfg / Brand: Advantage Wastewater LLC - Nu Water

Treatment Type: Aerobic Without Chlorin System S/N: 38710  
Disposal: Drip Emitters

Customer ID: 6983

Contract Dates: 4/3/2020 - 4/3/2022

Scheduled Date: 8/3/2020

Inspection 1 of 6

Installed: 1/3/2020

Aerator S/N: 5124

Warranty End: 1/3/2022

GPS Coordinates - Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"

**Visit Date: 8/20/2020**

Time In: 1:20pm

Out: 1:30pm

**Entered By: Alejandro Gonzalez**

**Method: Grab**

**Technician: Alejandro Gonzalez**

**Maint. Provider: Rudy Carson**

**Sludge Levels**

For Tank 1: n/a

For Tank 2: n/a

For Tank 3: n/a

**Comments**

- Technician marked the Tank Lid and/or Riser n/a prior to leaving location. Could not inspect due to not finding address, and no numbers outside property. Please call office to schedual inspection on septic system and update customer info.

**Service Completed**

Insp ID #: 97383

**Provider:** *Rudy Carson*

**Technician:** *Alejandro Gonzalez*

License #: MP0002036

License #: MT0000996

Expires:

*Rudy Carson*  
Rudy Carson

*Alejandro Gonzalez*

Block Creek Concrete Products, LLC  
444 A Old Hwy No 9  
Comfort, TX 78013

Phone: (830) 995-3189  
Fax: (830) 995-4051

To: Home Owner  
1115 Sherwood Dr  
Canyon Lake, TX 78133

Printed: 12/16/2020  
Site: 1115 Sherwood Dr  
Canyon Lake, TX 78133

Permit #: **109227**

Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic Without Chlorin System S/N: 38710  
Disposal: Drip Emitters

Customer ID: 6983  
Contract Dates: 4/3/2020 - 4/3/2022  
Scheduled Date: 12/3/2020 Inspection 2 of 6  
Installed: 1/3/2020  
Aerator S/N: 5124 Warranty End: 1/3/2022  
GPS Coordinates - Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

Visit Date: **12/16/2020**

Time In: 1250

Out: 1255

This counts as a type of "Scheduled Inspection"

Entered By: Cody Ryan Jurgensen

Method: **Grab**

Technician: Cody Ryan Jurgensen

Maint. Provider: Rudy Carson

**Comments**

unable to find address for this system no home owner info

Service Completed

**Owner signature:**

Provider:

*Rudy Carson*

Technician:

*Cody Ryan Jurgensen*

Insp ID #: 103025

License Info: MP0002036 Expires:

License Info: MT0001766 Expires: 9/30/2022

*Rudy Carson*  
Rudy Carson

*CT*



Block Creek Concrete Products, LLC  
444 A Old Hwy No 9  
Comfort, TX 78013

Phone: (830) 995-3189  
Fax: (830) 995-4051

To: Home Owner  
4437 Morningside Way  
Canyon Lake, TX 78133

Printed: 9/9/2021  
Site: 4437 Morningside Way  
Canyon Lake, TX 78133

Permit #: **109227** Customer ID: 6983  
Agency: Comal County Contract Dates: 4/3/2020 - 4/3/2022  
County: Comal Sub: Scheduled Date: 8/3/2021 Inspection 4 of 6  
Mfg / Brand: Advantage Wastewater LLC - Nu Water Installed: 1/3/2020  
Treatment Type: Aerobic Without Chlorin System S/N: 38710 Aerator S/N: 5124 Warranty End: 1/3/2022  
Disposal: Drip Emitters GPS Coordinates - Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"

Visit Date: 9/9/2021 Time In: 10:42 AM Out: 10:59 AM

Entered By: Alejandro Gonzalez

Method: Grab

Technician: Alejandro Gonzalez

Maint. Provider: Rudy Carson

Aerators: Operational

Sludge Levels

Filters: Operational

For Tank 1: N/A

Irrigation Pumps: Operational

For Tank 2: N/A

Disinfection Device: Operational

For Tank 3: N/A

CFM: 3.0

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Alarm: Operational

PSI Pressure: 3.8

Comments

-Unable to check levels - Cleaned compressor filter  
-cleaned drip filter

Service Completed

Insp ID #: 113044

Provider: *Rudy Carson*

Technician: *Alejandro Gonzalez*

License #: MP0002036

License #: MT0000996

Expires:





Block Creek Concrete Products, LLC  
444 A Old Hwy No 9  
Comfort, TX 78013

Phone: (830) 995-3189  
Fax: (830) 995-4051

To: Home Owner  
4437 Morningside Way  
Canyon Lake, TX 78133

Printed: 12/20/2021  
Site: 4437 Morningside Way  
Canyon Lake, TX 78133

---

Permit #: **109227** Customer ID: 6983  
Agency: Comal County Contract Dates: 4/3/2020 - 4/3/2022  
County: Comal Sub: Scheduled Date: 12/3/2021 Inspection 5 of 6  
Mfg / Brand: Advantage Wastewater LLC - Nu Water Installed: 1/3/2020  
Treatment Type: Aerobic Without Chlorine System S/N: 38710 Aerator S/N: 5124 Warranty End: 1/3/2022  
Disposal: Drip Emitters GPS Coordinates - Latitude: 29.87722 Longitude: -98.26269

---

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"

Entered By: Alejandro Gonzalez

Visit Date: 12/20/2021 Time In: 1135 Out: 1155

Method: Grab

Technician: Alejandro Gonzalez

Maint. Provider: Rudy Carson

---

Aerators: <u>Operational</u>	<b><u>Sludge Levels</u></b>
Filters: <u>Operational</u>	For Tank 1: <u>N/A</u>
Irrigation Pumps: <u>Operational</u>	For Tank 2: <u>0"</u>
Disinfection Device: <u>Operational</u>	For Tank 3: <u>0"</u>

Air Filter: Good

Tank Lid / Riser: Secured  
Insp. Port / Plug: Secured

Electric Circuits: Operational  
Distribution System: Operational  
Sprayfield Veg: Operational  
Color: Good  
Odor: Good

Alarm: Operational

Comments

Service Completed

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Inspection Port Plug was noted as Secured prior to leaving. 1st tank is buried under concrete driveway. - Cleaned compressor filter

Insp ID #: 118057

Provider: **Rudy Carson**

Technician: **Alejandro Gonzalez**

License #: MP0002036

License #: MT0000996

Expires:

**Block Creek Aerobic Services, LLC**  
444 A Old Hwy No 9  
Comfort, TX 78013

Phone: (830) 995-3189  
Fax: (830) 995-4051

**To: Russell Beasley**  
11821 Wink Rd  
Houston, TX 77024

**Permit: 109227**

Warranty expires: 1/3/2022

Date Printed: 5/9/2022

Phone: (713) 205-6500 Subdivision:  
Site: 4437 Morningside Way, Canyon Lake, TX 78133

Contract Period

Start Date: 4/3/2022

End Date: 4/3/2025

Block Creek Concrete Products, LLC  
3 visits per year - one every 4 months  
600 gallons per day

Installed: 1/3/2020

County: Comal  
Installer: Dennis V  
Agency: Comal County

Mfg/Brand: Advantage Wastewater LLC-Nu Water-38710

ID: 6983

**I. General:** This Work for Hire Agreement (hereinafter referred to as "Agreement") is entered into by and between Joanne Beasley (hereinafter referred to as "Customer") and Block Creek Aerobic Services, LLC. By this agreement, Block Creek Aerobic Services, LLC and its employees (hereinafter inclusively referred to as "Contractor") agree to render services at the site address stated above, as described herein, and the Customer agrees to fulfill his/her/their responsibilities, as described herein.

**II. Effective Date:**

This Agreement commences on June 2022 and ends on June 2025 for a total of two <sup>3</sup> ~~2~~ years (initial agreement) or one (1) year (thereafter). If this is an initial agreement (new installation), the Customer shall notify the Contractor within two (2) business days of the system's first use to establish the date of commencement. If no notification is received by Contractor within ninety (90) days after completion of installation or where county authority mandates, the date of commencement will be the date the "License to operate" (Notice of Approval) was issued by the permitting authority. This agreement may or may not commence at the same time as any warranty period of installed equipment, but in no case shall it extend the specified warranty.

**III. Termination of Agreement:**

This Agreement may be terminated by either party for any reason, including for example, substantial failure of either party to perform in accordance with the terms of this Agreement, without fault or liability of the terminating party. The terminating party must provide written notice to the non-terminating party thirty (30) days prior to the termination of this Agreement. If this Agreement is terminated, Contractor will be paid at the rate of \$75.00 per hour for any work performed and for which compensation has not been received. After the deduction of all outstanding charges, any remaining monies from prepayment for services will be refunded to customer within thirty (30) days of termination of this Agreement. Either party terminating this Agreement for any reason, including non-renewal, shall notify in writing the equipment manufacturer and the appropriate regulatory agency a minimum of thirty (30) days prior to the date of such termination. Nonpayment of any kind shall be considered breach of contract and a termination of contract.

**IV. Services:**

Contractor will:

- Inspect and perform routine upkeep on the On-Site Sewage Facility (hereinafter referred to as OSSF) as recommended by the treatment system manufacturer, and required by state and/or local regulation, for a total of three visits to site per year. The list of items checked at each visit shall be the: control panel, Electrical circuits, timer, Aeration including compressor and diffusers, CFM/PSI measured, lids safety pans, pump, compressor, sludge levels, and anything else required as per the manufacturer.
- Provide a written record of visits to the site by means of an inspection tag attached to or contained in the control panel.
- Repair or replace, if Contractor has the necessary materials at site, any component of the OSSF found to be failing or inoperative during the course of a routine monitoring visit. If such services are not covered by warranty, and the service(s) cost less than \$100.00, Customer hereby authorizes Contractor to perform the service(s) and bill Customer for said service(s). When service costs are greater than \$100.00, or if contractor does not have the necessary supplies at the site, Contractor will notify Customer of the required service(s) and the associated cost(s). Customer must notify Contractor of arrangements to affect repair of system within two (2) business days after said notification.
- Provide sample collection and laboratory testing of TSS and BOD on a yearly basis (commercial systems only).
- Forward copies of this Agreement and all reports to the regulatory agency and the Customer.
- Visit site in response to Customer's request for unscheduled services within forty-eight (48) hours of the date of notification (weekends and holidays excluded) of said request. Unless otherwise covered by warranty, costs for such unscheduled responses will be billed to Customer.

**V. Disinfection:**

Not required;  required. The responsibility to maintain the disinfection device(s) and provide any necessary chemicals is that of the Customer.



#### **VI. Electronic Monitoring:**

Electronic Monitoring is not included in this Agreement.

#### **VII. Performance of Agreement:**

Commencement of performance by Contractor under this Agreement is contingent on the following conditions:

a. If this is an initial Agreement (new installation):

I. Contractor's receipt of a fully executed original copy or facsimile of this agreement and all documentation requested by Contractor.

If the above conditions are not met, Contractor is not obligated to perform any portion of this Agreement.

#### **VIII. Customer's Responsibilities:**

The customer is responsible for each and all of the following:

- a. Provide all necessary yard or lawn maintenance and removal of all obstacles, including but not limited to dogs and other animals, vehicles, trees, brush, trash, or debris, as needed to allow the OSSF to function properly, and to allow Contractor safe and easy access to all parts of the OSSF.
- b. Protect equipment from physical damage including but not limited to that damage caused by insects.
- c. Maintain a current license to operate, and abide by the conditions and limitations of that license, and all requirements for and OSSF from the State and/or local regulatory agency, whichever requirements are more stringent, as well as the proprietary system's manufacturer recommendations.
- d. Notify Contractor immediately of any and all alarms, and/or any and all problems with, including failure of, the OSSF.
- e. Provide, upon request by Contractor, water usage records for the OSSF so that the Contractor can perform a proper evaluation of the performance of the OSSF.
- f. Allow for samples at both the inlet and outlet of the OSSF to be obtained by Contractor for the purpose of evaluating the OSSF's performance. If these samples are taken to a laboratory for testing, with the exception of the service provided under Section IV (d) above, Customer agrees to pay Contractor for the sample collection and transportation, portal to portal, at a rate of \$35.00 per hour, plus the associated fees for laboratory testing.
- g. Prevent the backwash or flushing of water treatment or conditioning equipment from entering the OSSF.
- h. Prevent the condensation from air conditioning or refrigeration units, or the drains of icemakers, from hydraulically overloading the aerobic treatment units. Drain lines may discharge into the surface application pump tank if approved by system designer.
- i. Provide for pumping and cleaning of tanks and treatment units, when and as recommended by Contractor, at Customer's expense.
- j. Maintain site drainage to prevent adverse effects on the OSSF.
- k. Pay promptly and fully, all Contractor's fees, bills, or invoices as described herein.
- l. Customer must clean drip filter every month

#### **IX. Access by Contractor:**

Contractor is hereby granted an easement to the OSSF for the purpose of performing services described herein. Contractor may enter the property during Contractor's normal business hours and/or other reasonable hours without prior notice to Customer to perform the Services and/or repairs described herein. Contractor shall have access to the OSSF electrical and physical components. Tanks and treatment units shall be accessible by means of man ways, or risers and removable covers, for the purpose of evaluation as required by State and/or local rules and the proprietary system manufacturer. It is Customer's responsibility to keep lids exposed and accessible at all times.

#### **X. Limit of Liability:**

Contractor shall not be held liable for any incidental, consequential, or special damages, or for economic loss due to expense, or for loss of profits or income, or loss of use to Customer, whether in contract tort or any other theory. In no event shall Contractor be liable in an amount exceeding the total Fee for Services amount paid by Customer under this Agreement.

#### **XI. Indemnification:**

Customer (whether one or more) shall and does hereby agree to indemnify, hold harmless and defend Contractor and each of its successors, assigns, heirs, legal representatives, devisees, employees, agents and/or counsel (collectively "Indemnitees") from and against any and all liabilities, claims, damages, losses, liens, causes of action, suits, fines, judgments and other expenses (including, but not limited to, attorneys' fees and expenses and costs of investigation), of any kind, nature or description, (hereinafter collectively referred to as "Liabilities") arising out of, caused by, or resulting, in whole or in part, from this Agreement.

**THIS INDEMNIFICATION APPLIES EVEN IF SUCH LIABILITIES ARE CAUSED BY THE CONCURRENT OR CONTRIBUTORY NEGLIGENCE OR BY THE STRICT LIABILITY OF ANY INDEMNITEE.**

Customer hereby waives its right of recourse as to any Indemnitee when Indemnification applies, and Customer shall require its insurer(s) to waive its/their right of subrogation to the extent such action is required to render such waiver of subrogation effective. Customer shall be subrogated to Indemnitees with respect to all rights Indemnitees may have against third parties with respect to matters as to which Customer provides indemnity and/or defense to Indemnitees. No Indemnification is provided to Indemnitees when the liability or loss results from (1) the sole responsibility of such Indemnitee; or, (2) the willful misconduct of such Indemnitee. Upon irrevocable acceptance of this Indemnification obligation, Customer, in its sole discretion, shall select and pay counsel to defend Indemnitees of and from any action that is subject to this Indemnification provision. Indemnitees hereby covenant not to compromise or settle any claim or cause of action for which Customer has provided Indemnification without the consent of Customer.

#### **XII. Severability:**

If any provision of the "Proposal and Contract" shall be held to be invalid or unenforceable for any reason, the remaining provisions shall

continue to be valid and enforceable. If a court finds that any provision of the "Agreement" is invalid or unenforceable, but that by limiting such provision it would become valid and enforceable, then such provision shall be deemed to be written, construed, and enforced as so limited.

**XIII. Fee for Services:**

The Fee for Services does not include any fees for equipment, material, labor necessary for non-warranty repairs, unscheduled inspections, or Customer requested visits to the site.

**XIV. Payment:**

Full payment is due upon execution of this Agreement (Required of new Customer). For any other service(s) or repair(s) provided by Contractor the Customer shall pay the invoice(s) for said service(s) or repair(s) within thirty (30) days of the invoice date. The Contractor shall mail all invoices on the date of invoice. All payments not received within thirty (30) days from the invoice date will be subject to a \$29.00 late penalty and a 1.5% per month carrying charge, as well as any reasonable attorney's fees, and all collection and court costs incurred by Contractor in collection of unpaid debt(s). Contractor may terminate contract at any time for nonpayment for services. Any check returned to Contractor for any reason will be assessed a \$30.00 return check fee.

**XV. Application or Transfer of payment:**

The fees paid for this agreement may be transferred to subsequent property owner(s); however, this Agreement is not transferable. Customer shall advise the subsequent property owner(s) of the State requirement that they sign a replacement agreement authorizing Contractor to perform the herein described Services, and accepting Customer's Responsibilities. This replacement Agreement must be signed and received in Contractor's offices within ten (10) business days of date of transfer of property ownership. Contractor will apply all funds received from Customer first to any past due obligation arising from this Agreement including late fees or penalties, return check fees, and/or charges for services or repairs not paid within thirty (30) days of invoice date. Any remaining monies shall be applied to the funding of the replacement Agreement. The consumption of funds in this manner may cause a reduction in the termination date of effective coverage per this Agreement. See Section IV.

**XVI. Entire Agreement:**

This agreement contains the entire Agreement of the parties, and there are no other conditions in any other agreement, oral or written.



Company's Signature



Customer Signature

Date

Save by renewing for 3 years. \$300.00 1 year, \$550.00 for 2 years, or \$750 for 3 years

Block Creek Aerobic Services, LLC,  
Contractor  
MP#0002036

Owner Signature:





**Block Creek Concrete Products, LLC**  
**444 A Old Hwy No 9**  
**Comfort, TX 78013**

**Phone: (830) 995-3189**  
**Fax: (830) 995-4051**

**To: Russell Beasley**  
**4437 Morningside Way**  
**Canyon Lake, TX 78133**

Printed: 4/4/2022  
Site: 4437 Morningside Way  
Canyon Lake, TX 78133  
(713) 205-6500

Permit #: **109227** Customer ID: 6983  
Agency: Comal County Contract Dates: 4/3/2020 - 4/3/2022  
County: Comal Sub: Scheduled Date: 4/3/2022 Inspection 6 of 6  
Mfg / Brand: Advantage Wastewater LLC - Nu Water Installed: 1/3/2020  
Treatment Type: Aerobic Without Chlorine System S/N: 38710 Aerator S/N: 5124 Warranty End: 1/3/2022  
Disposal: Drip Emitters GPS Coordinates - Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"

**Visit Date: 4/4/2022**

Time In: 1240p

Out: 1258p

**Entered By: Jose Ramos**

**Method: Grab**

**Technician: Jose Ramos**

**Maint. Provider: Rudy Carson**

**Aerators: Operational**

**Filters: Operational**

**Irrigation Pumps: Operational**

**Disinfection Device: Operational**

**Sludge Levels**

**For Tank 1: 12"**

**For Tank 2: 0"**

**For Tank 3: 0"**

**CFM: 3.2**

**Effluent Elevation: Good**

**Turbidity: Good**

**Tank Lid / Riser: Secured**

**Insp. Port / Plug: Secured**

**Electric Circuits: Operational**

**Distribution System: Operational**

**Sprayfield Veg: Operational**

**Color: Good**

**Odor: Good**

**Alarm: Operational**

**PSI Pressure: 2.5**

**Comments**

**Service Completed**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Inspection Port Plug was noted as Secured prior to leaving. - Cleaned compressor filter - Scum in pretreatment is 0.5". Reset current time cleaned dripper filter. Your service contract expires this month. Please contact the office for contract renewal assistance.

Insp ID #: 123455

**Provider: Rudy Carson**

**Technician: Jose Ramos**

License #: MP0002036

License #: MT0001770

Expires: 9/1/2022

**Block Creek Aerobic Services, LLC**  
444 A Old Hwy No 9  
Comfort, TX 78013

**Phone: (830) 995-3189**  
**Fax: (830) 995-4051**

**To: Russell Beasley**  
11821 Wink Rd  
Houston, TX 77024

Printed: 8/16/2022  
Insp ID #: 129313  
Main Phone: (713) 205-6500  
Work:  
Cell Phone:  
Alt Cell:

Permit #: **109227**  
Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic Without Chlorine System S/N: 38710  
Disposal: Drip Emitters

Customer ID: 6983  
Contract Dates: 4/3/2022 - 4/3/2025  
Scheduled Date: 8/3/2022  
Inspection 1 of 9  
Installed: 1/3/2020  
Warranty End: 1/3/2022  
Aerator S/N: 5124  
GPS Coordinates: Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"  
**Entered By: Trenton L Soldan**

**Visit Date: 8/16/2022**

Time In: 1130a Out: 1149

**Method: Grab**

**Technician: Jose Ramos**

**Maint. Provider: Rudy Carson**

**Aerators: Operational**

**Filters: Operational**

**Irrigation Pumps: Operational**

**Disinfection Device: Operational**

**Sludge Levels**

**For Tank 1: 11"**

**For Tank 2: 0"**

**For Tank 3: 0"**

**Floats: OP**

**Timer: OP**

**CFM: 2.4**

**Electric Circuits: Operational**

**Distribution System: Operational**

**Sprayfield Veg: Operational**

**Tank Lid / Riser: Secured**

**Insp. Port / Plug: Secured**

**Alarm: Operational**

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Inspection Port Plug was noted as Secured prior to leaving.  
Cleaned compressor filter. Cleaned dripper filter. Tank 1 scum 0".

**Service Completed**

Site: 4437 Morningside Way, Canyon Lake, TX 78133

**Provider: Rudy Carson**

**Technician: Jose Ramos**

License Info: MP0002036 Expires:

License Info: MT0001770 Expires: 9/1/2022

**Block Creek Aerobic Services, LLC**  
444 A Old Hwy No 9  
Comfort, TX 78013

**Phone: (830) 995-3189**  
**Fax: (830) 995-4051**

**To: Russell Beasley**  
11821 Wink Rd  
Houston, TX 77024

Printed: 11/29/2022 Main Phone: (713) 205-6500  
Insp ID #: 133893 Work:  
Cell Phone:  
Alt Cell:

Permit #: **109227**

Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic Without Chlorine System S/N: 38710  
Disposal: Drip Emitters

Customer ID: 6983  
Contract Dates: 4/3/2022 - 4/3/2025  
Scheduled Date: 12/3/2022 Inspection 2 of 9  
Installed: 1/3/2020  
Aerator S/N: 5124 Warranty End: 1/3/2022  
GPS Coordinates: Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

**Visit Date: 11/29/2022** Time In: Out: 1:20P

This counts as a type of "Scheduled Inspection"  
**Entered By: Trenton L. Soldan**

**Method: Grab**

**Technician: Trenton L. Soldan**

**Maint. Provider: Rudy Carson**

**Aerators: Operational**

**Filters: Operational**

**Irrigation Pumps: Operational**

**Disinfection Device: Operational**

**Sludge Levels**

**For Tank 1: 23**

**For Tank 2: 0"**

**For Tank 3: 0"**

**Floats: OP**

**Timer: OP**

**Tank Lid / Riser: Secured**

**Electric Circuits: Operational**

**Distribution System: Operational**

**Sprayfield Veg: Operational**

**Alarm: Operational**

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Cleaned drip filter and back flushed drip filter - Observed Fire Ant Mound that were active near compressor. Fire ants can potentially damage electrical components - Scum in pretreatment is 1"

Please keep your tank lids uncovered with landscape. - To properly inspect your system we need to look in all the chambers of your system. You have riser/risers lids that are buried. Please expose them so we can properly inspect your system and keep them from getting buried. Risers can be added. Contact our office to schedule please. 2-(20X6) for pump-tank & Aeration chamber

Site: 4437 Morningside Way, Canyon Lake, TX 78133

**Service Completed**

Provider: **Rudy Carson**

Technician: **Trenton L. Soldan**

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0002287 Expires: 3/31/2025



Block Creek Aerobic Services, LLC  
444 A Old Hwy No 9  
Comfort, TX 78013

Phone: (830) 995-3189  
Fax: (830) 995-4051

To: Russell Beasley  
11821 Wink Rd  
Houston, TX 77024

Printed: 4/22/2023  
Insp ID #: 139461  
Main Phone: (713) 205-6500  
Work:  
Cell Phone:  
Alt Cell:

Permit #: **109227**

Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic Without Chlorine System S/N: 38710  
Disposal: Drip Emitters

Customer ID: 6983  
Contract Dates: 4/3/2022 - 4/3/2025  
Scheduled Date: 4/3/2023 Inspection 3 of 9  
Installed: 1/3/2020  
Aerator S/N: 5124 Warranty End: 1/3/2022  
GPS Coordinates: Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"  
**Entered By: Trenton L. Soldan**

**Visit Date: 4/22/2023**

Time In: 1153

Out: 1159

**Method: Grab**

**Technician: Alejandro Gonzalez**

**Maint. Provider: Rudy Carson**

**Aerators: Operational**

**Filters: Operational**

**Irrigation Pumps: Operational**

**Disinfection Device: Operational**

**Sludge Levels**

**For Tank 1: na**

**For Tank 2: na**

**For Tank 3: na**

**Floats: OP**

**Timer: OP**

**Electric Circuits: Operational**

**Distribution System: Operational**

**Sprayfield Veg: Operational**

**Tank Lid / Riser: Secured**

**Alarm: Operational**

**Comments**

**Service Completed**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Cleaned drip filter and back flushed drip filter - Observed Fire Ant Mound that were active near compressor. Fire ants can cause damage to components. This was a partial inspection. The only easily accessible lid was the drip filter. All other tank lids, I could not access the screws due to the thick grass around the lids. Please weed eat better around lids for next inspection.

Site: 4437 Morningside Way, Canyon Lake, TX 78133

Provider: **Rudy Carson**

Technician: **Alejandro Gonzalez**

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0000996 Expires: 1/31/2025

**Block Creek Aerobic Services, LLC**  
444 A Old Hwy No 9  
Comfort, TX 78013

**Phone: (830) 995-3189**  
**Fax: (830) 995-4051**

**To: Russell Beasley**  
11821 Wink Rd  
Houston, TX 77024

Printed: 8/31/2023  
Insp ID #: 145038  
Main Phone: (713) 205-6500  
Work:  
Cell Phone:  
Alt Cell:

Permit #: **109227**  
Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic Without Chlorine System S/N: 38710  
Disposal: Drip Emitters

Customer ID: 6983  
Contract Dates: 4/3/2022 - 4/3/2025  
Scheduled Date: 8/3/2023  
Inspection 4 of 9  
Installed: 1/3/2020  
Aerator S/N: 5124  
Warranty End: 1/3/2022  
GPS Coordinates: Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"  
**Entered By: Dustin E Green**

**Visit Date: 8/31/2023**

Time In:

**Method: Grab**

**Technician: Dustin E Green**

**Maint. Provider: Rudy Carson**

Aerators: Operational  
Filters: Operational  
Irrigation Pumps: Operational  
Disinfection Device: Operational

**Sludge Levels**

For Tank 1: 2"  
For Tank 2: 0"  
For Tank 3: 0"

Floats: OP  
Timer: OP

Air Filter: Good

Electric Circuits: Operational  
Distribution System: Operational  
Sprayfield Veg: Operational

Tank Lid / Riser: Secured

Color: Good  
Odor: Good

Alarm: Operational

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Cleaned drip filter and back flushed drip filed Floats and alarms working as they should. compressor and pump both have good pi.

**Service Completed**

Scum 0"

Site: 4437 Morningside Way, Canyon Lake, TX 78133

Provider: **Rudy Carson**

Technician: Dustin E Green

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0001057 Expires: 10/31/2024



**Block Creek Aerobic Services, LLC**  
444 A Old Hwy No 9  
Comfort, TX 78013

Printed: 12/21/2023 Insp ID #: 151186

Phone: (830) 995-3189  
Fax: (830) 995-4051

**To: Russell Beasley**  
11821 Wink Rd  
Houston, TX 77024

Permit #: **109227**

Main Phone: (713) 205-6500  
Work:  
Cell Phone:  
Alt Cell:

Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic Without Chlorine System S/N: 38710  
Disposal: Drip Emitters

Customer ID: 6983  
Contract Dates: 4/3/2022 - 4/3/2025  
Scheduled Date: 12/3/2023 Inspection 5 of 9  
Installed: 1/3/2020  
Aerator S/N: 5124 Warranty End: 1/3/2022  
GPS Coordinates: Latitude: 29.87722 Longitude: -98.26269

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"  
**Entered By: Trenton L Soldan**

**Visit Date: 12/21/2023** Time In: 10:01 Out: 10:18

**Method: Grab**

**Technician: Alejandro Gonzalez**

**Maint. Provider: Rudy Carson**

**Aerators: Operational**

**Filters: Operational**

**Irrigation Pumps: Operational**

**Disinfection Device: Operational**

**Sludge Levels**

**For Tank 1: 13"**

**For Tank 2: 0"**

**For Tank 3: 0"**

**Chlorine Residual: 1**

**Floats: OP**

**Timer: OP**

**Turbidity: Good**

**Electric Circuits: Operational**

**Distribution System: Operational**

**Sprayfield Veg: Operational**

**Tank Lid / Riser: Secured**

**Color: Good**

**Odor: Good**

**Alarm: Operational**

**Comments**

**Service Completed**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Scum in pretreatment is 0"

Site: 4437 Morningside Way, Canyon Lake, TX 78133

**Provider: Rudy Carson**

**Technician: Alejandro Gonzalez**

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0000996 Expires: 1/31/2025



# Block Creek Aerobic Services, LLC

(830) 995-3189

444 A Old Hwy No 9  
Comfort, TX 78013

Printed:3/26/2024

**Permit: 109227**

Site: 4437 Morningside Way, Canyon Lake, TX 78133

Main Phone: 7132056500

**Russell Beasley**  
11821 Wink Rd  
Houston, TX 77024

Agency: Comal County  
County: Comal

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System Info: <u>MFG: Advantage Wastewater LLC</u> <u>Brand: Nu Water</u>	Customer ID: <u>6983</u>	
Treatment Type: <u>Aerobic Without Chlorine</u> Disposal Type: <u>Drip Emitters</u>	Aerator S/N: <u>5124</u> Insp ID: <u>156229</u>	
Installed: <u>1/3/2020</u> Warranty Expiration: <u>1/3/2022</u>	System S/N: <u>38710</u>	
Visit Details	GPS Lat: 29.87722 GPS Long: -98.26269	
<b>Visit Date: <u>3/26/2024</u></b>	<b>Entered By:</b> Christopher T Zigalo	
Scheduled Date: <u>4/3/2024</u>	Time In:	Contract Starts: <u>4/3/2022</u>
Entered On: <u>3/26/2024</u>		Contract Ends: <u>4/3/2025</u>

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Visit Results	
<b>Service Type: <u>Scheduled Inspection</u></b>	
Count: <u>Inspection 6 of 9</u>	
<b>Method: <u>Grab</u></b>	License # Expires
<b>Technician: <u>Christopher T Zigalo</u></b>	<u>MT0001878</u> <u>9/30/2026</u>
<b>Provider: <u>Rudy Carson</u></b>	<u>MP0002036</u> <u>11/30/2025</u> <input checked="" type="checkbox"/> Service Completed
<b>Aerators: <u>Operational</u></b>	<b>Sludge Level Tank 1: <u>15"</u></b>
<b>Filters: <u>Operational</u></b>	<b>Sludge Level Tank 2: <u>0"</u></b>
<b>Irrigation Pumps: <u>Operational</u></b>	<b>Sludge Level Tank 3: <u>0"</u></b>
<b>Disinfection Device: <u>Operational</u></b>	<b>Floats: <u>OP</u></b>
	<b>Timer: <u>OP</u></b>
	<b>Tank Lid / Riser: <u>Secured</u></b>
<b>Electric Circuits: <u>Operational</u></b>	
<b>Distribution System: <u>Operational</u></b>	
<b>Drip/Sprayfield Veg: <u>Operational</u></b>	
<b>Alarm: <u>Operational</u></b>	

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**Comments**  
- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Cleaned drip filter and back flushed drip field - Scum in pretreatment is 0"

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<b>Provider:</b> <i>Rudy Carson</i>	<b>Technician:</b> Christopher T Zigalo
<b>License:</b> Number: MP0002036 Exp: 11/30/2025	<b>License:</b> Number: MT0001878 Exp: 9/30/2026

**Block Creek Aerobic Services, LLC**

444 A Old Hwy No 9  
Comfort, TX 78013

(830) 995-3189

Printed:8/31/2024

**Permit: 109227**

Site: 4437 Morningside Way, Canyon Lake, TX 78133

Main Phone: 7132056500

**Russell Beasley**  
11821 Wink Rd  
Houston, TX 77024

Agency: Comal County  
County: Comal

System Info: MFG: <u>Advantage Wastewater LLC</u> Brand: <u>Nu Water</u>	Customer ID: <u>6983</u>
Treatment Type: <u>Aerobic Without Chlorine</u> Disposal Type: <u>Drip Emitters</u>	Aerator S/N: <u>5124</u> Insp ID: <u>162742</u>
Installed: <u>1/3/2020</u> Warranty Expiration: <u>1/3/2022</u>	System S/N: <u>38710</u>

Visit Details

**Visit Date: 8/31/2024** Entered By: Kaleb Hernandez GPS Lat: 29.87722 GPS Long: -98.26269

Scheduled Date: 8/3/2024 Time In: 200 Contract Starts: 4/3/2022

Entered On: 8/31/2024 Time Out: 219 Contract Ends: 4/3/2025

Visit Results

**Service Type: Scheduled Inspection**

Count: Inspection 7 of 9

Method: Grab

Technician: Kaleb Hernandez License #: MT0002671 Expires: 1/31/2027

Provider: Rudy Carson License #: MP0002036 Expires: 11/30/2025  Service Completed

Aerators: Operational Sludge Level Tank 1: 10"

Filters: Operational Sludge Level Tank 2: 0"

Irrigation Pumps: Operational Sludge Level Tank 3: 0"

Disinfection Device: Operational

Floats: OP Turbidity: Good

Timer: OP

Air Filter: Good

Tank Lid / Riser: Secured

Electric Circuits: Operational

Distribution System: Operational Color: Good

Drip/Sprayfield Veg: Operational Odor: Good

Alarm: Operational

Comments

- Scum in pretreatment iso<sup>0</sup> - Cleaned compressor filter - Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned drip filter and back flushed drip field

Provider: *Rudy Carson*

License: Number: MP0002036 Exp: 11/30/2025

Technician: Kaleb Hernandez

License: Number: MT0002671 Exp: 1/31/2027