

# Comal County

OFFICE OF COMAL COUNTY ENGINEER

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

Issued This Date: **08/02/2019** Permit Number: **109269**

Location Description: **167 PHILLY CT  
FISCHER, TX 78623**

Subdivision: Stallion Springs  
Unit: 3  
Lot: 223  
Block:  
Acreage:

Type of System: Aerobic  
Surface Irrigation

Issued to: Mark & Vicki Stutts

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

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

Alterations to this permit including, but not limited to:

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

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

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

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

Licensing Authority

Comal County Environmental Health

  
ENVIRONMENTAL HEALTH INSPECTOR

OS0032485

  
ENVIRONMENTAL HEALTH COORDINATOR  
**OS 0025599**

3

08-02-19 Final

### Comal County Environmental Health OSSF Inspection Sheet

Installer Name: RANDY BATEY OSSF Installer #: 050007881  
 1st Inspection Date: 7-24-19 2nd Inspection Date: 08-02-19 3rd Inspection Date: \_\_\_\_\_  
 Inspector Name: CONNOR <sup>FINAL</sup> Inspector Name: CONNOR Inspector Name: \_\_\_\_\_

Permit#: 109269 Address: 167 PHILLY CT / STATION SPRINGS

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
1	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Site and Soil Conditions Consistent with Submitted Planning Materials	/	285.31(a) 285.30(b)(1)(A)(iv) 285.30(b)(1)(A)(v) 285.30(b)(1)(A)(iii) 285.30(b)(1)(A)(ii) 285.30(b)(1)(A)(i)		/		
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)				

7-24-19 JC  
TANK SET LEVELED  
OPERATIONAL COVER.

08-02-2019 JC  
covered

**Comal County Environmental Health  
OSSF Inspection Sheet**

*Final*

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
40	APPLICATION AREA Distribution Pipe, Fitting, Sprinkler Heads & Valve Covers Color Coded Purple?	<input checked="" type="checkbox"/>	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)		<input checked="" type="checkbox"/>		
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	<input checked="" type="checkbox"/> <input checked="" type="checkbox"/> <input checked="" type="checkbox"/>	285.33(d)(2)(G)(i) 285.33(d)(2)(A) 285.33(d)(2)(F)		<input checked="" type="checkbox"/> <input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
42	APPLICATION AREA Area Installed	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/>		
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: RANDY BATEY OSSF Installer #: 050007881

1st Inspection Date: 7-24-19 2nd Inspection Date: \_\_\_\_\_ 3rd Inspection Date: \_\_\_\_\_

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

Permit#: 109269 Address: 167 PHILLY CT / STALLION SPRINGS

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
1	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Site and Soil Conditions Consistent with Submitted Planning Materials	✓	285.31(a) 285.30(b)(1)(A)(iv) 285.30(b)(1)(A)(v) 285.30(b)(1)(A)(iii) 285.30(b)(1)(A)(ii) 285.30(b)(1)(A)(i)		✓		
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)				

7-24-19 JC

TANK SET LEVELED  
OPERATIONAL COVER.

**Comal County Environmental Health  
OSSF Inspection Sheet**

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
8	SEPTIC TANK Tank(s) Clearly Marked SEPTIC TANK If Single Tank, 2 Compartments Provided with Baffle SEPTIC TANK Inlet Flowline Greater than 3" and " T " Provided on Inlet and Outlet SEPTIC TANK Septic Tank(s) Meet Minimum Requirements		285.32(b)(1)(E) 285.91(2) 285.32(b)(1)(F) 285.32(b)(1)(E)(iii) 285.32(b)(1)(E)(ii)(II) 285.32(b)(1)(E)(ii)(I) 285.32(b)(1)(E)(i) 285.32(b)(1)(D) 285.32(b)(1)(C)(ii) 285.32(b)(1)(C)(i) 285.32(b)(1)(B) 285.32(b)(1)(A) 285.32(b)(1)(E)(iv)				
9	ALL TANKS Installed on 4" Sand Cushion/ Proper Backfill Used		285.32(b)(1)(F) 285.32(b)(1)(G) 285.34(b)				
10	SEPTIC TANK Inspection / Clean Out Port & Risers Provided on Tanks Buried Greater than 12" Sealed and Capped		285.38(d)				
11	SEPTIC TANK Secondary restraint system provided SEPTIC TANK Riser permanently fastened to lid or cast into tank SEPTIC TANK Riser cap protected against unauthorized intrusions		285.38(d) 285.38(e)				
12	SEPTIC TANK Tank Volume Installed						
13	PUMP TANK Volume Installed						
14	AEROBIC TREATMENT UNIT Size Installed	✓			✓		
15	AEROBIC TREATMENT UNIT Manufacturer AEROBIC TREATMENT UNIT Model Number	✓		SOLAR AIR 600	✓		
16	DISPOSAL SYSTEM Absorptive		285.33(a)(4) 285.33(a)(1) 285.33(a)(2) 285.33(a)(3)				
17	DISPOSAL SYSTEM Leaching Chamber		285.33(a)(1) 285.33(a)(3) 285.33(a)(4) 285.33(a)(2)				
18	DISPOSAL SYSTEM Evapo-transpirative		285.33(a)(3) 285.33(a)(4) 285.33(a)(1) 285.33(a)(2)				

**Comal County Environmental Health  
OSSF Inspection Sheet**

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

**Comal County Environmental Health  
OSSF Inspection Sheet**

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

## Comal County Environmental Health OSSF Inspection Sheet

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
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41	APPLICATION AREA Low Angle Nozzles Used / Pressure is as required APPLICATION AREA Acceptable Area, nothing within 10 ft of sprinkler heads? APPLICATION AREA The Landscape Plan is as Designed	✓ ✓	285.33(d)(2)(G)(i) 285.33(d)(2)(A) 285.33(d)(2)(F)		✓ ✓		
42	APPLICATION AREA Area Installed	✓			✓		
43	PUMP TANK Meets Minimum Reserve Capacity Requirements						
44	PUMP TANK Material Type & Manufacturer						
45	PUMP TANK Type/Size of Pump Installed						





# Comal County

OFFICE OF COMAL COUNTY ENGINEER

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

Permit Number: 109269  
Issued This Date: 06/19/2019  
This permit is hereby given to: Mark & Vicki Stutts

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

167 PHILLY CT  
FISCHER, TX 78623

Subdivision: Stallion Springs  
Unit: 3  
Lot: 223  
Block:  
Acreage:

APPROVED MINIMUM SIZES AS PER ATTACHED DESIGN

Type of System: Aerobic  
Surface 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.

OSSF DEVELOPMENT APPLICATION CHECKLIST

Staff will complete shaded

<i>items Date Received</i>	<i>initials</i>

<i>Permit Number</i>

Instructions:

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

OSSF Permit

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

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

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

Required Permit Fee

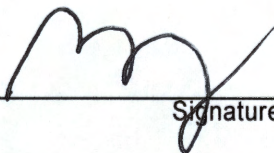
Copy of Recorded Deed

Surface Application/Aerobic Treatment System

Recorded Certification of OSSF Requiring Maintenance/Affidavit to the Public

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

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

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

06/12/19  
 \_\_\_\_\_  
 Date

____ COMPLETE APPLICATION	
Check No. _____	Receipt No. _____

____ INCOMPLETE APPLICATION
(Missing Items Circled, Application Refused)

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

Date May 14, 2019

Permit # 109269

Owner Name MARK & VICKI STUTTS
Mailing Address c/o 824 SHELLY DRIVE
City, State, Zip CANYON LAKE TEXAS 78133
Phone# 281-728-8793
Email hillcountrycottages@gvtc.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 STALLION SPRINGS Unit/Phase/Section 3 Lot 223 Block
Acreage/Legal
Street Name/Address 167 PHILLY COURT City FISCHER Zip 78623

Type of Development:

[X] Single Family Residential

Type of Construction (House, Mobile, RV, Etc.) HOUSE

Number of Bedrooms 2

Indicate Sq Ft of Living Area 1200

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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: \$ 185,000 (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

Date 5/17/19

\*\*\* 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 AND SURFACE IRRIGATION

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

Tank Size(s) (Gallons) SOLAR AIR SA600LP Absorption/Application Area (Sq Ft) 3216

Gallons Per Day (As Per TCEQ Table III) 180

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

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Is the property located over the Edwards Recharge Zone? [ ] Yes [X] No

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

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

Is there an existing TCEQ approval CZP for the property? [ ] Yes [X] 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 [X] 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 [X] 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

Handwritten signature of Designer

Signature of Designer

May 17, 2019

Date

AFFIDAVIT



201906020115 06/12/2019 01:17:01 PM 1/1

THE COUNTY OF COMAL  
STATE OF TEXAS

CERTIFICATION OF OSSF REQUIRING MAINTENANCE

*Handwritten mark resembling a stylized 'B' or '13'*

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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SUBDIVISION

3 UNIT/PHASE/SECTION \_\_\_\_\_ BLOCK 223 LOT \_\_\_\_\_ STALLION SPRINGS ESTATES SUBDIVISION

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

The property is owned by (insert owner's full name): MARK STUTTS & VICKI STUTTS

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 17 DAY OF May, 20 19

*Handwritten signature of Mark Stutts*  
Owner(s) signature(s)

MARK STUTTS  
Owner (s) Printed name (s)

Mark Stutts SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 17 DAY OF May, 20 19

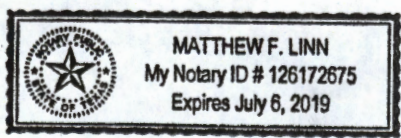
*Handwritten signature of Notary Public*  
Notary Public Signature

THIS AREA FOR COMAL COUNTY CLERK RECORDING PURPOSES ONLY

Filed and Recorded  
Official Public Records  
Bobbie Koepf, County Clerk  
Comal County, Texas  
06/12/2019 01:17:01 PM  
TERRI 1 Page(s)  
201906020115



*Handwritten signature of Bobbie Koepf*



(Notary Seal Here)

# CLEAR CHOICE SEPTIC SERVICES

Contract Holder: MARK & VICKI STUTTS Address: 167 PHILLY COURT Permit: \_\_\_\_\_ Lot: 223  
Subdivision: STALLION SPRINGS, U3 County: Comal Phone: 706-436-1548 Email: mvstutz@yahoo.com  
System Type: Solar Aire-SA -600 GPD Manufacturer service notes: \_\_\_\_\_

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JUN 12 2019  
COUNTY ENGINEER

## Initial Two-Year Service Agreement

The start date of the six-time visit service contract shall begin the date the License to operate (LTO) is issued.

This contract will be in effect FROM: \_\_\_\_\_ TO \_\_\_\_\_ and will provide the following:

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

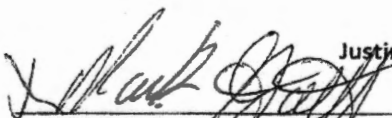
Clear Choice Septic Services will complete service of the septic system according to state and manufacturer regulations and the designs approved by the state. Contract holder will be responsible for service calls, labor and shipping costs on any parts under Warranty or exchanged during Warranty, additional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

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

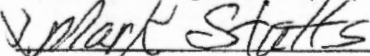
Serviced by: Clear Choice Septic Services, 1659 State Hwy 46 W Ste 155-200 New Braunfels, TX 78132

Phone: 830-624-5859

Justin Trevino Maintenance Provider License # MP0002136

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

Date: 5/12/19

  
\_\_\_\_\_  
Printed Name

  
\_\_\_\_\_  
Authorized Maintenance Provider

Date: 6-11-2019

**ON-SITE SEWERAGE FACILITY  
SOIL EVALUATION REPORT INFORMATION**

Date Soil Survey Performed: May 16, 2019

Site Location: STALLION SPRINGS, UNIT 3, LOT 223

Proposed Excavation Depth: N/A

**Requirements:**

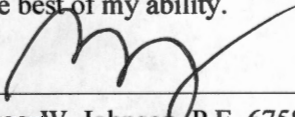
At least two soil excavations must be performed on the site, at opposite ends of the proposed disposal area. Locations of soil boring or dug pits must be shown on the site drawing. For subsurface disposal, soil evaluations must be performed to a depth of at least two feet below the proposed excavation 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	III	CLAY LOAM	N/A	NONE OBSERVED	LIMESTONE @ 8"	BROWN
1						
2						
3						
4						
5						

RECEIVED  
JUN 12 2019  
COUNTY 51

SOIL BORING NUMBER		SURFACE EVALUATION				
Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/Water Table)	Restrictive Horizon	Observations
0	SAME		AS		ABOVE	
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. 1156

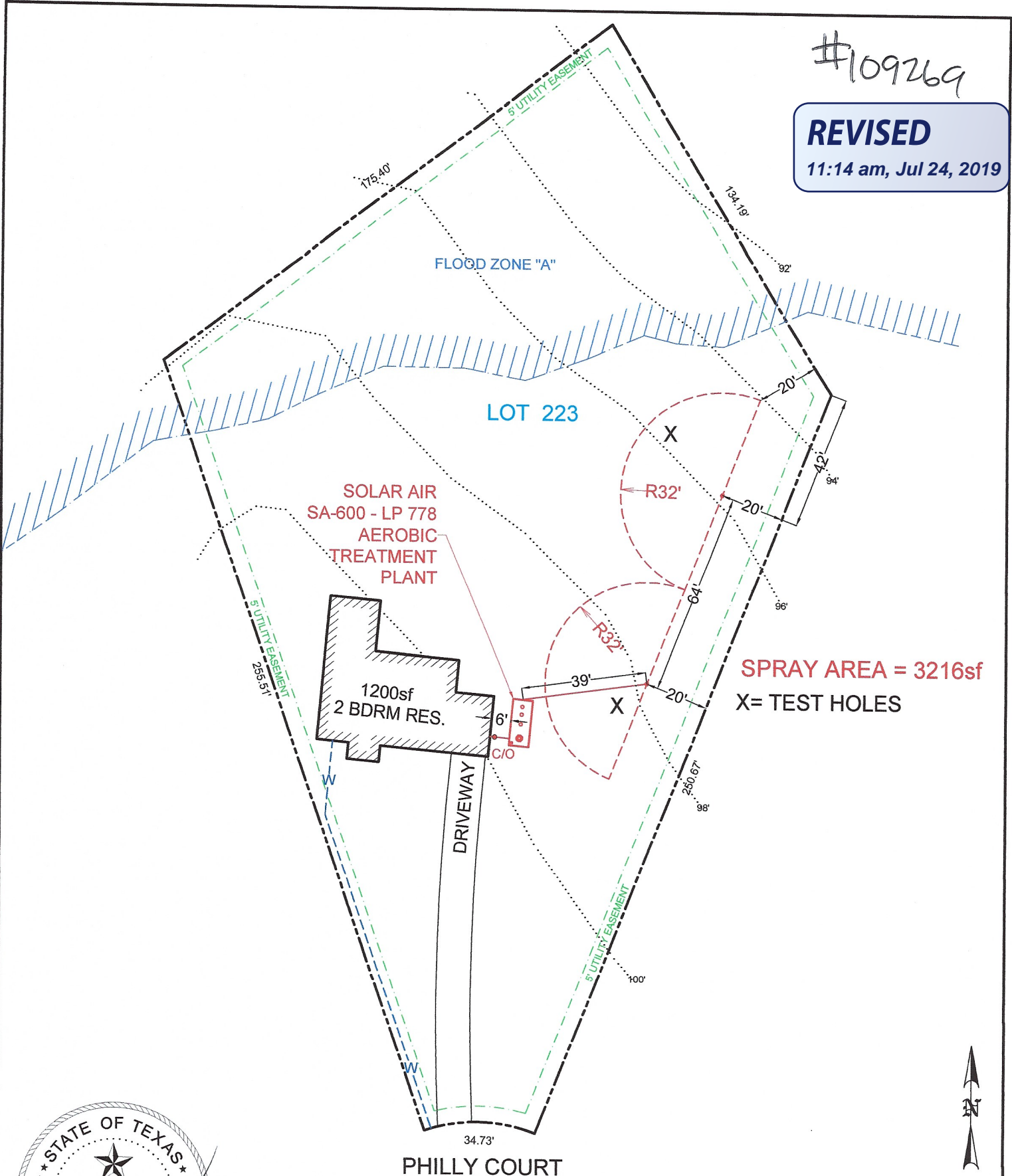
05/16/19  
Date





#109269

**REVISED**  
11:14 am, Jul 24, 2019



OWNER: MARK & VICKI STUTTS		DRAWN BY: EJS III	
STREET ADDRESS: 167 PHILLY COURT			
LEGAL DESC: STALLION SPRINGS	UNIT/SECTION/PHASE: 3	BLOCK:	LOT: 223
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=40'	DATE: 5/17/2019	REVISED: 7/24/2019

**TANK NOTES:**

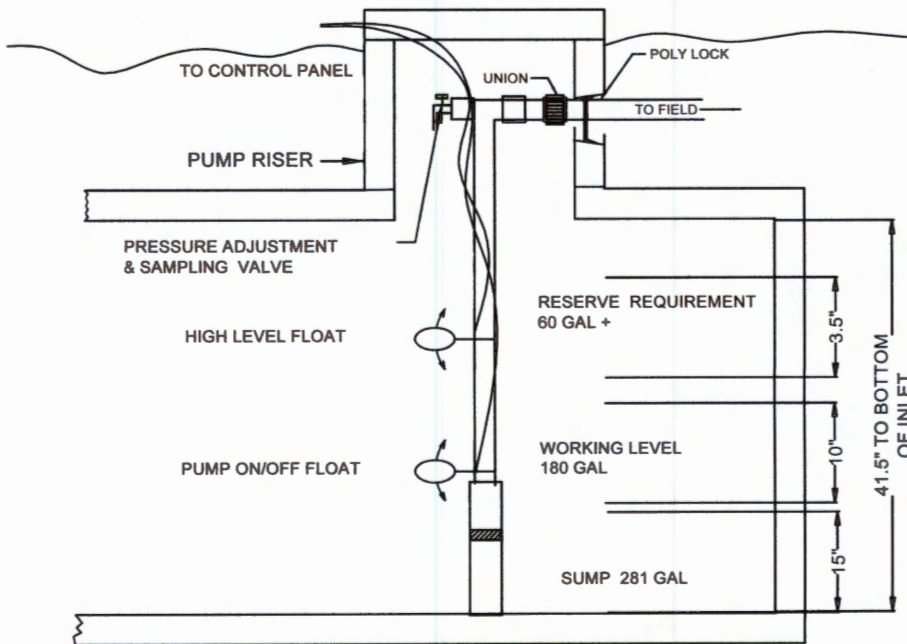
Tanks must be set to allow a minimum of 1/8" per foot fall from the residence.

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

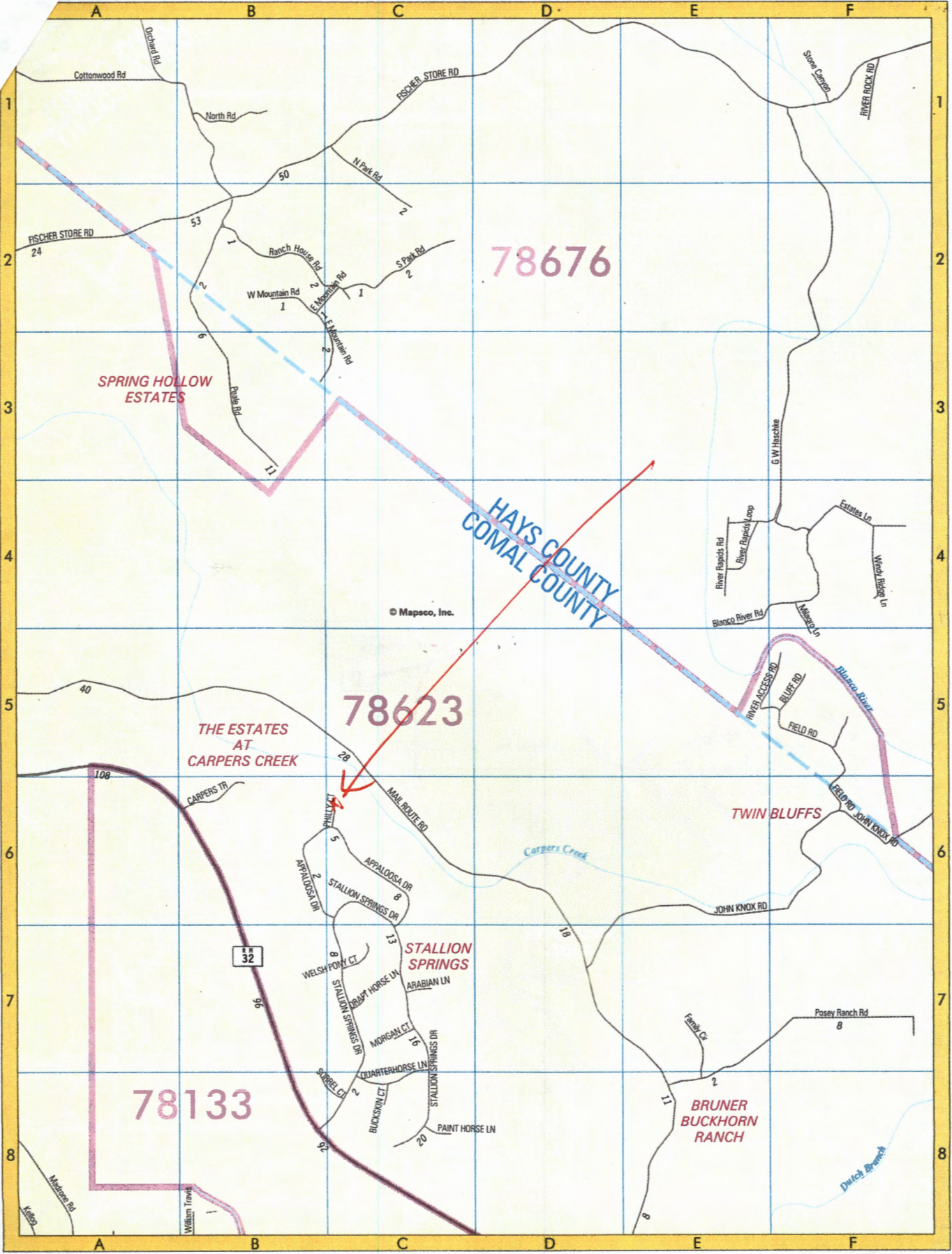
ALL WIRING MUST BE IN COMPLIANCE WITH THE MOST RECENT NATIONAL ELECTRIC CODE



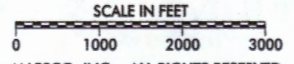
RECEIVED  
JUN 12 2019  
COUNTY ENGINEER

05/17/19 F#2585

**TYPICAL PUMP TANK CONFIGURATION  
SOLAR-AIR SA-600 LP 778 GAL PUMP TANK**



CONTINUED ON MAP 287



**VOID**

FLOOD ZONE "A"

LOT 223

SOLAR AIR  
SA-600 - LP 778  
AEROBIC  
TREATMENT  
PLANT

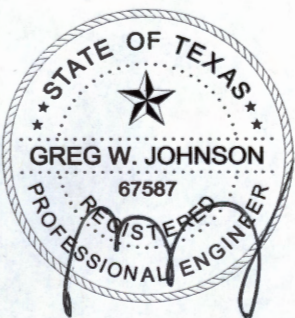
1200sf  
2 BDRM RES.

**VOID**

SPRAY AREA = 3216sf  
X= TEST HOLES

RECEIVED  
JUN 12 2019  
COUNTY ENGINEER

PHILLY COURT



OWNER: MARK & VICKI STUTTS		DRAWN BY: EJS III	
STREET ADDRESS: 167 PHILLY COURT			
LEGAL DESC: STALLION SPRINGS	UNIT/SECTION/PHASE: 3	BLOCK:	LOT: 223
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=40'	DATE: 5/17/2019	REVISED:

GF# 18-387524 DM

**General Warranty Deed**

RECEIVED

JUN 12 2019

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.

Date: October 25, 2018

Grantor: Alice D. Dammann as Successor Trustee of the Schultz Trust

Grantor's Mailing Address: 4715 Summer Breeze, San Antonio TX 78253

Grantee: **Mark Stutts and Vicki Stutts**

Grantee's Mailing Address: 479 Mt View Ln Lavonia GA 30553

Consideration: the sum of TEN DOLLARS (\$10.00) cash, and other good and valuable consideration

Property (including any improvements):

**Lot 223, STALLION SPRINGS, UNIT 3**, an Addition in Comal County, Texas, according to the Map or Plat recorded in Volume 7, Page 66, Plat Records of Comal County, Texas.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty::

This conveyance is made and accepted subject to all restrictions, encumbrances, easements, covenants, and conditions relating to the Property filed for record in Comal County, Texas.

Grantor, for the Consideration, and subject to the Reservations from the 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 way belonging, to have and to hold to Grantee and Grantee's successors and assigns forever. Grantor binds Grantor and Grantor's successors and assigns to warranty and forever defend all and singular the Property to Grantee and Grantee's successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

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



Inspection Date: Dec 4<sup>th</sup> 1:00-1:30  
 Service expires: Aug. 2. 2021  
 Subdivision: Stallion Springs

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

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

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

Billing Address:  
 167 Philly Court, Fischer, Tx 78623

Site Address:  
 167 Philly Court, Fischer

Contact: Mark & Vicki Stutts  
 Number: 706-436-1548

Lot: 223      Permit: 109269

County: Comal

Manufacture/Size: Solar Aire-600 GPD

Type of System: Spray

Customer Notes:

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

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

cleaned air filter on compressor, checked chlorine, floats & sprinklers. set timer

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

Date completed: 12-4-19 Arrival Time: 1:30 Departure Time: 2:09

Maintenance Technician: Justin

Maintenance Provider: Justin

Inspection Date: 4-29-20 3-4pm  
 Service expires: Aug.2.2021  
 Subdivision: Stallion Springs

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

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

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

Billing Address:  
 167 Philly Court, Fischer, Tx 78623

Site Address:  
 167 Philly Court, Fischer

Contact: Mark & Vicki Stutts  
 Number: 706-436-1548

Lot: 223      Permit: 109269  
 County: Comal

Manufacture/Size: Solar Aire-600 GPD

Type of System: Spray

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	3.0			Required Yes/ No	Results mg/ 1 mpm/ 100mi or Trace
Filters are intact and operating:	✓				
Irrigation Pumps have correct pressure:	✓				
Recirculation Pumps active on system:	NA		TSS	Y (N)	clear
Disinfection Device present & functioning properly:	✓		C1	(Y) N	1.0
Chlorine Supply visible:	✓				
Electrical Circuits functional:	✓				
Sprinklers/ Drip Pad operating correctly:	✓				
Dripfield/ Sprayfield Vegetation present:	✓				
Back Flush Dripfield, if applicable:	NA				
<b>Access Ports are Secured:</b>	<b>YES</b>	<b>NO</b>			

Service or repairs completed to system:  
Cleaned compressor filter. Checked alarms, floats, sprinklers.  
checked chlorine. Set timers.

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

Date completed: 4-30-20 Arrival Time: 2:30 Departure Time: 2:50

Maintenance Technician: Robert George

Maintenance Provider: \_\_\_\_\_



Inspection Date: 8/31/2020  
 Service expires: Aug. 2. 2021  
 Subdivision: Stallion Springs

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

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

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

Billing Address:  
 167 Philly Court, Fischer, Tx 78623

Site Address:  
 167 Philly Court, Fischer

Contact: Mark & Vicki Stutts  
 Number: 706-436-1548

Lot: 223 Permit: 109269

County: Comal

Manufacture/Size: Solar Aire-600 GPD

Type of System: Spray

Customer Notes:

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

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

Cleaned Air Filter on Compressor checked Chlorine flows  
Sprinklers set timer

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

Date completed: 8/31/20 Arrival Time: 2:15 Departure Time: 2:50

Maintenance Technician: Isiah Gutierrez

Maintenance Provider: \_\_\_\_\_

Inspection Date: Jan 4th 10:30-11:00  
 Service expires: Aug. 2. 2021  
 Subdivision: Stallion Springs

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

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

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

Billing Address:	167	Site Address:
Philly Court, Fischer, Tx 78623		167 Philly Court, Fischer
Contact: <sup>Spoke</sup> Mark & Vicki Stutts		Lot: 223      Permit: 109269
Number: 706-436-1548		County: Comal
		Type of System: Spray
Manufacture/Size: Solar Aire-600 GPD		

Customer Notes:

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

Service or repairs completed to system:  
cleared air filter on compressor, checked chlorine, floats & sprinklers. set filter

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

Date completed: 1-4-2021 Arrival Time: 11:00 Departure Time: 11:20

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

10-10-20

Inspection Date:  
Service expires: Aug.2.2021  
Subdivision: Stallion Springs

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

### Clear Choice Septic Services

#### Routine Maintenance Inspection Report

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

Billing Address:  
167 Philly Court, Fischer, Tx 78623

Site Address:  
167 Philly Court, Fischer

Contact: Mark & Vicki Stutts  
Number: 706-436-1548

Lot: 223 Permit: 109269  
County: Comal  
Type of System: Spray

Manufacture/Size: Solar Aire-600 GPD

Customer Notes:

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

Access Ports are Secured:	YES	NO
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Service or repairs completed to system:  
Cleaned filter on compressor, rinsed system checked chlorine, floats, sprinklers.

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

Date completed: 9/14/21 Arrival Time: 10:15 Departure Time: 10:50

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

Inspection Date:  
 Service expires: Aug. 2. 2021  
 Subdivision: Stallion Springs

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

## Clear Choice Septic Services

### Routine Maintenance Inspection Report

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

Billing Address:  
 167 Philly Court, Fischer, Tx 78623

Site Address:  
 167 Philly Court, Fischer

Lot: 223 Permit: 109269

Contact: Mark & Vicki Stutts  
 Number: 706-436-1548

County: Comal  
 Type of System: Spray

Manufacture/Size: Solar Aire-600 GPD

Customer Notes:

INSPECTION ITEM:	YES	NO	TESTS REQUIRED AND RESULTS:		
Compressor Pressure Reading/ Aerators ACFM:	3.0			Required Yes/ No	Results mg/ 1 mpr/ 100mi or Trace
Filters are intact and operating:	-				
Irrigation Pumps have correct pressure:	-				
Recirculation Pumps active on system:	N/A		TSS (Grab test method)	Y <del>N</del>	Clear
Disinfection Device present & functioning properly:	-		C1 (OTO test method)	Y <del>N</del>	1.0
Chlorine Supply visible:	-				
Electrical Circuits functional:	-				
Sprinklers/ Drip Pad operating correctly:	-				
Dripfield/ Sprayfield Vegetation present:	-				
Back Flush Dripfield, if applicable:	N/A				

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

Cleaned compressor filter. Checked floats, valves, filter springs.

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

Date completed: 7-3-21 Arrival Time: 3:25 Departure Time: 4:00

Maintenance Technician: [Signature]

Maintenance Provider: [Signature]