



# COMAL COUNTY

ENGINEER'S OFFICE

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

Issued This Date: 11/19/2019 Permit Number: 109764

Location Description: 558 WINDING RIVER LN  
SPRING BRANCH, TX 78070

Subdivision: Rivermont  
Unit: 1  
Lot: 10  
Block: 2  
Acreage:

Type of System: Aerobic  
Surface Irrigation

Issued to: Zerep Enterprises, LLC

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

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

Alterations to this permit including, but not limited to:

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


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


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

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

Licensing Authority

Comal County Environmental Health

  
OS0034792  
ENVIRONMENTAL HEALTH INSPECTOR

  
OS0007722  
ENVIRONMENTAL HEALTH COORDINATOR

Final

## Comal County Environmental Health OSSF Inspection Sheet

Installer Name: MJ Septic      OSSF Installer #: 050023596  
 1st Inspection Date: 10-15-19      2nd Inspection Date: \_\_\_\_\_      3rd Inspection Date: 11-19-19  
 Inspector Name: B. Olivera      Inspector Name: \_\_\_\_\_      Inspector Name: B. Olivera  
 Permit #: 109764      Address: 558 Winding River Ln / Rivermont

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)		10-15-19		11-19-19
2	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Setback Distances Meet Minimum Standards		285.91(10) 285.30(b)(4) 285.31(d)				
3	SEWER PIPE Proper Type Pipe from Structure to Disposal System (Cast Iron, Ductile Iron, Sch. 40, SDR 26)		285.32(a)(1)				
4	SEWER PIPE Slope from the Sewer to the Tank at least 1/8 Inch Per Foot		285.32(a)(3)				
5	SEWER PIPE Two Way Sanitary - Type Cleanout Properly Installed (Add. C/O Every 100' &/or 90 degree bends)		285.32(a)(5)				
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)(I) 285.32(b)(1)(E)(i) 285.32(b)(1)(E)(ii)(I)				
7	PRETREATMENT Grease Interceptors if required for commercial		285.34(d)				

10-15-19 BMO  
 Tank Set level No leaks  
 cover tank

11-19-19 BMO  
 Operational ✓  
 covered

**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)(I) 285.32(b)(1)(E)(i)(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)		10-5-19		11-14-19
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	✓		500			
15	AEROBIC TREATMENT UNIT Manufacturer AEROBIC TREATMENT UNIT Model Number	✓		Pro Flo			
16	DISPOSAL SYSTEM Absorptive		285.33(a)(4) 285.33(a)(1) 285.33(a)(2) 285.33(a)(3)				
17	DISPOSAL SYSTEM Leaching Chamber		285.33(a)(1) 285.33(a)(3) 285.33(a)(4) 285.33(a)(2)				
18	DISPOSAL SYSTEM Evapo-transpirative		285.33(a)(3) 285.33(a)(4) 285.33(a)(1) 285.33(a)(2)				

**Comal County Environmental Health  
OSSF Inspection Sheet**

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

**Comal County Environmental Health  
OSSF Inspection Sheet**

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
32	<p>EFFLUENT DISPOSAL SYSTEM Utilized Only by Single Family Dwelling</p> <p>EFFLUENT DISPOSAL SYSTEM Topographic Slopes &lt; 2.0%</p> <p>EFFLUENT DISPOSAL SYSTEM Adequate Length of Drain Field ( 1000 Linear ft. for 2 bedrooms or Less &amp; an additional 400 ft. for each additional bedroom )</p> <p>EFFLUENT DISPOSAL SYSTEM Lateral Depth of 18 inches to 3 ft. &amp; Vertical Separation of 1ft on bottom and 2 ft. to restrictive horizon and ground water respectfully</p> <p>EFFLUENT DISPOSAL SYSTEM Lateral Drain Pipe (1.25 - 1.5" dia.) &amp; Pipe Holes ( 3/16 - 1/4" dia. Hole Size ) 5 ft. Apart</p>		<p>285.33(b)(3)(A)</p> <p>285.33(b)(3)(A)</p> <p>285.33(b)(3)(B)</p> <p>285.91(13)</p> <p>285.33(b)(3)(D)</p> <p>285.33(b)(3)(F)</p>				
33	<p>AEROBIC TREATMENT UNIT is Aerobic Unit Installed According to Approved Guidelines.</p>	✓	285.32(c)(1)		10-15-19		11-19-19
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>	<del>✓</del>			<del>✓</del>		✓

**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?		285.33(d)(2)(G)(iii)(I) 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)				11-15-19
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: MJ Septic OSSF Installer #: OSX023596

1st Inspection Date: 10-15-19 2nd Inspection Date: \_\_\_\_\_ 3rd Inspection Date: \_\_\_\_\_

Inspector Name: B. Olivera Inspector Name: \_\_\_\_\_ Inspector Name: \_\_\_\_\_

Permit#: 109764 Address: 558 Winding River Ln / Rivermont

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OSSF Inspection Sheet**




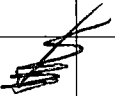


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15	AEROBIC TREATMENT UNIT Manufacturer AEROBIC TREATMENT UNIT Model Number	✓		ProFlo	1		
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33	AEROBIC TREATMENT UNIT is Aerobic Unit Installed According to Approved Guidelines.		285.32(c)(1)		10-15-9		
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OSSF Inspection Sheet**

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44	PUMP TANK Material Type & Manufacturer						
45	PUMP TANK Type/Size of Pump Installed						



# COMAL COUNTY

ENGINEER'S OFFICE

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

Permit Number: 109764  
Issued This Date: 10/04/2019  
This permit is hereby given to: Zerep Enterprises, LLC

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

558 WINDING RIVER LN  
SPRING BRANCH, TX 78070

Subdivision: Rivermont  
Unit: 1  
Lot: 10  
Block: 2  
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.

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

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

Date 9-25-19

Permit # 109764

Owner Name Zerap Enterprises LLC
Mailing Address Po box 242211
City, State, Zip San Antonio TX 78224
Phone # 210 255 9580
Email Aperc21679@gmail.com

Agent Name
Agent Address
City, State, Zip
Phone #
Email

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

Subdivision Name Rivermont Unit 1 Lot 10 Block 2
Acreage/Legal 0.579 Acre
Street Name/Address 558 Winding River City Spring Branch Zip 78070

Type of Development:

[X] Single Family Residential
Type of Construction (House, Mobile, RV, Etc.) New Construction
Number of Bedrooms 4
Indicate Sq Ft of Living Area 2367

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COUNTY ENGINEER

[ ] Commercial or Institutional Facility
(Planning materials must show adequate land area for doubling the required land needed for treatment units and disposal area)
Type of Facility
Offices, Factories, Churches, Schools, Parks, Etc. - Indicate Number Of Occupants
Restaurants, Lounges, Theaters - Indicate Number of Seats
Hotel, Motel, Hospital, Nursing Home - Indicate Number of Beds
Travel Trailer/RV Parks - Indicate Number of Spaces
Miscellaneous

Estimated Cost of Construction: \$ 250000 (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 [ ] Public [X] Private Well

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

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

Signature of Owner

Date 9-25-19

\*\*\* 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 Hoyt Seidenthal

System Description Aerobic with Spray Distribution System

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

Tank Size(s) (Gallons) 500 GPO Unit Absorption/Application Area (Sq Ft) 4823.04

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

Is this property within an incorporated city?  Yes  No

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

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SEP 25 2019

COUNTY ENGINEER

By signing this application, I certify that:

- The information provided above is true and correct to the best of my knowledge.
- I affirmatively consent to the online posting/public release of my e-mail address associated with this permit application, as applicable.

Signature of Designer Hoyt Seidenthal

Date 9-24-19

2  
HCB



201906034072 09/25/2019 12:37:29 PM 1/2

AFFIDAVIT TO THE PUBLIC

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SEP 25 2019

COUNTY ENGINEER

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, 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 TCEQ 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 TCEQ, under the authority of the TWC and the Texas Health and Safety Code, requires owners to provide notice to the public that certain types of OSSFs are located on specific pieces of property. To achieve this notice, the TCEQ requires a deed recording. Additionally, the owner must provide proof of the recording to the OSSF permitting authority. This deed certification is not a representation or warranty by the TCEQ of the suitability of this OSSF, nor does it constitute any guarantee by the TCEQ 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):

Lot 10 Block 2 Subdivision Rivermont Unit/Phase/Section 1

If not in Subdivision: Acres 0.579 Acres Survey

The property is owned by (insert owner's full name): Zercop Enterprises LLC

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.

Zercop Enterprises LLC  
Owner Name

[Signature] Agustin Perez  
Owner Signature

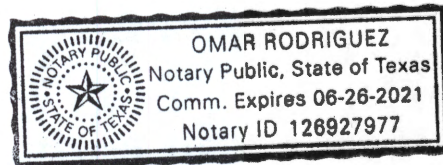
N/A  
Owner Name

N/A  
Owner Signature

This instrument was acknowledged before me on: 24<sup>th</sup> Day of September, 20 19.

Omar Rodriguez  
Notary's Printed Name

[Signature]  
Notary Public, State of Texas



Commission Expires: 06/26/2021

Affix Notary Stamp Above



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COUNTY ENGINEER

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

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

Filed and Recorded  
Official Public Records  
Bobbie Koepf, County Clerk  
Comal County, Texas  
09/25/2019 12:37:29 PM  
LAURA 2 Page(s)  
201906034072



*Bobbie Koepf*



MJ Central Texas Septic, LLC

DBA MJ Septic

27552 Old Blanco Road
San Antonio, Texas 78260
(210) 875-3625 \* (210) 889-4606
mjseptic@satx.rr.com (email)
www.mjseptic.com

Aerobic Installation \* Aerobic Maintenance Contracts
Real Estate Inspections \* Cleaning/Pumping

Michael J. Long, MP 0001294 Licensed by T.C.E.Q.

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PROPERTY ADDRESS: 558 Winding River

The Texas Commission on Environmental Quality (TCEQ) require all ATU's to be checked and maintained every four months for the life of the unit (some permitting authorities may stipulate this requirement, after the first two years after installation; call your county to inquire). Upon expiration of this contract, MJ Septic will offer a continuation of your maintenance contract to cover labor and routine maintenance/reports. Lab testing, if required, for coliform, TSS, BOD etc. are NOT included in this policy and applicable fees are the owner's responsibility. MJ Septic will inspect and service your ATU once every 4 months for the duration of your 2-year initial contract. For a new single family dwelling, this is the date of installation, required by state guidelines dated June 13, 2001. For an existing single family dwelling, this is the date the notice of approval is issued by your permitting authority. The effective date of this maintenance contract shall be the date the LTO (license to operate) is issued. MJ Septic will address all major concerns/complaints (excluding weekends & holidays) within 72 hours from the initial point of contact with homeowner(s).

- The annual fee on your contract includes the following: an inspection every four months (three times annually) which include inspecting the mechanical, electrical and other applicable components to ensure proper function. The annual fee does not include any parts, cleaning/pumping, chlorine/bleach (tablets or liquid), additional service calls or additional testing that may be required by any regulating authority. If for any reason, we are unable to obtain access to your property or system to perform a service check, you may be charged a \$75 service call for re-scheduling. It is very important that we have all proper gate codes, combination locks etc. to inspect your system.
Repairs I: If repairs or replacement of parts is needed during routine inspection, we will try to contact the homeowner for approval if we are able to repair onsite. If we are unable to repair/replace parts onsite, client will be notified via email and/or USPS that repairs/replacement of parts is needed. All MAJOR part replacements come with a 2-year warranty (see notes below). There will be a \$75 warranty credit fee assessed on all parts. Warranted items will only be honored when a valid maintenance contract is in effect with MJ Septic. If the contract has a lapse, ALL WARRANTED items are VOIDED.
Repairs II: For ATU's under initial installation warranty (2 years from initial installation date) if warranted items are required to be replaced within 30 days of installation, part will be replaced with no fees, after 30 days there will be a \$75 warranty credit fee assessed on all parts. Warranted items will only be honored when a valid maintenance contract is in effect with MJ Septic.
Additional Service Calls/Charges: If a service call is required by homeowner/renter between regular inspections, a service call fee of \$75 (not including parts and/or cleaning/pumping) will be assessed. We may waive this fee at our discretion. These calls include but are not limited to the following: red light alarms, high water alarms, chlorinator checks, leaky airlines, timer adjustments, spray head adjustments and system power failure.
Chlorine: The property owner is responsible for maintaining the chlorine supply. TCEQ regulation requires proper chlorination. For liquid chlorinators, homeowners are to add 2-3 gallons of liquid chlorine/bleach per month. (If the chlorinator is completely empty, DO NOT add more than 3 1/2 gallons of liquid chlorine/bleach at a time) For tablet chlorinators, homeowners can purchase Calcium Hypochlorite tablets at their local Home Depot or Lowe's. DO NOT USE POOL TABLETS (this can cause a volatile reaction)
Cleaning/Pumping: The cleaning/pumping of your ATU is not included in your maintenance contract. We always recommend pumping between 10-12" of sludge. \*A typical/average household will need to have their system pumped every 2-5 years; this all depends on usage and will vary per household\*
Transfer of Property/Ownership: The fee of this maintenance contract is non-refundable, however is fully transferrable to the new owner(s). If this policy is sold within the contract period, the signing party is responsible for all repairs unless the new homeowner(s) information is provided before repairs are made and transfer contract is signed (by new homeowner) and returned to us. The new homeowner(s) will be required to meet for a walk-through orientation with one of our technicians during their first visit of their transfer contract. RENTAL HOMES: The PROPERTY OWNER is responsible for all fees associated with this contract. Renters will be required to have a walk-through orientation during their first visit to ensure proper usage, etc.
Altering the system: Do not allow alteration to any part of the system or sprinkler head locations. Alterations would put the system out of compliance and would cause the property owner additional expense to bring the system back into compliance. Any use of another company to make repairs to the system will violate any warranties and be considered as a breach of this maintenance contract. If client chooses to purchase and use their own parts, MJ Septic will not install nor work on these parts.
Violations of Warranty: Violations of the warranty include but are not limited to the following: turning off your system at any time, disconnecting the alarm; restricting airflow to the Air Compressor, overloading the system above its daily rated capacity, introducing excessive amounts of harmful matter (including harsh chemicals, cleaners, antibiotics, etc.) into the system or any other harmful usage of your OSSF/ATU. Refusing to Clean/Pump Out Septic when recommended and/or replacing necessary parts as needed. Necessary treatment of ants. Homeowner must keep grass, weeds and plants trimmed and clear of tank access points, control panel, Air Compressor, etc. Moving sprinkler lines without proper documentation, etc. Building over septic tank, lids, etc.
Terms of Payment: Payment is due in full for the maintenance contract at time of signing. Payment for parts, repairs, cleaning/pumping, service calls, etc. are due prior to or at time of service, unless otherwise specifically noted. If payment is not received within ten (10) business days of service date, a 1.5% finance charge will be assessed per month. If payment is delinquent, your next service check/maintenance contract may be cancelled. If payment is more than 90 days past due, contract will be cancelled and we will send to collections.
Maintenance Tips/Owner Guide: Please read the attached Maintenance Tips/Owner Guide. Following these easy steps can help prevent unnecessary and avoidable expenses to the homeowner(s). Please initial here that you've received a copy of this document: [Signature] (keep the maintenance tips/guide for your reference)

CIRCLE ONE CHOICE BELOW

Contract Verified (office use only)

Table with 4 columns: 1 YEAR (\$285), 2 YEAR (\$530), 3 YEAR (\$675), 2 YEAR INITIAL (Included in Installation). Includes text: Paid in Full at Sign Up, Non-Refundable, Does Not Include Additional Charges Noted Above. Homeowner(s) are NOT required to be present at inspections. They will receive phone call notification the day of service and a door hanger will be left if no one is home. Reports emailed/mailed within a few business days.

Acceptance of Maintenance Contract: The above prices, specifications, and conditions are satisfactory and are hereby accepted. MJ Septic is authorized to enter property to perform routine maintenance inspections as agreed. I have read and agree to the maintenance contract guidelines stated above and have also read and agree to comply with the Maintenance Tips/Owner Guide.

Accepted by Signature: [Signature] Printed Name: Augustin Perez Email: Aperez1679@gmail.com
Phone Numbers: (Home) (Mr. Cell) 210 255 9580 (Mrs. Cell) (Work)
Subdivision: Rivermont # of Occupants in Home: N/A Gate Codes/Combination Locks, etc. N/A Biting Dogs: N/A
(MJ Septic will assess a \$75 service fee if we are not notified of gate code changes, biting dogs, etc.)

MJ Central Texas Septic, LLC Authorized Signature: Stephanie E. Perez

Date: 9-25-19



ON-SITE SEWAGE FACILITY  
Site Evaluation Report Information

Date: 8/14/2019 Site Evaluator Information:  
Applicant Information: Name: Hoyt Seidensticker  
Name: Zerep Enterprises License # OS0008771 Expires 8/31/2020  
Address: 514 Petaluma Blvd. Company: Land Stewardship Services, LLC  
City: San Antonio State: Texas Zip: 78221 Address: 27115 Bent Trail  
Phone: 210-255-9580 City: Boerne State: Texas Zip: 78006  
Phone: (210) 414-6603 Fax:

Property Location: Installer information:  
Lot: 10 Block: 2 Sub.: Rivermont, unit 1 Name: Michael Long  
Street/Road Address: 558 Winding River License OS0023596  
City: Spring Branch State: Texas Zip: 78070 Company: MJ Central Texas Septic  
Unincorporated Area? Y or N y Address: 27552 Old Blanco Road  
Additional information City: SA State: Texas Zip: 78260  
Phone: (210) 387-0025 Fax:

**Schematic of Lot or Tract**

**Show:**

- Compass North, adjacent streets, property lines, property lines, property dimensions, location of buildings, easements, water lines, and other surface improvements where known (drainage, patios, sidewalks).
- Location of existing or proposed water wells within 150 feet of property.
- Indicate slope or show contour lines from the structure to the farthest location of the proposed soil absorption or irrigation area.
- Location of soil borings or dug pits (show location with respect to a known reference point).
- Location of natural, constructed, or proposed drainage ways, (streams, ponds, lakes, rivers, high tide of salt water bodies) water impoundments areas, cut or fill bank, sharp slopes and breaks.

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**SITE DRAWING**

Lot Size: \_\_\_\_\_

SEE ATTACHED

Signature of Site Evaluator Hoyt Seidensticker Site Evaluator License No: OS0008771

9/24/2019  
8:10 AM  
Aerobic with Spray  
Distribution System

# ON-SITE SEWAGE FACILITY DESIGN CRITERIA

Zerep Enterprises

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### Property Information:

St. Address: 558 Winding River  
City: Spring Branch State: Texas  
Zip code: 78070

### Predicted Quantity of Sewage (Q)

Water Saving Devices in Home (y/n): YES  
Gallons/day (Q): 300  
Greywater included (yes/no): YES

### Rate of Adsorption (Ra)

Application rate (g/sq. ft.): 0.064  
Minimum Adsorptive Area (sq. ft.): 4687.5

### Aerobic Unit

Required size of aerobic unit: 480 gpd  
Pretreatment Tank (gallons): 447  
Class 1 Aerobic Unit: ProFlo 500 SLPT2  
Pump tank total capacity (gal): 796  
Chlorination: liquid chlorinator in pump tank  
Pump Switch operation: Float  
Dosing cycle quantity (gals): Varied  
Cycling time: night time  
Pump size and capacity: Sta-rite plus D series  
20 gpm

### House Information

Number of Bedrooms: 4  
Sq. footage (Approx.): 2367  
Water Supply: well

### Supply Line from House

Length of supply line (approx. ft): 20  
Type of supply line: SCH 40 PVC  
Size of Supply line (in): 3 or 4

### Supply Line For Spray Irrigation System

Length of supply line (approx. ft): 181  
Type of supply line: Purple SCH 40  
Size of supply line (in): 1

### Disposal Area per this System

$\pi (32)^2/2$	=	<u>1607.68</u>
$\pi (32)^2/2$	=	<u>1607.68</u>
$\pi (32)^2/2$	=	<u>1607.68</u>
Total irrigated area (sq. ft.):		<u>4823.04</u>

All design criteria is in accordance with TCEQ, Title 30, TAC Chapter 285, Subchapter D, On-Site Sewage Facilities (Effective December 27, 2012). The above design was based on the best available information and should function properly under normal operating conditions. All changes or modifications made to design must be approved by the below signed designer.

Hoyt Seidensticker  
Hoyt Seidensticker, R.S. No. 3588  
Land Stewardship Services, LLC, 27115 Bent Trail, Boerne, Texas 78006  
Cell (210) 414-6603,

9-24-19  
Date



Effective Immediately: If any change(s) are made that require a revision to this design, a \$150.00 fee will be assessed. This includes, but not limited to, change(s) in the house size, number of bedrooms, location of house or one type of system to another.

9/24/2019  
8:10 AM  
Aerobic with Spray  
Distribution System

# ON-SITE SEWAGE FACILITY DESIGN CRITERIA

Zerep Enterprises

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## Head Pressure

Elevation Head: 4  
Pressure Head: 92  
Friction Head: 7.24  
Total head: 103.2

## Sprinkler Head Information

K-Rain sprinkler head PROPLUS,  
low angle nozzle  
No. 3 @40psi      GPM: 3.1  
Number of sprinkler heads: 3  
Gallons per minute: 9.3

A class 1 aerobic wastewater treatment unit, chlorination and spray distribution system will be designed for this location. Wastewater from the residence will flow to a pretreatment/trash tank, then to the treatment unit. Treated effluent will be disinfected by a NG 300 V Chlorine Dispenser Unit in the pump tank, before being disposed of through above ground sprinkler heads. All warning systems shall be installed with the aerobic unit

Land acceptable for surface application shall have a flat terrain (with less than or equal to 15% slope). Sloped land (with greater than 15% slope) may be acceptable if it is properly landscaped and terraced to minimize runoff. There shall be nothing in the surface application area within ten feet of the sprinkler which would interfere with the uniform application of the effluent.

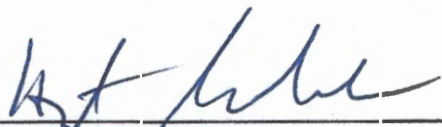
Areas that rock is exposed must be covered with a suitable amount of material acceptable to the inspecting authority. Areas that are bare or have been disturbed must be seeded or sodded with a mixture of rye and bermuda grasses or other grass species prior to system operation.

A maintenance contract for the entire system must be established at time of installation with someone holding a license to maintain the installed aerobic system.

At every inspection a Total Chlorine Residual test must be conducted and must be a minimum acceptable test of .1 mg/l residual in Pump Tank.

All design criteria is in accordance with TCEQ, Title 30, TAC Chapter 285, Subchapter D, On-Site Sewage Facilities (Effective December 27, 2012). The above design was based on the best available information and should function properly under normal operating conditions.

All changes or modifications made to design must be approved by the below signed designer.



Hoyt Seidensticker, R.S. No. 3588

Land Stewardship Services, LLC, 27115 Bent Trail, Boerne, Texas 78006

Cell (210) 414-6603,

9-24-19  
Date



Scale 1" = 40'

This design complies with all provisions of the existing Contributing Zone Plan and there is not a recharge feature within 150' of the proposed septic system.

**Site Map**  
**Aerobic with Spray**  
**Distribution System**  
**Zerep Enterprises**  
**Lot 10, Block 2**  
**Rivermont, Unit 1**  
**558 Winding River**  
**Spring Branch, Texas 78070**  
**Comal County**

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100 yr flood plain does not exist on this tract

location of sprinkler heads may be adjusted in field to avoid obstacles

Risers must be permanently fastened to the tank lid or cast into the tank. The connection between the riser and the tank lid must be watertight. Risers must be fitted with removable watertight caps and protected against unauthorized intrusions by either a padlock, a cover that can be removed with specialized tools, a cover having a minimum net weight of 29.5 kilograms (65 pounds) set into a recess of the tank lid, or any other means approved by the executive director.

Land acceptable for surface application shall have a flat terrain (less than to equal to 15% slope). Sloped land (with greater than 15% slope) may be acceptable if it is properly landscaped and terraced to minimize runoff.

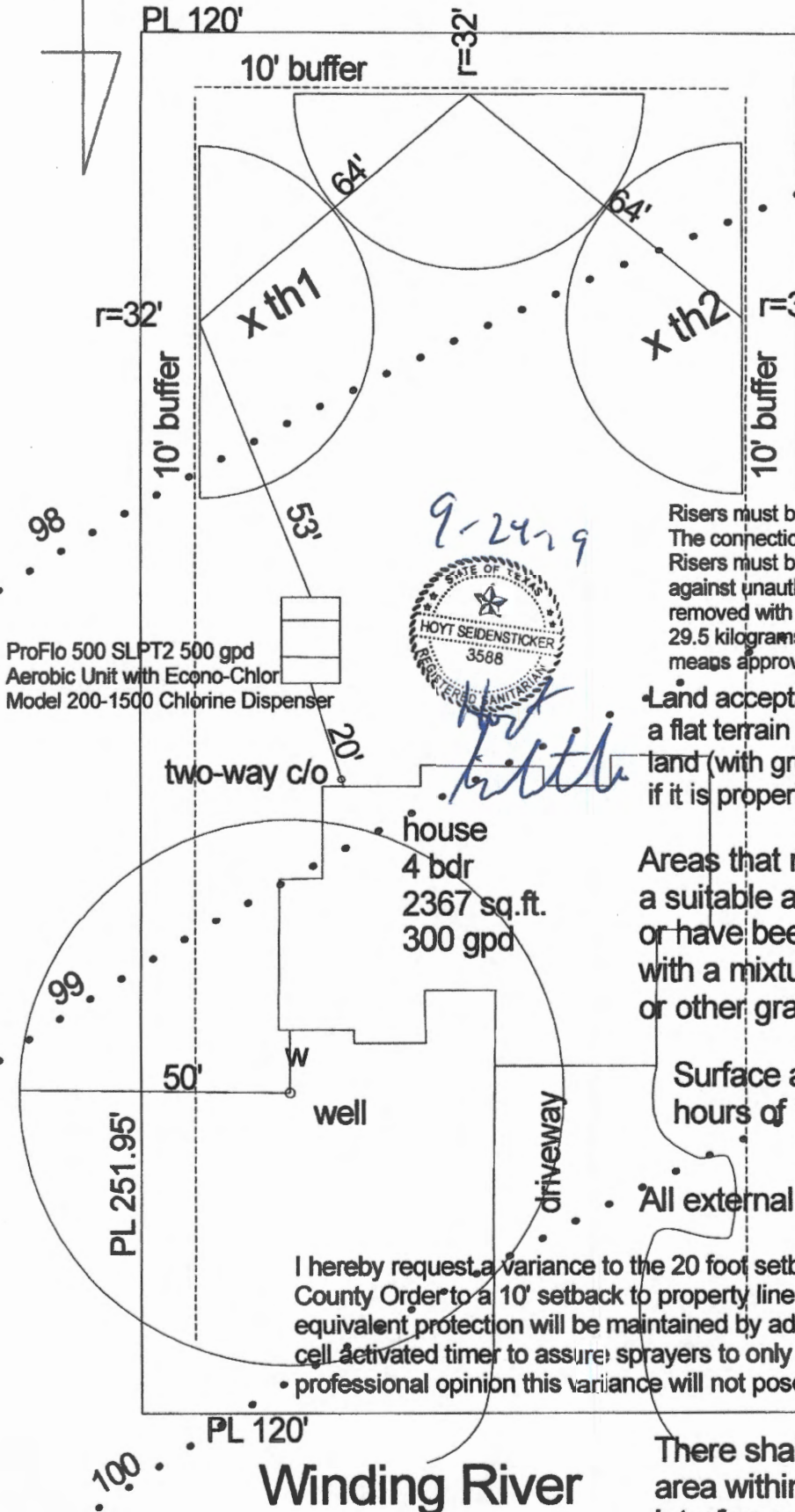
Areas that rock is exposed must be covered with a suitable amount of material. Areas that are bare or have been disturbed must be seeded or sodded with a mixture of rye and bermuda grasses or other grass species prior to system operation.

Surface application should be done between the hours of 12:00 midnight and 5:00 a.m.

All external electrical lines must be in gray conduit

I hereby request a variance to the 20 foot setback to property lines as required by Comal County Order to a 10' setback to property lines as required by TCEQ, Chapter 285 and equivalent protection will be maintained by adding a battery backup to the timer clock or photo cell activated timer to assure sprayers to only spray during the predawn hours. In my professional opinion this variance will not pose a threat to the environment or public health.

There shall be nothing in the surface application area within ten feet of the sprinkler which would interfere with the uniform application of the effluent



9-24-19

*[Handwritten signature]*

ProFlo 500 SLPT2 500 gpd  
 Aerobic Unit with Econo-Chlor  
 Model 200-1500 Chlorine Dispenser

two-way c/o

house  
 4 bdr  
 2367 sq.ft.  
 300 gpd

well

driveway

Winding River

## STATE OF TEXAS WELL REPORT for Tracking #519160

Owner: <b>Zerep Enterprises, LLC</b>	Owner Well #: <b>No Data</b>
Address: <b>PO Box 242211 San Antonio, TX 78224</b>	Grid #: <b>68-13-2</b>
Well Location: <b>558 Winding River Spring Branch, TX 78067</b>	Latitude: <b>29° 52' 25" N</b>
Well County: <b>Comal</b>	Longitude: <b>098° 27' 23" W</b>
	Elevation: <b>1115 ft. above sea level</b>

Type of Work: <b>New Well</b>	Proposed Use: <b>Domestic</b>
-------------------------------	-------------------------------

Drilling Start Date: **7/30/2019**      Drilling End Date: **7/31/2019**

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	Diameter (in.)	Top Depth (ft.)	Bottom Depth (ft.)
Borehole:	11	0	3
	9	3	500

Drilling Method: **Air Rotary**

Borehole Completion: **Filter Packed**

	Top Depth (ft.)	Bottom Depth (ft.)	Filter Material	Size
Filter Pack Intervals:	170	500	<b>Gravel</b>	<b>3/8</b>

	Top Depth (ft.)	Bottom Depth (ft.)	Description (number of sacks & material)
Annular Seal Data:	0	170	<b>Cement 41 Bags/Sacks</b>

Seal Method: **Tremie**

Sealed By: **Driller**

Distance to Property Line (ft.): **45**

Distance to Septic Field or other concentrated contamination (ft.): **100**

Distance to Septic Tank (ft.): **100**

Method of Verification: **No Data**

Surface Completion: **Surface Sleeve Installed**

**Surface Completion by Driller**

Water Level: **No Data**

Packers: **No Data**

Type of Pump: **Submersible**      Pump Depth (ft.): **480**

Well Tests: **No Test Data Specified**

Water Quality:

Strata Depth (ft.)	Water Type
No Data	No Data

Chemical Analysis Made: **No**

Did the driller knowingly penetrate any strata which contained injurious constituents?: **No**

Certification Data: The driller certified that the driller drilled this well (or the well was drilled under the driller's direct supervision) and that each and all of the statements herein are true and correct. The driller understood that failure to complete the required items will result in the report(s) being returned for completion and resubmittal.

Company Information: **Spring Branch Water Well Service**  
**8567 US HIGHWAY 281 N**  
**Spring Branch, TX 78070**

Driller Name: **Ernest V. Haack IV**

License Number: **59587**

Comments: **No Data**

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Lithology:  
DESCRIPTION & COLOR OF FORMATION MATERIAL

Top (ft.)	Bottom (ft.)	Description
0	25	Tan Limestone
25	55	Gray Shale
55	90	Tan Limestone
90	145	Gray Shale
145	170	Gray Clay
170	290	Gray Tan Sandstone/limestone
290	360	Tan/White Sandstone
360	490	Tan/Red sandstone/Red clay layers
490	500	Brown Sandstone
500	500	TD

Casing:  
BLANK PIPE & WELL SCREEN DATA

Dia (in.)	Type	Material	Sch./Gage	Top (ft.)	Bottom (ft.)
4.5	Blank	New Plastic (PVC)	SDR17	-2	390
4.5	Perforated or Slotted	New Plastic (PVC)	0.035	390	490



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**IMPORTANT NOTICE FOR PERSONS HAVING WELLS DRILLED CONCERNING CONFIDENTIALITY**

TEX. OCC. CODE Title 12, Chapter 1901.251, authorizes the owner (owner or the person for whom the well was drilled) to keep information in Well Reports confidential. The Department shall hold the contents of the well log confidential and not a matter of public record if it receives, by certified mail, a written request to do so from the owner.

Please include the report's Tracking Number on your written request.

**Texas Department of Licensing and Regulation  
P.O. Box 12157  
Austin, TX 78711  
(512) 334-5540**

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FILED BY ATC  
SPRING BRANCH

OF # 4000131800708

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.

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SEP 25 2019  
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**General Warranty Deed with Vendor's Lien**

THE STATE OF TEXAS

§

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF COMAL

§

Executed on date of acknowledgement to be Effective on: October 16, 2018

Grantor: David Bryan McClellan and spouse, Barbara McClellan

Grantor's Mailing Address: 4858 Spring Branch Road, Spring Branch, Comal County, Texas 78070

Grantee: Zerep Enterprises, LLC

Grantee's Mailing Address: 331 Tacoma, San Antonio, Bexar County, Texas 78221

Consideration: A note of even date executed by Grantee and payable to the order of Sage Capital Bank, P.O. Box 1940, Gonzales, Texas 78629 in the principal amount of ONE HUNDRED TWENTY THOUSAND AND NO/100 DOLLARS (\$120,000.00). The note is secured by a first and superior vendor's lien and superior title retained in this deed in favor of Sage Capital Bank and by a first-lien deed of trust of even date from Grantee to J.M. Rankin, III, Trustee.

Sage Capital Bank, at Grantee's request, has paid in cash to Grantor that portion of the purchase price of the Property that is evidenced by the note. The first and superior vendor's lien against and superior title to the Property are retained for the benefit of Sage Capital Bank and are transferred to Sage Capital Bank without recourse against Grantor.

Property (including any improvements): Lots 7, 8, 9 and 10, Block 2, Rivermont Unit No. 1, situated in Comal County, Texas, according to map or plat recorded in Volume 5, Pages 4-6, Map and Plat Records of Comal County, Texas.

Reservations from Conveyance: None.

Exceptions to Conveyance and Warranty: All presently recorded restrictions, reservations, easements, covenants and conditions that affect the property and taxes for the current year, the payment of which Grantee assumes.

Grantor, for the Consideration and subject to the Reservations from Conveyance and 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 it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, 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.

The vendor's lien against and superior title to the Property are retained until each note described is fully paid according to its terms, at which time this deed will become absolute.

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

*David Bryan McClellan*

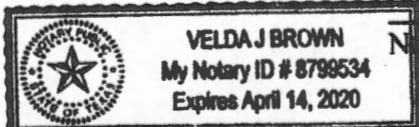
David Bryan McClellan

*Barbara McClellan*

Barbara McClellan

THE STATE OF TEXAS \*  
COUNTY OF Comal \*

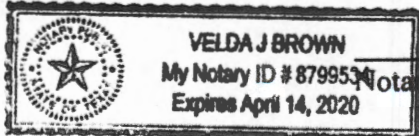
This instrument was acknowledged before me on this the 18th day of Oct, 2018, by David Bryan McClellan.



*Velda J Brown*  
Notary Public, State of Texas

THE STATE OF TEXAS \*  
COUNTY OF Comal \*

This instrument was acknowledged before me on this the 18th day of Oct, 2018, by Barbara McClellan.



*Velda J Brown*  
Notary Public, State of Texas

AFTER RECORDING RETURN TO:  
Alamo Title Company  
GF No. 4000131800708

PREPARED IN THE LAW OFFICE OF:  
Kristen Quinney Porter, LLC  
P.O. Box 312643  
New Braunfels, Texas 78131-2643

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

9-25-19  
 \_\_\_\_\_  
 Date

<input type="checkbox"/> COMPLETE APPLICATION	
Check No. _____	Receipt No. _____

<input type="checkbox"/> INCOMPLETE APPLICATION
(Missing Items Circled, Application Refused)

**MJ Septic, LLC**  
27552 Old Blanco Road  
San Antonio, TX 78260

Phone: (210) 875-3625

www.mjseptic.com mjseptic@mjseptic.com

To: **Current Homeowner**  
558 Winding River  
Spring Branch, TX 78070

Printed: 3/19/2020  
Site: 558 Winding River  
Spring Branch, TX 78070

Permit #: **109764**

Agency: Comal County Environmental Health  
County: Comal Sub: Rivermont  
Mfg / Brand: Pro Flo Aerobic Systems, LP - Pro Flo Aerobic Systems, LP  
Treatment Type: Aerobic  
Disposal: Surface Application

Customer ID: 5525  
Contract Dates: 11/11/2019 - 11/11/2021  
Scheduled Date: 3/11/2020 Inspection 1 of 6

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"  
**Entered By: Dolores Castaneda**

**Visit Date: 3/13/2020**

Time In: 10:56A

**Method: Other**

**Technician: Manuel Guerrero**

Copy emailed to the Agency  
Agency Emailed: 3/19/2020

**Maint. Provider: Michael J. Long**

**Aerators: Operational**

**Sludge Levels**

**Filters: Operational**

**For Tank 1: 0-1**

**Irrigation Pumps: Operational**

**Disinfection Device: Operational**

**Chlorine Supply: Operational**

**Chlorine Residual: 0mg/L**

**Chlorinator: Op**

**Tank Lid / Riser: Secured**

**Problem Indicated**

**Electric Circuits: Operational**

**Distribution System: Operational**

**Sprayfield Veg: Operational**

**Alarm: Operational**

**Service Completed**

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location.
- \*Septic tank cleaning is recommended between 10 and 12 inches of sludge in the pump tank (tank 1) or unless otherwise recommended by technician for other reasons such as full trash tank, etc.\*
- \*This inspection report is not valid for any real estate transactions\*
- Technician noted that there was a problem or issue with this Scheduled Inspection.
- Attention: Chlorine Residual reading was ZERO
- Please add chlorine to your system monthly as required, per the terms of your contract.
- Spray pump breaker was tripped.
- System is spraying now
- Needs risers

Insp ID #:30726

**MJ Septic, LLC**  
27552 Old Blanco Road  
San Antonio, TX 78260

Phone: (210) 875-3625

www.mjseptic.com mjseptic@mjseptic.com

To: **Kelley Farinelli**  
**558 Winding River**  
**Spring Branch, TX 78070**

Printed: 11/20/2020  
Site: 558 Winding River  
Spring Branch, TX 78070  
(210) 789-3791

Permit #: **109764**  
Agency: Comal County Environmental Health  
County: Comal Sub: Rivermont  
Mfg / Brand: Pro Flo Aerobic Systems, LP - Pro Flo Aerobic Systems, LP  
Treatment Type: Aerobic  
Disposal: Surface Application

Customer ID: 5525  
Contract Dates: 11/11/2019 - 11/11/2021  
Scheduled Date: 11/11/2020 Inspection 3 of 6

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"

**Visit Date: 11/16/2020** Time In: 2:05pm

**Entered By: Ashley Nicole Larcom**

**Method: Other**

**Technician: Manuel Guerrero**

Copy emailed to the Agency  
Agency Emailed: 11/20/2020

**Maint. Provider: Michael J. Long**

Chlorine Residual: 0.1mg/L

**Tank Lid / Riser: Secured**

**Problem Indicated**

**Comments**

**Service Completed**

- Technician Secured the Tank Lid and/or Riser prior to leaving location.
- \*Septic tank cleaning is recommended between 10 and 12 inches of sludge in the pump tank (tank 1) or unless otherwise recommended by technician for other reasons such as full trash tank, etc.\*
- \*This inspection report is not valid for any real estate transactions\*
- Technician noted that there was a problem or issue with this Scheduled Inspection. - Please call the office at (210) 875-3625 to schedule your missed inspection. Missed inspection letter sent.

Insp ID #:34866

**Provider:** *Michael J. Long*

License Info: MP0001294 Expires: 8/31/2022

**MJ Septic, LLC**  
27552 Old Blanco Road  
San Antonio, TX 78260

Phone: (210) 875-3625

www.mjseptic.com mjseptic@mjseptic.com

To: **Kelley Farinelli**  
558 Winding River  
Spring Branch, TX 78070

Printed: 11/20/2020  
Site: 558 Winding River  
Spring Branch, TX 78070  
(210) 789-3791

Permit #: **109764**

Agency: Comal County Environmental Health  
County: Comal Sub: Rivermont  
Mfg / Brand: Pro Flo Aerobic Systems, LP - Pro Flo Aerobic Systems, LP  
Treatment Type: Aerobic  
Disposal: Surface Application

Customer ID: 5525

Contract Dates: 11/11/2019 - 11/11/2021  
Scheduled Date: 11/11/2020 Inspection 4 of 6

**Service Type: Scheduled Inspection**

Visit Date: **11/19/2020**

Time In: 11:45am

Method: **Other**

Technician: Colton Lewis

Maint. Provider: Michael J. Long

This counts as a type of "Scheduled Inspection"

Entered By: Ashley Nicole Larcom

- Copy emailed to Customer  
Customer Emailed: 11/19/2020
- Copy emailed to the Agency  
Agency Emailed: 11/20/2020

Aerators: Operational

Filters: Operational

Irrigation Pumps: Operational

Disinfection Device: Operational

Chlorine Supply: Operational

Chlorine Residual: 0.1mg/L

**Sludge Levels**

For Tank 1: **2**

Tank Lid / Riser: Secured

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Odor: Good

Alarm: Operational

**Comments**

**Service Completed**

- Technician Secured the Tank Lid and/or Riser prior to leaving location.
- \*Septic tank cleaning is recommended between 10 and 12 inches of sludge in the pump tank (tank 1) or unless otherwise recommended by technician for other reasons such as full trash tank, etc.\*
- \*This inspection report is not valid for any real estate transactions\* - Copy emailed to the customer on 11/19/2020.

Insp ID #: 34930

Provider: *Michael J. Long*

License Info: MP0001294 Expires: 8/31/2022

**MJ Septic, LLC**  
27552 Old Blanco Road  
San Antonio, TX 78260

Phone: (210) 875-3625

www.mjseptic.com mjseptic@mjseptic.com

To: **Kelley Farinelli**  
558 Winding River  
Spring Branch, TX 78070

Printed: 4/5/2021  
Site: 558 Winding River  
Spring Branch, TX 78070  
(210) 789-3791

Permit #: **109764**

Agency: Comal County Environmental Health  
County: Comal Sub: Rivermont  
Mfg / Brand: Pro Flo Aerobic Systems, LP - Pro Flo Aerobic Systems, LP  
Treatment Type: Aerobic  
Disposal: Surface Application

Customer ID: 5525  
Contract Dates: 11/11/2019 - 11/11/2021  
Scheduled Date: 3/11/2021 Inspection 5 of 6

**Service Type: Scheduled Inspection**

Visit Date: **3/15/2021**

Time In: 2:27

Method: **Other**

Technician: Manuel Guerrero

Maint. Provider: Michael J. Long

Aerators: Operational

Filters: Operational

Irrigation Pumps: Operational

Disinfection Device: Operational

Chlorine Supply: Operational

Chlorine Residual: 0.1mg/L

**Sludge Levels**

For Tank 1: 0-1

This counts as a type of "Scheduled Inspection"

Entered By: **Brianna Perez**

- Copy emailed to Customer  
Customer Emailed: 3/19/2021
- Copy emailed to the Agency  
Agency Emailed: 4/5/2021

**Tank Lid / Riser: Secured**

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Alarm: Operational

**Comments**

**Service Completed**

- \*Septic tank cleaning is recommended between 10 and 12 inches of sludge in the pump tank (tank 1) or unless otherwise recommended by technician for other reasons such as full trash tank, etc.\* - \*This inspection report is not valid for any real estate transactions\* - Copy emailed to the customer on 3/19/2021. - Technician Secured the Tank Lid and/or Riser prior to leaving location.

Insp ID #: 36944

Provider: *Michael J. Long*

License Info: MP0001294 Expires: 8/31/2022



**MJ Septic, LLC**  
27552 Old Blanco Road  
San Antonio, TX 78260

Phone: (210) 875-3625

www.mjseptic.com mjseptic@mjseptic.com

To: Kelley Farinelli  
558 Winding River  
Spring Branch, TX 78070

Printed: 7/30/2021  
Site: 558 Winding River  
Spring Branch, TX 78070  
(210) 789-3791

Permit #: **109764**

Agency: Comal County Environmental Health

County: Comal

Sub: Rivermont

Mfg / Brand: Pro Flo Aerobic Systems, LP - Pro Flo Aerobic Systems, LP

Treatment Type: Aerobic

Disposal: Surface Application

Customer ID: 5525

Contract Dates: 11/11/2019 - 11/11/2021

Scheduled Date: 7/11/2021

Inspection 5 of 6

**Service Type: Scheduled Inspection**

Visit Date: **7/16/2021**

Time In: 11:33AM

Method: **Other**

Technician: Manuel Guerrero

Maint. Provider: Michael J. Long

Aerators: Operational

Filters: Operational

Irrigation Pumps: Operational

Disinfection Device: Operational

Chlorine Supply: Operational

Chlorine Residual: 0.1mg/L

**Sludge Levels**

For Tank 1: 1"

Chlorinator: Op

Tank Lid / Riser: Secured

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Alarm: Operational

**Comments**

- Tech reset your timer. - Technician Secured the Tank Lid and/or Riser prior to leaving location. - \*Septic tank cleaning is recommended between 10 and 12 inches of sludge in the pump tank (tank 1) or unless otherwise recommended by technician for other reasons such as full trash tank, etc.\* - \*This inspection report is not valid for any real estate transactions\* - Copy emailed to the customer on 7/20/2021.

**Service Completed**

This counts as a type of "Scheduled Inspection"

Entered By: Catherine Jefferson

Copy emailed to Customer

Customer Emailed: 7/20/2021

Copy emailed to the Agency

Agency Emailed: 7/30/2021

Insp ID #: 39145

Provider: *Michael J. Long*

License Info: MP0001294 Expires: 8/31/2022