



# COMAL COUNTY

ENGINEER'S OFFICE

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

Issued This Date: 12/10/2021 Permit Number: 111780

Location Description: 169 TWIN LAKE TRL  
SPRING BRANCH, TX 78070

Subdivision: Cypress Cove  
Unit: 5  
Lot: 10  
Block:  
Acreage:

Type of System: Aerobic  
Drip Irrigation

Issued to: PR Amels 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

Licensing Authority  
Comal County Environmental Health

*Cory Allen OS0036769*

ENVIRONMENTAL HEALTH INSPECTOR

*[Signature]* Asst.  
ENVIRONMENTAL HEALTH COORDINATOR

OS0035625

# Comal County Environmental Health OSSF Inspection Sheet

Installer Name: \_\_\_\_\_

OSSF Installer #: \_\_\_\_\_

1st Inspection Date: \_\_\_\_\_

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

3rd Inspection Date: \_\_\_\_\_

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

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

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

Permit#:		Address:					
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)				

Inspector Notes:

**Comal County Environmental Health  
OSSF Inspection Sheet**

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

**Comal County Environmental Health  
OSSF Inspection Sheet**

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

**Comal County Environmental Health  
OSSF Inspection Sheet**

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



# COMAL COUNTY

ENGINEER'S OFFICE

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

Permit Number: 111780  
Issued This Date: 12/28/2020  
This permit is hereby given to: PR Amels Enterprises, LLC

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

169 TWIN LAKE TRL  
SPRING BRANCH, TX 78070

Subdivision: Cypress Cove  
Unit: 5  
Lot: 10  
Block:  
Acreage:

APPROVED MINIMUM SIZES AS PER ATTACHED DESIGN

Type of System: Aerobic  
Drip Irrigation

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

Call (830) 608-2090 to schedule inspections.

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

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

Date December 8, 2020

Permit # 111780

Owner Name	<u>PR AMELS ENTERPRISES, LLC</u>	Agent Name	<u>GREG W. JOHNSON, P.E.</u>
Mailing Address	<u>17310 FM 306 BOX 1</u>	Agent Address	<u>170 HOLLOW OAK</u>
City, State, Zip	<u>CANYON LAKE TEXAS 78133</u>	City, State, Zip	<u>NEW BRAUNFELS, TX 78132</u>
Phone#	<u>830-935-2098</u>	Phone #	<u>(830) 905-2778</u>
Email	<u>lars@havenbrooktx.com</u>	Email	<u>gregjohnsonpe@yahoo.com</u>

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

Subdivision Name CYPRESS COVE      Unit/Phase/Section 5      Lot 10      Block \_\_\_\_\_  
Acreage/Legal \_\_\_\_\_  
Street Name/Address 169 TWIN LAKE TRAIL      City SPRING BRANCH      Zip 78070

**Type of Development:**

Single Family Residential

Type of Construction (House, Mobile, RV, Etc.) HOUSE      DEC 16 2020  
Number of Bedrooms 3  
Indicate Sq Ft of Living Area 1314

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

Source of Water  Public  Private Well  Rainwater Collection

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

By signing this application, I certify that:

- The completed application and all additional information submitted does not contain any false information and does not conceal any material facts.
- I certify that I am the property owner or I possess the appropriate land rights necessary to make the permitted improvements on said property.
- 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]      12/11/2020  
Signature of Owner      Date

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

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

Planning Materials & Site Evaluation as Required Completed By GREG W. JOHNSON, P.E.

System Description PROPRIETARY; AEROBIC TREATMENT AND DRIP TUBING

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

Tank Size(s) (Gallons) NUWATER B-550-PC Absorption/Application Area (Sq Ft) 2000

Gallons Per Day (As Per TCEQ Table III) 240

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

DEC 16 2020

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.))

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

Signature of Designer (Handwritten Signature)

Date December 10, 2020



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**AFFIDAVIT**



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THE COUNTY OF COMAL  
STATE OF TEXAS

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**CERTIFICATION OF OSSF REQUIRING MAINTENANCE**

DEC 16 2020

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**

COUNTY ENGINEER

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):

5 UNIT/PHASE/SECTION                      BLOCK 10 LOT                      CYPRESS COVE                      SUBDIVISION

IF NOT IN SUBDIVISION:                      ACREAGE                      SURVEY

The property is owned by (insert owner's full name): PR AMELS 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.

WITNESS BY HAND(S) ON THIS 11 DAY OF December, 2020

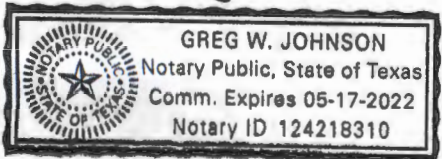
[Signature]  
Owner(s) signature(s)

CHAD RUTTEN - MANAGER  
Owner(s) Printed name (s)

CHAD RUTTEN  
December, 2020

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 11 DAY OF

[Signature]  
Notary Public Signature



(Notary Seal Here)

THIS                      **Filed and Recorded** **Official Public Records** **Bobbie Koepf, County Clerk** **Comal County, Texas** **12/16/2020 11:24:54 AM** **TERRI 1 Page(s)** **202006057143** **ES ONLY**

Bobbie Koepf

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WASTEWATER TREATMENT FACILITY MONITORING AGREEMENT

COUNTY ENGINEER

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

Permit/License Number \_\_\_\_\_  
Customer PR AMELS ENTERPRISES, LLC  
Site Address 169 TWIN LAKE TRAIL  
City SPRING BRANCH Zip 78070  
Mailing Address 17310 FM 306, CANYON LAKE, TX 78133  
County COMAL Map # 319 F4  
Phone 830-935-2098  
Email lars@havenbrook.com

2 YEAR CONTRACT  
2 YEAR WARRANTY ON PARTS AND LABOR

SUBDIVISION/LEGAL: CYPRESS COVE, SECTION 5, LOT 10

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

**II. Effective Date:**

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

**III. Termination of Agreement:**

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

**IV. Services:**

Contractor will:

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

CL

Customer's Initials

BS



Contractor's Initials

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f. Visit site in response to Customer's request for unscheduled services within forty-eight (48) hours of the date of notification (weekends and holidays excluded) of said request. Unless otherwise covered by warranty, costs for such unscheduled responses will be billed to Customer.

**V. Disinfection:**

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

**VI. Electronic Monitoring:**

Electronic Monitoring is not included in this Agreement.

**VII. Performance of Agreement:**

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

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

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

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

**VIII. Customer's Responsibilities:**

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

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

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

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

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

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

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

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

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

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

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

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

**IX. Access by Contractor:**

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

**X. Limit of Liability:**

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

**XI. Indemnification:**

Customer (whether one or more) shall and does hereby agree to indemnify, hold harmless and defend Contractor and each of its successors, assigns, heirs, legal representatives, devisees, employees, agents and/or counsel (collectively "Indemnitees") from and against any and all liabilities, claims, damages, losses, liens, causes of action, suits, fines, judgments and other expenses (including, but not limited to, attorneys' fees and expenses and costs of investigation), of any kind, nature or



Customer's Initials



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Contractor's Initials

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description, (hereinafter collectively referred to as "Liabilities") arising out of, caused by, or resulting, in whole or in part, from the actions of the COUNTY ENGINEER this Agreement.

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

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

**XII. Severability:**

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

**XIII. Fee for Services:**

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

**XIV. Payment:**

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

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

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

**XVI. Entire Agreement:**

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

*Block Creek Aerobic Services, LLC*

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

*CR*

Customer's Initials

*[Handwritten Signature]*

Customer Signature

*12/11/2020*

Date



BS

Contractor's Initials

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

Date Soil Survey Performed: December 09, 2020

Site Location: CYPRESS COVE, UNIT 5, LOT 10

Proposed Excavation Depth: N/A

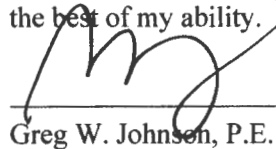
**Requirements:**

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 @ 4"	BROWN
1						
2						
3						
4						
5						

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. 11561

12/09/2020  
Date



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**DRIP TUBING SYSTEM**  
DESIGNED FOR:  
PR AMELS ENTERPRISES, LLC  
17310 FM 306, BOX 1  
CANYON LAKE, TX 78133

COUNTY ENGINEER

**SITE DESCRIPTION:**

Located in Cypress Cove, Section 5, Lot 10, at 169 Twin Lake Trail, the proposed system will serve a three bedroom residence (1314sf.) situated in an area with Type-III soil as described in the Soil Evaluation Report. An aerobic treatment plant utilizing drip irrigation was chosen as the most appropriate system to serve the conditions on this lot.

**PROPOSED SYSTEM:**

A 3-inch SCH-40 pipe discharges from the residence into a NuWater B-550-400PT 600gpd aerobic plant containing a 353-gallon pretreatment tank, an aerobic treatment plant, and a 768-gallon pump chamber containing a submersible (Franklin C1 20XC1-05P4-W115 ) well pump. The well pump is activated by a time controller allowing the distribution ten times per day with an 8 minute run time with float setting at 240 gallons. A high level audible and visual alarm will activate should the pump fail. Distribution is through a self flushing 100 micron disc filter (Arkal) then through a 1" SCH-40 manifold to a 2000sf. drip tubing field, with *Netifim Bioline* drip lines set approximately two feet apart with *0.61 gph* emitters set every two feet, as per the attached schematic. A pressure regulator PMR-MF 30psi installed in the pump tank on the manifold to the field will maintain pressure at 30 psi.

A 1" SCH-40 return line is installed to continuously flush the system and flow is controlled by a 1" ball valve. Solids caught in the disk filter are flushed each cycle back to the pump tank. Vacuum breakers installed at the highest point on each manifold will prevent siphoning of effluent from higher to lower parts of the field. Field area will be scarified and built up with ~8" of Type II or Type III soil, then the drip tubing will be laid and capped with ~6" of Type II or Type III soil (*NOT SAND*). The field area will be sodded with grass prior to system startup. Tank must have at grade risers on each opening with watertight caps that must be at least 65# or have a padlock or can only be removed with tools. A secondary plug, cap, or suitable restraint must be provided below riser cap to prevent tank entry should the cap be damaged or removed, in compliance with Chapter §285.38.

**DESIGN SPECIFICATIONS:**

Daily waste flow: 240 GPD Table III

Pretreatment tank size: 768 Gal

Plant Size: NuWater B-550-400PT 600gpd (TCEQ Approved)

Pump tank size: 768 Gal

Reserve capacity after High Level: 80 Gal (>1/3 day Req'd)

Application Rate: Ra = 0.2 gal/sf

Total absorption area:  $Q/Ra = 240 \text{ GPD}/0.20 = 1200 \text{ sf.}$  (Actual 2000 sf.)  
 Total linear feet drip tubing: 1000' *Netifim Bioline* drip tubing .61 GPH  
 Pump requirement: 500 emitters @ .61 gph @ 30 psi = 5.083gpm  
 Pump Requirement (cont.): Franklin C1 20XC1-05P4-W115 submersible well pump Dosing volume: 50-70 gal.  
 Pump Tank Calculations: 768 Gal (14.5 gal/in.)  
     Volume below working level = 12" = 218 gal  
     Working level = 240 gal = 17"  
     Reserve Requirement = >1/3 day = 80 gal. = 6"

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MINIMUM SCOUR VELOCITY (MSV) > 2 FPS  
 IN DRIP TUBING W/ NOM. DIA. 0.55" ID

COUNTY ENGINEER

$MSV = 2 \text{ FPS } (\pi d^2)/4 * 7.48 \text{ gal}/\text{cf} * 60 \text{ sec}/\text{min}$   
 $MSV = 2(3.14159((.55/12)^2)/4) * 7.48 * 60$   
 $MSV = 1.5 \text{ gpm MIN FLOW RATE} * 3 = 4.5 \text{ gpm}$

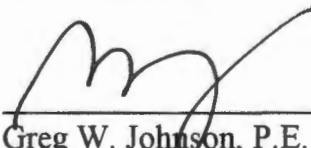
IN RETURN MANIFOLD W/ NOM. DIA 1.049" ID

$MSV = 2 \text{ FPS } (\pi d^2)/4 * 7.48 \text{ gal}/\text{cf} * 60 \text{ sec}/\text{min}$   
 $MSV = 2(3.14159((1.049/12)^2)/4) * 7.48 * 60$   
 $MSV = 5.4 \text{ GPM}$

**PIPE AND FITTINGS:**

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

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

 12/10/2020  
 \_\_\_\_\_  
 Greg W. Johnson, P.E. No. 67587 - F-2585  
 170 Hollow Oak  
 New Braunfels, Texas 78132  
 830/905-2778





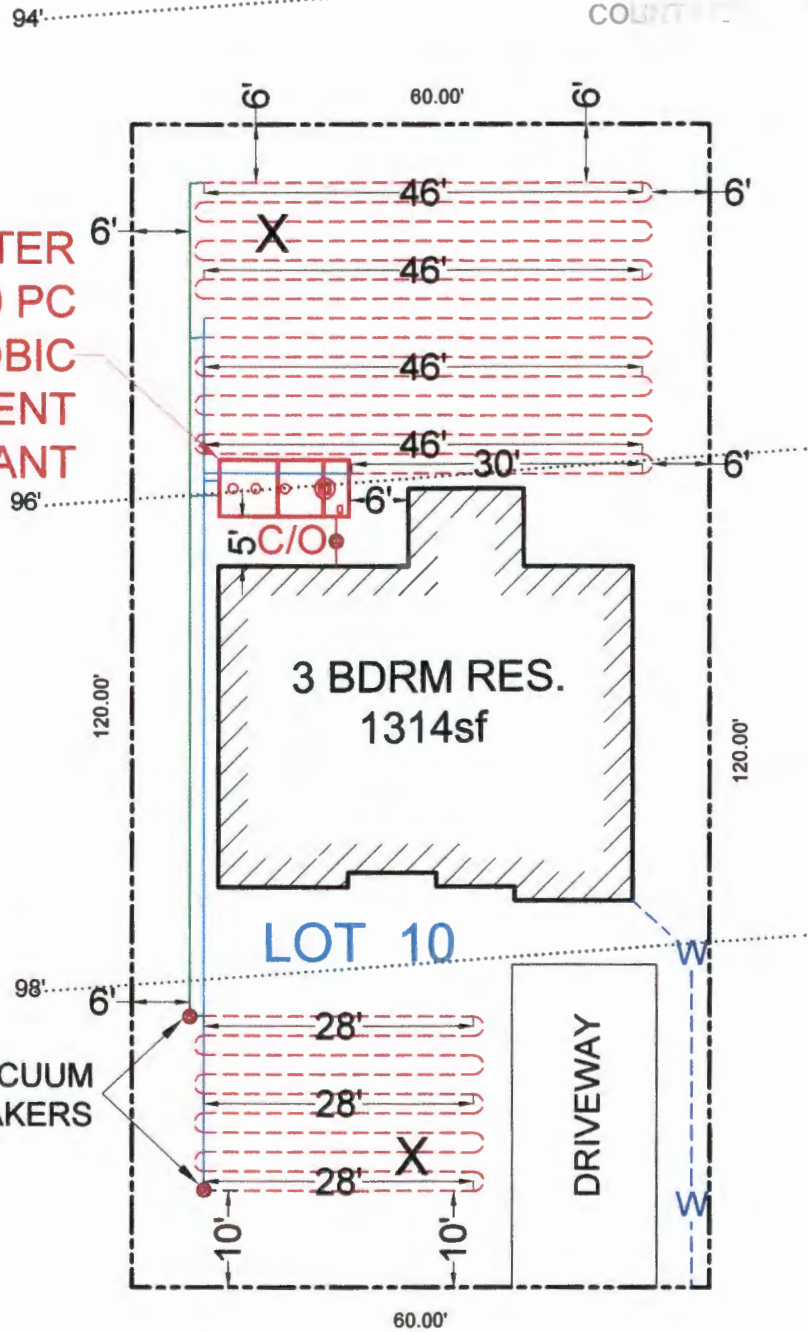
INSTALL 2000sf OF FIELD USING 1000' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

\*USE TWO WAY CLEANOUT  
 \*\*USE SCH-40 OR SDR-26 TO TANK  
 X= TEST HOLE

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**NUWATER  
 B 550 PC  
 AEROBIC  
 TREATMENT  
 PLANT**



**TWIN LAKE TRAIL**



OWNER: PR AMELS ENTERPRISES, LLC.		DRAWN BY: EJS III	
STREET ADDRESS: 169 TWIN LAKE TRAIL			
LEGAL DESC: CYPRESS COVE	UNIT/SECTION/PHASE: 5	BLOCK: 10	LOT: 10
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=20'	DATE: 12/10/2020	REVISED:

**TANK NOTES:**

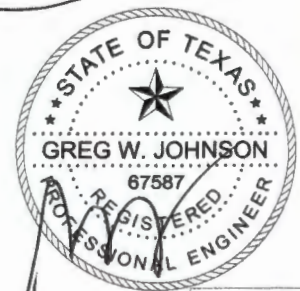
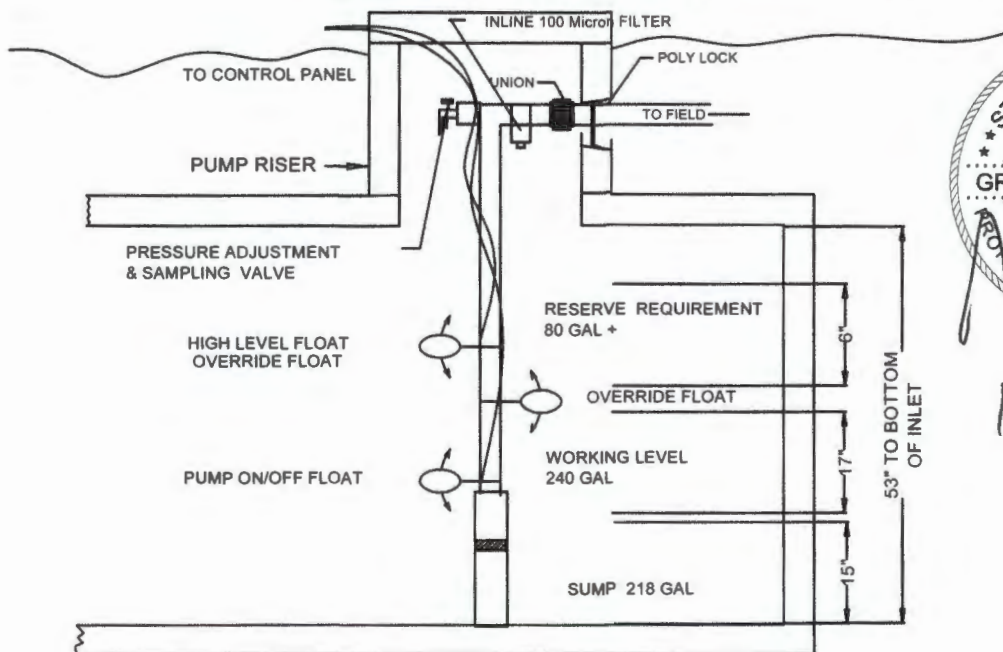
Tanks must be set to allow a minimum of 1/8" per foot fall from the residence.

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



F-2585

12/10/2020

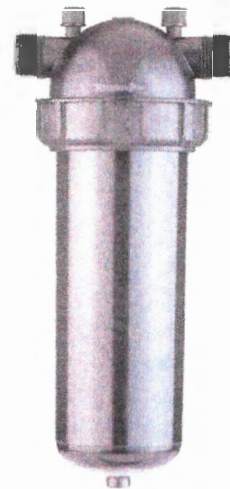
**TYPICAL PUMP TANK CONFIGURATION  
NU-WATER 550PC -400PT 768 GAL PUMP TANK**

# Arkal 1" Super Filter

Catalog No. 1102 0 \_ \_ \_

## Features

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



## Technical Data

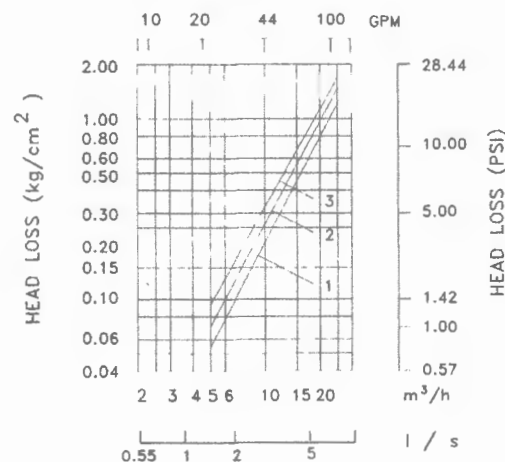
Inlet/outlet diameter	1" BSPT (male)	1" NPT (male)
	25.0 mm – nominal diameter 33.6 mm – pipe diameter (O. D.)	
Maximum pressure	10 atm	145 psi
Maximum flow rate	8 m <sup>3</sup> /h (1.7 l/sec)	35 gpm
General filtration area	500 cm <sup>2</sup>	77.5 in <sup>2</sup>
Filtration volume	600 cm <sup>3</sup>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



## Filtration Grades

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

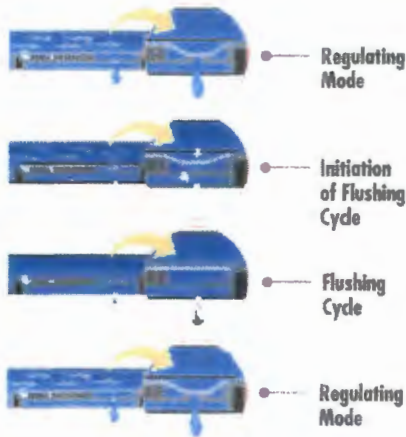
## Head Loss Chart





# Bioline<sup>®</sup> Dripperline

## Pressure Compensating Dripperline for Wastewater



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

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



### Product Advantages

#### The Proven Performer

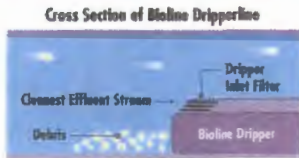
- Tens of millions of feet used in wastewater today.
- Bioline is permitted in every state allowing drip disposal.
- Backed by the largest, most quality-driven manufacturer of drip products in the U.S.
- Preferred choice of major wastewater designers and regulators.
- Proven track record of success for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

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

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

#### Long-Term Reliability

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



#### Root Safe

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



### Applications

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

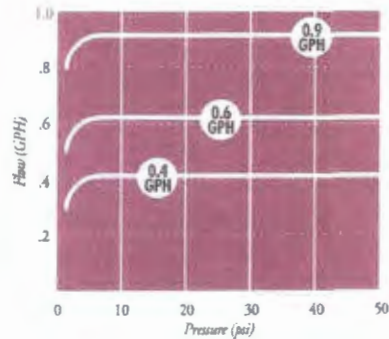
### Specifications

- Wall thickness (mil): .45\*
- Nominal flow rates (GPH): .4, .6, .9\*
- Common spacings: 12", 18", 24"\*
- Recommended filtration: 120 mesh
- Inside diameter: .570\*
- Color: Purple tubing indicates non-potable source

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

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BIOLINE Flow Rate vs. Pressure



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

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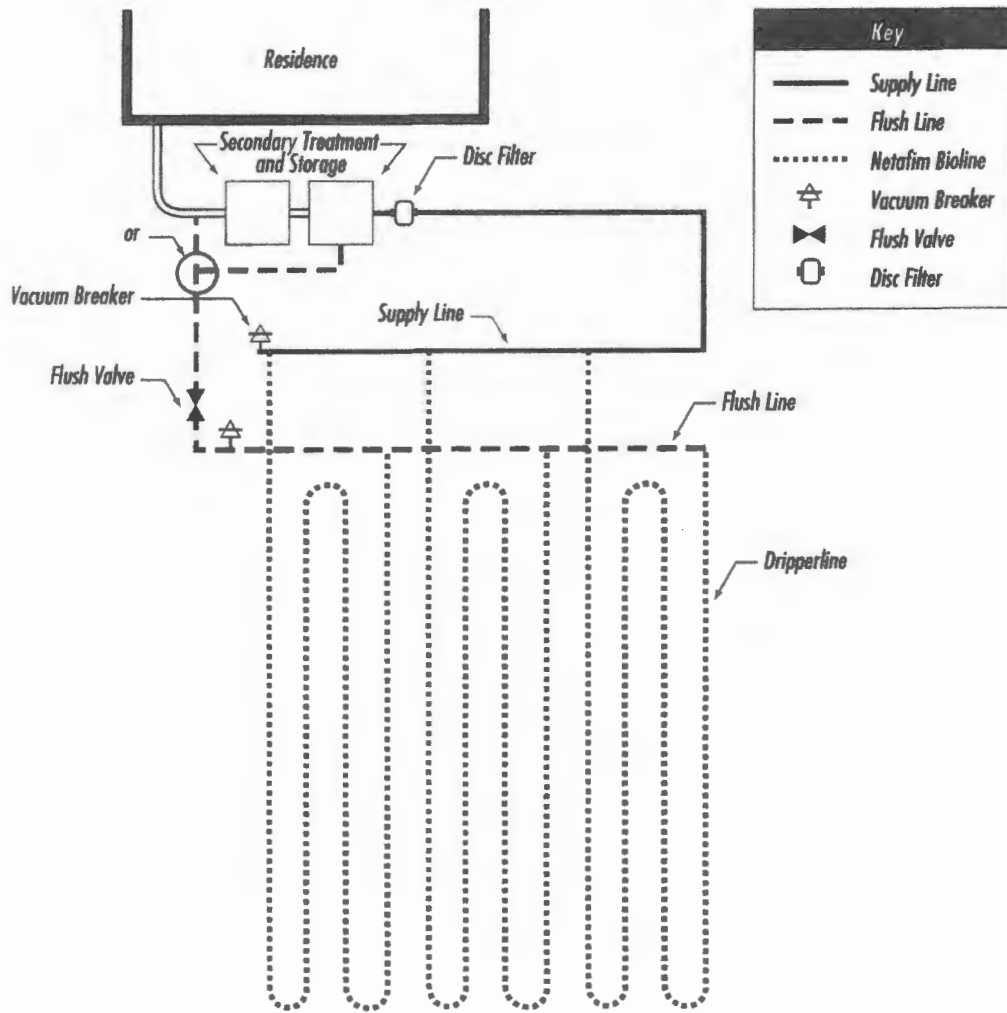
COUNTY ENGINEER

**SAMPLE DESIGNS**

**SINGLE TRENCH LAYOUT**

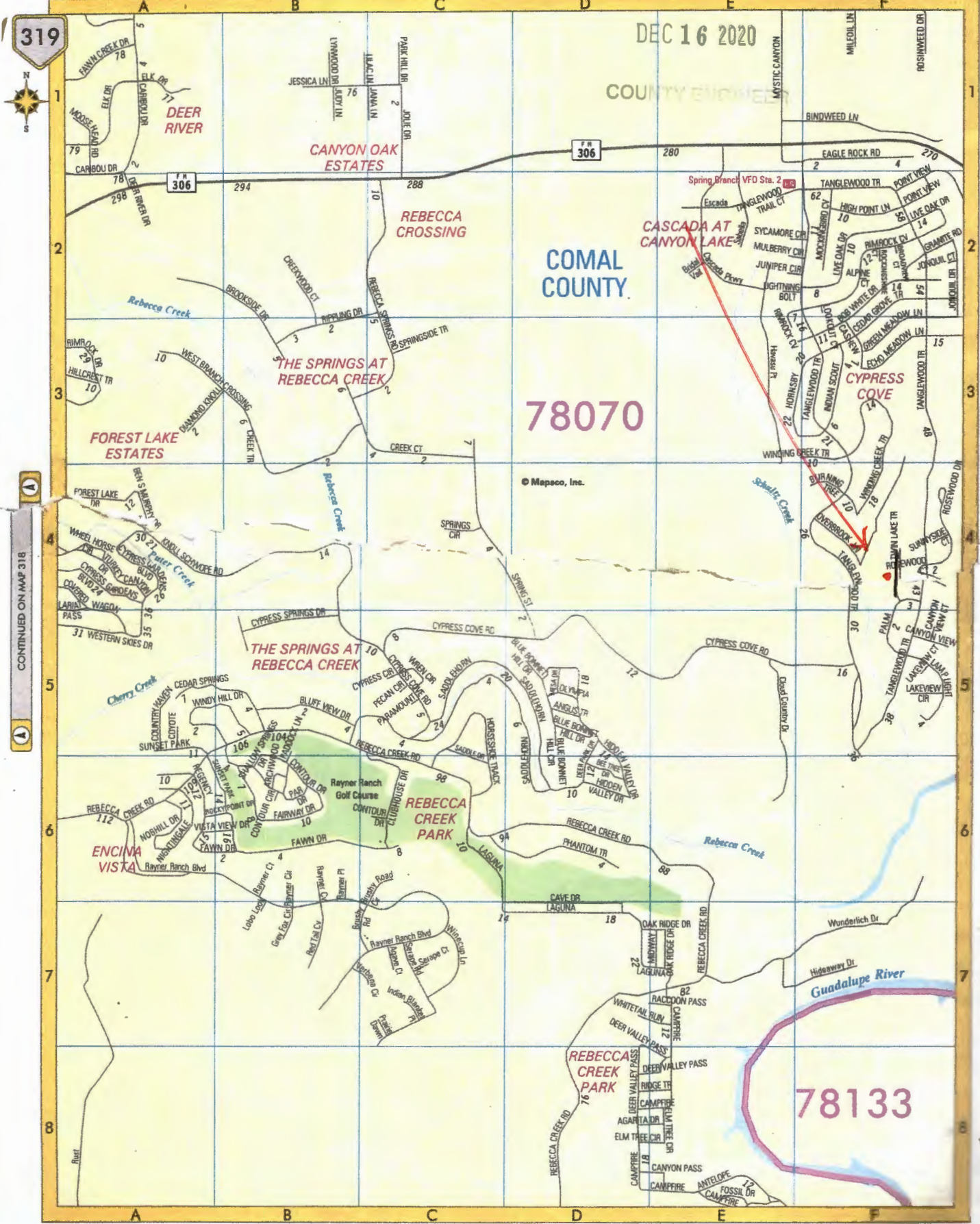
Rectangular field with supply and flush manifold on same side and in same trench;

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



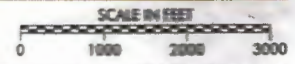
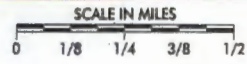
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78070

78133





**COMAL COUNTY**  
ENGINEER'S OFFICE

**OSSF DEVELOPMENT APPLICATION  
CHECKLIST**

*Staff will complete shaded items*

12/16/2020	P	111780
Date Received	Initials	Permit Number

**Instructions:**

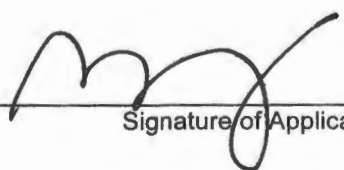
Place a check mark next to all items that apply. For items that do not apply, place "N/A". This OSSF Development Application Checklist **must** accompany the completed application.

**OSSF Permit**

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

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**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

12/16/2020  
\_\_\_\_\_  
Date

___ COMPLETE APPLICATION Check No. _____ Receipt No. _____
---

INCOMPLETE APPLICATION (Missing Items Circled, Application Refused)
--

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Correction Affidavit as to Warranty Deed

Date: November 23<sup>rd</sup>, 2020

Description of Original Instrument ("Original Instrument"): Warranty Deed dated November 11, 2020, from Raphael Renta, an unmarried man to P R Amels Enterprises, LLC, recorded as County Clerk's Document No. 202006051738, Official Public Records of Comal County, Texas.

Affiant: KERI YURETICH

Affiant on oath swears that the following statements are true and correct and are within the personal knowledge of Affiant:

- 1. My full legal name is KERI YURETICH, and I am over the age of eighteen (18) years and qualified to make this Affidavit.
- 2. I am employed as an Escrow Officer of Independence Title. I closed the transaction relating to the Original Instrument under our Guaranty File No. 2060616-SBSA and have personal knowledge of the facts relevant to the correction of the Original Instrument.
- 3. I am making this Affidavit as a correction instrument pursuant to Section 5.028 of the Texas Property Code, with regard to the following clerical error in the Original Instrument:

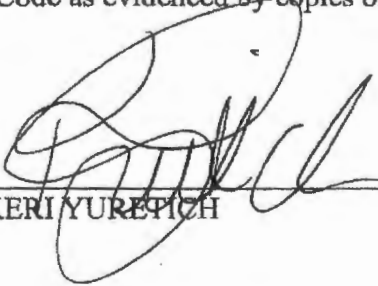
Property incorrectly described as Lot 12, CYPRESS COVE SECTION 5, situated in Comal County, Texas, according to the map or plat thereof, recorded in Volume 1, Pages 77-78, Map and Plat Records, Comal County, Texas.

- 4. The Original Instrument should correctly read as follows with respect to the clerical error described above, this being a non-material change to the Original Instrument:

Property shall be described as Lot 10, CYPRESS COVE SECTION 5, situated in Comal County, Texas, according to the map or plat thereof, recorded in Volume 1, Pages 77-78, Map and Plat Records, Comal County, Texas.

- 5. I have given notice of this correction of the Original Instrument by sending a copy of this Correction Affidavit by first class mail to each party to the Original Instrument in accordance with Section 5.028 (d)(2), Texas Property Code as evidenced by copies of transmittals attached hereto.

Further Affiant sayeth not.

  
KERI YURETICH

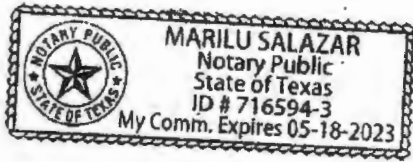
15/UTC/2060616-SBSA



DEC 16 2020

COUNTY OF COMAL

SUBSCRIBED AND SWORN TO before me on November 23<sup>rd</sup> by KERI YURETICH.



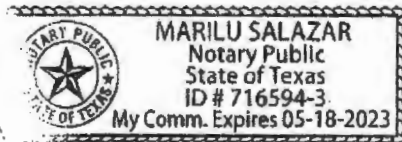
Marilu Salazar  
Notary Public, State of Texas

STATE OF TEXAS §

§

COUNTY OF COMAL §

This instrument was acknowledged before me on the 23<sup>rd</sup> day of November, 2020, by KERI YURETICH.



Marilu Salazar  
NOTARY PUBLIC, State of Texas

POOR QUALITY



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5900 Shepherd Mountain Cove, Bldg 2, Ste. 300  
Austin, TX 78730

COUNTY ENGINEER

November 24, 2020

P R Amels Enterprises  
17310 FM 306  
Canyon Lake, TX 78133

RE: 2060616-SBSA

Enclosed please find a copy of the statutory Correction Affidavit that will be filed of record to correct the lot number originally set out in the Deed as to the above-referenced property. This letter is given pursuant to statutory notice requirements only; you are not obligated to take any action regarding the Affidavit.

Thank you,

Annelise C. Holbrook  
Compliance Support/Corrections Specialist

cc: Raphael Renta

Return to: Independence Title  
5900 Shepherd Mountain Cove, Bldg 2, Suite 300  
Austin, TX 78730

Filed and Recorded  
Official Public Records  
Bobbie Koepp, County Clerk  
Comal County, Texas  
11/25/2020 08:48:41 AM  
CSCHUL 3 Pages(s)  
202006053221



*Bobbie Koepp*

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### Warranty Deed

**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.**

15/ITC/2060616-SBSA

Date: November 11, 2020

Grantor: Raphael Renta, an unmarried man

Grantor's Mailing Address: e 305 Bob Bullock Loop, Laredo, TX 78041

Grantee: P R Amels Enterprises, LLC

Grantee's Mailing Address: 17310 FM 306, Canyon Lake, TX 78133

Consideration: Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged.

Property (including any improvements): Lot 12, CYPRESS COVE SECTION 5, situated in Comal County, Texas, according to the map or plat thereof, recorded in Volume 1, Pages 77-78, Map and Plat Records, Comal County, Texas.

Reservations from and Exceptions to Conveyance and Warranty: This conveyance, however, is made and accepted subject to the following matters, to the extent same are in effect at this time: any and all restrictions, covenants, assessments, reservations, outstanding mineral interests held by third parties, conditions, and easements, if any, relating to the hereinabove described property, but only to the extent they are still in effect and shown of record in the hereinabove mentioned County and State or to the extent that they are apparent upon reasonable inspection of the property; and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any, but only to the extent they are still in effect and relating to the hereinabove described property.

The Contract between Grantor as the Seller and Grantee as the Buyer, if any, may contain limitations as to warranty or other agreed matters; to the extent that the Contract provides for any such limitations or other agreed matters to survive closing and this conveyance, then such limitations or other agreed matters are hereby deemed incorporated by reference. The warranty of title contained in this Deed is hereby expressly excluded from the limitations or other agreed matters referenced in this paragraph.

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.

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

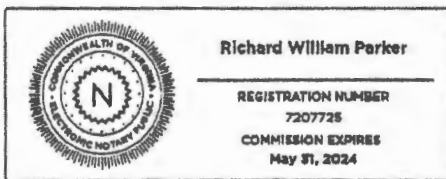
*Raphael Renta*

**Raphael Renta**

STATE OF Virginia

COUNTY OF Chesapeake City

This instrument was acknowledged before me on this 11th day of November 2020, by Raphael Renta.



*Richard William Parker*

Notary Public, State of Virginia

My Commission Expires: 05/31/224

**AFTER RECORDING RETURN TO:  
P R Amels Enterprises, LLC**

Notarized online using audio-video communication

**Filed and Recorded  
Official Public Records  
Bobbie Koepf, County Clerk  
Comal County, Texas  
11/17/2020 10:27:18 AM  
CHRISTY 2 Pages(s)  
202006051738**



*Bobbie Koepf*

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

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

To: Home Owner  
169 Twin Lake Trl  
Spring Branch, TX 78070

Printed: 3/31/2022  
Site: 169 Twin Lake Trl  
Spring Branch, TX 78070

Permit #: **111780** Customer ID: 7837  
Agency: Comal County Contract Dates: 12/10/2021 - 12/10/2023  
County: Comal Scheduled Date: 4/10/2022 Inspection 1 of 6  
Mfg / Brand: Advantage Wastewater LLC - Nu Water Installed: 6/2/2021  
Treatment Type: Aerobic With Chlorine System S/N: 46784 Warranty End: 6/2/2023  
Disposal: Drip Emitters GPS Coordinates - Latitude: 29.923609 Longitude: -98.340141

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"

**Visit Date: 3/31/2022**

Time In: 4:45pm

Out: 5:15pm

**Entered By: Alejandro Gonzalez**

**Method: Grab**

**Technician: Alejandro Gonzalez**

**Maint. Provider: Rudy Carson**

**Aerators: Operational**

**Filters: Operational**

**Irrigation Pumps: Operational**

**Disinfection Device: Operational**

**Sludge Levels**

**For Tank 1: 12"**

**For Tank 2: 0"**

**For Tank 3: 0"**

**Air Filter: Good**

**Tank Lid / Riser: Secured**

**Electric Circuits: Operational**

**Distribution System: Operational**

**Sprayfield Veg: Operational**

**Color: Good**

**Odor: Good**

**Alarm: Operational**

**Comments**

**Service Completed**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Scum in pretreatment is 5" Reset timer.

Upon arrival the system power switch was turned off. I turned it back on.

Red light will turn off when water level returns to normal.

Drip line spraying excessive amount of water. Please call our office to schedule a repair.

Insp ID #:121598

**Provider:** *Rudy Carson*

**Technician:** *Alejandro Gonzalez*

License Info: MP0002036 Expires:

License Info: MT0000996 Expires: 1/31/2025

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

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

**To: Cheryl Collins**  
169 Twin Lake Trl  
Spring Branch, TX 78070

Printed: 8/18/2022  
Insp ID #: 129344  
Main Phone: (210) 259-6150  
Work:  
Cell Phone:  
Alt Cell:

Permit #: **111780**  
Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic With Chlorine System S/N: 46784  
Disposal: Drip Emitters

Customer ID: 7837  
Contract Dates: 12/10/2021 - 12/10/2023  
Scheduled Date: 8/10/2022 Inspection 2 of 6  
Installed: 6/2/2021  
Warranty End: 6/2/2023  
GPS Coordinates: Latitude: 29.923609 Longitude: -98.340141

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"  
**Entered By: Jose Ramos**

**Visit Date: 8/18/2022** Time In: 410p Out: 433

**Method: Grab**  
**Technician: Jose Ramos**  
**Maint. Provider: Rudy Carson**

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

**Sludge Levels**  
**For Tank 1: 11"**  
**For Tank 2: 0"**  
**For Tank 3: 0"**

Floats: OP CFM: 2.4  
Timer: OP

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

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

Alarm: Operational

**Comments**  **Service Completed**  
- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Inspection Port Plug was noted as Secured prior to leaving.  
Cleaned compressor filter. Cleaned dripper filter. Reset current time. Tank 1 scum 6".

Site: 169 Twin Lake Trl, Spring Branch, TX 78070

**Provider: Rudy Carson**

**Technician: Jose Ramos**

License Info: MP0002036 Expires:

License Info: MT0001770 Expires: 9/1/2022

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

Printed: 11/22/2022 Insp ID #: 133856

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

**To: Cheryl Collins**  
169 Twin Lake Trl  
Spring Branch, TX 78070

Permit #: **111780**

Main Phone: (210) 259-6150  
Work:  
Cell Phone:  
Alt Cell:

Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic With Chlorine System S/N: 46784  
Disposal: Drip Emitters

Customer ID: 7837  
Contract Dates: 12/10/2021 - 12/10/2023  
Scheduled Date: 12/10/2022 Inspection 3 of 6  
Installed: 6/2/2021  
Warranty End: 6/2/2023  
GPS Coordinates: Latitude: 29.923609 Longitude: -98.340141

**Service Type: Scheduled Inspection**

Visit Date: 11/22/2022 Time In:

This counts as a type of "Scheduled Inspection"  
Entered By: Andrea Hernandez

Method: Grab

Technician: Andrea Hernandez

Maint. Provider: Rudy Carson

Aerators: Operational

Filters: Operational

Irrigation Pumps: Operational

Disinfection Device: Operational

Chlorine Residual: 1

**Sludge Levels**

For Tank 1: 8

For Tank 2: 0'

For Tank 3: 0"

Floats: OP

Timer: OP

Tank Lid / Riser: Secured

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Alarm: Operational

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Cleaned drip filter and back flushed drip filed, reset timer, 12" of scum in pretreatment.

**Service Completed**

Site: 169 Twin Lake Trl, Spring Branch, TX 78070

Provider: **Rudy Carson**

Technician: Andrea Hernandez

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0001112 Expires: 10/1/2025



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

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

To: Cheryl Collins  
169 Twin Lake Trl  
Spring Branch, TX 78070

Printed: 4/26/2023  
Insp ID #: 139424  
Main Phone: (210) 259-6150  
Work:  
Cell Phone:  
Alt Cell:

Permit #: **111780**  
Agency: Comal County  
County: Comal  
Mfg / Brand: Advantage Wastewater LLC - Nu Water  
Treatment Type: Aerobic With Chlorine System S/N: 46784  
Disposal: Drip Emitters

Customer ID: 7837  
Contract Dates: 12/10/2021 - 12/10/2023  
Scheduled Date: 4/10/2023 Inspection 4 of 6  
Installed: 6/2/2021  
Warranty End: 6/2/2023  
GPS Coordinates: Latitude: 29.923609 Longitude: -98.340141

**Service Type: Scheduled Inspection**

This counts as a type of "Scheduled Inspection"  
Entered By: Dalton James Vann

Visit Date: 4/26/2023

Time In: Out: 1138

Method: Grab

Technician: Dalton James Vann

Maint. Provider: Rudy Carson

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

Sludge Levels  
For Tank 1: 18"  
For Tank 2: 12"  
For Tank 3: 0"

Floats: OP  
Timer: OP

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

Tank Lid / Riser: Secured

Alarm: Operational

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Scum in pretreatment is 0" -  
Cleaned drip filter and back flushed drip filed - System is full op

Service Completed

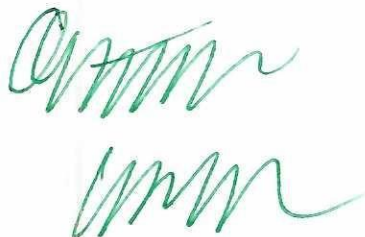
Site: 169 Twin Lake Trl, Spring Branch, TX 78070

Provider: *Rudy Carson*

Technician: *Dalton James Vann*

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0001113 Expires: 2/28/2025





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

Printed: 8/23/2023 Insp ID #: 144231

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

To: **Cheryl Collins**  
169 Twin Lake Trl  
Spring Branch, TX 78070

Permit #: **111780**

Main Phone: (210) 259-6150

Work:

Cell Phone:

Alt Cell:

Customer ID: 7837

Contract Dates: 12/10/2021 - 12/10/2023

Scheduled Date: 8/10/2023

Inspection 5 of 6

Installed: 6/2/2021

Warranty End: 6/2/2023

GPS Coordinates: Latitude: 29.923609 Longitude: -98.340141

Agency: Comal County  
County: Comal

Mfg / Brand: Advantage Wastewater LLC - Nu Water

Treatment Type: Aerobic With Chlorine System S/N: 46784

Disposal: Drip Emitters

**Service Type: Scheduled Inspection**

Visit Date: **8/23/2023**

Time In: 1118am

Out: 1129am

This counts as a type of "Scheduled Inspection"  
Entered By: Julio C Esquivel

Method: **Grab**

Technician: Alejandro Gonzalez

Maint. Provider: Rudy Carson

Aerators: Operational

Filters: Operational

Irrigation Pumps: Operational

Disinfection Device: Operational

Chlorine Residual: 1

**Sludge Levels**

For Tank 1: 16"

For Tank 2: 12"

For Tank 3: 0"

Floats: OP

Timer: OP

Air Filter: Good

Tank Lid / Riser: Secured

Color: Good

Odor: Good

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Alarm: Operational

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Secured system in the on position with a lock bolt - Scum in pretreatment is 3" - Cleaned compressor filter cleaned drip fliter all floats and alarms working

**Service Completed**

Site: 169 Twin Lake Trl, Spring Branch, TX 78070

Provider: **Rudy Carson**

Technician: **Alejandro Gonzalez**

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0000996 Expires: 1/31/2025

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

Printed: 12/20/2023 Insp ID #: 151184

Phone: (830) 995-3189

Fax: (830) 995-4051

To: **Cheryl Collins**  
169 Twin Lake Trl  
Spring Branch, TX 78070

Permit #: **111780**

Main Phone: (210) 259-6150

Work:

Cell Phone:

Alt Cell:

Customer ID: 7837

Contract Dates: 12/10/2021 - 12/10/2023

Scheduled Date: 12/10/2023

Inspection 6 of 6

Installed: 6/2/2021

Warranty End: 6/2/2023

GPS Coordinates: Latitude: 29.923609 Longitude: -98.340141

Agency: Comal County

County: Comal

Mfg / Brand: Advantage Wastewater LLC - Nu Water

Treatment Type: Aerobic With Chlorine System S/N: 46784

Disposal: Drip Emitters

**Service Type: Scheduled Inspection**

Visit Date: **12/20/2023**

Time In: 1:35

Out: 1:47

This counts as a type of "Scheduled Inspection"

Entered By: Trenton L Soldan

Method: **Grab**

Technician: Alejandro Gonzalez

Maint. Provider: Rudy Carson

Aerators: Operational

Filters: Operational

Irrigation Pumps: Operational

Disinfection Device: Operational

**Sludge Levels**

For Tank 1: 4"

For Tank 2: 22"

For Tank 3: 0"

Chlorine Residual: 1

Floats: OP

Timer: OP

Turbidity: Good

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Tank Lid / Riser: Secured

Color: Good

Odor: Good

Alarm: Operational

**Service Completed**

**Comments**

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Scum in pretreatment is 9" -  
Cleaned drip filter and back flushed drip field

Site: 169 Twin Lake Trl, Spring Branch, TX 78070

Provider: **Rudy Carson**

Technician: **Alejandro Gonzalez**

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0000996 Expires: 1/31/2025