

From: [Ritzen, Brenda](#)
To: "[Lauren Dowlearn](#) "
Cc: [Nicole Barnes](#); [Garrett Winters](#)
Subject: RE: Permit 114806
Date: Thursday, January 5, 2023 8:46:00 AM
Attachments: [image001.png](#)
[image003.png](#)

Lauren,

The revised design has been added to the existing permit file.

Thank you,



Brenda Ritzen
Environmental Health Coordinator
195 David Jonas Dr.
New Braunfels, TX 78132
DR:OS00007722
830-608-2090
www.cceo.org

From: Lauren Dowlearn <txseptic@gmail.com>
Sent: Wednesday, January 4, 2023 4:50 PM
To: Ritzen, Brenda <rabbjr@co.comal.tx.us>
Cc: Nicole Barnes <wintersseptics@gvtc.com>; Garrett Winters <gwintersseptics@gmail.com>
Subject: RE: Permit 114806

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

- Comal IT

Good afternoon,

Please see attached revised.

Thank you,
Lauren Dowlearn
210-878-8100
D.A.D. Services, Inc.
www.TexasSuperSeptic.com

REVISED

8:41 am, Jan 05, 2023

D.A.D SERVICES, INC.
DOUG DOWLEARN
703 OAK DRIVE, BLANCO, TX 78606
Designed for:
Mark R & Jamie L Goodall

The installation site is at Section II, Lot 179 of Tamarack Shores Mobile Homes in Comal County, TX. The proposed OSSF will treat the wastewater from a 3-bedroom (1200 sq ft) mobile home. The proposed method of wastewater management is aerobic treatment with drip irrigation. This method was chosen because of unsuitable soil conditions.

PROPOSED SYSTEM:

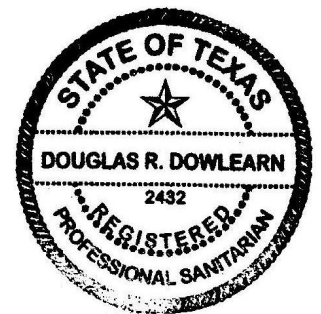
A 3" or 4" PVC pipe will discharge from the mobile home to a pre-treatment tank, which flows into a 600 gpd aerobic treatment plant. The pump is activated by a time controller allowing the distribution 8 times per day with a 10-minute run time with float switches set to pump 240 gallons per day. A high-level audible and visual alarm will activate should the pump fail. Distribution from the pump is through a self-flushing 100-micron spin filter than through a 1" SCH-40 manifold to a 630 L.F. drip tubing field, with drip lines set approximately two feet apart with 0.61 gph emitters set every two feet, as per the attached schematic. A threaded union will be installed in the pump tank on the supply manifold to the drip field, and a pressure regulator will be installed on the supply manifold to maintain a pressure of 30 psi. A 1" SCH-40 return line is installed to periodically flush the system. Solids caught in the spin filter are flushed each cycle back to the pre-treatment tank. Vacuum breakers installed at the highest point on each manifold will prevent siphoning of effluent from higher to lower parts of the field. The placement of the drip tubing will be on soil that has been scarified. The tubing will be covered with 6" of Class II soil.

DESIGN SPECIFICATIONS:

Daily Waste Flow: 240 gpd
Application rate: 0.2
Application area required: $240 / .2 = 1200$ ft. sq.
Application area utilized: 1260 sq. ft.
Pump tank reserve capacity: 80 gal minimum

SYSTEM COMPONENTS:

SCH 40 PVC sewer line
1" purple PVC supply line
600 gpd aerobic treatment plant
Pump tank with timed controls
Pretreatment tank
30 PSI pressure regulator - Model PMR30MF



Douglas R. Dowlearn

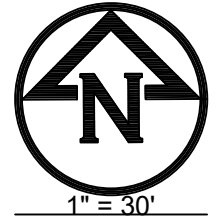
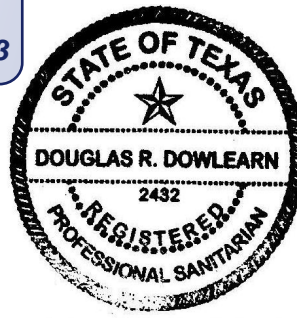
LANDSCAPING:

The native vegetation in the distribution area should consist of low level shrubs, plains grass, bluestem or bermuda. The entire area of the drip disposal must be covered with a ground cover such as grass seed or sod prior to the final inspection. The placement of the drip tubing will be on soil that has been scarified. The tubing will be covered with 6" of Class II soil. In the event the natural cover is disturbed, a suitable ground cover must be installed on all excavated areas.

REVISED

8:41 am, Jan 05, 2023

MARK R & JAMIE L GOODALL
780 TAMARACK DR
CANYON LAKE, TX. 78133
TAMARACK SHORES MOBILE HOMES
SECTION II, LOT 179
COMAL COUNTY / 0.2459 ACRES

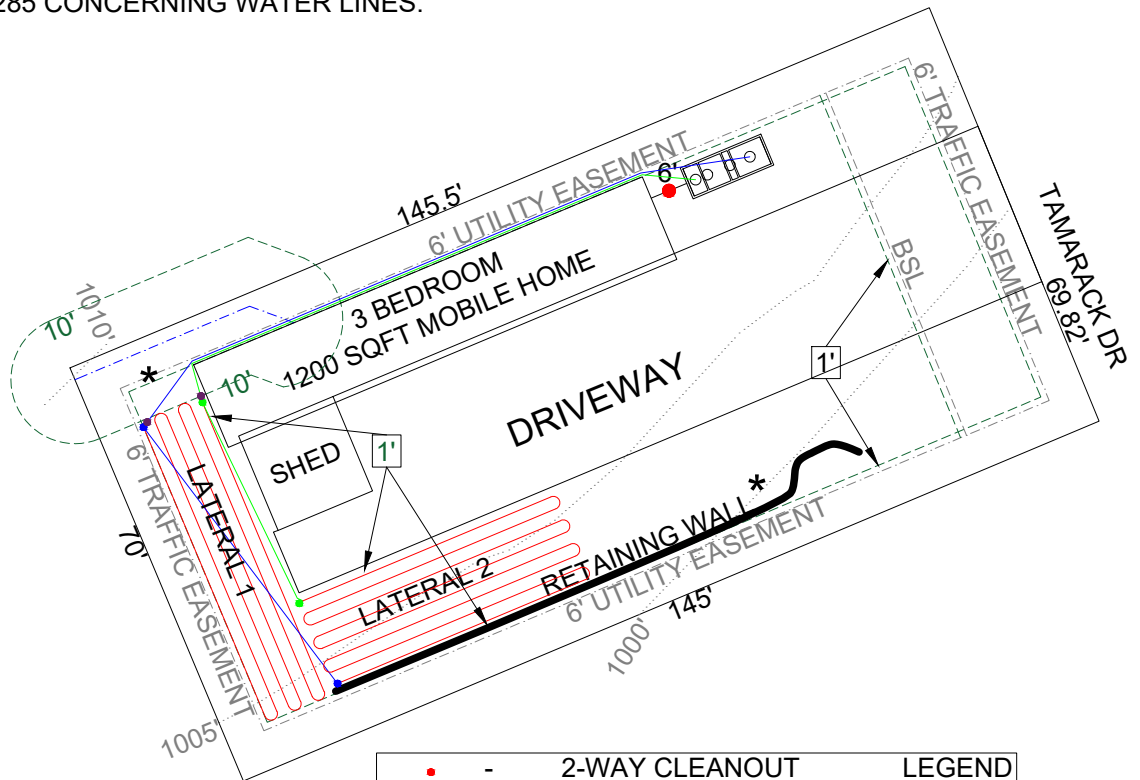


Douglas R. Dowlearn

630 L.F. OF DRIP TUBING
SPACED 2' APART.
LATERAL 1: 294 L.F.
6 ROWS @ 49 L.F.
LATERAL 2: 336 L.F.
8 ROWS @ 42 L.F.

NOTES:

- CLEANOUT WITHIN 3' OF STRUCTURE.
- PVC CONNECTING THE STRUCTURE TO THE TANK MUST HAVE AT MINIMUM 1/8" FALL PER 1'.
- USE 3" OR 4" SCH 40 SEWER PIPE TO CONNECT STRUCTURE TO TANK.
- TANK TO BE > 5' FROM STRUCTURES. THIS WILL PROVIDE EQUIVALENT PROTECTION FOR THE SETBACK REQUIREMENTS OF TAC 285.
- TANK WILL BE WATER TIGHT AND MANUFACTURED ACCORDING TO ASTM DESIGNATION: C 1227.
- INSTALL 1" VACUUM BREAKERS AT HIGHEST POINTS ON SUPPLY AND FLUSH LINES.
- SUPPLY AND FLUSH LINES WILL BE SLEEVED IN SCH 40 PIPE WHERE THEY ARE WITHIN 10' OF THE WATER LINE. SLEEVING THE SUPPLY AND FLUSH LINES WILL PROVIDE EQUIVALENT PROTECTION TO THE SETBACK REQUIREMENTS IN TAC 285 CONCERNING WATER LINES.



LEGEND	
●	- 2-WAY CLEANOUT
●	- 1" VACUUM BREAKER
●	- SUPPLY LINE CONNECTION
●	- FLUSH LINE CONNECTION
—	- DRIP TUBING
—	- SUPPLY LINE
—	- FLUSH LINE
- - -	- WATER LINE
- - -	- OSSF SETBACK
- - -	- EASEMENT/FEATURE
*	- TEST HOLE
	- 600 GPD ATU



COMAL COUNTY

ENGINEER'S OFFICE

License to Operate On-Site Sewage Treatment and Disposal Facility

Issued This Date: 08/18/2022 Permit Number: 114806

Location Description: 780 TAMARACK DR
CANYON LAKE, TX 78133

Subdivision: Tamarack Shores, Section II
Unit: -
Lot: 179
Block: -
Acreage: 0.2500

Type of System: Aerobic
Surface Irrigation

Issued to: Mark and Jaime Goodall

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

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

Alterations to this permit including, but not limited to:

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

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

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

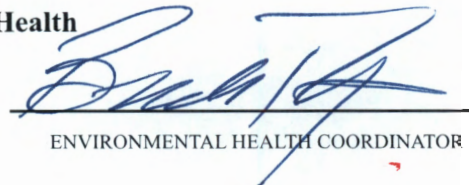
This license to operate is valid for an indefinite period. The holder may transfer it to a succeeding owner, provided the facility has not been remodeled and is functioning properly.

Licensing Authority

Comal County Environmental Health


ENVIRONMENTAL HEALTH COORDINATOR

OS0032485


ENVIRONMENTAL HEALTH COORDINATOR

OS0007722

From: [Ritzen, Brenda](#)
To: "[Lauren Dowlearn](#)"; [Susan Winters](#)
Cc: [Massie,Cassandra S](#); [Connor,James F](#)
Subject: RE: Permit 114806
Date: Monday, December 19, 2022 9:16:00 AM
Attachments: [image001.png](#)

Lauren,

The permit file has been updated. We will await installer's request for inspection.

Thank you,



Brenda Ritzen
Environmental Health Coordinator
195 David Jonas Dr.
New Braunfels, TX 78132
DR:OS00007722
830-608-2090
www.cceo.org

From: Lauren Dowlearn <txseptic@gmail.com>
Sent: Monday, December 19, 2022 9:00 AM
To: Ritzen, Brenda <rabbjr@co.comal.tx.us>; Susan Winters <wintersseptics@gvvc.com>
Cc: Massie,Cassandra S <massic@co.comal.tx.us>
Subject: RE: Permit 114806

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Do not click links or open attachments unless you recognize the sender and know the content is safe.

- Comal IT

Good morning,

Please see attached revised design with the note about the sleeving.

Thank you,
Lauren Dowlearn
210-878-8100
D.A.D. Services, Inc.
www.TexasSuperSeptic.com

RECEIVED

By Brenda Ritzen at 11:11 am, Dec 19, 2022

Douglas R. Dowlearn
D.A.D. Services, Inc.
PO Box 212
Bulverde, TX 78163
(210)240-2101
txseptic@gmail.com

December 19th, 2022

RE: 780 Tamarack Dr (permit #114806) - Supply and Flush Line Sleeving Variance Request

To Whom It May Concern:

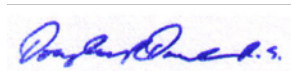
I am requesting a variance for the placement of supply and flush lines to be placed within 10' of a water line, and also where they cross the water line. This variance is requested due to limited space.

The supply and flush lines will be sleeved in SCH 40 PVC pipe where they are within 10' of the water line, and where they cross the water line in order to maintain equivalent protection.

In my professional opinion, this variance will not pose a threat to the environment or public health.

If there are any questions or concerns, please contact me at 210.240.2101 or by email at txseptic@gmail.com .

Sincerely,



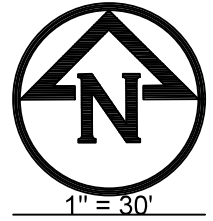
Douglas R. Dowlearn, R.S.



MARK R & JAMIE L GOODALL
 780 TAMARACK DR
 CANYON LAKE, TX. 78133
 TAMARACK SHORES MOBILE HOMES
 SECTION II, LOT 179
 COMAL COUNTY / 0.2459 ACRES

VOID

REVISED
 9:13 am, Dec 19, 2022



NOTES:

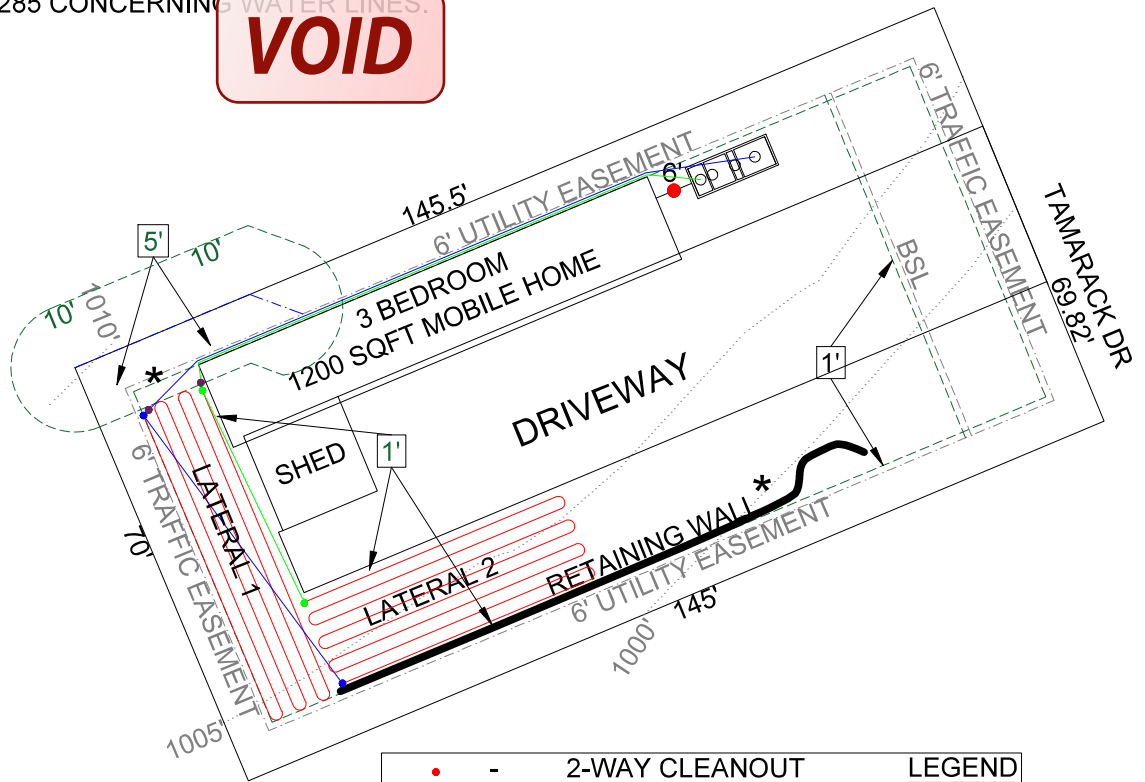
- CLEANOUT WITHIN 3' OF STRUCTURE.
- PVC CONNECTING THE STRUCTURE TO THE TANK MUST HAVE AT MINIMUM 1/8" FALL PER 1'.
- USE 3" OR 4" SCH 40 SEWER PIPE TO CONNECT STRUCTURE TO TANK.
- TANK TO BE > 5' FROM STRUCTURES. THIS WILL PROVIDE EQUIVALENT PROTECTION FOR THE SETBACK REQUIREMENTS OF TAC 285.
- TANK WILL BE WATER TIGHT AND MANUFACTURED ACCORDING TO ASTM DESIGNATION: C 1227.
- INSTALL 1" VACUUM BREAKERS AT HIGHEST POINTS ON SUPPLY AND FLUSH LINES.
- SUPPLY AND FLUSH LINES WILL BE SLEEVED IN SCH 40 PIPE WHERE THEY ARE WITHIN 10' OF THE WATER LINE. SLEEVING THE SUPPLY AND FLUSH LINES WILL PROVIDE EQUIVALENT PROTECTION TO THE SETBACK REQUIREMENTS IN TAC 285 CONCERNING WATER LINES.

642 L.F. OF DRIP TUBING
 SPACED 2' APART.
 LATERAL 1: 306 L.F.
 6 ROWS @ 51 L.F.
 LATERAL 2: 336 L.F.
 8 ROWS @ 42 L.F.



Douglas R. Dowlearn

VOID



LEGEND	
●	- 2-WAY CLEANOUT
●	- 1" VACUUM BREAKER
●	- SUPPLY LINE CONNECTION
●	- FLUSH LINE CONNECTION
—	- DRIP TUBING
—	- SUPPLY LINE
—	- FLUSH LINE
- - -	- WATER LINE
- - -	- OSSF SETBACK
- - -	- EASEMENT/FEATURE
○	- TEST HOLE
	- 600 GPD ATU

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 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)(4) 285.33(a)(3) 285.33(a)(1) 285.33(a)(2)				
22	DISPOSAL SYSTEM Gravelless Pipe		285.33(a)(3) 285.33(a)(2) 285.33(a)(4) 285.33(a)(1)				
23	DISPOSAL SYSTEM Mound		285.33(a)(3) 285.33(a)(1) 285.33(a)(2) 285.33(a)(4)				
24	DISPOSAL SYSTEM Other (describe) (Approved Design)		285.33(d)(6) 285.33(c)(4)				
25	DRAINFIELD Absorptive Drainline 3" PVC or 4" PVC						
26	DRAINFIELD Area Installed						
27	DRAINFIELD Level to within 1 inch per 25 feet and within 3 inches over entire excavation		285.33(b)(1)(A)(v)				
28	DRAINFIELD Excavation Width DRAINFIELD Excavation Depth DRAINFIELD Excavation Separation DRAINFIELD Depth of Porous Media DRAINFIELD Type of Porous Media						
29	DRAINFIELD Pipe and Gravel - Geotextile Fabric in Place		285.33(b)(1)(E)				
30	DRAINFIELD Leaching Chambers DRAINFIELD Chambers - Open End Plates w/Splash Plate, Inspection Port & Closed End Plates in Place (per manufacturers spec.)		285.33(c)(2)				
31	LOW PRESSURE DISPOSAL SYSTEM Adequate Trench Length & Width, and Adequate Separation Distance between Trenches		285.33(d)(1)(C)(i)				

**Comal County Environmental Health
OSSF Inspection Sheet**

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
32	EFFLUENT DISPOSAL SYSTEM Utilized Only by Single Family Dwelling EFFLUENT DISPOSAL SYSTEM Topographic Slopes < 2.0% EFFLUENT DISPOSAL SYSTEM Adequate Length of Drain Field (1000 Linear ft. for 2 bedrooms or Less & an additional 400 ft. for each additional bedroom) EFFLUENT DISPOSAL SYSTEM Lateral Depth of 18 inches to 3 ft. & Vertical Separation of 1ft on bottom and 2 ft. to restrictive horizon and ground water respectfully EFFLUENT DISPOSAL SYSTEM Lateral Drain Pipe (1.25 - 1.5" dia.) & Pipe Holes (3/16 - 1/4" dia. Hole Size) 5 ft. Apart		285.33(b)(3)(A) 285.33(b)(3)(A) 285.33(b)(3) (B)285.91(13) 285.33(b)(3)(D) 285.33(b)(3)(F)				
33	AEROBIC TREATMENT UNIT Is Aerobic Unit Installed According to Approved Guidelines.		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: 114806
Issued This Date: 07/08/2022
This permit is hereby given to: Mark and Jaime Goodall

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

780 TAMARACK DR
CANYON LAKE, TX 78133

Subdivision: Tamarack Shores, Section II
Unit: -
Lot: 179
Block: -
Acreage: 0.2500

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
ENGINEER'S OFFICE

**OSSF DEVELOPMENT APPLICATION
CHECKLIST**

Staff will complete shaded items

		114806
<i>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 - 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

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

Mark Goodall

Signature of Applicant

6/17/22

Date

COMPLETE APPLICATION

Check No. _____ Receipt No. _____

INCOMPLETE APPLICATION
(Missing Items Circled, Application Refeused)



ON-SITE SEWAGE FACILITY APPLICATION

195 DAVID JONAS DR
NEW BRAUNFELS, TX 78132
(830) 608-2090
WWW.CCEO.ORG

Date _____

Permit Number 114806

1. APPLICANT / AGENT INFORMATION

Owner Name Mark and Jaime Goodall

Agent Name Doug Dowlearn R.S.

Mailing Address PO BOX 17178

Agent Address 703 Oak Drive

City, State, Zip Canyon Lake, TX 78133

City, State, Zip Blanco, TX 78606

Phone # _____

Phone # 210-240-2101

Email wintersseptics@gvvc.com

Email txseptic@gmail.com

2. LOCATION

Subdivision Name Tamarack Shores, Section II Unit _____ Lot 179 Block _____

Survey Name / Abstract Number _____ Acreage .2459

Address 780 Tamarack City Canyon Lake State TX Zip 78133

3. TYPE OF DEVELOPMENT

Single Family Residential

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

Number of Bedrooms 3

Indicate Sq Ft of Living Area 1200

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: \$ 89,999 (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

4. SIGNATURE OF OWNER

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 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.

Mark Goodall

6/17/22

Signature of Owner

Date

REVISED

12:06 pm, Aug 08, 2022

***** 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 Doug Dowlearn R.S.

System Description Aerobic with drip irrigation

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

Tank Size(s) (Gallons) 600 Absorption/Application Area (Sq Ft) 1200

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.)

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: _____

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

6/30/22

Date

1/CS



202206029262 06/24/2022 02:39:46 PM 1/1

COUNTY OF COMAL
STATE OF TEXAS

AFFIDAVIT TO THE PUBLIC

CERTIFICATION OF OSSF REQUIRING MAINTENANCE

According to Texas Commission on Environmental Quality (TCEQ) Rules for On-Site Sewage Facilities (OSSFs), 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, give 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 owners 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):

Tamarack Shores Section II, Lot 179

The property is owned by (Insert owner's full name):

Mark and Jaime Goodall

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 OSSF may be obtained from Comal County Engineer's Office.

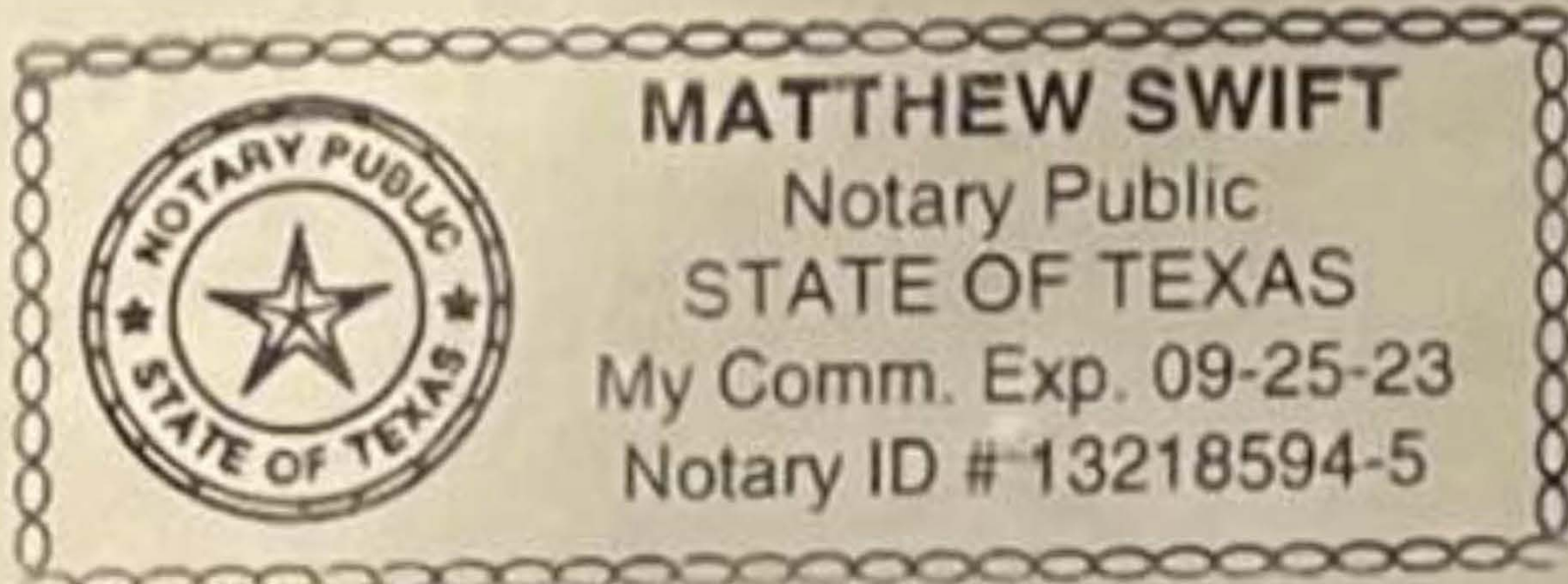
WITNESS BY HAND(S) ON THIS 18 DAY OF June 2022

Mark R Goodall Jr.
Jaime L. Goodall
Owner(s) signature(s)

Mark R Goodall Jr.
Jaime L. Goodall
(PRINTED NAME)

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 18th DAY OF June 2022

Notary Public, State of Texas
Notary's Printed Name: Matthew Swift
My Commission Expires: 9/25/23



Filed and Recorded
Official Public Records
Bobbie Koepf, County Clerk
Comal County, Texas
06/24/2022 02:39:46 PM
TERRI 1 Page(s)
202206029262
Bobbie Koepf

DAVID WINTERS SEPTICS, LLC
PO BOX 195
SPRING BRANCH, TX 78070
830-935-2477 OFFICE
830-935-2477 FAX
wintersseptics@gvvc.com

Routine Maintenance and Inspection Agreement

This Work-for-Hire Agreement (hereafter referred to as this "Agreement") is entered into, by, and between Mark and Jaime Goodall (referred to as "Client") and David Winters Septic's, LLC, Inc. (hereafter referred to as "Contractor") located at 780 Tamarack Date beginning on Issue Date of and contract ending 2 years from Issue Date of License to Operate License to Operate By this agreement the Contractor agrees to render professional service, as described herein, and the Client agrees to fulfill the terms of this Agreement as described herein.

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

1. Three (3) inspections per year/service calls (at least one every four months), for a total of six (6) over the two-year period, including inspection, adjustment, and servicing of the mechanical, electrical and other applicable component parts to ensure proper function. This includes inspecting control panel, air pumps, air filters, diffuser operation, and replacing or repairing any component not found to be functioning correctly. Any alarm situations affecting the proper function of the Aerobic process will be addressed within a 48-hour time frame. This contract does not include labor on warranty and non-warranty parts.
2. An effluent quality inspection consisting of a visual check of color, turbidity, scum overflow and examination for odors. A test for chlorine residual and pH will be taken and reported as necessary.
3. If any improper operation is observed, which cannot be corrected at the time of the service visit, you will be notified on your inspection report.
4. The Client is responsible for the chlorine tablets and/or liquid chlorine; they must be filled before or during the service visit.
5. Any additional visits, inspections or sample collection required by specific Municipalities, Water/River Authorities, and County Agencies the TCEQ or any other authorized regulatory agency in your jurisdiction will not be covered by this policy.

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

The Homeowners Manual must be strictly followed or warranties are subject invalidation. Pumping of sludge build up is not covered by this policy and will result in additional charges.

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

This agreement DOES NOT COVER materials or parts which must be replaced due to misuse or abuse of the system. These include but are not limited to: Sewage flows exceeding the recommended daily hydraulic design capabilities, Disposal of Non-Biodegradable materials, such as chemicals, grease or oil, sanitary napkins, tampons, baby wipes, disposable diapers, Clogs in the line between the house and the tank.

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

ACCESS BY CONTRACTOR

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

First 2 years
included with new

PAYMENT AGREEMENT

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

TERMINATION OF THIS AGREEMENT

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

LIMIT OF LIABILITY

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

Permit # _____

The effective date of this initial maintenance agreement shall be the date the license to operate is issued.

Client

Mark and Jaime Goodall

Name

780 Tamarack

Address

Canyon Lake, TX 78133

City/State/Zip Code

631 766 4168

Phone Number

Contractor

David Winters Septic's, LLC, Inc.

P.O. Box 195

Spring Branch, Texas 780170

Office 830-935-2477 Fax 830-935-2477

Mark Goodall

Signature of Client

By: David Winters

Signature of Contractor

Maintenance Provider LIC #MP0001686

RECEIVED

By Brandon M. Olvera at 8:32 am, Jul 08, 2022

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

July 7, 2022

RE: 780 Tamarack

To Whom It May Concern:

I am requesting a variance for the placement of a spray disposal area 10 feet from the property line, but less than 20 feet from the property line as Comal County regulations require. This variance is requested due to limited space. This setback complies with TCEQ CHAPTER 285 rules Table X. requirements. Equivalent protection will be maintained by including a battery backup to the timer clock to assure sprayers only spray during the predawn hours. In my professional opinion this variance will not pose a threat to the environment or public health.

If there are any questions or concerns, please contact me at 210.240.2101 or by email at txseptic@gmail.com.

Sincerely,



Douglas R. Dowlearn, R.S.



OSSF SOIL EVALUATION REPORT INFORMATION

REVISED

12:13 pm, Aug 08, 2022

Date: 6/30/2022

Applicant Information:

Name: Mark and Jaime Goodall

Address: PO BOX 17178

City, State & Zip Code: Canyon Lake, TX 78133

Phone:

Email: wintersseptics@gvtc.com

Site Evaluator Information:

Name: Douglas R. Dowlearn

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

Address: 703 Oak Drive

City, State & Zip: Blanco, TX 78606

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

Email: txseptic@gmail.com

Subdivision: Tamarack Shores, Section II **Lot:** 179

Street/Road Address: 780 Tamarack Shores

City : Canyon Lake **Zip:** 78133

Additional Info: Comal County

Installer Information:

Name:

Company:

Address:

City, State & Zip:

Phone:

Depth	Texture Class	Soil Texture	Structure (For Class III – blocky, platy or massive)	Drainage (Mottles/Water Table)	Restrictive Horizon	Observation
Soil Boring #1 60"	III	0-14" Clay Loam 14"+ Limestone	Blocky	<30% Gravel	14"+ Limestone	None
Soil Boring #2 60"		Same as above				

DESIGN SPECIFICATIONS

Application Rate (RA): 0.2

OSSF is designed for: 3 BR 1200 Sq. Ft Mobile Home
240 gallons per day

An aerobic treatment/drip disposal system is to be utilized based on the site evaluation.

1200 sq. ft. disposal area required

600 gallon/day aerobic tank required

Calculations: Absorption Area: $Q/RA = 240/0.2 = 1200$ Sq. Ft.

FEATURES OF SITE AREA

Presence of 100-year flood zone: NO

Existing or proposed water well in nearby area: NO

Presence of adjacent ponds, streams, water impoundments: NO

Presence of upper water shed: NO

Organized sewage service available to lot: NO

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

Site Evaluator:

NAME: Douglas R. Dowlearn, R.S.

Signature:



License No. OS9902 – Exp. 6/30/2023

TDH: #2432 – Exp. 2/28/2023

REVISED

9:00 am, Aug 10, 2022

D.A. DOWLEARN, INC.

DOUG DOWLEARN

703 OAK DRIVE, BLANCO, TX 78606

Designed for:

Mark R & Jamie L Goodall

The installation site is at Section II, Lot 179 of Tamarack Shores Mobile Homes in Comal County, TX. The proposed OSSF will treat the wastewater from a 3-bedroom (1200 sq ft) mobile home. The proposed method of wastewater management is aerobic treatment with drip irrigation. This method was chosen because of unsuitable soil conditions.

PROPOSED SYSTEM:

A 3" or 4" PVC pipe will discharge from the mobile home to a pre-treatment tank, which flows into a 600 gpd aerobic treatment plant. The pump is activated by a time controller allowing the distribution 8 times per day with a 10-minute run time with float switches set to pump 240 gallons per day. A high-level audible and visual alarm will activate should the pump fail. Distribution from the pump is through a self-flushing 100-micron spin filter than through a 1" SCH-40 manifold to a 642 L.F. drip tubing field, with drip lines set approximately two feet apart with 0.61 gph emitters set every two feet, as per the attached schematic. A threaded union will be installed in the pump tank on the supply manifold to the drip field, and a pressure regulator will be installed on the supply manifold to maintain a pressure of 30 psi. A 1" SCH-40 return line is installed to periodically flush the system. Solids caught in the spin filter are flushed each cycle back to the pre-treatment tank. Vacuum breakers installed at the highest point on each manifold will prevent siphoning of effluent from higher to lower parts of the field. The placement of the drip tubing will be on soil that has been scarified. The tubing will be covered with 6" of Class II soil.

DESIGN SPECIFICATIONS:

Daily Waste Flow: 240 gpd
Application rate: 0.2
Application area required: $240 / .2 = 1200$ ft. sq.
Application area utilized: 1284 sq. ft.
Pump tank reserve capacity: 80 gal minimum

VOID



Douglas R. Dowlearn

SYSTEM COMPONENTS:

SCH 40 PVC sewer line
1" purple PVC supply line
600 gpd aerobic treatment plant
Pump tank with timed controls
Pretreatment tank
30 PSI pressure regulator - Model PMR30MF

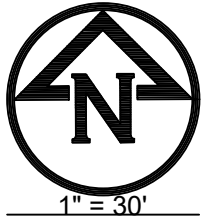
LANDSCAPING:

The native vegetation in the distribution area should consist of low level shrubs, plains grass, bluestem or bermuda. The entire area of the drip disposal must be covered with a ground cover such as grass seed or sod prior to the final inspection. The placement of the drip tubing will be on soil that has been scarified. The tubing will be covered with 6" of Class II soil. In the event the natural cover is disturbed, a suitable ground cover must be installed on all excavated areas.

MARK R & JAMIE L GOODALL
 780 TAMARACK DR
 CANYON LAKE, TX. 78133
 TAMARACK SHORES MOBILE HOMES
 SECTION II, LOT 179
 COMAL COUNTY / 0.2459 ACRES

VOID

REVISED
 9:00 am, Aug 10, 2022

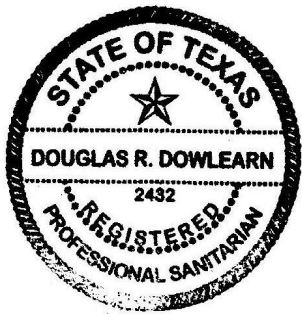
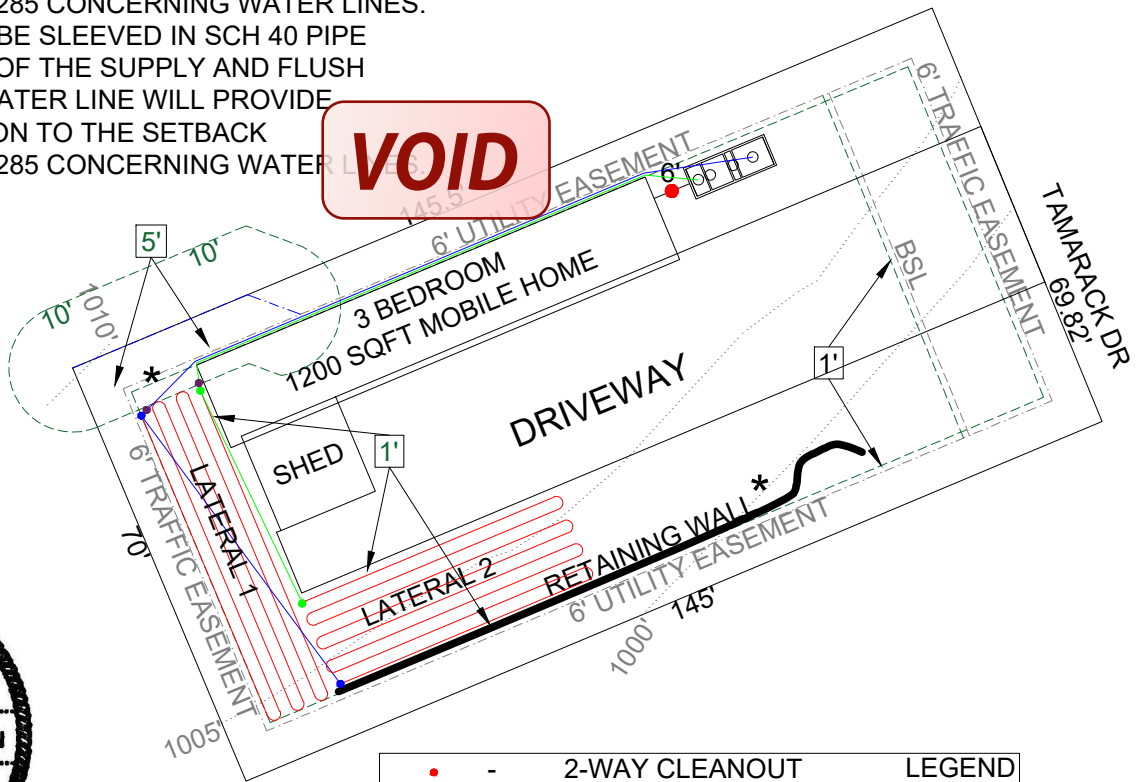


NOTES:

- CLEANOUT WITHIN 3' OF STRUCTURE.
- PVC CONNECTING THE STRUCTURE TO THE TANK MUST HAVE AT MINIMUM 1/8" FALL PER 1'.
- USE 3" OR 4" SCH 40 SEWER PIPE TO CONNECT STRUCTURE TO TANK.
- TANK TO BE > 5' FROM STRUCTURES. THIS WILL PROVIDE EQUIVALENT PROTECTION FOR THE SETBACK REQUIREMENTS OF TAC 285.
- TANK WILL BE WATER TIGHT AND MANUFACTURED ACCORDING TO ASTM DESIGNATION: C 1227.
- INSTALL 1" VACUUM BREAKERS AT HIGHEST POINTS ON SUPPLY AND FLUSH LINES.
- WATER LINE WILL BE SLEEVED IN SCH 40 PIPE WHERE IT CROSSES THE SUPPLY AND FLUSH LINES AND 10' BEYOND. SLEEVING THE WATER LINE WILL PROVIDE EQUIVALENT PROTECTION TO THE SETBACK REQUIREMENTS IN TAC 285 CONCERNING WATER LINES.
- WATER LINE WILL BE SLEEVED IN SCH 40 PIPE WHERE IT IS WITHIN 10' OF THE SUPPLY AND FLUSH LINES. SLEEVING THE WATER LINE WILL PROVIDE EQUIVALENT PROTECTION TO THE SETBACK REQUIREMENTS IN TAC 285 CONCERNING WATER LINES.

642 L.F. OF DRIP TUBING
 SPACED 2' APART.
 LATERAL 1: 306 L.F.
 6 ROWS @ 51 L.F.
 LATERAL 2: 336 L.F.
 8 ROWS @ 42 L.F.

VOID



Douglas R. Dowlearn

LEGEND	
●	- 2-WAY CLEANOUT
●	- 1" VACUUM BREAKER
●	- SUPPLY LINE CONNECTION
●	- FLUSH LINE CONNECTION
—	- DRIP TUBING
—	- SUPPLY LINE
—	- FLUSH LINE
- - -	- WATER LINE
- - -	- OSSF SETBACK
- - -	- EASEMENT/FEATURE
*	- TEST HOLE
	- 600 GPD ATU

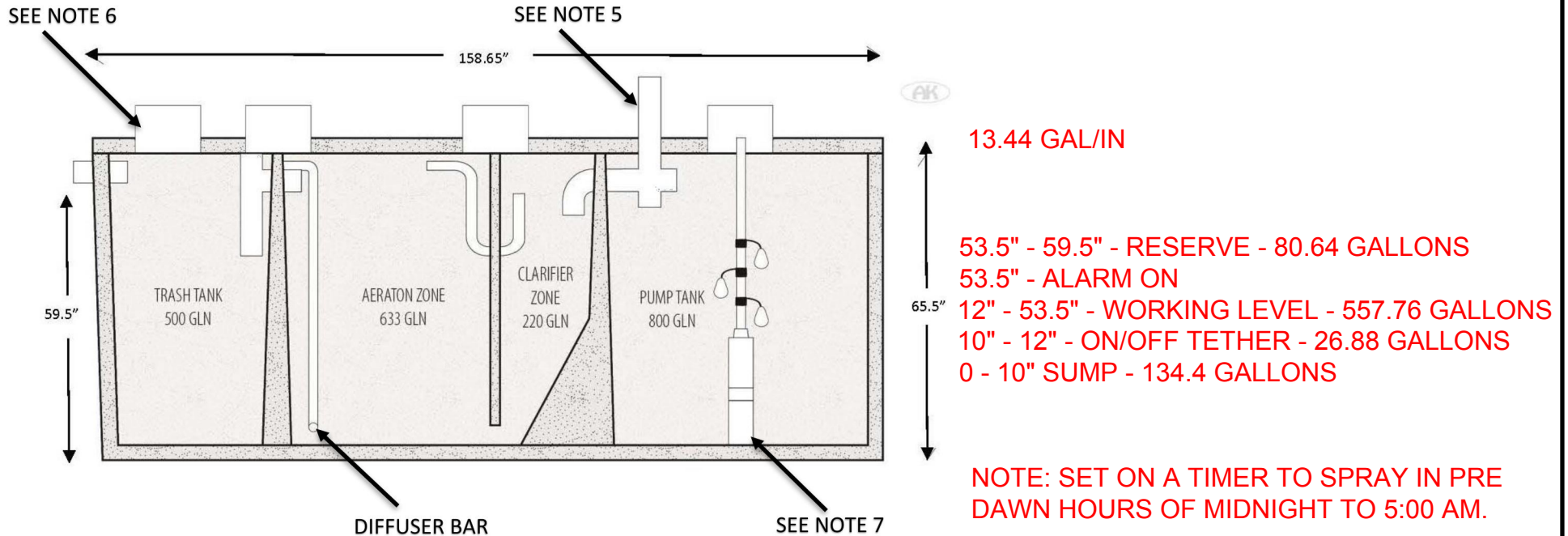
ASSEMBLY DETAILS

Dimensions:

Outside Height: 65.5"
Outside Width: 77"
Outside Length: 158.65"

General Notes:

1. Structure material to be precast concrete and steel.
2. Maximum burial depth is 30" from slab top to grade.
3. Treatment Capacity is 600 GPD. Trash Tank is 500 gallons. Pump Tank is 800 gallons.
4. BOD Loading = 1.2-1.8 lbs./day
5. Standard tablet chlorinator or optional liquid chlorinator. NSF approved chlorinators available.
6. 20" access riser with lid. Extension risers available.
7. 20 GPM, ½ HP effluent pump.
8. Thomas/HiBlow Air Compressor connected with ½" Sch 40 PVC pipe (Max. 50 Lft from plant).
9. AKA600CA with timed spray application (AKT Panel).



AKA600CA

NOT TO SCALE

DESIGNED TO TREAT 600 GALLONS PER DAY

TRASH TANK: 500 GALLONS
 AERATION ZONE: 633 GALLONS

CLARIFIER ZONE: 220 GALLONS
 PUMP TANK: 800 GALLONS



AquaKlear, Inc.

876 N. Bierdeman Rd.
 Pearl, MS 39208
 877-936-7711


Olvera,Brandon

From: Olvera,Brandon
Sent: Thursday, July 7, 2022 11:55 AM
To: 'Lauren Dowlearn'; Susan Winters
Subject:

RE: 780 Tamarack Tamarack Shores II Lot 179

Property Owner & Agent,

We received planning materials for the referenced permit application on 06-30-2022 and found those planning materials to be deficient. In order to continue processing this permit, we need the following:

-  There is a 20ft separation distance from property line and edge of spray
2. Revise accordingly and resubmit.

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

Thank You,

Brandon Olvera | Designated Representative | Comal County | www.cceo.org

195 David Jonas Dr, New Braunfels, TX-78132 | t: 830-608-2090 | f: 830-608-2078 | e: olverb@co.comal.tx.us

***** 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 _____

System Description _____

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

Tank Size(s) (Gallons) _____ Absorption/Application Area (Sq Ft) _____

Gallons Per Day (As Per TCEQ Table III) _____

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

Is the property located in an unincorporated area? 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 complies with all provisions of the proposed WPAP. A Permit to Construct will not be issued for the proposed OSSF until the WPAP has been approved by the appropriate regional office.)

Is the property located over an Edwards Aquifer Controlling Zone? Yes No

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

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

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

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

Is this property within an incorporated city? Yes No

If yes, indicate the city: _____

By signing this application, I certify that:

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



Signature of Designer

Date

D.A.D SERVICES, INC.
DOUG DOWLEARN
703 OAK DRIVE, BLANCO, TX 78606
Designed for:
Mark R & Jamie L Goodall

The installation site is at Section II, Lot 179 of Tamarack Shores Mobile Homes in Comal County, TX. The proposed OSSF will treat the wastewater from a 3-bedroom (1200 sq ft) mobile home. The proposed method of wastewater management is aerobic treatment with spray irrigation. This method was chosen because of unsuitable soil conditions.

PROPOSED SYSTEM:

A 3" or 4" PVC pipe will discharge from the structure into a pre-treatment tank, which flows into a 600 gpd aerobic treatment unit. The aerobic tank effluent flows to a 768-gallon storage/pump tank containing a liquid chlorinator and a single 20 gpm submersible pump. Distribution is through 4 K-Rain Gear Driven pop-up sprinklers, with low angle (13 degrees) spray nozzles at 40psi, two spraying 34-foot radii at 180 degrees of arc, and two spraying 31-foot radii, each at 90 degrees of arc. An audio and visual alarm monitoring high water level and aerator failure will be placed in a noticeable location.

DESIGN SPECIFICATIONS:

Daily Waste Flow: 100 gpd
Application rate: 0.4
Application area required: 250/0.4 = 625 sq ft
Application area available: 3750 sq ft
Pump tank reserve capacity: 80 gpd minimum

SYSTEM COMPONENTS:

SCH 40 PVC sewer line
1" purple PVC supply line
600 gpd aerobic treatment unit

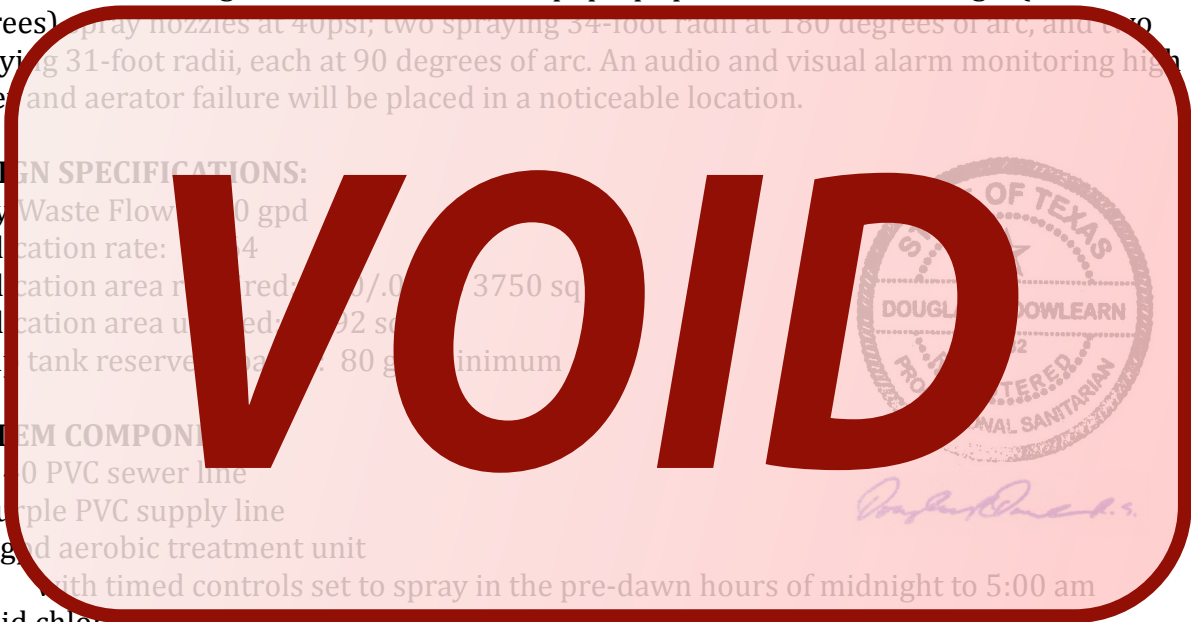
Liquid chlorinator

Pre-treatment tank and 768-gallon pump tank

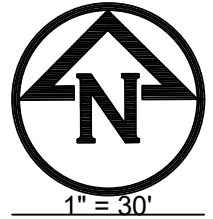
4 K-Rain Gear Driven pop-up sprinklers (2 #3 nozzles and 2 #4 nozzles)

LANDSCAPING:

The native vegetation in the distribution area should consist of low-level shrubs, plains grass, bluestem, or Bermuda. The entire area of the spray must maintain a ground cover after construction. In the event the natural cover is disturbed, a suitable ground cover must be installed on all excavated areas.



MARK R & JAMIE L GOODALL
 780 TAMARACK DR
 CANYON LAKE, TX. 78133
 TAMARACK SHORES MOBILE HOMES
 SECTION II, LOT 179
 COMAL COUNTY / 0.2459 ACRES



NOTES:

- CLEANOUT WITHIN 3' OF STRUCTURE.
- PVC CONNECTING THE STRUCTURE TO THE TANK MUST HAVE AT MINIMUM 1/8" FALL PER 1'.
- USE 3" OR 4" SCH 40 SEWER PIPE TO CONNECT STRUCTURE TO TANK.
- TANK TO BE > 5' FROM STRUCTURES. THIS WILL PROVIDE EQUIVALENT PROTECTION FOR THE SETBACK REQUIREMENTS OF TAC 285.
- TANK WILL BE WATER TIGHT AND MANUFACTURED ACCORDING TO ASTM DESIGNATION: C 1227.
- 1" SCH 40 PURPLE PIPE TO ALL SPRAY HEADS.
- TOTAL SPRAY AREA = 3892 SQFT.
- AEROBIC TREATMENT UNIT TO BE BURIED AT DEPTH TO ALLOW FOR 12" COVER OVER THE AEROBIC TREATMENT UNIT.
- 9 SF OF SPRAY AREA DEDUCTED FOR IMPERMEABLE AEROBIC TREATMENT UNIT LIDS.

2 WAY CLEANOUT LEGEND	
	SPRAY NOZZLE/BOUNDARY
	OSSF SETBACK
	1" SCH 40 PURPLE PVC
	WATER LINE
	TEST HOLE
	600 GPD ATU
	1246 SQFT OF SPRAY OVERLAP



Douglas R. Dowlearn

OSSF SOIL EVALUATION REPORT INFORMATION

Date: 6/30/2022

Applicant Information:

Name: Mark and Jaime Goodall
Address: PO BOX 17178
City, State & Zip Code: Canyon Lake, TX 78133
Phone:
Email: wintersseptics@gvtc.com

Site Evaluator Information:

Name: Douglas R. Dowlearn
Company: D.A.D. Services, Inc.
Address: 703 Oak Drive
City, State & Zip: Blanco, TX 78606
Phone: (210)240-2101 **Fax:** (866)260-7687
Email: txseptic@gmail.com

Subdivision: Tamarack Shores, Section II **Lot:** 179
Street/Road Address: 780 Tamarack Shores
City : Canyon Lake **Zip:** 78133
Additional Info: Comal County

Installer Information:

Name:
Company:
Address:
City, State & Zip:
Phone:

Depth	Texture Class	Soil Texture	Structure (For Class III – blocky, platy or massive)	Drainage (Mottles/Water Table)	Restrictive Horizon	Observation
Soil Boring #1 60"	III	0-14" Clay Loam 14"+ Limestone	Blocky	<30% Gravel	14"+ Limestone	None


Soil Boring #2
60" Same as above



Application Rate (RA): 0.06
 OSSF is designed for: 3 BR 1000 Gallon/day
 240 Gallons per day
 An aerobic treatment/spray system is required based on the
 375 sq. ft. disposal area required
 600 gallon/day aerobic tank required
 Calculations: Absorption Area: Q/RA= 240/0.064= 3750 Sq. Ft.

- Presence of 100-year flood zone: NO
- Presence of upper water shed: NO
- Existing or proposed water well in nearby area: NO
- Organized sewage service available to lot: NO
- Presence of adjacent ponds, streams, water impoundments: NO

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

Site Evaluator:
NAME: Douglas R. Dowlearn, R.S.
Signature: 

License No. OS9902 – Exp. 6/30/2023
TDH: #2432 – Exp. 2/28/2023

D.A.D SERVICES, INC.
DOUG DOWLEARN
 703 OAK DRIVE, BLANCO, TX 78606
 Designed for:
 Mark R & Jamie L Goodall

The installation site is at Section II, Lot 179 of Tamarack Shores Mobile Homes in Comal County, TX. The proposed OSSF will treat the wastewater from a 3-bedroom (1200 sq ft) mobile home. The proposed method of wastewater management is aerobic treatment with drip irrigation. This method was chosen because of unsuitable soil conditions.

PROPOSED SYSTEM:

A 3" or 4" PVC pipe will discharge from the mobile home to a pre-treatment tank, which flows into a 600 gpd aerobic treatment plant. The pump is activated by a time controller allowing the distribution 3 times per day with a 10-minute run time with float switches set to pump 240 gallons per day. A high-level audible and visual alarm will activate should the pump fail. Distribution from the pump is through a self-flushing 100-micron spin filter then through a 1" SCH-40 manifold to a 642 L.F. drip tubing field, with drip lines set approximately two feet apart with 0.61 gph emitters set every two feet, as per the attached schematic. A threaded union will be installed on the pump outlet on the manifold to the drip field, and a pressure regulator will be installed on the supply manifold to maintain a pressure of 30 psi. A 1" SCH-40 riser line is installed to periodically flush the system. Solids caught in the spin filter are cleaned each cycle by the pre-treatment tank. Vacuum breakers shall be installed at the lowest point of each riser line to prevent siphoning of effluent from high pressure part of the field. The placement of the drip tubing will be on soil that has been tested. The tubing will be installed in 6" diameter Class II

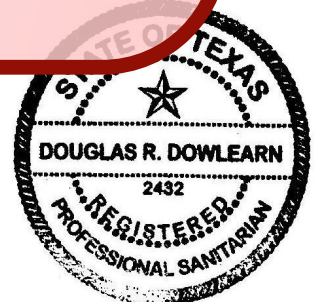
VOID

DESIGN SPECIFICATIONS:

Daily Waste Flow: 240 gpd
 Application rate: 0.2
 Application area required: $240 / .2 = 1200$ ft. sq.
 Application area utilized: 1200 sq. ft.
 Pump tank reserve capacity: 80 gal minimum

SYSTEM COMPONENTS:

SCH 40 PVC sewer line
 1" purple PVC supply line
 600 gpd aerobic treatment plant
 Pump tank with timed controls
 Pretreatment tank
 30 PSI pressure regulator - Model PMR30MF



Douglas R. Dowlearn

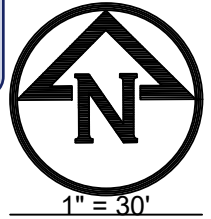
LANDSCAPING:

The native vegetation in the distribution area should consist of low-level shrubs, plains grass, bluestem, or Bermuda. The entire area of the spray must maintain a ground cover after construction. In the event the natural cover is disturbed, a suitable ground cover must be installed on all excavated areas.

MARK R & JAMIE L GOODALL
 780 TAMARACK DR
 CANYON LAKE, TX. 78133
 TAMARACK SHORES MOBILE HOMES
 SECTION II, LOT 179
 COMAL COUNTY / 0.2459 ACRES

REVISED

12:17 pm, Aug 08, 2022



NOTES:

- CLEANOUT WITHIN 3' OF STRUCTURE.
- PVC CONNECTING THE STRUCTURE TO THE TANK MUST HAVE AT MINIMUM 1/8" FALL PER 1'.
- USE 3" OR 4" SCH 40 SEWER PIPE TO CONNECT STRUCTURE TO TANK.

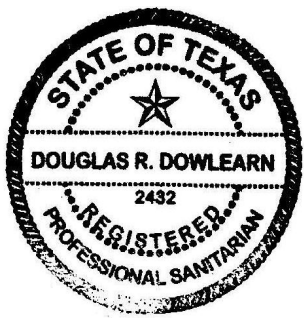
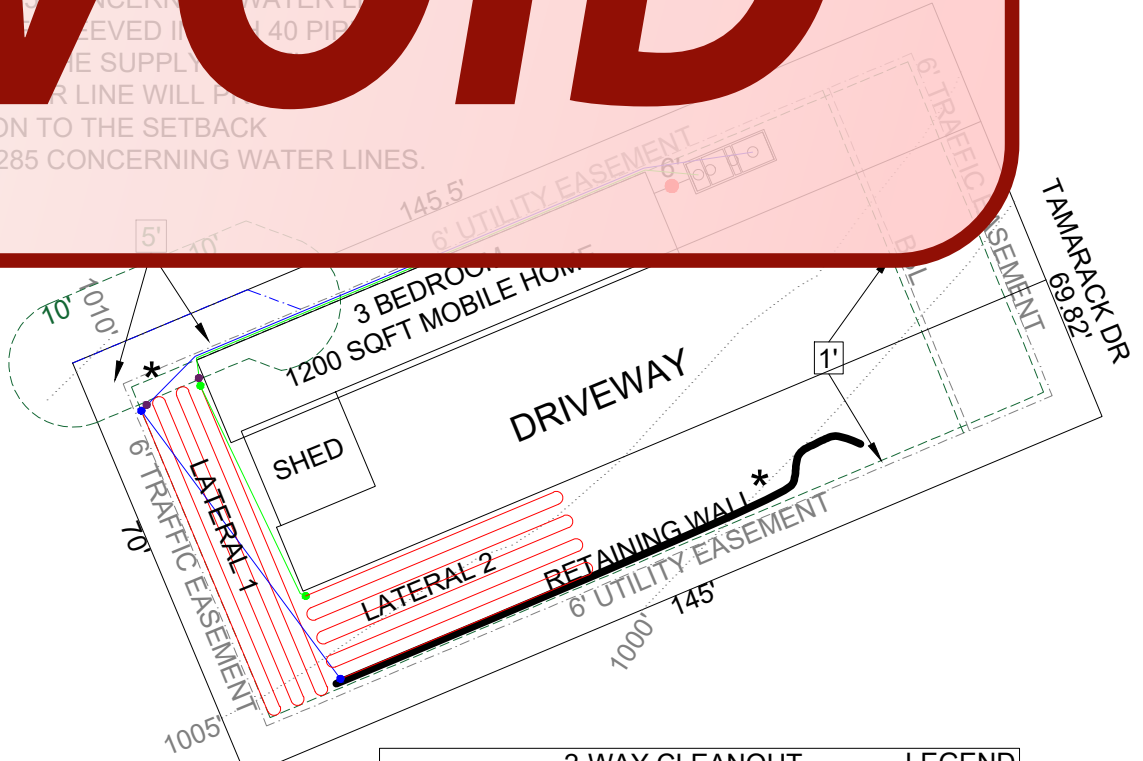
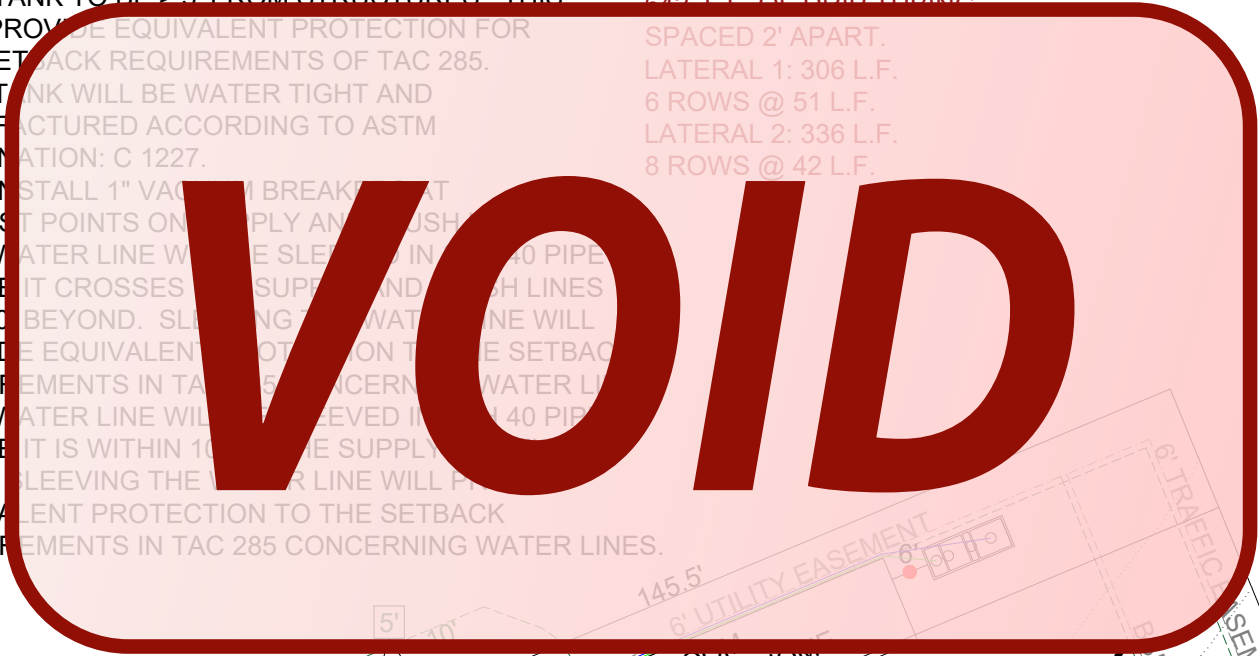
TANK TO BE > 5' FROM STRUCTURES. THIS WILL PROVIDE EQUIVALENT PROTECTION FOR THE SETBACK REQUIREMENTS OF TAC 285.

TANK WILL BE WATER TIGHT AND MANUFACTURED ACCORDING TO ASTM DESIGNATION: C 1227.

INSTALL 1" VACUUM BREAKER AT HIGHEST POINTS ON SUPPLY AND FLUSH WATER LINE WHERE IT CROSSES SUPPLY AND FLUSH LINES AND 10' BEYOND SLEEVING. WATER LINE WILL PROVIDE EQUIVALENT PROTECTION TO THE SETBACK REQUIREMENTS IN TAC 285 CONCERNING WATER LINES.

WATER LINE WILL BE SLEAVED IN 4" SCH 40 PIPE WHERE IT IS WITHIN 10' OF THE SUPPLY LINES. SLEEVING THE WATER LINE WILL PROVIDE EQUIVALENT PROTECTION TO THE SETBACK REQUIREMENTS IN TAC 285 CONCERNING WATER LINES.

642 L.F. OF DRIP TUBING
 SPACED 2' APART.
 LATERAL 1: 306 L.F.
 6 ROWS @ 51 L.F.
 LATERAL 2: 336 L.F.
 8 ROWS @ 42 L.F.



Douglas R. Dowlearn

LEGEND	
•	- 2-WAY CLEANOUT
•	- 1" VACUUM BREAKER
•	- SUPPLY LINE CONNECTION
•	- FLUSH LINE CONNECTION
—	- DRIP TUBING
—	- SUPPLY LINE
—	- FLUSH LINE
- - -	- WATER LINE
- - -	- OSSF SETBACK
- - -	- EASEMENT/FEATURE
*	- TEST HOLE
	- 600 GPD ATU

Olvera, Brandon

From: Olvera, Brandon
Sent: Monday, August 8, 2022 1:06 PM
To: 'Lauren Dowlearn'; Susan Winters
Subject: RE: 114806.pdf

Good Afternoon,

File has been updated.



Landscaping Plan needs to be revised for the Drip System.

There needs to be a 12 inch separation from surface improvements and drip tubing.

c. Revise accordingly and resubmit

Thank You,

Brandon Olvera | Designated Representative | Comal County | www.cceo.org

195 David Jonas Dr, New Braunfels, TX-78132 | t: 830-608-2090 | f: 830-608-2078 | e: olverb@co.comal.tx.us

From: Lauren Dowlearn <txseptic@gmail.com>
Sent: Sunday, August 7, 2022 8:57 AM
To: Olvera, Brandon <Olverb@co.comal.tx.us>; Susan Winters <wintersseptics@gvtc.com>
Subject: RE: 114806.pdf

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

- Comal IT

Good morning,

Please see attached revised.

Thank you,

Lauren Dowlearn

210-878-8100

D.A.D. Services, Inc.

www.TexasSuperSeptic.com

From: [Olvera, Brandon](#)
Sent: Friday, July 8, 2022 8:34 AM
To: [Lauren Dowlearn](#); [Susan Winters](#)
Subject: 114806.pdf

New Braunfels Title – CL GF# 089078NBT AL

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.

GENERAL WARRANTY DEED

Date: February 17th, 2022

Grantor: OUTPOST LAND COMPANY LLC, a NEVADA limited liability company

Grantor's Mailing Address: 304 S. Jones Blvd. Suite 5105, Las Vegas, NV 89107

Grantee: MARK R. GOODALL and JAIME L. GOODALL

Grantee's Mailing Address, and after Recording, Return to: PO BOX 1718, Canyon Lake, TX 78133

Consideration: Cash and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged.

Property (including any improvements):

Lot 179, Tamarack Shores, Section II, a subdivision in Comal County, Texas, according to the map or plat thereof recorded in Volume 4, Pages 8-9 of the Map and Plat Records, Comal County, Texas.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty: Validly existing easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded and validly existing instruments, other than conveyances of the surface fee estate, that affect the Property; and taxes for 2022, which Grantee assumes and agrees to pay, but not subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantor 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 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 such Contract provides for limitations or other agreed matters that will survive the 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.

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

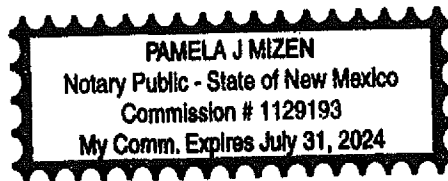
OUTPOST LAND COMPANY LLC,
a NEVADA limited liability company

By: *[Signature]*
Dylan Bair, Managing Member

New Mexico
STATE OF NEVADA)
TAOS
COUNTY OF CLARK)

This instrument was acknowledged before me on February 17th, 2022 by Dylan Bair, Managing Member of OUTPOST LAND COMPANY LLC, a NEVADA limited liability company, on behalf of said company.

Pamela J. Mizzen
Notary Public, State of Nevada *New Mexico*



Filed and Recorded
Official Public Records
Bobbie Koepf, County Clerk
Comal County, Texas
02/18/2022 03:42:30 PM
KATB 2 Pages(s)
202206008111



Bobbie Koepf

Luna Environmental

4222 FM 482
New Braunfels, TX 78132

(830) 312-8776

sherrie@lunaenvironmental.com

Printed:10/6/2023

Permit: 114806

Site: 780 Tamarack, Canyon Lake, TX 78133

Mark & Jaime Goodall

780 Tamarack
Canyon Lake, TX 78133

Agency: Comal County

Subdivision: Tamarack Shores

System Info: MFG: Brand:

Disposal Type: Drip Emitters

Customer ID: 8231

Insp ID: 33996

Visit Details

Visit Date: 10/5/2023

Entered By: Nicole Loria

GPS Lat: 29.92368 GPS Long: -98.24249

Scheduled Date: 8/18/2023

Contract Starts: 8/18/2022

Entered On: 10/6/2023

Contract Ends: 8/18/2024

Visit Results

Service Type: Scheduled Inspection

Count: Inspection 3 of 6

Method: Grab

License #

Expires

Technician: Luke Campbell

MT0002614

9/30/2026

Provider: Luna Environmental, LLC

Service Completed

Aerators: Operational

Sludge Level Tank 1: 12

Filters: Operational

Sludge Level Tank 2: N/A

Irrigation Pumps: Operational

Sludge Level Tank 3: 6

Disinfection Device: Operational

Tank Lid / Riser: Secured

Electric Circuits: Operational

Insp. Port / Plug: Secured

Distribution System: Operational

Drip/Sprayfield Veg: Operational

Alarm: Operational

PSI Pressure: 2.3

Comments

- Scum on pretreatment 2 - Cleaned drip filter & backflushed drip field - Please contact office to update email/account info - Technician Secured the Tank Lid and/or Riser prior to leaving location. - Inspection Port Plug was noted as Secured prior to leaving.