

COMAL COUNTY

ENGINEER'S OFFICE

License to Operate On-Site Sewage Treatment and Disposal Facility

Issued This Date:	04/24/2024		Permit Number:	116230
Location Description:	672 ROCK CAS CANYON LAKE	TLE 2, TX 78133		
	Subdivision: Unit: Lot: Block: Acreage:	Canyon Lake Village 1 - 26 1 0.2500		
Type of System:	Aerobic Drip Irrigation			
Issued to:	William McEnroe	e and John Bubenik		

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 OS0036769

ENVIRONMENTAL HEALTH INSPECTOR

ENVIRONMENTAL HEAVTH COORDIN.ATOR

OS0007722

Installer Name:	OSSF Installer #:	OSSF Installer #:		
1st Inspection Date:	2nd Inspection Date:	3rd Inspection Date:		
Inspector Name:	Inspector Name:	Inspector Name:		

Permit#: Address: No. Description Answer Citations 1st Insp. 2nd Insp. 3rd Insp. Notes SITE AND SOIL CONDITIONS & 285.31(a) SETBACK DISTANCES Site and Soil 285.30(b)(1)(A)(iv) Conditions Consistent with Submitted Planning Materials 285.30(b)(1)(A)(v) 285.30(b)(1)(A)(iii) 285.30(b)(1)(A)(ii) 285.30(b)(1)(A)(i) SITE AND SOIL CONDITIONS & SETBACK DISTANCES Setback 285.91(10) Distances 285.30(b)(4) Meet Minimum Standards 285.31(d) SEWER PIPE Proper Type Pipe from Structure to Disposal System (Cast Iron, Ductile Iron, Sch. 40, 285.32(a)(1) SDR 26) 3 SEWER PIPE Slope from the Sewer to the Tank at least 1/8 Inch Per 285.32(a)(3) Foot SEWER PIPE Two Way Sanitary -Type Cleanout Properly Installed (Add. C/O Every 100' &/or 90 285.32(a)(5) degree bends) PRETREATMENT Installed (if required) TCEQ Approved List 285.32(b)(1)(G) PRETREATMENT Septic Tank(s) 285.32(b)(1)(E)(iii) Meet Minimum Requirements 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) 6 PRETREATMENT Grease Interceptors if required for 285.34(d) commercial

Inspector Notes:

No.	Description	Answer	Citations	Notes	1st Insp.	2nd Insp.	3rd Insp.
8	SEPTIC TANK Tank(s) Clearly Marked SEPTIC TANK If SingleTank, 2Compartments Provided withBaffle SEPTIC TANK Inlet Flowline Greater than3" and " T " Provided on Inlet and OutletSEPTIC TANK Septic Tank(s) MeetMinimum Requirements		285.32(b)(1) (E)285.91(2)285.32(b)(1) (F)285.32(b)(1)(E) (iii)285.32(b)(1)(E)(ii) (I)285.32(b)(1)(E)(ii) (I)285.32(b)(1)(E) (i)285.32(b)(1)(C) (i)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)				
	SEPTIC TANK Secondary restraint system providedSEPTIC TANK Riser permanently fastened to lid or cast into tank SEPTIC TANK Riser cap protected against unauthorized intrusions		285.38(d) 285.38(e)				
11	SEPTIC TANK Tank Volume						
12	Installed						
	PUMP TANK Volume Installed						
13							
	AEROBIC TREATMENT UNIT Size Installed						
14	AEROBIC TREATMENT UNIT						
	Manufacturer AEROBIC TREATMENT UNIT Model						
45	Number						
15	DISPOSAL SYSTEM Absorptive		285.33(a)(4) 285.33(a)(1) 285.33(a)(2) 285.33(a)(3)				
10	DISPOSAL SYSTEM Leaching						
17	Chamber		285.33(a)(1) 285.33(a)(3) 285.33(a)(4) 285.33(a)(2)				
1/	DISPOSAL SYSTEM Drip						
	Irrigation		285.33(c)(3)(A)-(F)				
18							

4/18/24 CA: Wall support forms driven into Drainfield area. Possibility of damage to drip field. Need re inspection fee. Waterline is sleeved Revision to continuous flush Driveway within 5 ft of tank

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	Connections in Approved Junction Boxes / Wiring Buried						

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)(ii) 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						



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

Permit Number:	116230
Issued This Date:	07/03/2023
This permit is hereby given to:	William McEnroe and John Bubenik

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

672 ROCK CASTLE CANYON LAKE, TX 78133

Subdivision:	Canyon Lake Village 1
Unit:	-
Lot:	26
Block:	1
Acreage:	0.2500

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.



OSSF DEVELOPMENT APPLICATION CHECKLIST

Staff will complete shaded items

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 <u>must</u> 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.

Signature of Applicant

CO	MPLETE APPLICATION
Check No.	Receipt No

9-202

Date

INCOMPLETE APPLICATION — (Missing Items Circled, Application Refeused)

Revised: September 2019

ENGINEER'S OFFICE		ATION	195 NEW E <u>V</u>	DAVID JONAS DR BRAUNFELS, TX 78132 (830) 608-2090 WWW.CCEO.ORG
Date 5/16/2023		Permit N	lumber	
1. APPLICANT / AGENT INFORMATION				
Owner Name William McEnroe and John Bubenik	Agent Name	Doug Dow	learn R.S.	
Mailing Address 1907 Meirwoods Dr	Agent Address	703 Oak [Drive	
City, State, Zip Spring, TX 77379	City, State, Zip	Blanco, TX	X 78606	e angen oor 'n gegen de tre groen ter en geste ter ter ge
Phone #	Phone #	210-240-2	101	
Email william.mcenroe@sbcglobal.net	Email t	xseptic@	gmail.com	
2. LOCATION			<u> </u>	
Subdivision Name Canvon Lake Village 1	Un	it	Lot 26	Block 1
Survey Name / Abstract Number			Acread	e
Address 672 Rock Castle	City Canvon Lake		State TX	-2495 Zip 78133
3. TYPE OF DEVELOPMENT				
Single Family Residential				
Type of Construction (House, Mobile, RV, Etc.)	HOUSE			
Number of Bedrooms 4				
Indicate So Et of Living Area <3500				
Non-Single Family Residential				
(Planning materials must show adequate land area for do	ubling the required land need	ed for treat	ment units and d	isposal area)
(Planning materials must show adequate land area for do Type of Facility	ubling the required land need	ed for treat	ment units and d	isposal area)
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* * COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH * * * <u>APPLICATION FOR PERMIT FOR AUTHORIZATION TO CONSTRUCT AN</u> <u>ON-SITE SEWAGE FACILITY AND LICENSE TO OPERATE</u>

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 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.

5.

- I affirmatively consent to the online posting/public release of my e-mail address associated with this permit application, as applicable.

E a de

Signature of Designer

Date





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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.

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.

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):

			<u></u>
The property is owned by (Insert owner's full name):	William McEnroe and	John Bubenik	

Lot 26, Block 1 Canyon Lake Village 1

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**.







WASTEWATER TREATMENT FACILITY MONITORING AGREEMENT

Regulatory Authority Permit/License Number Customer William McEnroe and John Bubenik **Block Creek Aerobic Services, LLC** Customer Site Address 672 Rock Castle 444 A Old Hwy #9 City Canyon Lake Comfort, TX 78013 Zip 78133 Mailing Address Off. (830) 995-3189 County COMAL Fax. (830) 995-4051 Map # Phone Email johnbubenik@gmail.com

I. General: This Work for Hire Agreement (hereinafter referred to as "Agreement") is entered into by and between John Bubenik (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

II. Effective Date:

This Agreement commences on _____ Date LTO is Issued

and ends on 2 yrs from Date of LTO

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:

his/her/their responsibilities, as described herein.

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

IV. Services:

Contractor will:

a. Inspect and perform routine upkeep on the On-Site Sewage Facility (hereinafter referred to as OSSF) as recommended by the treatment system manufacturer, and required by state and/or local regulation, for a total of three visits to site per year. The list of items checked at each visit shall be the: control panel, Electrical circuits, timer, Aeration including compressor and diffusers, CFM/PSI measured, lids safety pans, pump, compressor, sludge levels, and anything else required as per the manufacturer.

b. Provide a written record of visits to the site by means of an inspection tag attached to or contained in the control panel.

c. Repair or replace, if Contractor has the necessary materials at site, any component of the OSSF found to be failing or inoperative during the course of a routine monitoring visit. If such services are not covered by warranty, and the service(s) cost less than \$100.00, Customer hereby authorizes Contractor to perform the service(s) and bill Customer for said service(s). When service costs are greater than \$100.00, or if contractor does not have the necessary supplies at the site, Contractor will notify Customer of the required service(s) and the associated cost(s). Customer must notify Contractor of arrangements to affect repair of system with in two (2) business days after said notification.

d. Provide sample collection and laboratory testing of TSS and BOD on a yearly basis (commercial systems only).

e. Forward copies of this Agreement and all reports to the regulatory agency and the Customer.

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

V. Disinfection:

JB



RC

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

VI. Electronic Monitoring:

Electronic Monitoring is not included in this Agreement.

VII. Performance of Agreement:

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

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

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

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

VIII. Customer's Responsibilities:

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

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

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

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

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

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

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

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

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

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

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

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

IX. Access by Contractor:

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

X. Limit of Liability:

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

XI. Indemnification:

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

JB

RC



THIS INDEMNITIFCATION 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 on written.

Rudy Carson

John Bubenik

5/9/2023

Date

Block Creek Aerobic Services, LLC, Contractor MP# 0002036 Customer Signature

JB



RC

Contractor's Initials

1:22 pm, Ju	ıl 03, 2023								
	Date: 5/16/2023 Applicant Information: Name: William McEnroe and John Bubenik			Site Evaluator Information:					
				Name: Douglas R. D	owlearn				
				Company: D.A.D. Se	rvices, Inc.				
	Address: 1907 M	eirwoods		Address: 703 Oak D	rive				
	City, State & Zip (Code: Spring,	, TX 77379	City, State & Zip: Bla	anco, TX 78606				
	Phone:			Phone: (210)240-21	01 Fax: (866)260-7	687			
	Email:			Email: txseptic@gm	ail.com				
	Property Locatior	n:		Installer Informatior	1:				
	Subdivision: Cany	on Lake Villa	age One Lot: 26 Block:	: Name:					
	1			Company: Address: City, State & Zip:					
	Street/Road Add	r ess: 672 Ro	ck Castle						
	City: Canyon Lake	e Zip: 781	33						
	Additional Info: Comal County			Phone: Fax:					
	Depth	Texture	Soil Texture	Structure (For Class	Drainage	Restrictive	Observation		
	-	Class		III – blocky, platy or massive)	(Mottles/Water Table	Horizon	Surface rock present. Clear surface rock from drainfield area		
	Soil Boring #1	ш	0-6" clay loam	Blocky	<30% Gravel	6+	and ensure that there		
	60"	•••	6"+ limestone	Biocky		Limestone	is a minimum 12" of suitable soil between the bottom of the drip		
	Soil Boring #2		Same as above				lines, and the restrictive horizon.		

DESIGN SPECIFICATIONS

Application Rate (RA): 0.2 OSSF is designed for: 4 Bedroom <4500 Sq. Ft Residence 300 Gallons per day required An aerobic treatment/drip disposal system is to be utilized based on the site evaluation. 1500 sq. ft. disposal area required 600 gallon/day aerobic tank required Calculations: Absorption Area: Q/RA= 300/0.2= 1500 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

Class II or Class III soil may need to be imported in order to

of the drip lines and

restrictive horizon.

maintain the minimum 12" of soil between the bottom

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:

REVISED

60"

marchen.

License No. OS9902 – Exp. 6/30/2026 TDH: #2432 – Exp. 2/28/2025 Douglas R. Dowlearn D.A.D. Services, Inc. PO Box 212 Bulverde, TX 78163 (210)240-2101 txseptic@gmail.com

April 4th, 2024

RE: 672 Rock Castle - Permit #116230 Variance Request

To Whom It May Concern:

I am requesting a variance for a water line to be placed within 10 feet of a drain field in the following manner which provides equivalent protection to the requirements of TAC Chapter 290. This variance is requested due to limited space. Equivalent protection will be maintained by sleeving the water line with SCH 40 PVC pipe where it is within 10' of the drain field. The water line will be greater than 1' away from the drainfield; therefore is out of the absorption area. 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 <u>txseptic@gmail.com</u>.

Sincerely,

allaces.

Douglas R. Dowlearn, R.S.



D.A.D SERVICES, INC. DOUG DOWLEARN PO BOX 212, BULVERDE, TX 78163 Designed for: WILLIAM MCENROE & JOHN BEBENIK

The installation site is at Unit 1, Block 1, Lot 26 of the Canyon Lake Village Subdivision in Comal County, TX. The proposed OSSF will treat the wastewater from a 4 Bedroom (< 3500 sq. ft.) residence. The proposed method of wastewater treatment 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 structure to a Fuji CE-7 700 GPD aerobic treatment plant. Effluent will flow from the Fuji CE-7 aerobic treatment plant to a 750 gallon pump tank equipped with a 20 gpm submersible pump. The pump is activated by a time controller allowing the distribution 8 times per day with a 10 minute run time per dose, with float switches set to pump 300 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, 140 mesh disc filter, then through a 1" SCH-40 manifold to a 750 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 continuously flush the system 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. The placement of the drip tubing will be on soil that has been scarified, and enough class II soil will be added so that there is 12" of soil under the drip tubing. The tubing will be covered with 6" of Class II soil.

DESIGN SPECIFICATIONS:

Daily Waste Flow: 300 gpd Application rate: 0.2 Application area required: 300/.2 =1500 ft. sq. Application area utilized: 1500 sq. ft. Pump tank reserve capacity: 100 gal minimum



SYSTEM COMPONENTS:

SCH 40 PVC sewer line
Fuji CE-7 700 GPD aerobic treatment plant
750 gallon pump tank with timed controls C1 Series, 20Xgpm - 0.5hp/115V, Model No. 20C1X-05P4-2W115 (or equivalent)
1" purple PVC supply line
30 PSI pressure regulator - Model PMR30MF
Netafim Bioline Drip tubing

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.



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

April 18th, 2024

RE: 672 Rock Castle - Permit #116230 Variance Request

To Whom It May Concern:

I am requesting the variance for the placement of a drip disposal drainfield to be within 25' of a steep slope. This variance is requested due to limited space. Equivalent protection with respect to the requirements of TAC Chapter 285.91, Table X will be maintained by adding an impermeable liner consisting of (4) 6 mil plastic liners taped together where the drainfield is less than 25' of steep slopes. The addition of the impermeable liner will prevent seepage from occurring where the drainfield is within 25' of the steep slopes. In my professional opinion this variance will not pose a threat to the environment or public health.

If you have any additional questions or concerns, I can be contacted by phone at 210.240.2101 or be email at txseptic@gmail.com.

Respectfully,

Douglas R. Dowlearn, R.S.









RECEIVED



WORKING LEVEL = 45" 16.67 GAL/INCH

37" - 45" - RESERVE - 133.36 GAL 12" - 37" - PUMP ON TO ALARM ON - 416.75 GAL 10" - 12" - PUMP OFF TO PUMP ON - 33.34 GAL 0 - 10" - SUMP- 166.7 GAL



NOTE: SET ON A TIMER TO DOSE 8 TIMES PER DAY AT 10 MINUTES PER DOSE.

Date: 5/16/2023 Applicant Information: Name: William McEnroe and John Bubenik Address: 1907 Meirwoods City, State & Zip Code: Spring, TX 77379 Phone: Email:

Property Location:

Subdivision: Canyon Lake Village One Lot: 26 Block: 1 Street/Road Address: 672 Rock Castle

City: Canyon Lake Zip: 78133

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

Installer Information: Name:

Company: Address: City, State & Zip:



Calculations: Absorption Area: Q/RA= 300/0.2= 1500 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:

appresent

License No. OS9902 - Exp. 6/30/2026 TDH: #2432 - Exp. 2/28/2025

672 ROCKCASTLE CANYON LAKE, TX 78133 CANYON LAKE VILLAGE UNIT 1, BLOCK 1, LOT 26 COMAL COUNTY / 0.2495 ACRES



NOTES: WATER LINE WILL BE SLEEVED IN SCH 40 PIPE 2-WAY CLEANOUT LEGEND WHERE IT CROSSES THE SUPPLY AND FLUSH LINES **1" VACUUM BREAKER** AND WITHIN 10' THEREOF. THIS WILL PROVIDE SUPPLY LINE CONNECTION EQUIVALENT PROTECTION TO THE SETBACK FLUSH LINE CONNECTION **REQUIREMENTS IN TAC 290 CONCERNING WATER LINES. DRIP TUBING** CLEANOUT WITHIN 3' OF STRUCTURE. PV'TAN MUST HAVE AT MINIMUM 1/8" FALL PER 1'. C NNECT STRUCTURE TO TANK. Μ Т -NUFACTURED M D _ Η S W Е S THERE SHALL BE NO PARKING, DRIVING, OR -S F 4 BEDROOM 5 <3500 SQFT DOUGLAS R. DOWLEARN RESIDENCE 2432 COSTONAL SANT AL SAMI *****5' 750 L.F. OF DRIP TUBING 10' ROCKCASTLE SPACED 2' APART. LINEAR FEET OF ROWS FROM HIGHEST TO LOWEST ELEVATION, RESPECTIVELY: LATERAL 1: 190 L.F. 7 ROWS @ 25 L.F. 1 ROW @ 15 L.F. LATERAL 2 & 3: 280 L.F., EACH: 4 ROWS @ 70 L.F.

2000.0, 20, 2020			
Applicant Information:	Name: Douglas R. Dowlearn		
Name: William McEnroe and John Bubenik	Company: D.A.D. Services, Inc.		
Address: 1907 Meirwoods	Address: 703 Oak Drive		
City, State & Zip Code: Spring, TX 77379	City, State & Zip: Blanco, TX 78606		
Phone:	Phone: (210)240-2101 Fax: (866)260-7687		
Email:	Email: txseptic@gmail.com		
Property Location:	Installer Information:		
Subdivision: Canyon Lake Village One Lot: 26 Block:	Name:		
1	Company:		
Street/Road Address: 672 Rock Castle	Address:		
City: Canvon Lake Zip: 78133	City. State & Zip:		
Additional Info: Comal County	Phone: Fax:		

Site Evaluator Information:



Calculations. Absorption Area. Q/NA- 500/0.2- 1500 54. 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:

appres.

License No. OS9902 – Exp. 6/30/2026 TDH: #2432 – Exp. 2/28/2025



Olvera, Brandon

From:	Olvera,Brandon	
Sent:	Monday, June 26, 2023 3:38 PM	
То:	Hoyt Seidensticker; vandergetaways@gmail.com	
Subject:	Full page photo.pdf	
Attachments:	Full page photo.pdf	

Hoyt,

vur inspector conducted a preliminary site inspection today. See the inspector notes and revise accordingly.

Thank You,

Brandon Olvera | Designated Representative: OS0034792 | 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

Preliminary Field Check For Drip Systems

DATE:6/20/23

INSPECTOR:Corey Allen

OBSERVATION: Probe at 6 inches multitude of surface rock and shelf rock throughout significant slope from back to front



Olvera, Brandon

From:	Olvera, Brandon	
Sent:	Monday, June 19, 2023 4:10 PM	
То:	Lauren Dowlearn	
Subject:	116230	

RE: 672 Rock Castle

Canyon Lake Village 1

Lot 26

Block 1

Property Owner & Agent,

We received planning materials for the referenced permit application on 05-23-2022 and found those planning materials to be deficient. In order to continue processing this permit, we need the following:

- 1. Our office will be conducting a preliminary inspection (site visit) on this property scheduled for tomorrow 06-19-2023.
- 2. Revise accordingly and resubmit.

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

Thank You,

Brandon Olvera | Designated Representative OS0034792 | Comal County | <u>www.cceo.org</u> 195 David Jonas Dr, New Braunfels, TX-78132 | t: 830-608-2090 | f: 830-608-2078 | e: olverb@co.comal.tx.us

D.A.D SERVICES, INC. DOUG DOWLEARN PO BOX 212, BULVERDE, TX. 78163 Designed for: WILLIAM MCENROE & JOHN BUBENIK

The installation site is at Unit 1, Block 1, Lot 26 of the Canyon Lake Village Subdivision in Comal County, TX. The proposed OSSF will treat the wastewater from a 4 bedroom (<3500sqft) residence. The proposed method of wastewater management is aerobic treatment with drip irrigation. This method was chosen because of unsuitable soil conditions.

PROPOSED SYSTEM:

with C-1 20X, Model no. 20XC1-05P4-2W115 (or equivalent) submersible pump 1" purple PVC supply line

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 placed atop of and covered with 6" of Class II or Class III soil. In the event the natural cover is disturbed, a suitable ground cover must be installed on all excavated areas.

REVISED WILLIAM MCENROE & JOHN BEBENIK 1:22 pm, Jul 03, 2023 672 ROCKCASTLE CANYON LAKE, TX 78133 CANYON LAKE VILLAGE UNIT 1, BLOCK 1, LOT 26 COMAL COUNTY / 0.2495 ACRES NOTES: WATER LINE WILL BE SLEEVED IN SCH 40 PIPE 2-WAY CLEANOUT LEGEND WHERE IT CROSSES THE SUPPLY AND FLUSH LINES **1" VACUUM BREAKER** AND WITHIN 10' THEREOF. THIS WILL PROVIDE SUPPLY LINE CONNECTION EQUIVALENT PROTECTION TO THE SETBACK FLUSH LINE CONNECTION REQUIREMENTS IN TAC 290 CONCERNING WATER LINES. DTEC **SURE THAT** AINTAIN THE MINIMUM 12" OF SOIL BETWEEN THE BOTTOM OF THE DRI OF 985 990 4 BEDROOM 5 DOUGLAS R. DOWLEARN <3500 SQFT RESIDENCE PAGISTER. A GUNONAL SANTAN VAL SANTIA *5 750 L.F. OF DRIP TUBING 10' ROCKCASTLE SPACED 2' APART. LINEAR FEET OF ROWS 120.85 FROM HIGHEST TO LOWEST ELEVATION, RESPECTIVELY: LATERAL 1: 190 L.F. 7 ROWS @ 25 L.F. 1 ROW @ 15 L.F. LATERAL 2 & 3: 280 L.F., EACH: 4 ROWS @ 70 L.F.

D.A.D SERVICES, INC. DOUG DOWLEARN PO BOX 212, BULVERDE, TX 78163 Designed for: WILLIAM MCENROE & JOHN BUBENIK

The installation site is at Unit 1, Block 1, Lot 26 of the Canyon Lake Village Subdivision in Comal County, TX. The proposed OSSF will treat the wastewater from a 4 Bedroom (< 3500 sq. ft.) residence. The proposed method of wastewater treatment is aerobic treatment with drip irrigation. This method was chosen because of unsuitable soil conditions.

PROPOSED SYSTEM:

A 3" or 4" DVC nine will discharge from the structure to	Euii CE 7 700 CDD corobie treatment plant
Effluent will flow from the Fuji CE-7 aerobic treatment	plant to a 750 gallon pump tank equipped with a 20
gpp, submersible pump. The pump is activated by a time	e controller allowing the distribution 8 times per day
win a 10 minute run time per dose, with float switches	set to pump 300 gallons per day. A high level audible
and visual alarm will activate should the pump fail. Dis	tribution from the pump is through a self flushing 100
m pron, 140 mesh disc filter, then through a 1" SCIL 40	manifold to a 750 L.F. drin tubing field, with drip lines
se approximately eet apart 0.61	every type et, as schematic. A
th eaded union with installed e put is on the	ly ma d to the p field, pressure
re ulator will be in and on the pply fold to main	a prose of 3 . A 1" SC return line is
in talled to periodia flust syste cycling a 1'	valve blids of the spectra of the sp
each cycle back to the re-the nent ta a lacuum brea	nst at the est point on manifold will
pr vent siphoning o v com hig lower par	he fine the priment of the studing will be
or soil that has been a solution, and enotion so II second	be a so the re is 1 ² I under the drip
tu ing. The tubing version overed with version of the	Al.
D SIGN SPECIFICATIONS:	
Daily Waste Flow: 300 gpd	ATEOFICE
Appresation rate: 0.2	9 × 10
Application area required. 5007.2 -1500 ft. sq.	DOUGLAS R. DOWLEARN
Application area utilized: 1500 sq. ft.	2432
Pump tank reserve capacity: 100 gal minimum	A SUSTERER AND
	Sevonal SAM The Day
SYSTEM COMPONENTS:	
SCH 40 PVC sewer line	Conflicted a. S.
Fuji CE-7 700 GPD aerobic treatment plant	
750 gallon pump tank with timed controls	
C1 Series, 20Xgpm - 0.5hp/115V, Model	No. 20C1X-05P4-2W115 (or equivalent)
1" purple PVC supply line	· · · · · · · · · · · · · · · · · · ·
30 PSI pressure regulator - Model PMR30MF	
Netafim Bioline Drip tubing	

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.

RECEIVED By Brandon Olvera at 8:25 am, Apr 09, 2024 672 ROCKCASTLE CANYON LAKE, TX 78133 CANYON LAKE VILLAGE UNIT 1, BLOCK 1, LOT 26 COMAL COUNTY / 0.2495 ACRES NOTES: WATER LINE WILL BE SLEEVED IN SCH 40 PIPE LEGEND 2-WAY CLEANOUT WHERE IT CROSSES THE SUPPLY AND FLUSH LINES **1" VACUUM BREAKER** AND WITHIN 10' THEREOF. THIS WILL PROVIDE SUPPLY LINE CONNECTION EQUIVALENT PROTECTION TO THE SETBACK FLUSH LINE CONNECTION REQUIREMENTS IN TAC 290 CONCERNING WATER LINES. CLEANOUT WITHIN 3' OF STRUCTURE. **DRIP TUBING** PVC CONNECTING THE STRUCTURE TO THE SUPPLY LINE TANK MUST HAVE AT MINIMUM 1/8" FALL PER 1'. FLUSH LINE USE 3" OR 4" SCH 40 SEWER PIPE TO WATER LINE CONNECT STRUCTURE TO TANK. **OSSF SETBACK** TANK TO BE > 5' FROM STRUCTURES. THIS WILL PROVIDE EQUIVALENT PROTECTION FOR EASEMENT/FEATURE THE SETBACK REQUIREMENTS OF TAC 285. TEST HOLE TANK WILL BE WATER TIGHT AND MANUFACTURED 700 GPD ATU - FUJI CE-7 ACCORDING TO ASTM DESIGNATION: C 1227. INSTALL 1" VACUUM BREAKERS AT HIGHEST POINTS ON SUPPLY AND FLUSH LINES 750 L.F. OF DRIP TUBING ROCKCASTLE SPACED 2' APART. 120.85 LINEAR FEET OF ROWS FROM HIGHEST TO LOWEST **ELEVATION, RESPECTIVELY:** LATERAL 1: 190 L.F. 7 ROWS @ 25 L.F. 1 ROW @ 15 L.F. SPONAL SANATARIA LATERAL 2 & 3: 280 L.F., EACH: OWAL SANTA 4 ROWS @ 70 L.F.

man Rome A.S.

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

GENERAL 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.

•

202106057097 11/02/2021 02:33:07 PM 1/2

STATE OF TEXAS §. KNOW ALL MEN BY THESE PRESENTS: COUNTY OF COMAL §

THAT TWO RIVERS PROPERTY PARTNERS, LLC, hereinafter called Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) cash and other good and valuable consideration in hand paid by WILLIAM MCENROE and JOHN BUBENIK, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged;

HAS GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto the said Grantee the following described property situated in

Comal County, Texas, to-wit:

Texas.

Lot 26, Block 1, CANYON LAKE VILLAGE ONE, Comal County, Texas, according to the plat thereof recorded in Volume 1, Page 36, Map and Plat Records, Comal County, Texas.

This conveyance is made subject to, all and singular, the restrictions, conditions,

easements and covenants, if any, applicable to and enforceable against the above

described property as reflected by the records of the County Clerk of Comal County,

TO HAVE AND TO HOLD the above described premises, together with, all and singular, the rights and appurtenances thereto in anywise belonging unto the said

Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever.

Grantor does hereby bind Grantor, Grantor's heirs, executors, administrators, and

successors to warrant and forever defend, all and singular, the said premises unto the said

Grantee, Grantee's heirs, executors, administrators, successors, and assigns against any

person whomsoever claiming or to claim the same or any part thereof.

DATED this the 29 day of 0.708EP____, 2021.

TWO RIVERS PROPERTY PARTNERS, LLC

RYAN M. GRIGØS, Managing Member

STATE OF TEXAS COUNTY OF Comal

This instrument was acknowledged before me on this the <u>1</u> day of <u>OCTORE</u> , 2021, by RYAN M. GRIGGS, Managing Member of TWO RIVERS PROPERTY PARTNERS, LLC.

A

By:

Notary Public, State of Texas

Filed and Recorded Official Public Records Bobbie Koepp, County Clerk Comal County, Texas 11/02/2021 02:33:07 PM CHRISTY 2 Pages(s) 202106057097

2

Block Creek Aerobio 444 A Old Hwy No 9 Comfort, TX 78013	Services, LLC	(830) 995-3189
	Printed:9/4/2024	Permit: 116230
		Site: 672 Rock Castle, Canyon Lake, TX 78133
William and John McEr 672 Rock Castle Canyon Lake, TX 78133	roe and Bubenik	Agency: Comal County County: Comal
System Info: MFG: PSS Brand: Fu)]	Curtanica ID, 0000
Treatment Type: <u>Aerobic Without Chlor</u> Installed: <u>3/13/2024</u> Visit Details	ine Disposal Type: <u>Drip Emitters</u> Warranty Expiration: <u>3/13/2026</u>	Insp ID: <u>162839</u>
Visit Date: <u>9/4/2024</u>	Entered By: Christopher ⊤ Zigalo	GPS Lat: 29.845391 GPS Long: -98.208225
Scheduled Date: 8/24/2024	Contract S	itarts: <u>4/24/2024</u>
Entered On: <u>9/4/2024</u>	Contract	Ends: <u>4/24/2026</u>
Service Type: <u>Scheduled Insp</u> Count: <u>Inspection 1 of 6</u> Method: <u>Grab</u> Technician: <u>Christopher T Zigalo</u> Provider: <u>Rudy Carson</u>	License # MT0001878 MP0002036	Expires 9/30/2026 11/30/2025 V Service Completed
Aerators: <u>Operational</u> Filters: <u>Operational</u> Irrigation Pumps: <u>Operational</u> Disinfection Device: <u>Operational</u>	Sludge Level Tank 1: <u>2"</u> Sludge Level Tank 2: <u>0"</u> Sludge Level Tank 3: <u>0"</u> Floats: <u>OP</u> Timer: <u>OP</u>	
Electric Circuits: <u>Operational</u> Distribution System: <u>Operational</u> Drip/Sprayfield Veg: <u>Operational</u> Alarm: <u>Operational</u>	Tank Lid / Riser: <u>Secu</u>	<u>rred</u>
Comments		

- Technician Secured the Tank Lid and/or Riser prior to leaving location. - Cleaned compressor filter - Cleaned drip filter and back flushed drip field - Scum in pretreatment is 1". Flushed areation and clarifier. All valves are set to proper position. No issues found. System is fully operational.

Provider: Rudy Carsen

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

Technician: Christopher T Zigalo

License: Number: MT0001878 Exp: 9/30/2026