Comal County Environmental Health
OSSF Inspection Sheet

Installer Name: Countryside **OSSF Installer #:** OS0002929

1st Inspection Date: 10/15/25 **2nd Inspection Date:** _____ **3rd Inspection Date:** _____

Inspector Name: Hendry **Inspector Name:** _____ **Inspector Name:** _____

Permit#: 118413 **Address:** 9731 SCHOENTHAL RD

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	X	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)		X		
2	SITE AND SOIL CONDITIONS & SETBACK DISTANCES Setback Distances Meet Minimum Standards	X	285.91(10) 285.30(b)(4) 285.31(d)		X		
3	SEWER PIPE Proper Type Pipe from Structure to Disposal System (Cast Iron, Ductile Iron, Sch. 40, SDR 26)	X	285.32(a)(1)		X		
4	SEWER PIPE Slope from the Sewer to the Tank at least 1/8 Inch Per Foot	X	285.32(a)(3)		X		
5	SEWER PIPE Two Way Sanitary - Type Cleanout Properly Installed (Add. C/O Every 100' &/or 90 degree bends)	X	285.32(a)(5)		X		
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: **10/15/25 CH:**

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 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) (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	x	285.32(b)(1)(F) 285.32(b)(1)(G) 285.34(b)		x		
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 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)				
12	SEPTIC TANK Tank Volume Installed	x		750 gallon trash	x		
13	PUMP TANK Volume Installed	x		1000 gallon pump	x		
14	AEROBIC TREATMENT UNIT Size Installed	x			x		
15	AEROBIC TREATMENT UNIT Manufacturer AEROBIC TREATMENT UNIT Model Number	x x		ProFlo 1000; as per design	x x		
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)	x	285.33(d)(6) 285.33(c)(4)	Surface spray	x		
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.	X	285.32(c)(1)		X		
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	X X X X			X X X X		
35	AEROBIC TREATMENT UNIT Chlorinator Properly Installed with Chlorine Tablets in Place.	X			X		
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?	X	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)		X		
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	X X	285.33(d)(2)(G) (i)285.33(d)(2) (A)285.33(d)(2)(F)		X X		
42	APPLICATION AREA Area Installed	X			X		
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: 118413

Issued This Date: 03/14/2025

This permit is hereby given to: LYNDA DIERKS HOOVER & AUDRA K. DIERKS

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

9731 SCHOENTHAL RD
NEW BRAUNFELS, TX 78132

Subdivision: F. Zercher S#679, A-693, N. Zercher S#44
Unit: 0
Lot: 0
Block: 0
Acreage: 200.1000

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.

RECEIVED
By Kathy Griffin at 2:37 pm, Feb 26, 2025

COMAL COUNTY
ENGINEER'S OFFICE

ON-SITE SEWAGE FACILITY APPLICATION

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

Date January 29, 2025 Permit Number 118413

1. APPLICANT / AGENT INFORMATION

Owner Name	LYNDA DIERKS HOOVER & AUDRA K. DIERKS	Agent Name	GREG JOHNSON, P.E.
Mailing Address	c/o 2728 BIG OAK	Agent Address	170 HOLLOW OAK
City, State, Zip	NEW BRAUNFELS TEXAS 78132	City, State, Zip	NEW BRAUNFELS TEXAS 78132
Phone #	830-629-6600	Phone #	830-905-2778
Email	olawson@sierraclassic.com	Email	gregjohnsonpe@yahoo.com

2. LOCATION

Subdivision Name _____

Survey Name / Abstract Number F. ZERCHER S#679, A-693, N. ZERCHER S-440, A-688, S.A. & M.G. RR S#317, A-592, CHAS H. ARTZT S-318, A-10 JOSEPH THOMPSON S-756, A-612 Acreage 200.1

Address 9731 SCHOENTHAL ROAD. City NEW BRAUNFELS State TX Zip 78132

3. TYPE OF DEVELOPMENT

☒ Single Family Residential

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

Number of Bedrooms <7

Indicate Sq Ft of Living Area 6044

☐ 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: $ 1,200,000 (Structure Only)

Is any portion of the proposed OSSF located in the United States Army Corps of Engineers (USACE) flowage easement?

☐ Yes ☒ No (If yes, owner must provide approval from USACE for proposed OSSF improvements within the USACE flowage easement)

Source of Water ☐ Public ☒ Private Well ☐ Rainwater Collection

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.

Lynda Hoover Audra K. Dierks 2/19/25

Signature of Owner Date

F. ZERCHER S#679, A-693, N. ZERCHER S-440, A-688, S.A. & M.G. RR S#317, A-592, CHAS H. ARTZT S-318, A-10 & JOSEPH THOMPSON S-756,A612, 200.1 ac

COMALCOUNTY
ENGINEER'S OFFICE

ON-SITE SEWAGE FACILITY APPLICATION

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

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

System Description PROPRIETARY; AEROBIC TREATMENT AND SURFACE IRRIGATION

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

Tank Size(s) (Gallons) 750 TRASH / PROFLO 1000S / 1500 PUMP Absorption/Application Area (Sq Ft) 8482

Gallons Per Day (As Per TCEQ Table 111) 480

(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.)

Is there at least one acre per single family dwelling as per 285.40(c)(1)? ☒ Yes ☐ No

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 UP has been approved by the appropriate reg

Is this property within an incorporated city? ☐ Yes ☒ No

If yes, indicate the city: _____

STATE OF TEXAS
GREG W. JOHNSON
67587
REGISTERED
PROFESSIONAL ENGINEER

FIRM #2585

By signing this application, I certify that:

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

Signature of Designer

January 30, 2025
Date

AFFIDAVIT

THE COUNTY OF COMAL
STATE OF TEXAS

CERTIFICATION OF OSSF REQUIRING MAINTENANCE

According to Texas Commission on Environmental Quality Rules for On-Site Sewage Facilities (OSSF's), this document is filed in the Deed Records of Comal County, Texas.

I

The Texas Health and Safety Code, Chapter 366 authorizes the Texas Commission on Environmental Quality (TCEQ) to regulate on-site sewage facilities (OSSFs). Additionally, the Texas Water Code (TWC), § 5.012 and § 5.013, gives the commission primary responsibility for implementing the laws of the State of Texas relating to water and adopting rules necessary to carry out its powers and duties under the TWC. The commission, under the authority of the TWC and the Texas Health and Safety code, requires owner's to provide notice to the public that certain types of OSSFs are located on specific pieces of property. To achieve this notice, the commission requires a recorded affidavit. Additionally, the owner must provide proof of the recording to the OSSF permitting authority. This recorded affidavit is not a representation or warranty by the commission of the suitability of this OSSF, nor does it constitute any guarantee by the commission that the appropriate OSSF was installed.

II

An OSSF requiring a maintenance contract, according to 30 Texas Administrative Code §285.91(12) will be installed on the property described as (insert legal description):

_____ UNIT/PHASE/SECTION _____ BLOCK _____ LOT _____ SUBDIVISION

IF NOT IN SUBDIVISION: 200.1 ACREAGE F. ZERCHER S#679, A-693, N. ZERCHER S-440, A-688, S.A.&M.G. RR S#317, A592, CHAS H. ARTZT S-318, A-10, JOSEPH THOMPSON S-756, A-612 SURVEY

The property is owned by (insert owner's full name): LYNDA DIERKS HOOVER & AUDRA K. DIERKS

This OSSF must be covered by a continuous maintenance contract for the first two years. After the initial two-year service policy, the owner of an aerobic treatment system for a single family residence shall either obtain a maintenance contract within 30 days or maintain the system personally.

Upon sale or transfer of the above-described property, the permit for the OSSF shall be transferred to the buyer or new owner. A copy of the planning materials for the OSSF can be obtained from the Comal County Engineer's Office.

WITNESS BY HAND(S) ON THIS 19 DAY OF February ,20 25

Lynda Hoover — LYNDA DIERKS HOOVER

Audra Dierks — AUDRA K. DIERKS

Owner(s) signature(s) — Owner (s) Printed name (s)

LYNDA DIERKS HOOVER & AUDRA K. DIERKS SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 19 DAY OF February ,20 25

Ofelia G. Lawson

Notary Public Signature

OFELIA G. LAWSON
My Notary ID # 6671305
Expires January 27, 2028

Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
02/20/2025 08:01:00 AM
TAMMY 1 Pages(s)
202506004802

Bobbie Koepp

Greg W. Johnson, P.E.
170 Hollow Oak
New Braunfels, Texas 78132
830/905-2778

February 22, 2025

Comal County Office of Environmental Health
195 David Jonas Drive
New Braunfels, Texas 78132-3760

RE- SEPTIC DESIGN
9731 SCHOENTHAL ROAD
F. Zercher S#679, A-693, N. Zercher S#440, A-688, SA & MG RR S#317, A-592, Chas H. Artzt S-318, A-10, Joseph Thompson S#756, A-612, being 200.1 acres
NEW BRAUNFELS, TX 78132

Brandon/Brenda,

The referenced property is located within the Edwards Aquifer Recharge Zone. This property is exempt from a WPAP because it is not a regulated activity according to §213.5(h)(2) "exempt ... does not exceed 20 % impervious cover on the site. To my knowledge no WPAP exists for this property.

Temporary erosion and sedimentation controls should be utilized as necessary prior to construction. If any sensitive feature (caves, solution cavities, sink holes, etc.) is discovered during construction, activities must be suspended immediately and the applicant or his agent must immediately notify the TCEQ Regional Office. After that operations can only proceed after the Executive Director approves required additional engineered impact plans.

Designed in accordance with Chapter 285, Subchapter D, §285.40, 285.4 1, & 285.42, Texas Commission on Environmental Quality (Effective December 29, 2016).

02/22/25

Greg W. Johnson, P.E. No.67587/F#2585
170 Hollow Oak
New Braunfels, Texas 78132 - 830/905-2778

STATE OF TEXAS
GREG W. JOHNSON
67587
REGISTERED
PROFESSIONAL ENGINEER

Countryside *Construction, Inc.*
300 Chapman Parkway, Canyon Lake, TX. 78133
Phone: 830-899-2615 or 1-888-379-3721 Fax: 830-899-6662
Septic System Service Agreement

In consideration of payment for this service contract, we will abide by and agree to its terms and conditions:

Name: LYNDA D. HOOVER & AUDRA K. DIERKS **Address:** 9731 SCHOENTHAL RD
Sub-Div./County: 200.11 AC / COMAL **City, State, Zip Code** NEW BRAUNFELS, TX 78132
Permit #: _____ **TYPE, Model# & SIZE:** PRO-FLO 1000S **Serial #:** _____
Phone: 210-347-6792

(X) Initial Two Year Service & Two Year Limited Warranty

Legal Description: F. ZERCHER S#679, A-693, N. ZERCHER S-440, A-688, S.A.&M.G. RR S#317, A592, CHAS H. ARTZT S-318, A-10, JOSEPH THOMPSON S-756, A-612, being 200.1 AC

The effective date of the initial maintenance contract shall be the date the License to Operate is issued.
This contract will be in effect **FROM:** LTO **TO:** _____
Countryside Construction, Inc. will provide the following:

- An inspection every (4) four months which will include: Servicing of the mechanical & electrical components as necessary to insure system is functioning as engineer designed, pulling and cleaning the Norweco Brand aerator shaft, cleaning compressor air filters of other brands, check chlorine, conduct solids test to determine if system should be pumped, back flushing tubing for drip irrigation fields and checking sprinklers on above ground systems.

1) **The property owner is responsible for "purchasing and keeping chlorine"** in the chlorinator, (if applicable). If the chlorine test reveals "No Chlorine" in the system, the property owner may incur an additional cost.
2) If any improper operation is observed (which cannot be corrected at that time) the property owner will be notified immediately of the conditions and the estimated cost.
3) **ANY PARTS, WARRANTY OR NON-WARRANTY, FREIGHT CHARGES, LABOR OR SERVICE CALLS NOT PAID IN FULL AT THE END OF (30) DAYS SHALL REMAIN THE PROPERTY OF COUNTRYSIDE CONSTRUCTION AND AUTHORIZES CONTRACTOR TO REMOVE AND REPOSSESS ANY PARTS INSTALLED. CLIENT FURTHER AGREES TO PAY ANY LABOR COST OF THE INSTALLATION AND REASONABLE COST OF REMOVAL OF SAID PARTS.**
4) **THE SIGNING OF THIS SERVICE AGREEMENT AUTHORIZES COUNTRYSIDE CONSTRUCTION TO ENTER THE PROPERTY TO EXECUTE ALL TERMS OF THIS CONTRACT.**

Countryside Construction, Inc., will warranty installation of the septic system to be according to state and county regulations and the designs approved by the county. **HOMEOWNER WILL BE RESPONSIBLE FOR SERVICE CALLS, LABOR AND SHIPPING COSTS ON ANY "WARRANTIED PARTS" EXCHANGED DURING WARRANTY.** All other components will be according to manufacturer's warranties.
Important: As Countryside Construction, Inc. cannot control what or how much effluent goes into this septic system, we cannot warranty how the system will function. Refer to manufacturers or installer's instructions, for suggestions on septic operation. If necessary, between inspections, it is the property owner's responsibility to clean the micron filters on drip irrigation systems. This service agreement does not cover the cost of "service calls, labor or materials that are required or parts out of warranty, the failure to maintain electrical power to the system, sprinklers that are broken, leaking, stopped-up or otherwise mal-functioning; or sewage flows exceeding the hydraulic/organic design capabilities and the input of non-biodegradable materials (solvents, grease, oil, paints, etc.), or any usage contrary to the requirements as advised by authorized service representative. Laboratory test work is available at an additional cost. Chlorine, filters, or parts that are out of warranty are available at a reasonable cost.
This contract does not include the pumping of a tank or of any compartment of a tank, or settlement of soil on or around any part of the system regardless of reason:
Violations of the warranty also include: disconnecting the alarm, restricting ventilation to the aerator, overloading the system above its rated capacity; or flooding by external means. Rodent, insect or fire ant damage or any other form of unusual abuse is a violation.
A renewal service contract should be "activated" (30) thirty days before expiration of existing contract. We will contact property owner prior to expiration of existing contract.

Serviced by: *Countryside Construction Inc.*
Walker Chapman – Installer's Licensee #OS0002929-OSSF **Maintenance Provider Licensee #MP0000035**

(X) Lynda Hoover Print Name (X) Lynda Hoover Date: 2-19-25
Property Owner Signature

(X) Walker Chapman Date: 2-19-25 Authorized Service Representative *(revised 08/13/2020)*

ON-SITE SEWERAGE FACILITY
SOIL EVALUATION REPORT INFORMATION

Date Soil Survey Performed: **January 29, 2025**

Site Location: **200.1 ACRES - SEE ATTACHED DEED**

Proposed Excavation Depth: **N/A**

Requirements:

At least two soil excavations must be performed on the site, at opposite ends of the proposed disposal area.
Locations of soil boring or dug pits must be shown on the site drawing.
For subsurface disposal, soil evaluations must be performed to a depth of at least two feet below the proposed excavation depth. For surface disposal, the surface horizon must be evaluated.
Describe each soil horizon and identify any restrictive features on the form. Indicate depths where features appear.

SOIL BORING NUMBER **SURFACE EVALUATION**

Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/ Water Table)	Restrictive Horizon	Observations
0 6" 1 2 3 4 5	**IV**	**CLAY**	**N/A**	**NONE OBSERVED**	**LIMESTONE @ 6"**	**BROWN**

SOIL BORING NUMBER **SURFACE EVALUATION**

Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/ Water Table)	Restrictive Horizon	Observations
0 1 2 3 4 5	**SAME**		**AS**		**ABOVE**	

I certify that the findings of this report are based on my field observations and are accurate to the best of my ability.

Greg W. Johnson, P.E. 67587-F2585, S.E. 11561

01/29/25
Date

OSSF SOIL EVALUATION REPORT INFORMATION

Date: January 30, 2025

Applicant Information:

Name: AUDRA K. DIERKS & LYNDA DIERKS HOOVER
Address: c/o 2728 BIG OAK
City: NEW BRAUNFELS State: TEXAS
Zip Code: 78132 Phone: (210) 347-6792

Site Evaluator Information:

Name: Greg W. Johnson, P.E., R.S., S.E. 11561
Address: 170 Hollow Oak
City: New Braunfels State: Texas
Zip Code: 78132 Phone & Fax (830)905-2778

Property Location:

Lot SEE BELOW Unit ___ Blk ___ Subd. ___
Street Address: 9731 SCHOENTHAL ROAD
City: NEW BRAUNFELS Zip Code: 78132
Additional Info.: 200.1 ACRES - SEE ATTACHED DEED

Installer Information:

Name: ___
Company: ___
Address: ___
City: ___ State: ___
Zip Code: ___ Phone ___

Topography: Slope within proposed disposal area: 6 %

Presence of 100 yr. Flood Zone:	YES X NO ___	
Existing or proposed water well in nearby area.	YES X NO ___	>100' (EXISTING)
Presence of adjacent ponds, streams, water impoundments	YES ___ NO X	
Presence of upper water shed	YES ___ NO X	
Organized sewage service available to lot	YES ___ NO X	

Design Calculations for Aerobic Treatment with Spray Irrigation:

Commercial
Q = ___ GPD ___

Residential Water conserving fixtures to be utilized? Yes X No ___
Number of Bedrooms the septic system is sized for: 7 Total sq. ft. living area 6044
Q gal/day = (Bedrooms +1) * 75 GPD - (20% reduction for water conserving fixtures)
Q = (7 +1)*75-(20%)= 480
Trash Tank Size 750 Gal.
TCEQ Approved Aerobic Plant Size 1000 G.P.D.
Req'd Application Area = Q/Ri = 480 / 0.064 = 7500 sq. ft.
Application Area Utilized = 8482 sq. ft.
Pump Requirement 12 Gpm @ 41 Psi (Redjacket 0.5 HP 18 G.P.M. series or equivalent)
Dosing Cycle: ___ ON DEMAND or X TIMED TO DOSE IN PREDAWN HOURS
Pump Tank Size = 1500 Gal. 44.1 Gal/inch.
Reserve Requirement = 160 Gal. 1/3 day flow.
Alarms: Audible & Visual High Water Alarm & Visual Air Pump malfunction
With Chlorinator NSF/TCEQ APPROVED
SCH-40 or SDR-26 3" or 4" sewer line to tank
Two way cleanout
Pop-up rotary sprinkler heads w/ purple non-potable lids
1" Sch-40 PVC discharge manifold
APPLICATION AREA SHOULD BE SEEDED AND MAINTAINED WITH VEGETATION.
EXPOSED ROCK WILL BE COVERED WITH SOIL .

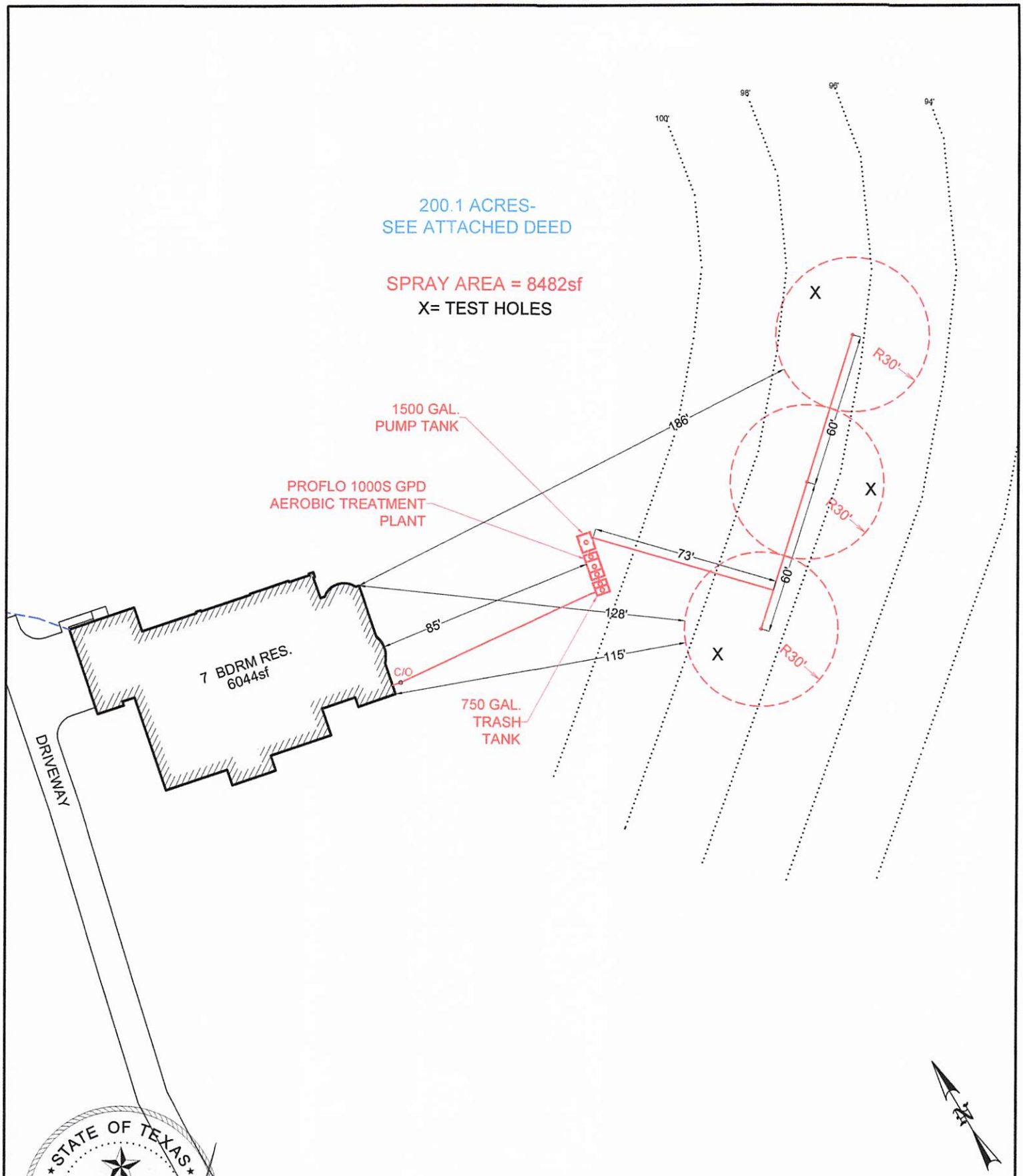
I HAVE PERFORMED A THOROUGH INVESTIGATION BEING A REGISTERED PROFESSIONAL ENGINEER AND SITE EVALUATOR IN ACCORDANCE WITH CHAPTER 285, SUBCHAPTER D, §285.30, & §285.40 (REGARDING RECHARGE FEATURES), TEXAS COMMISSION OF ENVIRONMENTAL QUALITY (EFFECTIVE DECEMBER 29, 2016)

GREG W. JOHNSON, P.E. F#002585 - S.E. 11561

01/30/25
DATE

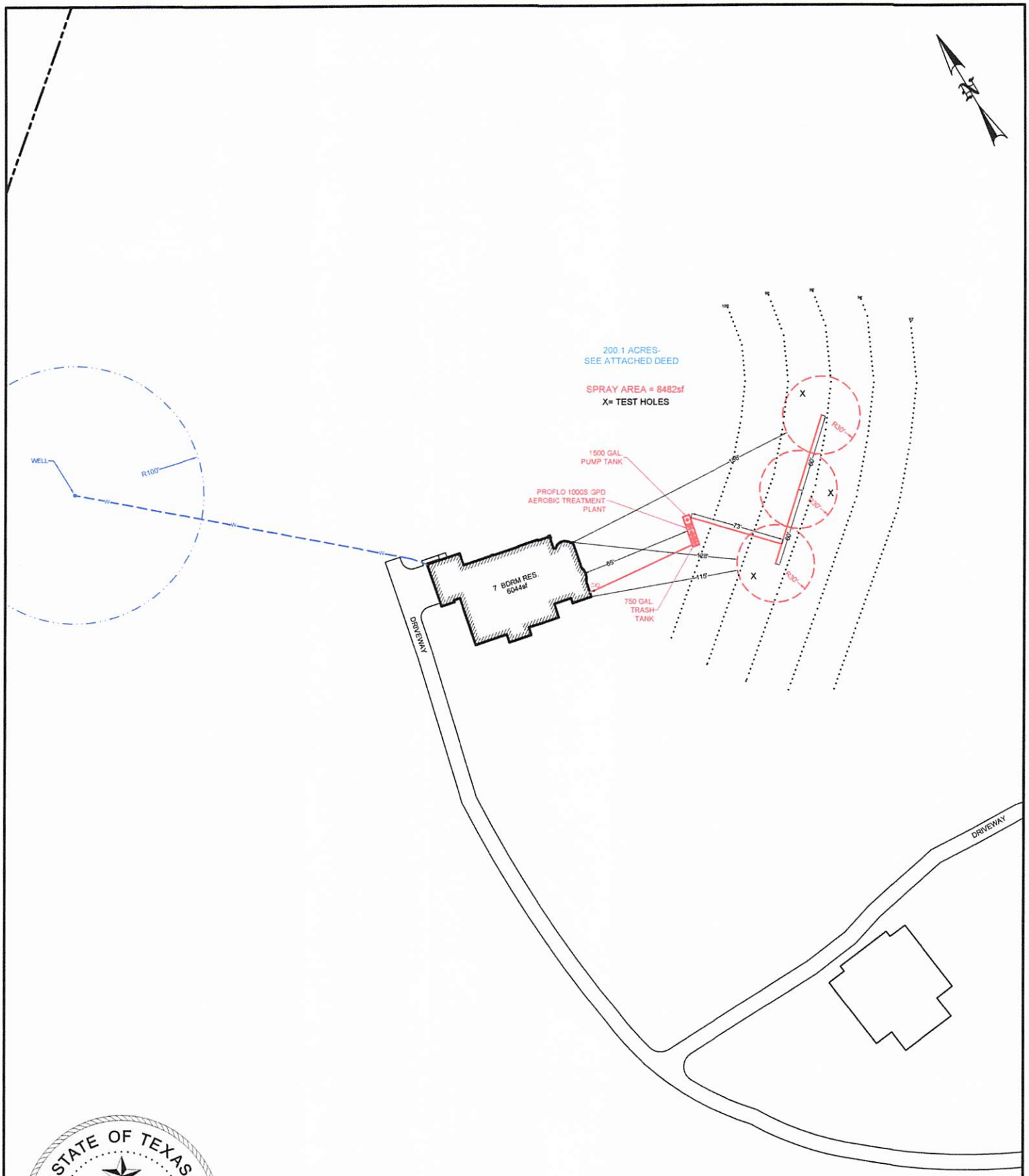
STATE OF TEXAS
GREG W. JOHNSON
67587
REGISTERED
PROFESSIONAL ENGINEER

FIRM #2585



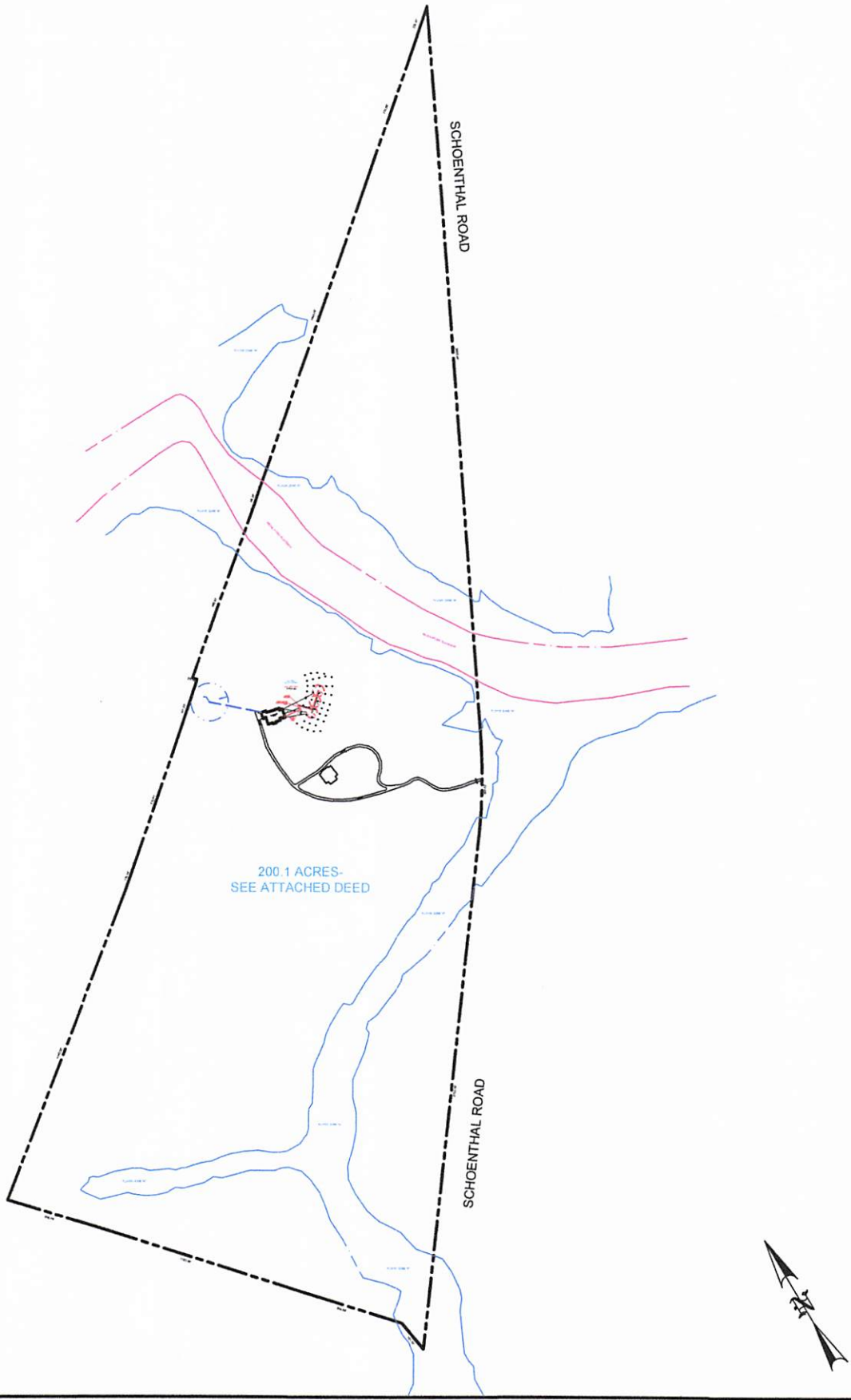
STATE OF TEXAS
GREG W. JOHNSON
67587
REGISTERED
PROFESSIONAL ENGINEER

OWNER: AUDRA K. DIERKS & LYNDA DIERKS HOOVER			DRAWN BY: EJS III
STREET ADDRESS: 9731 SCHOENTHAL ROAD			
LEGAL DESC: SEE ATTACHED DEED			ACREAGE: 200.1
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=50'	DATE: 1/30/2025	REVISED:



STATE OF TEXAS
GREG W. JOHNSON
67587
REGISTERED
PROFESSIONAL ENGINEER

OWNER: AUDRA K. DIERKS & LYNDA DIERKS HOOVER			DRAWN BY: EJS III
STREET ADDRESS: 9731 SCHOENTHAL ROAD			
LEGAL DESC: SEE ATTACHED DEED			ACREAGE: 200.1
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=100'	DATE: 1/30/2025	REVISED:

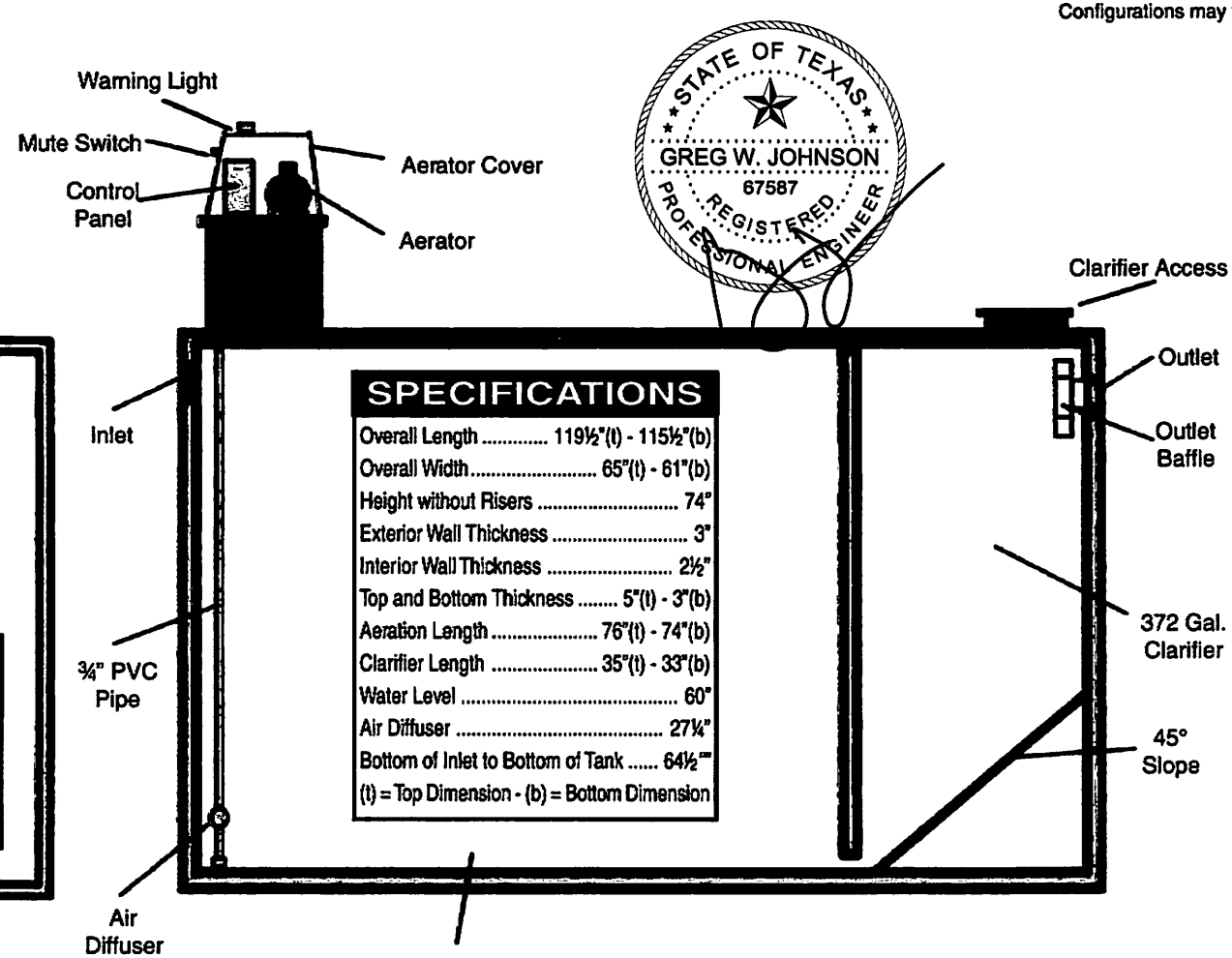


STATE OF TEXAS
GREG W. JOHNSON
67587
REGISTERED
PROFESSIONAL ENGINEER

OWNER: AUDRA K. DIERKS & LYNDA DIERKS HOOVER			DRAWN BY: EJS III
STREET ADDRESS: 9731 SCHOENTHAL ROAD			
LEGAL DESC: SEE ATTACHED DEED			ACREAGE: 200.1
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: N.T.S.	DATE: 1/30/2025	REVISED:

Pro Flo 1000 S System Diagram

Configurations may vary.



STATE OF TEXAS
GREG W. JOHNSON
67587
REGISTERED
PROFESSIONAL ENGINEER

750 Gallon Pretreatment Chamber 75% to 100% Daily Hydraulic Capacity

MINIMUM DIMENSIONS

Inside Width	55"
Inside Length	60"
Water Level	55"

Minimum Length to Width Ratio: 1 to 1

SPECIFICATIONS

Overall Length	119½"(t) - 115½"(b)
Overall Width	65"(t) - 61"(b)
Height without Risers	74"
Exterior Wall Thickness	3"
Interior Wall Thickness	2½"
Top and Bottom Thickness	5"(t) - 3"(b)
Aeration Length	76"(t) - 74"(b)
Clarifier Length	35"(t) - 33"(b)
Water Level	60"
Air Diffuser	27¼"
Bottom of Inlet to Bottom of Tank	64½"

(t) = Top Dimension - (b) = Bottom Dimension

Pro Flo 1000 S

Pretreatment Tank Sold Separately
Pump Tank Sold Separately (Not Shown)
Drawing Not to Scale All Gallonage Approximate

TANK NOTES:

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

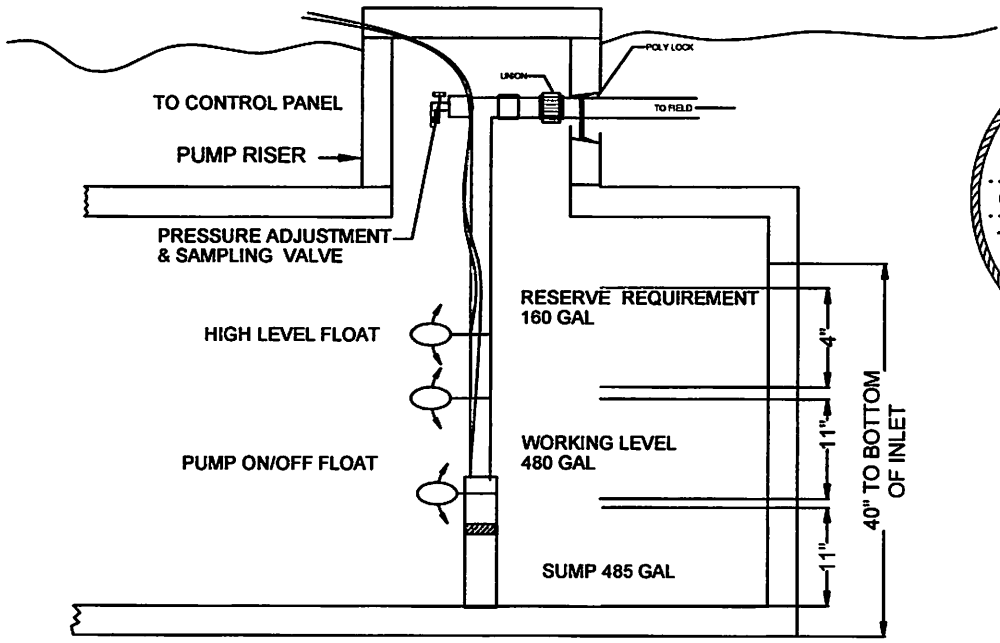
Tightlines to the tank shall be SCH-40 PVC.

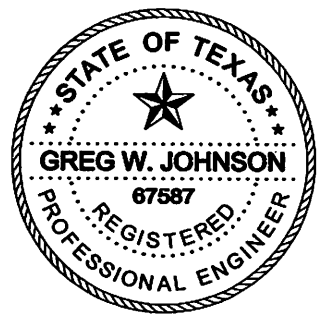
A two way sanitary tee is required between residence and tank.

A minimum of 4" of sand, sandy loam, clay loam free of rock shall be placed under and around tanks

Tanks must be left uncovered and full of water for inspection by the permitting authority.

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





COMAL CONCRETE (GATCO)
PUMP TANK CONFIGURATION
1500 GAL PUMP TANK (44.12 gpi)

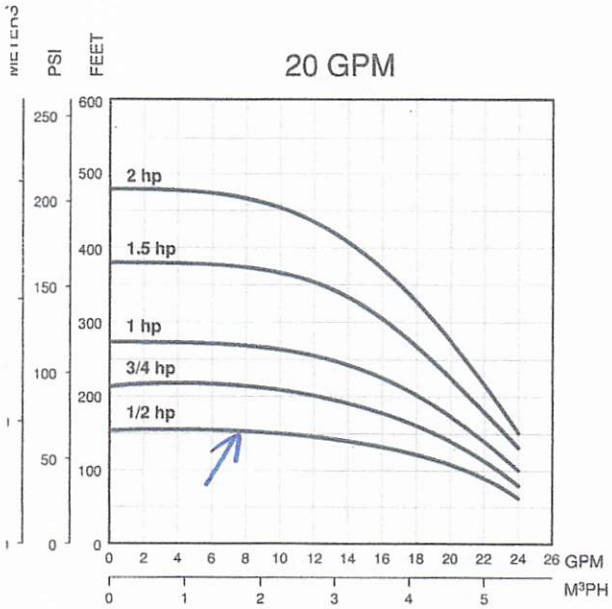
Thermoplastic Performance

LOW ANGLE NOZZLE PERFORMANCE CHART

Nozzle	PSI	Radius	GPM
#1	30	22'	1.5
	40	24'	1.7
	50	26'	1.8
	60	28'	2.0
#3	30	29'	3.0
	40	32'	3.1
	50	35'	3.5
	60	37'	3.8
#4	30	31'	3.4
	40	34'	3.9
	50	37'	4.4
	60	38'	4.7
#6	40	38'	6.5
	50	40'	7.3
	60	42'	8.0
	70	44'	8.6

KRAIN
PRO_ PLUS

*



Thermoplastic Units Ordering Information

1/2 - 1.5 HP Single-Phase Units						
Order No.	Model	GPM	HP	Volt	Wire	Wt.
94741005	10FE05P4-2W115	10	1/2	115	2	24
94741010	10FE05P4-2W230	10	1/2	230	2	24
94741015	10FE07P4-2W230	10	3/4	230	2	28
94741020	10FE1P4-2W230	10	1	230	2	31
94741025	10FE15P4-2W230	10	1.5	230	2	46
94742005	20FE05P4-2W115	20	1/2	115	2	25
94742010	20FE05P4-2W230	20	1/2	230	2	25
94742015	20FE07P4-2W230	20	3/4	230	2	28
94742020	20FE1P4-2W230	20	1	230	2	31
94742025	20FE15P4-2W230	20	1.5	230	2	40

Thermoplastic 1/2 - 2 HP Pump Ends						
Order No.	Model	GPM	HP	Volt	Wire	Wt.
94751005	10FE05P4-PE	10	1/2	N/A	N/A	6
94751010	10FE07P4-PE	10	3/4	N/A	N/A	7
94751015	10FE1P4-PE	10	1	N/A	N/A	8
94751020	10FE15P4-PE	10	1.5	N/A	N/A	12
94752005	20FE05P4-PE	20	1/2	N/A	N/A	6
94752010	20FE07P4-PE	20	3/4	N/A	N/A	7
94752015	20FE1P4-PE	20	1	N/A	N/A	8
94752020	20FE15P4-PE	20	1.5	N/A	N/A	10
94752025	20FE2P4-PE	20	2	N/A	N/A	11

COMAL COUNTY

ENGINEER'S OFFICE

January 8, 2025

Lynda Hoover
8022 Devonshire
Spring Branch, TX 78070

Re: Assigned Address

To Whom It May Concern:

Please be advised the request for a physical address on the property referenced below has been approved. The address assigned to the property is:

Property ID	Legal Description	Assigned Address
80152	A-592 SUR-317 S A & M G RR, ACRES 200.11, A- 10 SUR-318 C H ARTZT, ET AL	9731 SCHOENTHAL RD NEW BRAUNFELS, TX 78132

Please display this address where it is visible from the road with 6" or larger reflective numbers so emergency personnel can easily locate the property should there be an emergency. Check with your local post office to verify the correct city and zip code before using the assigned address for mailing purposes. If you receive mail at a post office box, your mailing address will not change. In this case the address listed above will be used for location purposes only.

If you have questions or need further assistance, please let us know.

Sincerely,

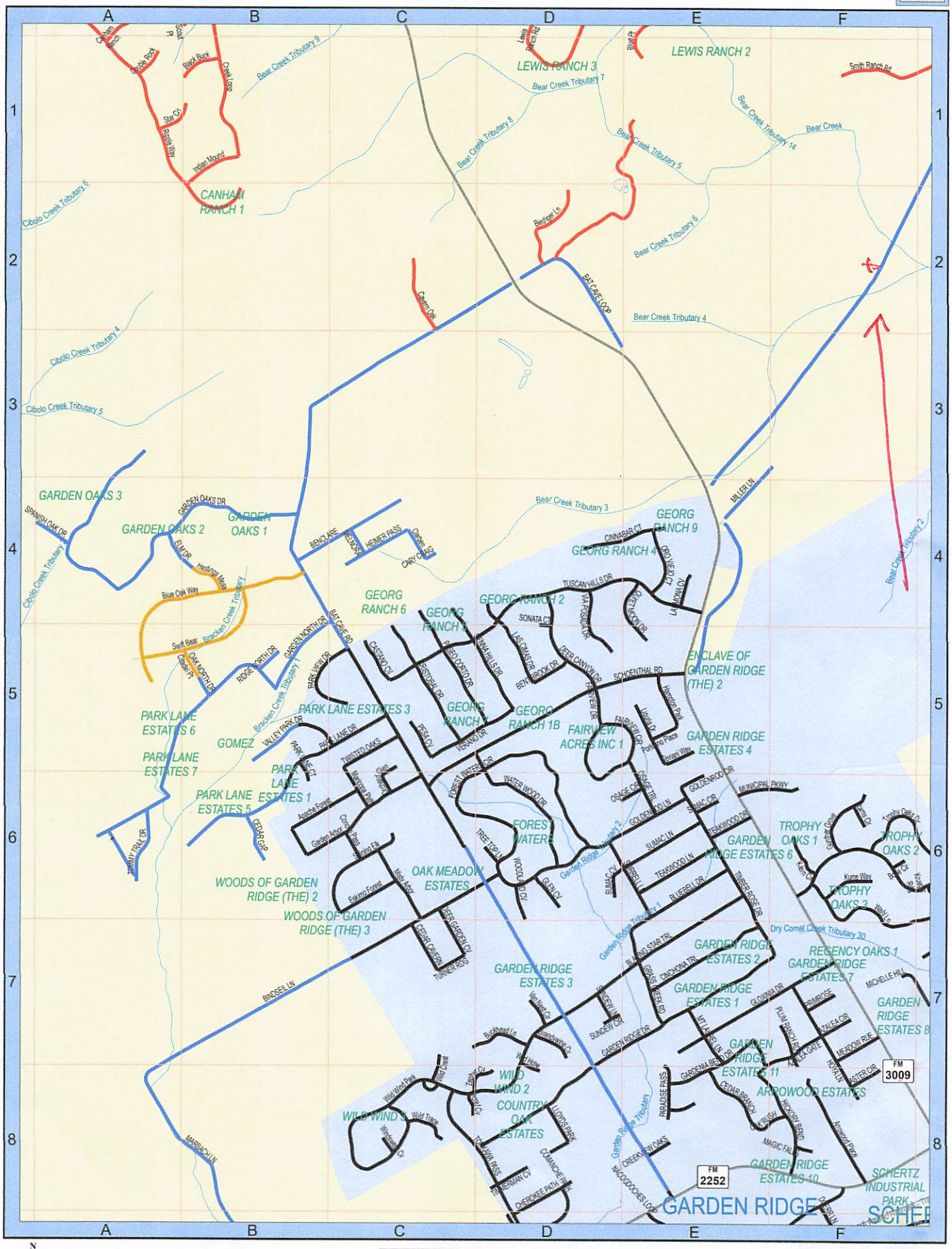
Avery Helms
GIS Technician- Address Coordinator

Cc:

- Comal Appraisal District
- Bexar Metro 9-1-1
- United States Postal Service
- CPS

195 David Jonas Dr, New Braunfels, Texas, 78132 – Phone (830) 608-2090 – Website: www.cceo.org

SEE PAGE66



N W E S

0 1,250 2,500
Feet

0 0.25 0.5
Miles

Produced by the Comal County Engineer's Office - 7/17/2023

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.

Date: 4/12, 2024

Grantor: Renay Dierks Homewood, as her sole and separate property, joined pro forma by her husband, Jim D. Homewood

Grantor's Mailing Address: 9880 Schoenthal Road, New Braunfels, Comal County, Texas 78132

Grantee: Lynda Dierks Hoover, as her sole and separate property, and Audra K. Dierks, as her sole and separate property

Grantee's Mailing Address: 8022 Devonshire, Spring Branch, Comal County, Texas 78070

Consideration: Ten Dollars ($10.00) and other good and valuable consideration

Property (including any improvements): All of Grantor's undivided interest in and to the following real property situated in Comal County, Texas, to-wit:

> 296.89 acres, more or less, located in Comal County, Texas, and being Tract I, a 96.79 acre tract, and Tract II, being a 200.1 acre tract, and being more particularly described on Exhibit A-1 and Exhibit A-2.

Reservations from and Exceptions to Conveyance and Warranty:

1. Easement and Right of Way to the City of San Antonio, Texas, recorded in Volume 85, Page 281, Deed Records of Comal County, Texas.

2. Electric Transmission and Distribution Line Right of Way established by judgment in Condemnation recorded in Volume 395, Page 752, Deed Records of Comal County, Texas.

3. Water Line Easement Agreement to the Central Regional Water Supply Corporation recorded in Document No. 201606036867, as affected by Correction Water Line Easement Agreement recorded in Document No. 201606041516, by First Amendment of Water Line Easement Agreement recorded in Document No, 201806011515, by Second Amendment to Water Line Easement Agreement recorded in in Document No. 201806041058, and by Memorandum of Vista Ridge Regional Soppy Project Water Transmission and Purchase Agreement recorded in Document No. 201606043200, Official Public Records of Comal County, Texas.

4. All leases, grants, exceptions or reservations of coal, lignite, oil, gas and other minerals, together with all rights, privileges, and immunities relating thereto, appearing in the Comal County Public Records.

This conveyance is further made and subject to and Grantee assumes the payment of any legally imposed ad valorem taxes and assessments from and after the date of this Deed and for subsequent years.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants 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.

EXCEPT FOR THE REPRESENTATIONS SET FORTH IN THIS DEED, GRANTOR HAS NOT MADE AND DOES NOT MAKE ANY REPRESENTATIONS, WARRANTIES OR COVENANTS OF ANY KIND OR CHARACTER, WHETHER EXPRESS OR IMPLIED, WITH RESPECT TO THE QUALITY OR CONDITION OF THE PROPERTY, THE SUITABILITY OF THE PROPERTY FOR ANY AND ALL ACTIVITIES AND USES WHICH GRANTEE MAY CONDUCT THEREON, COMPLIANCE BY THE PROPERTY WITH ANY LAWS, RULES, ORDINANCES OR REGULATIONS OF ANY APPLICABLE GOVERNMENTAL AUTHORITY OR AS TO HABITABILITY, MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. GRANTEE SHALL MAKE A PHYSICAL INSPECTION OF THE PROPERTY AND SATISFY ITSELF AS TO THE CONDITION OF THE PROPERTY FOR GRANTEE'S INTENDED USE. GRANTOR MAKES NO WARRANTY, EXPRESS OR IMPLIED, AS TO THE COMPLIANCE WITH REGULATIONS OR LAWS PERTAINING TO THE HEALTH OR ENVIRONMENT, AND THE SALE AND CONVEYANCE OF THE PROPERTY SHALL BE "AS IS, WHERE IS" AND GRANTEE EXPRESSLY ACKNOWLEDGES THAT THE SALES PRICE REFLECTS SUCH CONDITION. GRANTOR EXPRESSLY DENIES, AND MAKES NO REPRESENTATIONS OR WARRANTIES, EXPRESS OR IMPLIED, WITH RESPECT TO THE ENVIRONMENTAL CONDITIONS ON THE SURFACE OR SUBSURFACE OF THE PROPERTY AND ANY SURROUNDING PROPERTY. THE TERMS OF THIS PARAGRAPH SHALL SURVIVE THE CLOSING OF THE SALE OF THE PROPERTY.

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

RENAY DIERKS HOMEWOOD

JIM D. HOMEWOOD, pro forma

(Acknowledgments)

THE STATE OF TEXAS §
§
COUNTY OF Bexar §

This instrument was acknowledged before me on this 12th day of April, 2024, by RENAY DIERKS HOMEWOOD.

NOTARY PUBLIC in and for the State of Texas

EVERITT DONALD WALKER
Notary Public, State of Texas
My Comm. Exp. 07-18-2025
ID No. 695666-2

THE STATE OF TEXAS §
§
COUNTY OF Bexar §

This instrument was acknowledged before me on this 12th day of April, 2024, by JIM D. HOMEWOOD.

NOTARY PUBLIC in and for the State of Texas

AFTER RECORDING RETURN TO:

EVERITT DONALD WALKER
Notary Public, State of Texas
My Comm. Exp. 07-18-2025
ID No. 695666-2

Exhibit A-1
Tract I - 96.79 acres

BASELINE | DCCM

14350 Northbrook Drive, Suite 110
San Antonio, TX 78232
Office: 210.490.7847

Baselinesurveyors.net
TxSurv F-10030200

Heidelberg Materials
Comal County, Texas

Project No. 2000000300.000
July 21, 2023

96.79-ACRE [4,215,953 SQ. FT.]

BEING A 96.79-ACRE [4,215,953 SQ. FT.] TRACT OUT OF THE CHARLES HERMAN ARTZT SURVEY, ABSTRACT 10, AND THE SA & MG RR CO SURVEY, ABSTRACT 592, COMAL COUNTY, TEXAS, BEING A PORTION OF THAT CALLED 1022.21-ACRE TRACT DESCRIBED AS "TRACT I" , AND A PORTION OF THAT CALLED 147.17-ACRE TRACT DESCRIBED AS "TRACT III" TO LYNDA DIERKS HOOVER, RENAY DIERKS HOMEWOOD, AND AUDRA K. DIERKS AS RECORDED IN DOCUMENT NUMBER 202206030458 OF THE OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS [O.P.R.C.C.T.], SAID 96.79-ACRE TRACT BEING FURTHER DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 60-D Nail in Cedar Fence Post found in the east right-of-way line of Schoenthal Road, a varying width right-of-way, no record information found, for the north corner of said 147.17-acre tract, the west corner of that called 249.7-acre tract as described to Flying W Properties, LTD. as recorded in Document Number 201706004645 O.P.R.C.C.T., and the north corner of the 96.79-acre tract described herein;

THNECE leaving said east right-of-way line of Schoenthal Road, with the northeast line of said 147.17-acre tract, same being the southwest line of said 249.7-acre tract the following six [6] courses and distances:

1) S37°44'05"E 491.21 feet to a 6-inch Cedar Fence Post for an angle point,

2) S29°01'49"W 428.64 feet to an 8-inch Cedar Fence Post for an angle point,

3) S25°11'19"E 260.02 feet to a 6-inch Cedar Fence Post for an angle point,

4) N79°32'04"E 416.99 feet to a 6-inch Cedar Fence Post for an angle point,

14350 Northbrook Drive, Suite 130
San Antonio, TX 78232
Office: 210.490.7847

BaselineSurveyors.net
TxSurv F-10030200

5) S26°52'18"W 299.96 feet to a 8-inch Cedar Fence Post for an angle point, and

6) S67°17'34"E 1,711.35 feet to a 8-inch Cedar Fence Post for the south corner of said 249.7-acre tract,

THENCE leaving said northeast line of the 147.17-acre tract, crossing said 147.17-acre tract, and said 1022.21-acre tract the following ten [10] courses and distances:

1) N65°08'13"E 146.44 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

2) S63°15'39"E 133.99 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

3) S08°00'45"E 431.98 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

4) S21°42'30"W 486.95 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

5) S65°44'39W 303.61 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

6) N81°01'35"W 265.45 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

7) N28°13'57"W 303.96 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

8) N85°05'58"W 2,484.56 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point,

9) S71°22'12"W 131.14 feet to a 1/2-inch iron rod marked "BASELINE CORP." set for an angle point, and

10) N69°15'58"W 78.71 feet to an 8-inch Cedar Fence Post in said southeast right-of-way line of Schoenthal Road, same being the northwest line of said 1022.21-acre tract, for the west corner of the 96.79-acre tract described herein;

BASELINE | CCCM

14350 Northbrook Drive, Suite 130
San Antonio, TX 78232
Office: 210.490.7847

BaselineSurveyors.net
TxSurv F-10030200

THENCE with said southeast right-of-way line of Schoenthal Road and said northwest line of the 1022.21-acre tract, continuing with said southeast right-of-way line of Schoenthal Road, same being the northwest line of said 147.17-acre tract, N26°26'13"E 2621.34 feet to said POINT OF BEGINNING and containing 96.79 acres [4,215,953 SQ. FT.].

Basis of bearings is the Texas Coordinate System, South Central Zone (4204), North American Datum of 1983, 2011 adjustment (Epoch 2010.00) using the Leica Smartnet Network. All distances are surface values and may be converted to grid by using the surface adjustment factor of 0.999843856555. Units: US Survey Feet.

This survey was performed without the benefit of a commitment for title insurance. Easements or other matters of record may exist where none are shown.

I, Payton C. Johnson, Registered Professional Land Surveyor, hereby certify that this property description and accompanying plat of even date represent an actual survey performed on the ground under my supervision.

07/21/2023
Date

Payton C. Johnson
Registered Professional Land Surveyor
Texas Registration No. 6961
Baseline Corporation | TxSurv F-10030200
pjohnson@baselinesurveyors.net

STATE OF TEXAS
REGISTERED
PAYTON C JOHNSON III
6961
PROFESSIONAL
LAND SURVEYOR

[illegible]

[illegible]

[illegible]

BASELINE

[illegible]

Exhibit A-2

Tract II - 200.1 acres

54.98 acres, a part of F. Zercher Survey No. 679, Abst. No. 693; 9.78 acres, a part of the N. Zercher Survey No. 440, Abst. No. 688; 74.84 acres, a part of S. A. & M. G. RR. Survey No. 317, Abst. 592; 15.00 acres, a part of Chas. H. Artzt Survey No. 318, Abst. No. 10; 45.50 acres, a part of Joseph Thompson Survey No. 756, Abst. No. 612, in Comal County, Texas;

Out of a 1250.6 acres tract conveyed by Herman Dierks et ux to Eldor Dierks by deed dated May 6, 1933, and recorded in Volume 62, pages 343-344, of the Comal County Deed Records, and being more particularly described by metes and bounds as follows, to-wit:

BEGINNING at a corner fence post in the northwest line of the Joseph Thompson Survey No. 756, at the south corner of the Adolph Haag survey No. 489, for the west corner of the Eldor Dierks 1250.6 acre tract and for the west corner of this 200,1 acre tract;

THENCE, with fence, N. 52° 09' E. 604.3 varas and N. 50° 40' E. 63.05 varas; N. 50° 07' E. 256.9 varas, and N. 49° 50' E. 126.13 varas to a corner post:

THENCE N, 14° 42' W. 9.6 varas to a pile of rocks at the south corner of the John J. Mickesch 231 acre tract;

THENCE, with the southeast line of said Mickesch tract and northwest line of said Eldor Dierks 1250.6 acre tract as fenced, N. 46° E. 745 varas, and N. 52° E. 624.4 varas to a stake in the northwest line of the relocated Schoenthal Road;

THENCE, in a southwesterly direction with the northwest line of said road, S, 26° 58' W. 3885 feet to a stake at the beginning of a curve to the right; and along the arc of said curve to the right having a radius of 2824.93 feet and a central angle of 10° 18', a distance of 507.8 feet to a stake at the end of said curve; and S. 37° 16' W. 2752.1 feet to a stake in the southwest line of said Eldor Dierks 1250.6 acre tract and northeast line of said Otto Zercher 145.5 acre tract;

THENCE, with the southwest line of said 1250.6 acre tract as fenced, N. 10° W, 54 varas; and N. 43° 11' W. 778.45 varas to the place of beginning, containing 200.1 acres of land.

Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
04/15/2024 08:10:53 AM
LAURA 8 Pages(s)
202406011063

Bobbie Koepp

RECEIVED
By Kathy Griffin at 2:37 pm, Feb 26, 2025

COMAL COUNTY
ENGINEER'S OFFICE

OSSF DEVELOPMENT APPLICATION CHECKLIST

Staff will complete shaded items

Date Received	Initials	Permit Number
		118413

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

- [x] Completed Application for Permit for Authorization to Construct an On-Site Sewage Facility and License to Operate
- [x] Site/Soil Evaluation Completed by a Certified Site Evaluator or a Professional Engineer
- [x] 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.
- [x] Required Permit Fee - See Attached Fee Schedule
- [x] Copy of Recorded Deed
- [x] Surface Application/Aerobic Treatment System
  - [x] Recorded Certification of OSSF Requiring Maintenance/Affidavit to the Public
  - [x] 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

02/22/2025
Date

___ COMPLETE APPLICATION

Check No._____ Receipt No._____

INCOMPLETE APPLICATION
___ (Missing Items Circled, Application Refeused)

Revised: September 2019