

Comal County Environmental Health

OSSF Inspection Sheet

Installer Name: _____

OSSF Installer #: _____

1st Inspection Date: _____

2nd Inspection Date: _____

3rd Inspection Date: _____

Inspector Name: _____

Inspector Name: _____

Inspector Name: _____

Permit#:

Address:

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

Inspector Notes:

**Comal County Environmental Health
OSSF Inspection Sheet**

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

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OSSF Inspection Sheet**

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



COMAL COUNTY

ENGINEER'S OFFICE

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

Permit Number: 118941
Issued This Date: 09/09/2025
This permit is hereby given to: NORRIS A. HOUK, JR & ELIZABETH HONK

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

529 FOREST CREST
CANYON LAKE, TX 78133

Subdivision: CANYON LAKE FOREST
Unit: 1
Lot: 572
Block: 0
Acreage: 0.2400

APPROVED MINIMUM SIZES AS PER ATTACHED DESIGN

Type of System: Septic Tank
Leaching Chambers

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.

Efrain Gallegos

ON-SITE SEWAGE FACILITY APPLICATION
09/09/2025 11:53:29 AM

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

Date July 28, 2025

Permit Number 118941

1. APPLICANT / AGENT INFORMATION

Owner Name NORRIS A. HOUK, JR. & ELIZABETH HOUK

Mailing Address PO BOX 2278

City, State, Zip CANYON LAKE TEXAS 78133

Phone # 729-228-1757

Email dochouk99@gmail.com

Agent Name GREG JOHNSON, P.E.

Agent Address 170 HOLLOW OAK

City, State, Zip NEW BRAUNFELS TEXAS 78132

Phone # 830-805-2778

Email gregjohnsonpe@yahoo.com

2. LOCATION

Subdivision Name CANYON LAKE FOREST Unit 1 Lot 572 Block

Survey Name / Abstract Number _____ Acreage _____

Address 529 FOREST CREST City CANYON LAKE State TX Zip 78133

3. TYPE OF DEVELOPMENT

☒ Single Family Residential

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

Number of Bedrooms 2

Indicate Sq Ft of Living Area 1495

☐ 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: \$ EXISTING (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.

Signature of Owner Elizabeth Hoek

13 AUG 2025
Date

#118941

COMAL COUNTY
ENGINEER'S OFFICE

Revised

Efrain Gallegos

10/10/2025 8:59:47 AM

CANYON LAKE FOREST, UNIT 1, LOT 572

195 DAVID JONAS DR
NEW BRAUNFELS, TX 78132
(830) 608-2090
WWW.CCEO.ORGPlanning Materials & Site Evaluation as Required Completed By GREG W. JOHNSON, P.E.System Description PROPRIETARY; SEPTIC TANK AND LEACHING CHAMBERS

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

Tank Size(s) (Gallons) 750 GAL. DUAL COMP. SEPTIC TANK Absorption/Application Area (Sq Ft) 825Gallons Per Day (As Per TCEQ Table III) 180

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

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

If yes, indicate the city: _____



FIRM #2585

By signing this application, I certify that:

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

 Signature of Designer

 August 13, 2025
 Date

ON-SITE SEWERAGE FACILITY SOIL EVALUATION REPORT INFORMATION

Date Soil Survey Performed: August 12, 2025

Site Location: CANYON LAKE FOREST, UNIT 1, LOT 572

Proposed Excavation Depth: 18" to 30"

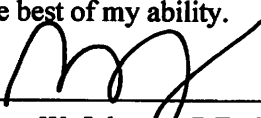
Requirements:

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 <u>1</u>						
Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/ Water Table)	Restrictive Horizon	Observations
0	III	CLAY LOAM				BROWN
1						
2						
3						
4						
5	III	SILTY LOAM	N/A	NONE OBSERVED	LIMESTONE @ 54"	TAN CALICHE

SOIL BORING NUMBER <u>2</u>						
Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/ Water Table)	Restrictive Horizon	Observations
0	SAME		AS		ABOVE	
1						
2						
3						
4						
5						

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


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

08/12/25
Date

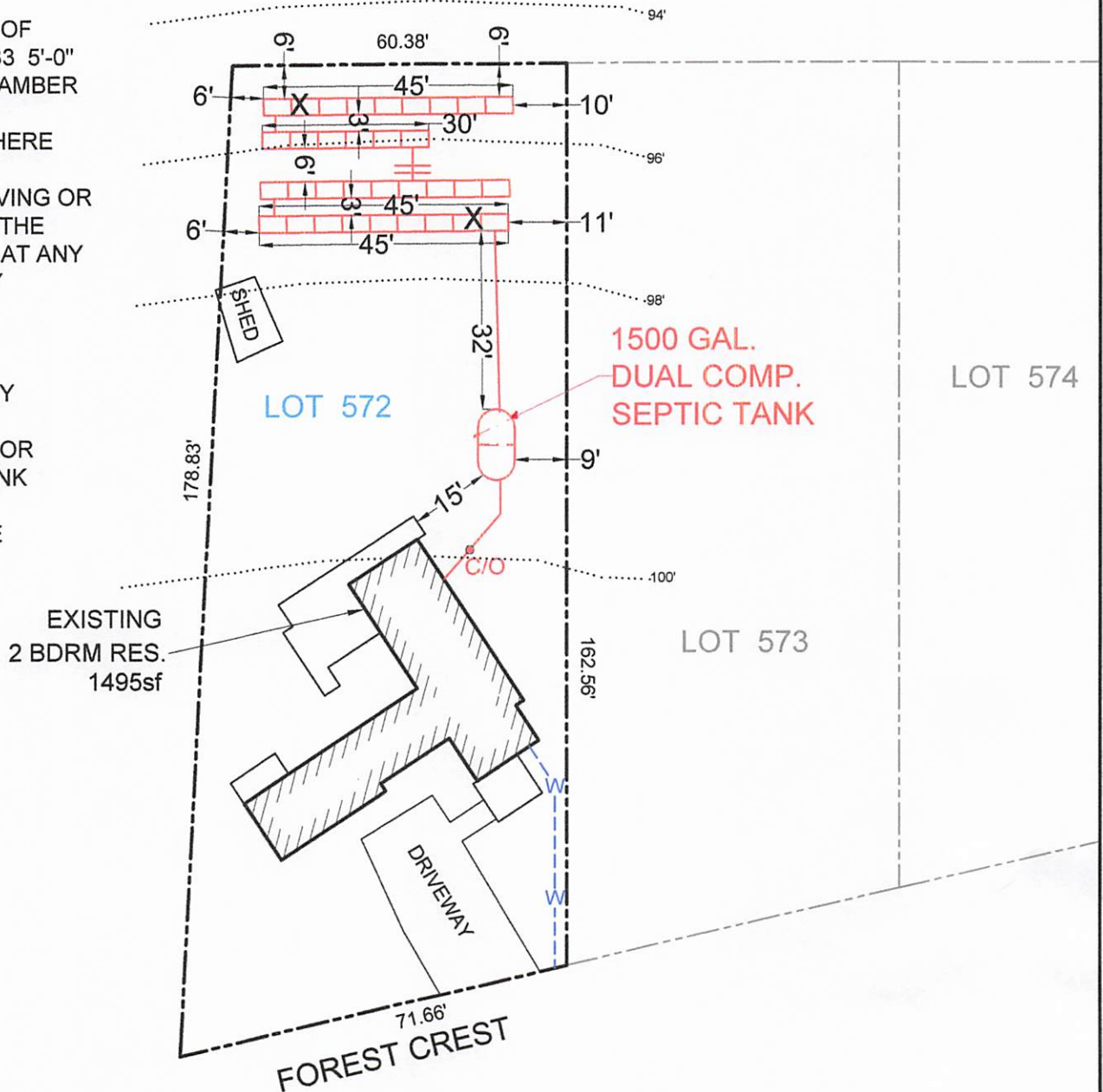
NOTE:
EXISTING SEPTIC
TANK TO BE
PUMPED, CRUSHED
AND BACK FILLED.
EXISTING SEPTIC
SYSTEM TO BE
ABANDONED

Revised
Efrain Gallegos
10/10/2025 8:59:52 AM

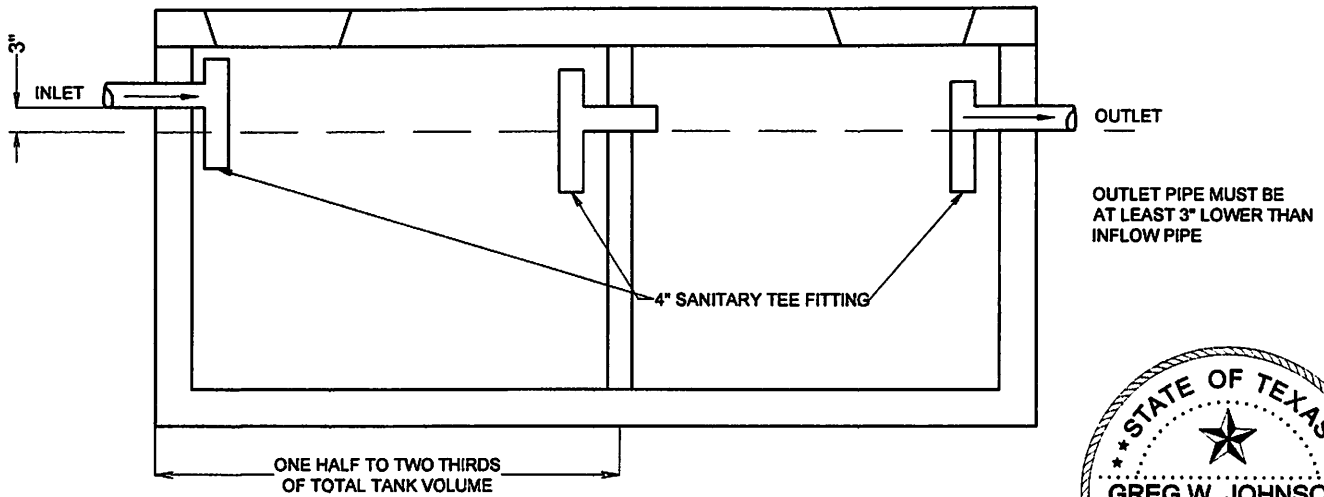
INSTALL 825sf OF
FIELD USING 33 5'-0"
LEACHING CHAMBER
PANELS WITH
BULKHEAD. THERE
SHALL BE NO
PARKING, DRIVING OR
STORAGE ON THE
SEPTIC FIELD AT ANY
TIME FOR ANY
REASON.

*USE TWO WAY
CLEAN OUT
**USE SCH-40 OR
SDR-26 TO TANK

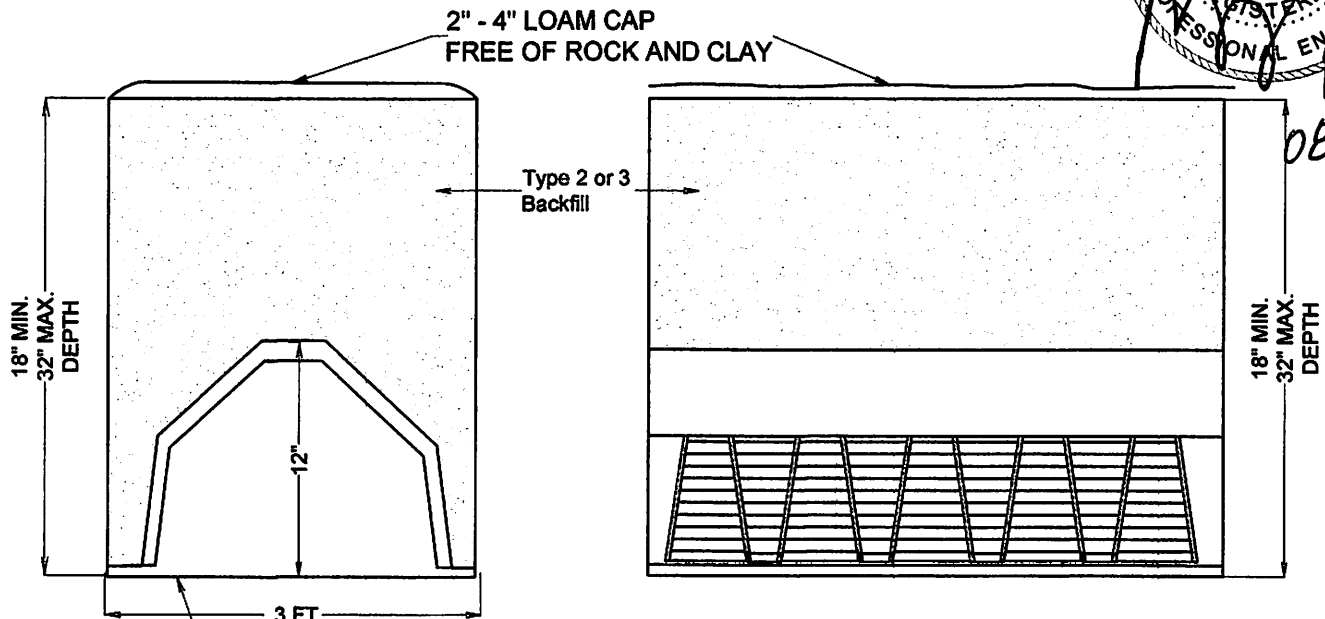
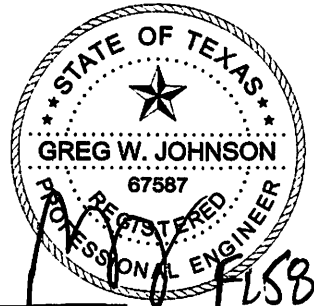
X= TEST HOLE



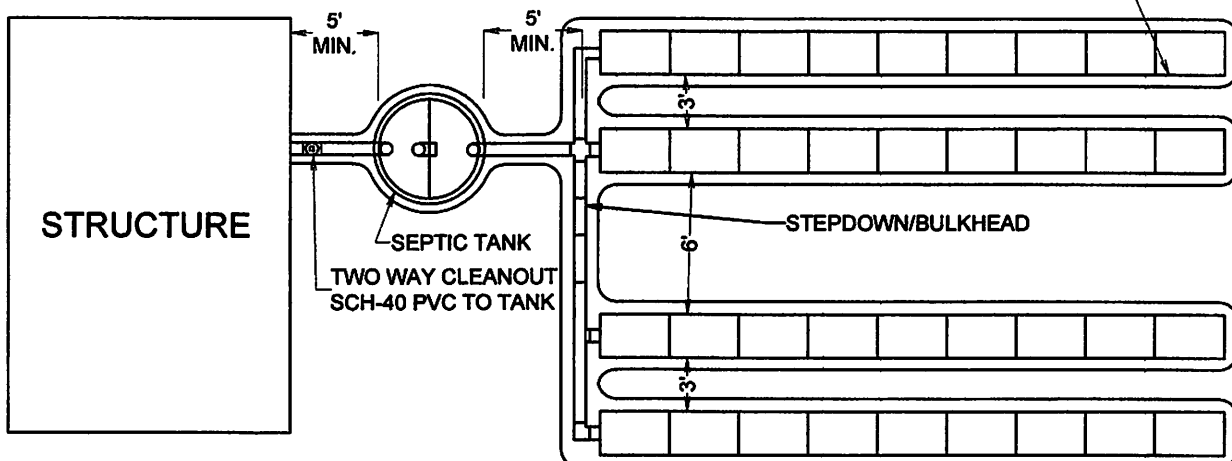
OWNER: NORRIS A. HOUK JR. & ELIZABETH HOUK		DRAWN BY: EJS III	
STREET ADDRESS: 529 FOREST CREST			
LEGAL DESC: CANYON LAKE FOREST	UNIT/SECTION/PHASE: 1	BLOCK:	LOT: 572
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=30'	DATE: 8/13/2025	REVISED: 10/8/2025



TYPICAL TWO COMPARTMENT SEPTIC TANK



HANCOR ARC 36 LEACHING CHAMBER DETAIL



HANCOR ARC 36 LEACHING CHAMBER DETAIL

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.

WARRANTY DEED
(Enhanced Life Estate Deed)

STATE OF TEXAS
COUNTY OF COMAL

KNOW ALL MEN BY THESE PRESENTS, that **Norris A. Houk, Jr. and Elizabeth Houk**, with an address of 529 Forest Crest, Canyon Lake, Texas, 78133 (the "Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, have granted, sold, and conveyed, and by these presents do grant, sell, and convey, unto **Norris A. Houk, Jr. and Elizabeth Houk**, with an address of 529 Forest Crest, Canyon Lake, Texas, 78133 (collectively, the "Life Tenants"), for their life, a life estate in the property described below, under the terms and holding the powers described below, and on the death of the Life Tenants, the remainder real property, if any, shall be conveyed in its entirety to the following: **THE HOUK FAMILY TRUST DATED JUNE 11, 2024**, with an address of 529 Forest Crest, Canyon Lake, Texas, 78133, (the "Primary Remainder Beneficiaries"). The real property which is the subject of this Warranty Deed is located in Comal County, Texas, and described as follows (the "Property"):

All of Grantors' interest in and to the following:

Lot 572, CANYON LAKE FOREST UNIT NO. 1, in Comal County, Texas, according to the plat thereof recorded in Volume 1, Page(s) 53-54, Map and Plat Records, Comal County, Texas.

AND

Lot 573, CANYON LAKE FOREST UNIT NO. 1, in Comal County, Texas, according to the plat thereof recorded in Volume 1, Page(s) 53-54, Map and Plat Records, Comal

County, Texas.

And more commonly called 529 Forest Crest, Canyon Lake, Texas, 78133.

Grantors do hereby grant, TO HAVE AND TO HOLD, the above-described Property, together with all and singular the rights and appurtenances thereto in any wise belonging, unto the Life Tenants for the natural life of the Life Tenants, with the remainder, if any, in the Remainder Beneficiaries, and Remainder Beneficiary's successors and assigns, forever.

Grantors reserve, for Grantors, and Grantors' assigns, a legal life estate in the Property with the full possession, benefit, and use of the Property for the remainder of the life of Grantors, without liability for waste. Grantors retain complete power, without the joinder of Remainder Beneficiaries, or any other person, to mortgage, lease, sell, convey, and otherwise dispose of the Property in fee simple, with or without consideration, to any person or persons whatsoever, and to keep absolutely or spend any and all proceeds derived therefrom to the exclusion of the Remainder Beneficiaries. This life estate carries with it the right to possess and consume all bonuses, delay rentals, royalties, and other benefits payable on any mortgage, sale, or conveyance under oil, gas, and other mineral leases covering the Property at the inception of this life estate without any duty to the Remainder Beneficiaries, and without liability for waste. Further, Grantors reserve the right to appoint different or additional remainder owners, sometimes called "Remainder Beneficiaries," at any time and from time to time without consent of the current Remainder Beneficiaries, or the Remainder Beneficiary's successors or assigns. Upon the death of the last Grantor, subject to any interests that may be created by Grantors under the powers reserved herein, full record title shall vest in the Remainder Beneficiaries.

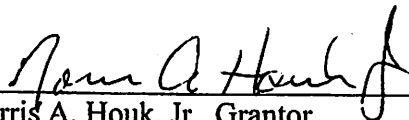
This conveyance is subject to the following:

1. All validly existing easements, rights-of-way, and prescriptive rights, whether or not of record;
2. All other presently recorded and validly existing restrictive covenants and reservations of oil, gas, and other minerals that affect the Property;
3. All other presently recorded and validly existing instruments that affect the Property;

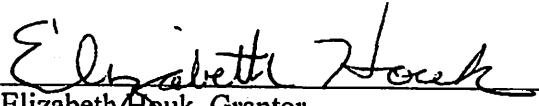
4. Taxes and assessments for the current year and all subsequent years; and
5. Zoning and other governmental regulations.

Grantors bind Grantors and Grantors' heirs and successors to warrant and forever defend all and singular the Property to Remainder Beneficiaries and Remainder Beneficiary's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to reservations and exceptions described herein.

Signed by the Grantors, **Norris A. Houk, Jr. and Elizabeth Houk**, on July 23, 2024.



Norris A. Houk, Jr., Grantor



Elizabeth Houk, Grantor

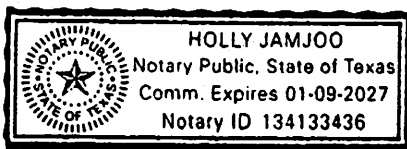
This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

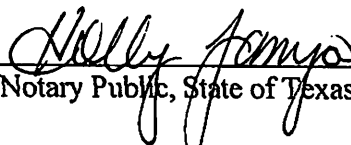
STATE OF TEXAS

§
§
§

COUNTY OF COMAL

This instrument was acknowledged before me on this 23rd day of July, 2024, by Norris A. Houk, Jr. and Elizabeth Houk, Grantors.





Notary Public, State of Texas

PREPARED IN THE OFFICE OF:

DAVIDEK LAW FIRM, PLLC
228 S. Seguin Avenue
New Braunfels, Texas, 78130
Telephone: (830) 515-5854

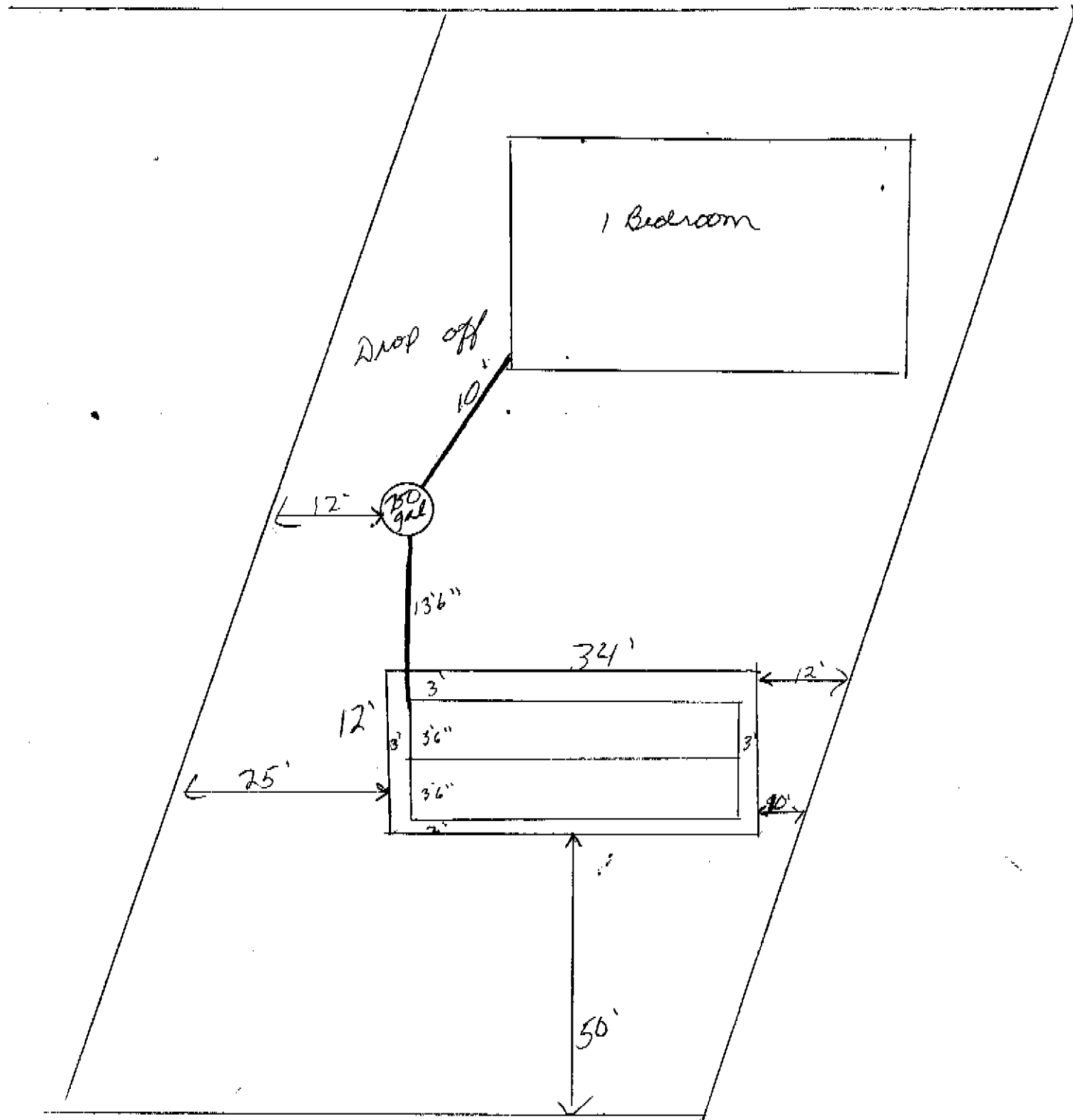
AFTER RECORDING RETURN TO:

DAVIDEK LAW FIRM, PLLC
228 S. Seguin Avenue
New Braunfels, Texas, 78130
Telephone: (830) 515-5854

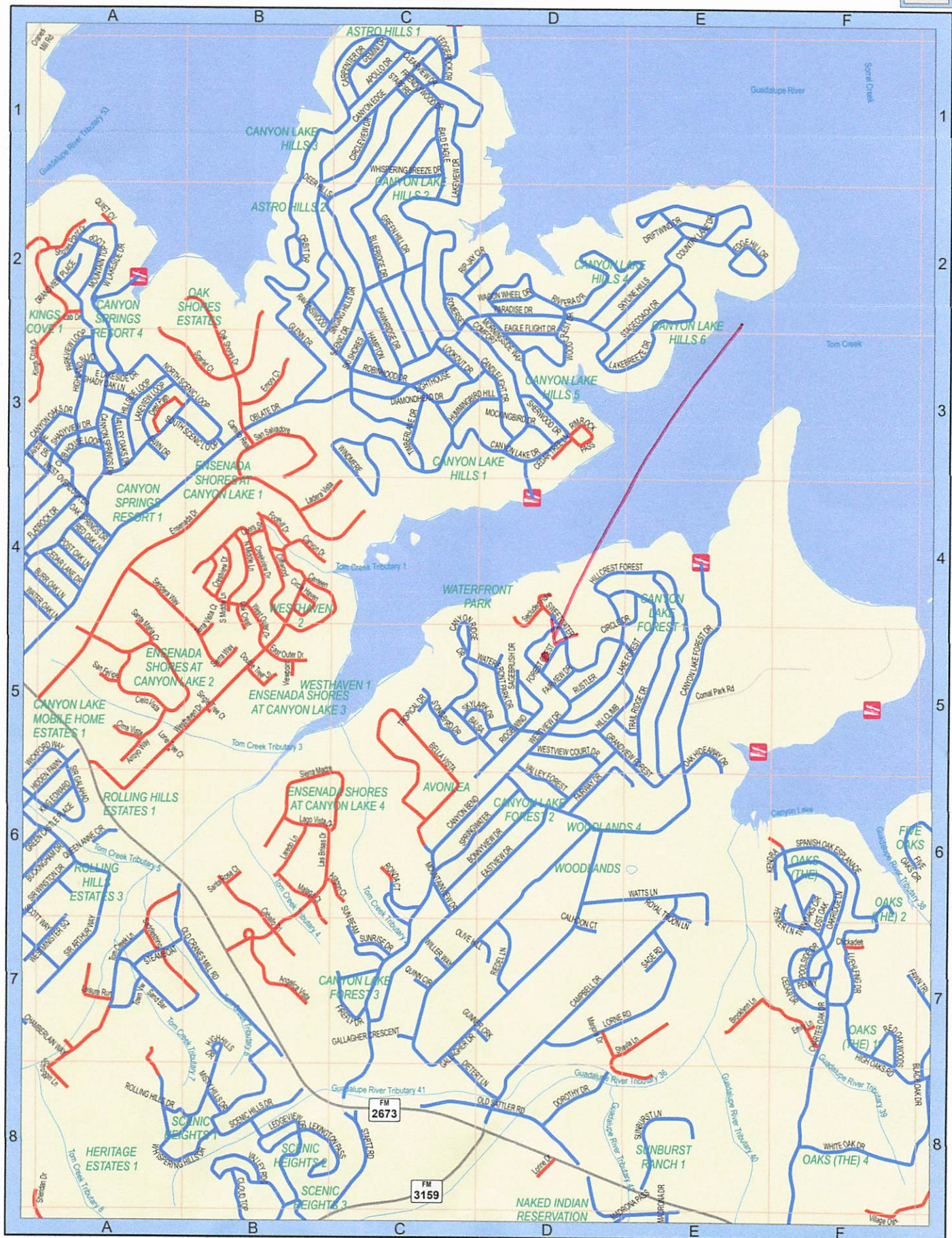
**Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
07/23/2024 02:41:33 PM
MARY 4 Pages(s)
202406021952**



Bobbie Koepp



Public water
supply
408 sq. ft. field
water diversion
required



0 1,250 2,500
Feet

0 0.25 0.5
Miles



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 July 28, 2025

Permit Number 118941

1. APPLICANT / AGENT INFORMATION

Owner Name NORRIS A. HOUK JR. & ELIZABETH HOUK Age NA Greg Johnson, P.E.
Mailing Address PO BOX 2278 Address 170 HOLLOW OAK
City, State, Zip CANYON LAKE TEXA 78133 City, State, Zip NEW BRAUNFELS TEXAS 78132
Phone # 729-228-1757 Phone # 830-805-2778
Email dochouk99@gmail.com Email gregjohnsonpe@yahoo.com

2. LOCATION

Subdivision Name CANYON LAKE FOREST Unit 1 Lot 572 Block
Survey Name / Abstract Number Acreage
Address 529 FOREST CREST City CANYON LAKE State TX Zip 78133

3. TYPE OF DEVELOPMENT

☒ Single Family Residential

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

Number of Bedrooms 2

Indicate Sq Ft of Living Area 1495

☐ 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: \$ EXISTING (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.

Elizabeth Houk
Signature of Owner

13 AUG 2025
Date

Both owners to sign
application.

INSTALL 900sf OF
FIELD USING 36 5'-0"
LEACHING CHAMBER
PANELS WITH
BULKHEAD. THERE
SHALL BE NO
PARKING, DRIVING OR
STORAGE ON THE
SEPTIC FIELD AT ANY
TIME FOR ANY
REASON.

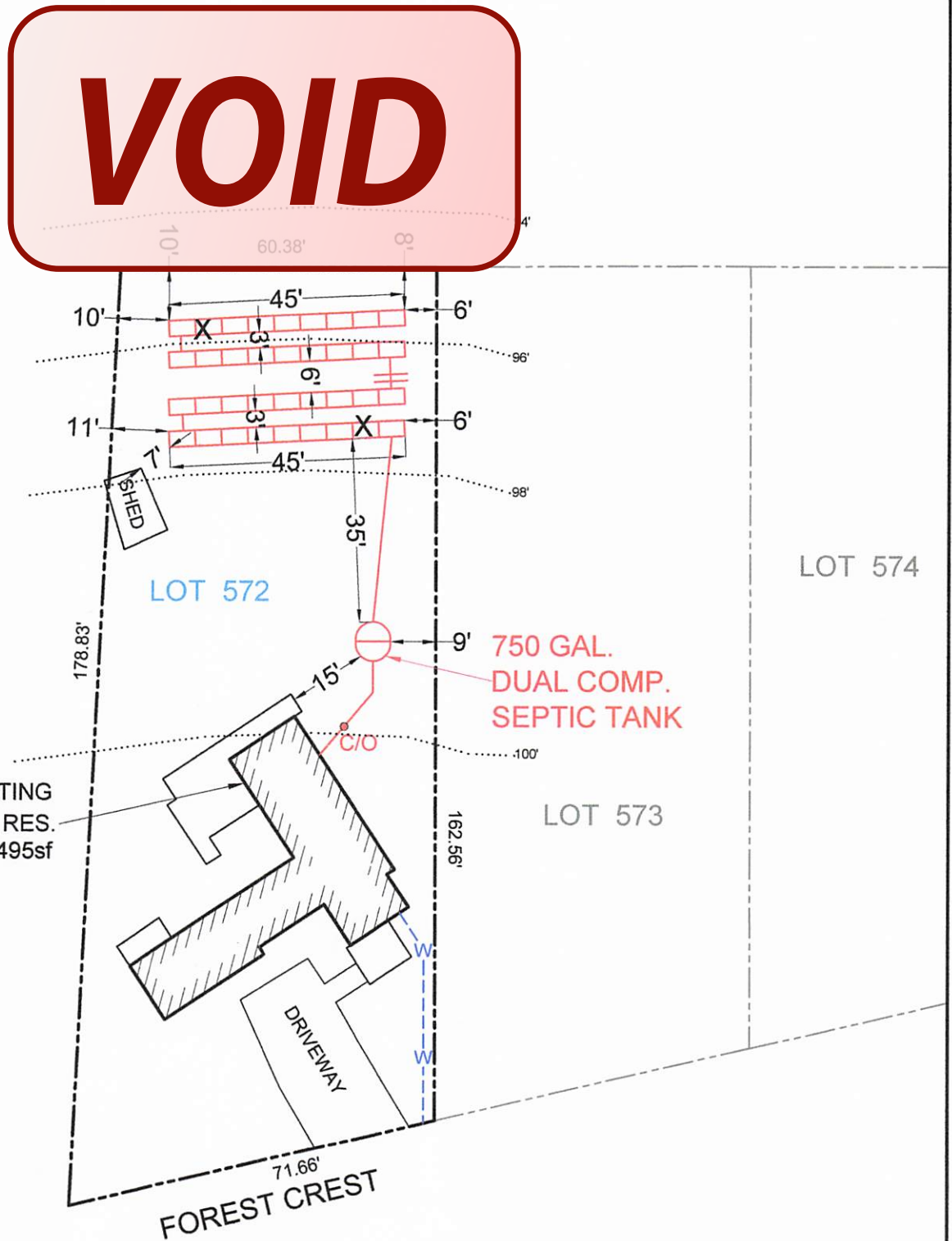
X= TEST HOLE

EXISTING
2 BDRM RES.
1495sf

DRIVEWAY

71.66
FOREST CREST

VOID



OWNER: NORRIS A. HOUK JR. & ELIZABETH HOUK		DRAWN BY: EJS III	
STREET ADDRESS: 529 FOREST CREST			
LEGAL DESC: CANYON LAKE FOREST		UNIT/SECTION/PHASE: 1	LOT: 572
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=30'	DATE: 8/13/2025	REVISED:

OSSF SOIL EVALUATION REPORT INFORMATION

Date: August 13, 2025

Applicant Information:

Name: NORRIS A. HOUK JR. & ELIZABETH HOUK
Address: P.O. 2278
City: CANYON LAKE State: TEXAS
Zip Code: 78133 Phone: (726) 228-1757

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 572 Unit 1 Blk S 111 CANYON LAKE FOREST
Street Address: 529 FOREST CREST
City: CANYON LAKE Zip Code: 78133
Additional Info.: _____

Installer Information:

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

Topography: Slope within property and dispersal area: _____ %
Presence of 100 yr. Flood Zone: YES _____ NO X
Existing or proposed water well in nearby area: YES _____ NO X
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 Leaching Chambers:

Commercial

Q = _____ GPD

Residential Water conserving fixtures to be utilized? Yes X No _____

Number of Bedrooms the septic system is sized for: 2 Total sq. ft. living area 1495

Q gal/day = (Bedrooms + 1) * 75 GPD

Q = (2 + 1) * 75 - (20 %) = 180 (Design Rate 240)

A = Q/Ra = 240 / 0.20 = 1200 sq. ft.

Tank Size = (~3 * Q) = 750 Gal. Dual Comp.

Excavation Length & Width

L = 0.75A/(W+2) (<3' Wide) = 900 / 5' = 180' of 3' WIDE 36 - 5' PANELS

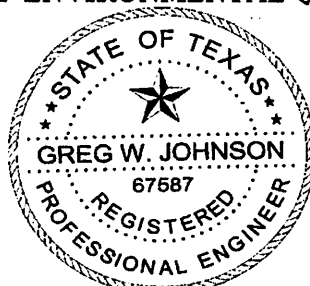
or

L = 0.75(A-2W)/(W+2) (>3' Wide) = _____ / _____ = _____ of _____

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. 67587 - F#2585

08/13/25
DATE



FIRM #2585



COMAL COUNTY
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, SEPTIC TANK AND LEACHING CHAMBERS

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

Tank Size(s) (Gallons) 750 GAL. DUAL COMPOSTING TANK Application Area (Sq Ft) 900

Gallons Per Day (As Per TCEQ Table III) 40 DAILY GALLONS
(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 P.E. or R.S. shall certify that the OSSF design will comply with all provisions of the proposed CZP. A Permit to construct will not be issued for the proposed OSSF until the CZP has been approved by the appropriate regional office.)

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

If yes, indicate the city: _____



FIRM #2585

By signing this application, I certify that:

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

[Signature]
Signature of Designer

August 13, 2025
Date



COMAL COUNTY

ENGINEER'S OFFICE

Address: _____

Legal Description: _____

Dear Property Owner & Agent,

Thank you for your submission. We have reviewed the planning materials for the referenced permit application, and unfortunately, they are insufficient. To proceed with processing this permit, we require the following:

118941.pdf Markup Summary

Callout (1)



Date: 9/9/2025 8:21:56 AM
Author: Efrain Gallegos
Subject: Callout
Page Label: 1

Both owners to sign application.

Highlight (3)

July 28, 2025
NT / AGENT INFORMATION
NORRIS A. HOUK, JR. &
HOUK
ress PO BOX 2278
Zip CANYON LAKE TEX

Date: 9/9/2025 8:20:30 AM
Author: Efrain Gallegos
Subject: Highlight
Page Label: 1

RMATION
. HOUK, JR. & ELIZABETH
HOUK
PO BOX 2278
ON LAKE TEXAS 78133

Date: 9/9/2025 8:20:33 AM
Author: Efrain Gallegos
Subject: Highlight
Page Label: 1

ORMATION
v. HOUK, JR. & ELIZ
HOUK
PO BOX 2278

Date: 9/9/2025 8:20:36 AM
Author: Efrain Gallegos
Subject: Highlight
Page Label: 1



COMAL COUNTY
ENGINEER'S OFFICE

**OSSF DEVELOPMENT APPLICATION
CHECKLIST**

Staff will complete shaded items

		118941
<i>Date Received</i>	<i>Initials</i>	<i>Permit Number</i>

Instructions:

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

OSSF Permit

- ☒ Completed Application for Permit for Authorization to Construct an On-Site Sewage Facility and License to Operate
- ☒ Site/Soil Evaluation Completed by a Certified Site Evaluator or a Professional Engineer
- ☒ Planning Materials of the OSSF as Required by the TCEQ Rules for OSSF Chapter 285. Planning Materials shall consist of a scaled design and all system specifications.
- ☒ Required Permit Fee - See Attached Fee Schedule
- ☒ Copy of Recorded Deed

Surface Application/Aerobic Treatment System

Recorded Certification of OSSF Requiring Maintenance/Affidavit to the Public

Signed Maintenance Contract with Effective Date as Issuance of License to Operate

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

Signature of Applicant

08/16/2025

Date

___ COMPLETE APPLICATION	
Check No. _____	Receipt No. _____

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