

Comal County Environmental Health

OSSF Inspection Sheet

Installer Name: _____

OSSF Installer #: _____

1st Inspection Date: _____

2nd Inspection Date: _____

3rd Inspection Date: _____

Inspector Name: _____

Inspector Name: _____

Inspector Name: _____

Permit#:

Address:

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

Inspector Notes:

**Comal County Environmental Health
OSSF Inspection Sheet**

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

**Comal County Environmental Health
OSSF Inspection Sheet**

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

**Comal County Environmental Health
OSSF Inspection Sheet**

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

**Comal County Environmental Health
OSSF Inspection Sheet**

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



COMAL COUNTY

ENGINEER'S OFFICE

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

Permit Number: 119077
Issued This Date: 10/30/2025
This permit is hereby given to: JOHN D. & SUZANNE R. PYLE

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

294 BROOK CANYON
NEW BRAUNFELS, TX 78132

Subdivision: VINTAGE OAKS AT THE VINEYARD
Unit: 26
Lot: 2111
Block: 0
Acreage: 1.1600

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.



WWW.CCEO.ORG



COMAL COUNTY
ENGINEER'S OFFICE

ON-SITE SEWAGE FACILITY APPLICATION

VINTAGE OAKS AT THE VINEYARD, UNIT 26, LOT 2111

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) PRO-FLO MODEL 5060, 600 GPD Absorption/Application Area (Sq Ft) 6692

Gallons Per Day (As Per TCEQ Table 111) 360

(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

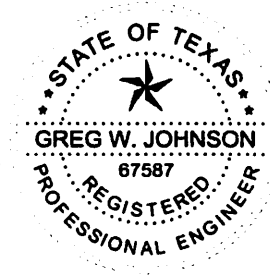
(if yes, the P.E. or R.S. shall certify that the OSSF design complies with all provisions of the existing CZP.)

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: _____



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

February 28, 2025
Date

**THE COUNTY OF COMAL
STATE OF TEXAS**

CERTIFICATION OF SINGLE FAMILY DWELLING

According to Texas Commission of Environmental Quality Rules for On-Site Sewage Facilities, this document is filed in the Deed Records of COMAL COUNTY, TEXAS.

I

JOHN D. PYLE &

Before me this day appeared **SUZANNE R. PYLE**, being the owners of the referenced property at **294 BROOK CANYON**. They further state that the Residence and any additional living space on this property will be occupied only by a single family.

An OSSF requiring a Certification of Single Family Dwelling, will be installed on the property described as:

26 UNIT BLOCK 2111 LOT VINTAGE OAKS AT THE VINEYARD SUBDIVISION

IF NOT IN SUBDIVISION: ACREAGE SURVEY

The property is owned by JOHN D. PYLE & SUZANNE R. PYLE

WITNESS MY HAND ON THIS 17 OF DAY OF OCTOBER, 20 25.

X [Signature]
OWNER (SIGNATURE)

X [Signature]
OWNER (SIGNATURE)

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 17 DAY OF OCTOBER, 20 25 BY

JOHN D. PYLE
OWNER NAME (PRINTED)

SUZANNE R. PYLE
OWNER NAME (PRINTED)

[Signature]
Notary Public Signature



Subscribed and sworn before me on 10/17/2025 (Date)
[Signature]
(Notary Signature)

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):

26 UNIT/PHASE/SECTION _____ BLOCK 2111 LOT VINTAGE OAKS AT THE VINEYARD SUBDIVISION

IF NOT IN SUBDIVISION: _____ ACREAGE _____ SURVEY

The property is owned by (insert owner's full name): JOHN D. PYLE & SUZANNE R. PYLE

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.

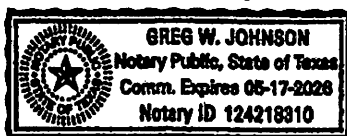
WITNESS BY HAND(S) ON THIS 1 DAY OF OCTOBER, 20 25

X Suzanne R. Pyle
Owner(s) signature(s)

SUZANNE R. PYLE
Owner (s) Printed name (s)

SUZANNE R. PYLE SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 1 DAY OF
OCTOBER, 20 25

[Signature]
Notary Public Signature



Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
10/02/2025 01:04:05 PM
TERRI 1 Pages(s)
202506031785



Bobbie Koepp



Michael J. Long
TCEQ Maintenance Provider #0001294
Expiration Aug 31 2023

VINTAGE OAKS AT THE VINEYARD, UNIT 26, LOT 2111

Residential OSSF Maintenance Agreement, New Installation 3 Year Initial Membership

Customer Name: <u>JOHN D. & SUZANNE R. PYLE</u>	Agreement Dates: _____
Service Address <u>294 BROOK CANYON</u>	City, State & Zip: <u>NEW BRAUNFELS, TX 78132</u>
Permitting Authority: <u>COMAL</u>	Permit Number: _____
Contact Number: _____	Email Address: _____

The Texas Commission on Environmental Quality (TCEQ) requires all ATU's to be checked and maintained every four months for the life of the unit (some permitting authorities may stipulate this requirement, after the first two years after installation; call your county to inquire). Upon expiration of this agreement, MJ Septic will offer a continuation of your maintenance agreement to cover labor and routine maintenance/reports. Lab testing, if required, for coliform, TSS, BOD etc. are NOT included in this policy and applicable fees are the owner's responsibility. MJ Septic will inspect and service your ATU once every 4 months for the duration of your agreement. For new installations, the effective date of this maintenance agreement shall be the date the LTO (license to operate) is issued, required by state guidelines dated June 13, 2001.

MJ Septic will address all major concerns/complaints (excluding weekends & holidays) within 72 hours from the initial point of contact with the property owner(s). Office hours are Monday - Friday 8am to 5pm

Inspections: An inspection every four months (three times annually) which includes inspecting/servicing the mechanical, electrical, and other applicable components to ensure proper function. The annual fee does not include any parts, cleaning/pumping, chlorine/bleach (tablets or liquid), additional service calls or additional testing that may be required by any regulating authority. If for any reason, we are unable to obtain access to your property or system to perform a service check, you may be charged a \$75 service call for re-scheduling. It is very important that we always have full access to your system, including all gate codes, combination locks etc. to inspect your system.

Service Calls: If a service call is required by the property owner/renter between regular inspections, a service call fee of \$75 (not including parts and/or cleaning/pumping) will be assessed. We may waive this fee or credit it towards the cost of a repair approved onsite at our discretion. These calls include but are not limited to the following: red light alarms, high water alarms, chlorinator checks, disconnected airlines, timer adjustments, spray head adjustments and system power failure.

Repairs I: If repairs or replacement of parts are needed during routine inspection, we will attempt to contact the property owner for approval to make onsite repairs. If we are unable to repair/replace parts onsite, the customer will be notified via email that repairs/replacement of parts is needed. All major part replacements come with a 2-year warranty (see notes below). There will be a \$75 warranty credit fee assessed on all parts. Warranted items will only be honored when a valid maintenance agreement is in effect with MJ Septic. If the agreement has a lapse in time, All warranted items are voided.

Repairs II: For ATU's under initial installation warranty (2 years from initial installation date) if warranted items are required to be replaced within 30 days of installation, part will be replaced with no fees, after 30 days there will be a \$75 warranty credit fee assessed on all parts. Warranted items will only be honored when a valid maintenance agreement is in place with MJ Septic.

Violations of Warranty: include but are not limited to the following, turning off your system at any time; disconnecting the alarm; restricting airflow to the air compressor; overloading the system above its daily rated capacity; introducing excessive amounts of harmful matter (including harsh chemicals, cleaners, antibiotics, etc.) into the system, or any other harmful usage of your OSSF/ATU; refusing to clean/pump out septic when recommended and/or replacing necessary parts as needed; necessary treatment of ants. property owners must keep grass, weeds, and plants trimmed and clear of tank access points, control panel, air compressor, etc. Moving sprinkler lines without proper documentation, etc. Building over septic tanks, lids, etc. Adding pools, decks, sport courts, outdoor kitchens, sheds, etc. without proper septic design and county permitting is not acceptable. You must have a septic designer redesign your septic system and have permitting authority's approval prior to any additions being made. MJ Septic is not liable for any fines you may incur from illegal modifications.

Septic Tank Pumping: The cost for cleaning/pumping of your ATU is not included in your maintenance agreement. Manufacturer recommends pumping between 10-12" of sludge in the pump tank. We determine this by gathering 2-3 different readings out of your pump tank with a sludge judge. A few other factors that may determine pumping is necessary, even if sludge in the pump tank is less than 10-12". *A typical/average household will need to have their system pumped every 1-3 years; this all depends on usage and will vary per household*

Chlorine Supply: The property owner is responsible for maintaining their own chlorine supply. TCEQ regulation requires proper chlorination. For liquid chlorinators, property owners are to add 2-3 gallons of 6-10% Sodium Hypochlorite (Household Bleach) per month. Chlorine consumption will vary depending on water usage. For tablet chlorinators, property owners can purchase Calcium Hypochlorite tablets at a local Home Depot or Lowe's. DO NOT USE POOL TABLETS (this can cause a dangerous volatile chemical reaction).

Transfer of Maintenance Agreement/Property Ownership: The fee of this maintenance agreement is non-refundable, however is fully transferable to the new property owner(s). If this policy is sold within the agreement period, the signing party is responsible for all repairs unless the new property owner(s) information is provided before repairs are made and the transfer agreement is signed (by the new property owner) and returned to us. The new property owner(s) will be emailed a copy of the electronic orientation, if it was an MJ Septic installation, once the signed agreement is received on file with our office.

Rental Homes: The property owner is responsible for all fees associated with this agreement. The property owner is responsible for ensuring all tenants are informed on proper usage of the system.

Alterations and Modifications to the OSSF: Do not allow alteration to any part of the system or sprinkler head locations. Alterations will put the system out of county/code compliance and may cause the property owner additional expense to bring the system back into compliance. Any use of another company to make repairs to the system will void any warranties and be considered as a breach of this maintenance agreement. If a customer chooses to purchase and use their own parts, MJ Septic will not install nor work on these parts. Adding pools, decks, sport courts, outdoor kitchens, sheds, landscaping features, etc. without proper septic design and county permitting is not acceptable. You must have a septic designer redesign your septic system and have permitting authority's approval prior to any additions being made. MJ Septic is not liable for any fines you may incur from unapproved alterations and modifications.

Payment Terms: This agreement must be paid in full before any services are rendered. A credit card will be required at time of booking any service for parts, repairs, cleaning/pumping, service calls, red lights, etc. unless otherwise specifically noted. MJ will not perform any repairs or pumping unless we have a credit card on file. MJ Septic no longer accepts payment onsite, whether it be a check or credit card, and we do not offer billing/invoicing for future payments; this is a strict office policy, no exceptions.

Property owner(s) are not required to be present at inspections. Please note, customers will receive a notice 1-15 business days prior to your scheduled inspection. An additional notice may be sent the day of scheduled inspection when the technician is headed to your property. A door hanger will be left if no one is onsite. Inspection reports are immediately emailed upon inspection completion to the email address(es) you provided to MJ Septic, please check your spam folder. If you have not received your report 3-5 business days after your scheduled inspection, please call our office.

Please note, customers will receive an emailed notice 1-15 business days prior to your scheduled inspection, this is your only notification we will send. MJ Septic will assess a \$75 re inspection/missed inspection fee if we are not granted access to complete your inspection on the date assigned, aggressive dogs, overgrown vegetation, system inaccessible, etc. It is your responsibility to contact the office to update any information during the duration of your agreement.

Acceptance of Maintenance Agreement: Agreement price, terms and conditions are satisfactory and are hereby accepted. MJ Septic is authorized to enter property to perform routine maintenance inspections as agreed. I have read and agreed to the maintenance agreement guidelines stated above and have also read and agreed to comply with the Maintenance Tips/Septic Guide. MJ Septic reserves the right to make amendments to this document at any time and the property owner will be responsible for signing an updated version for office and county records.

Customer Name: JOHN D. & SUZANNE R. PYLE

Service Address 294 BROOK CANYON

Service City, State & Zip: NEW BRAUNFELS, TX 78132

Agreement Dates: _____

I have fully read the terms of this agreement. I understand that upon issuance of OSSF LTO, I will contact MJ Septic to fully enroll, update all property information and/or transfer this agreement. Upon completion, I am aware that an electronic system orientation will be emailed to me.

MJ Septic will not sign until we have received a signed estimate for each.

Customer Signature: _____

Customer Signature Date: X Suzanne R Pyle 3/31/2025

MJ Septic Signature: Brianna Perez 3/31/2025

MJ Septic Signature Date: _____

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

February 28, 2025

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

RE- SEPTIC DESIGN
294 BROOK CANYON
VINTAGE OAKS AT THE VINEYARD, UNIT 26, LOT 2111
NEW BRAUNFELS, TX 78132
PYLE RESIDENCE

Brandon /Brenda,

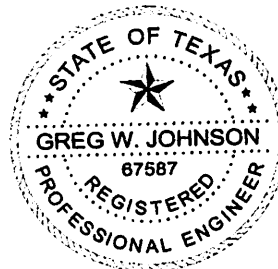
The referenced property is located within the Edwards Aquifer Recharge Zone. This OSSF design will comply with requirements in the WPAP.

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, 285.41, & 285.42, Texas Commission on Environmental Quality (Effective December 29, 2016).

 02/28/25

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



ON-SITE SEWERAGE FACILITY SOIL EVALUATION REPORT INFORMATION

Date Soil Survey Performed: February 27, 2025

Site Location: VINTAGE OAKS at the VINEYARD, UNIT 26, LOT 2111

Proposed Excavation Depth: N/A

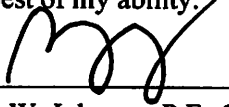
Requirements:

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 <u> </u> SURFACE EVALUATION <u> </u>						
Depth (Feet)	Texture Class	Soil Texture	Gravel Analysis	Drainage (Mottles/ Water Table)	Restrictive Horizon	Observations
0	IV	CLAY	N/A	NONE OBSERVED	LIMESTONE @ 8"	BROWN STONY
1						
2						
3						
4						
5						

SOIL BORING NUMBER <u> </u> SURFACE EVALUATION <u> </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

02/27/25
Date

OSSF SOIL EVALUATION REPORT INFORMATION**Revised**Date: **February 28, 2025****Applicant Information:**

Name: **JOHN D. & SUZANNE R. PYLE**
 Address: **c/o 1266 COBBLE POND WAY**
 City: **VIENNA** State: **VIRGINIA**
 Zip Code: **22182** Phone: **(512) 466-8661**

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**

11/6/2025 9:40:36 AM

Property Location:**VINTAGE OAKS at the****Installer Information:**

Lot **2111** Unit **26** Blk **Subd.** **VINEYARD**
 Street Address: **294 BROOK CANYON**
 City: **NEW BRAUNFELS** Zip Code: **78132**
 Additional Info.: _____

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

Topography: Slope within proposed disposal area: **4 to 6** %

Presence of 100 yr. Flood Zone: YES ☐ NO ☒
 Existing or proposed water well in nearby area. YES ☐ NO ☒
 Presence of adjacent ponds, streams, water impoundments YES ☐ NO ☒
 Presence of upper water shed YES ☐ NO ☒
 Organized sewage service available to lot YES ☐ NO ☒

Design Calculations for Aerobic Treatment with Spray Irrigation:**Commercial**

Q = _____ GPD _____

Residential Water conserving fixtures to be utilized? Yes ☒ No ☐Number of Bedrooms the septic system is sized for: **4+1** Total sq. ft. living area **3418+761+50**Q gal/day = (Bedrooms +1) * 75 GPD - (20% reduction for water conserving fixtures) **+ PAVILION w/ Restroom + sink**Q = (**4+1** +1) * 75 - (20%) = **360**Trash Tank Size **397** Gal.**NOTE: 4 BDRM RES. + 1 BDRM DETACHED LIVING @ 360 GPD**TCEQ Approved Aerobic Plant Size **600** G.P.D.Req'd Application Area = Q/Ri = **360** / **0.064** = **5625** sq. ft.Application Area Utilized = **6692** sq. ft.Pump Requirement **12** Gpm @ **41** Psi (Redjacket 0.5 HP 18 G.P.M. series or equivalent)Dosing Cycle: ☐ ON DEMAND or ☒ TIMED TO DOSE IN PREDAWN HOURSPump Tank Size = **768** Gal. **13.3** Gal/inch.Reserve Requirement = **120** 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

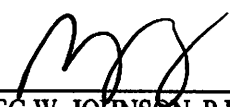
Pop-up rotary sprinkler heads w/ purple non-potable lids

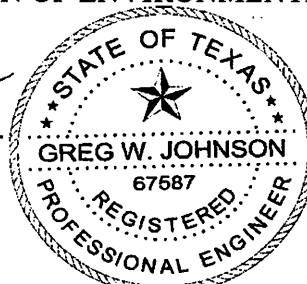
1" Sch-40 PVC discharge manifold

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)

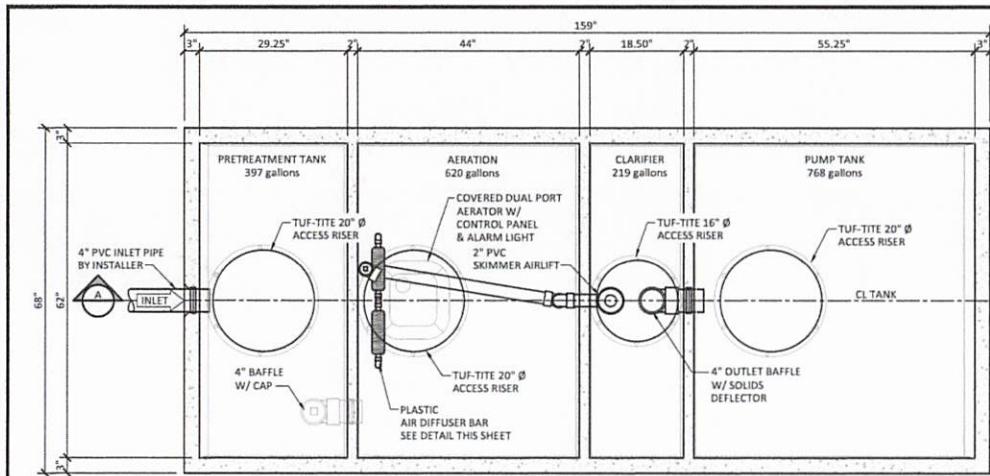

 GREG W. JOHNSON, P.E. F#002585 - S.E. 11561

02/28/25
 DATE
**FIRM #2585**

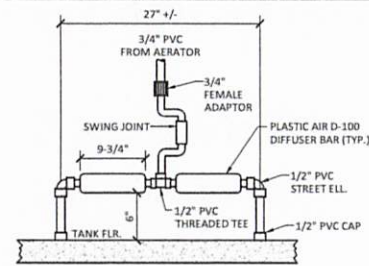
11/6/2025 9:40:48 AM



OWNER: JOHN D. & SUZANNE R. PYLE		DRAWN BY: EJS III	
STREET ADDRESS: 294 BROOK CANYON			
LEGAL DESC: VINTAGE OAKS at the VINEYARD		UNIT/SECTION/PHASE: 26	BLOCK: LOT: 2111
PREPARED BY: GREG W. JOHNSON, P.E. F#002585	SCALE: 1"=50'	DATE: 2/28/2025	2nd REVISION: 11/5/2025



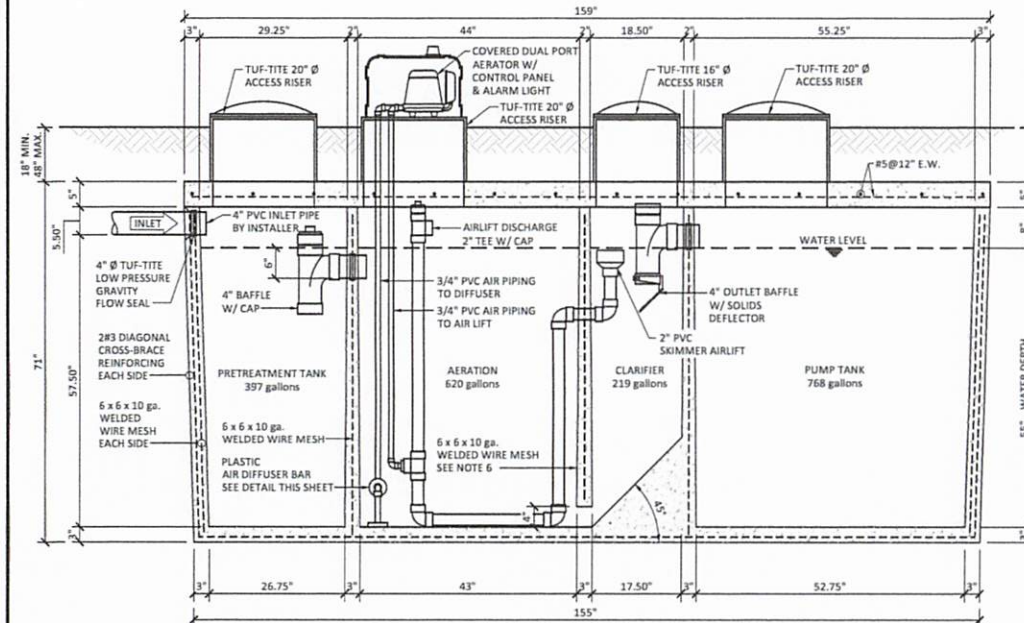
PLAN



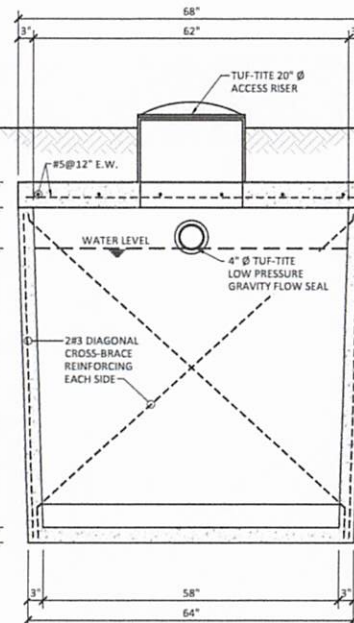
AIR DIFFUSER DETAIL

GENERAL NOTES:

1. ALL CONCRETE TO BE 4000 PSI, WITH A AGGREGATE SIZE OF 3/4".
2. ALL INSPECTION HOLES AND TOPS ARE TO BE SEALED WITH A NEOPRENE SEALER.
3. THE SUB GRADE IS TO BE WITHIN 1/2" AND FREE OF FOREIGN OBJECTS.
4. PRETREATMENT TANK & CLARIFIER RISERS MAY BE BELOW GRADE.
5. TANK LID TO BE SEALED WITH ASPHALTIC SEALANT.
6. A 2-1/2" THICK WALL MAY BE USED IN LIEU OF THE CAST IN PLACE INTERNAL WALL BETWEEN THE AERATION & CLARIFIER.
7. THE MANUFACTURER IS REQUIRED TO DEMONSTRATE THAT FAILURE WILL NOT OCCUR BY PHYSICALLY APPLYING LOADS TO THE TANK. THE LOAD APPLIED SHALL BE 1.5 TIMES THE DESIGN DEAD LOAD. SUCH TESTING SHALL BE WITNESSED & CERTIFIED BY A REGISTERED PROFESSIONAL ENGINEER.



SECTION A-A

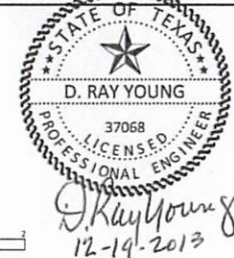


OUTLET END ELEVATION

TANK DIMENSIONS		
TANK LENGTH (TOP)	159.00	in.
TANK LENGTH (BOTTOM)	155.00	in.
TANK WIDTH (TOP)	68.00	in.
TANK WIDTH (BOTTOM)	64.00	in.
TANK HEIGHT	71.00	in.
WALL THICKNESS	3.00	in.
FLOOR THICKNESS	3.00	in.
LID THICKNESS	5.00	in.
BOTTOM TO INLET	60.50	in.

TANK VOLUMES		
PRETREATMENT CAPACITY	397	gal.
AERATION CAPACITY	620	gal.
CLARIFIER CAPACITY	219	gal.
PUMP TANK CAPACITY	768	gal.
WATER DEPTH	55	in.
TANK CONCRETE VOLUME	86.11	FT ³
TANK LID CONCRETE VOLUME	27.97	FT ³
TANK WEIGHT (EMPTY)	12917	lbs.
LID WEIGHT	4196	lbs.
TOTAL TANK WEIGHT (EMPTY)	17113	lbs.

TANK BUOYANCY CALCULATIONS				
TANK DIMENSIONS:				
Length =	159.0	Inches =	13.3	Fi
Width =	68	inches =	5.7	Fi
Height =	71	inches =	5.9	Fi
Tank Displacement Volume =		444.2	Cu Fi	
Uplift Force (P 62.4 F/cu Ft) =		27720.8	Lbs	
RESISTING FORCES				
Concrete Tank Deadweight (Empty) =		17112	Lbs	
Weight of Insulated Equipment & Hatches =		350	Lbs	
Total Tank Weight =		17262	Lbs	
WEIGHT OF SOIL OVER TANK				
Length =		13.3	Fi	
Width =		5.7	Fi	
X-Section Area =		75.1	Sq Fi	
LESS ACCESS HATCH AREAS				
1	36	Inches =	-1.05	Sq Fi
3	20	inches =	-3.93	Sq Fi
Net Area for Soil Cover =		70.1091	Sq Fi	
Height of Soil Cover =		18.0	Inches	
Soil Cover Volume =		105.2	Lbs/Cu Fi	
Compacted Weight of Soil Cover =		100.00	Lbs/Cu Fi	
Weight of Soil Cover =		10516.37	Lbs	
Total Downward Force =		27778.37	Lbs	
Net Uplift Force =		-57.61		
Since uplift force is negative, tank will not float when empty with indicated cover.				
Soil skin friction has been neglected. Actual resistance will be higher.				



REVISONS / ISSUANCE		
REF.	DATE	DESC.

WATERENGINEERS, INC.
 Water & Wastewater Treatment Consultants
 TEXAS BOARD OF PROFESSIONAL ENGINEERS FIRM No. 2086
 17230 HURFMEISTER ROAD
 CYPRESS, TEXAS 77429
 TEL: 281-373-0000
 FAX: 281-373-1111

PRO FLO AEROBIC SYSTEMS, LP
 WASTEWATER TREATMENT SYSTEMS
 20222 FM 362
 WALLER, TEXAS 77484

AEROBIC WASTEWATER TREATMENT UNIT
FOR USE IN HARRIS COUNTY, TEXAS

MODEL No. 5060 HCSP

DRAWN BY: JLV
 DATE: 12/3/2013
 JOB No.: 4604-12
 SHEET No.: 04 of 04

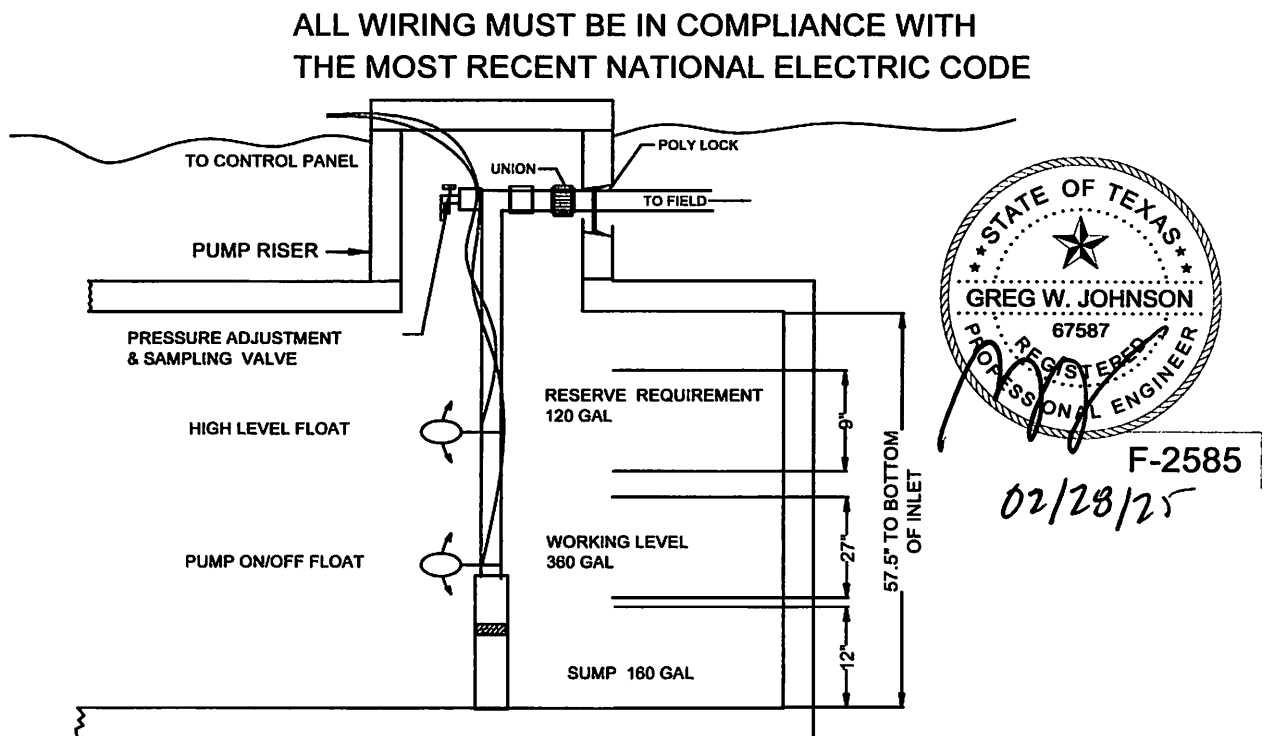
TANK NOTES:

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



**TYPICAL PUMP TANK CONFIGURATION
PRO-FLO 768 GAL PUMP TANK**

Environmental Series Pumps

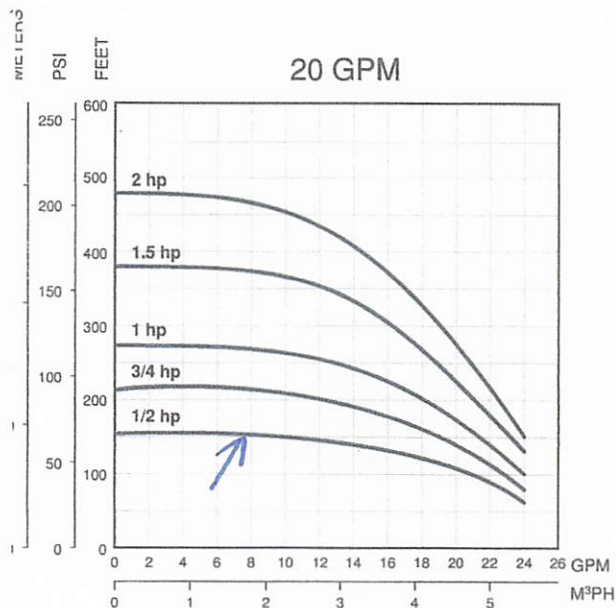
Thermoplastic Performance

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

X



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

195 David Jonas Dr, New Braunfels, Texas 78132 (830)608-2090

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:

119077.pdf Markup Summary 10-29-2025

Callout (1)

property information and/or through this agreement. Open contract documents; system verification will be enabled to use.

agentic will not sign until you have received a signed estimate. It

signature: _____

signature Date: X Signature: E. P. G. 3/21/2025

signature: Brenda Ritzen 5/11/2025

signature Date: _____

Subject: Callout
Page Label: 7
Author: rabbjr



Owner signature
needed.

GENERAL WARRANTY DEED

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, by through or under Grantor, but not otherwise.

DATED this the 6 day of June 2024.

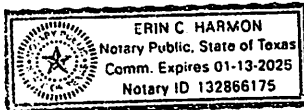

HUGO GONZALEZ

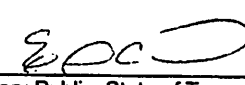

VALERIE HOBBS

STATE OF TEXAS

COUNTY OF Comal

This instrument was acknowledged before me on this the 6th day of June, 2024, by HUGO GONZALEZ and VALERIE HOBBS, husband and wife.




Notary Public, State of Texas

GRANTEE'S ADDRESS:

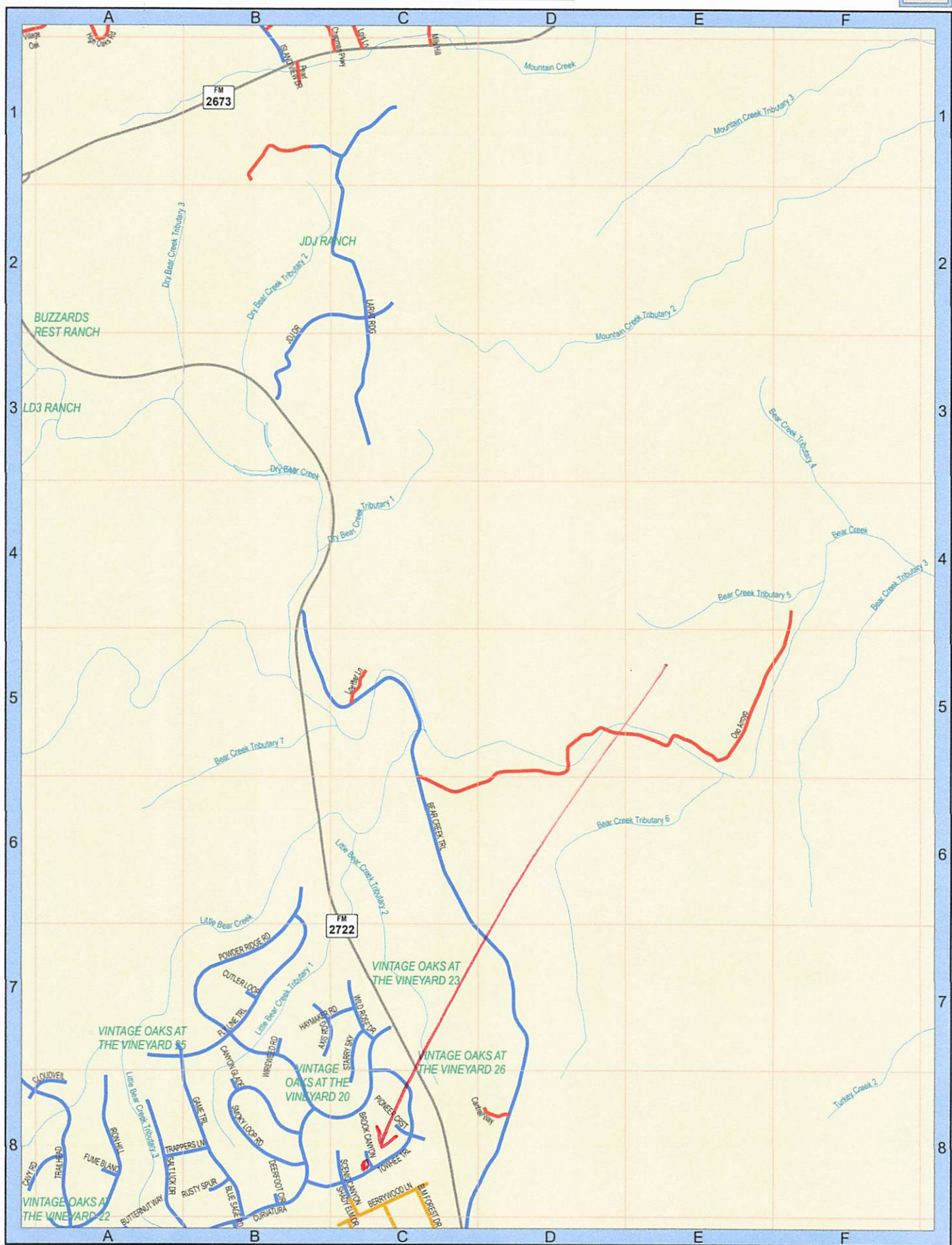
1266 Connie Pond Way
Vienna, VA 22182

1061.deeds
Old Republic Title (AB)
GF#16525NB

Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
06/07/2024 10:02:23 AM
LAURA 2 Pages(s)
202406017191







SEE PAGE 44



0 1,250 2,500
Feet

0 0.25 0.5
Miles



COMAL COUNTY
ENGINEER'S OFFICE

**OSSF DEVELOPMENT APPLICATION
CHECKLIST**

Staff will complete shaded items

--	--

Date Received

Initials

119077

Permit Number

Instructions:

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

OSSF Permit

- ☒ Completed Application for Permit for Authorization to Construct an On-Site Sewage Facility and License to Operate
- ☒ Site/Soil Evaluation Completed by a Certified Site Evaluator or a Professional Engineer
- ☒ Planning Materials of the OSSF as Required by the TCEQ Rules for OSSF Chapter 285. Planning Materials shall consist of a scaled design and all system specifications.
- ☒ Required Permit Fee - See Attached Fee Schedule
- ☒ Copy of Recorded Deed
- ☒ Surface Application/Aerobic Treatment System
 - ☒ Recorded Certification of OSSF Requiring Maintenance/Affidavit to the Public
 - ☒ Signed Maintenance Contract with Effective Date as Issuance of License to Operate

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

10/04/2025

Date

___ COMPLETE APPLICATION	
Check No. _____	Receipt No. _____

INCOMPLETE APPLICATION ____ (Missing Items Circled, Application Refeused)
--

From: [Ritzen,Brenda](#)
To: ["Greg Johnson"](#)
Cc: [Stephanie Perez](#); [Brianna Perez](#); [Installs Coordinator](#); [David Smullen](#)
Subject: RE: 294 BROOK CANYON - PYLE #119077
Date: Thursday, November 6, 2025 9:43:00 AM
Attachments: [image001.png](#)

Greg,

The permit file has been updated.

Thank you,



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

From: Greg Johnson <gregjohnsonpe@yahoo.com>
Sent: Wednesday, November 5, 2025 5:55 AM
To: Ritzen,Brenda <rabbjr@co.comal.tx.us>
Cc: Stephanie Perez <mjseptic@mjseptic.com>; Brianna Perez <bri@mjseptic.com>; Installs Coordinator <installs@mjseptic.com>; David Smullen <dsmullen@nbcustomhomes.com>
Subject: 294 BROOK CANYON - PYLE #119077

THIS EMAIL ORIGINATED OUTSIDE THE ORGANIZATION.

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

ADDING PAVILLION W/ SINK AND RESTROOM.
THX,
GREG

Send for Greg W. Johnson, P.E., R.S.)

170 Hollow Oak

New Braunfels, TX 78132



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 February 26, 2025

Permit Number 119077

1. APPLICANT / AGENT INFORMATION

Owner Name JOHN D. PYLE & SUZANNE R. PYLE
Mailing Address 1266 COBBLE POND WAY
City, State, Zip VIENNA, VA 22182
Phone # 512-466-8661
Email dsmullen@nbcustomhomes.com

Agent Name GREG JOHNSON, P.E.
Agent Address 170 HOLLOW OAK
City, State, Zip NEW BRAUNFELS TEXAS 78132
Phone # 830-905-2778
Email gregjohnsonpe@yahoo.com

2. LOCATION

Subdivision Name VINTAGE OAKS AT THE VINEYARD Unit 26 Lot 2111 Block
Survey Name / Abstract Number Acreage
Address 294 BROOK CANYON City NEW BRAUNFELS State TX Zip 78132

3. TYPE OF DEVELOPMENT

☒ Single Family Residential

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

Number of Bedrooms 4+1

Indicate Sq Ft of Living Area 3418+751

☐ Non-Single Family Residential

(Planning materials must show adequate land area for doubling the permitted number of 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: \$ 900,000 (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.

Signature of Owner Suzanne R. Pyle

03/31/2025
Date

Date: February 28, 2025

Site Evaluator Information:

Name: **JOHN D. & SUZANNE R. PYLE**
Address: **c/o 1266 COBBLE POND WAY**
City: **VIENNA** State: **VIRGINIA**
Zip Code: **22182** Phone: **(512) 466-8661**

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**

VINTAGE OAKS at the

Lot 2111 Unit 26 Blk Subd. **VINEYARD**
 Street Address: 294 BROOK CANYON
 City: NEW BRAUNFELS Zip Code: 78132
 Additional Info.:

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

Topography: Slope within proposed disposal area: 4 to 6 %

Presence of 100 yr. Flood Zone: YES NO **X**

	YES	NO
Existing or proposed water well in nearby area	YES	NO ☒

Presence of adjacent ponds, streams, water impoundments	YES	NO ☒
---	-----	--

	YES	NO
Presence of upper water shed		X

Organized sewage service available to lot

Design Calculations for Aerobic Treatment with Surface Irrigation

Commercial

Q = _____ GPD

Residential Water conserving fixtures to be utilized? Yes X No

Number of Bedrooms the septic system is sized for. 4+1 Total sq. ft. living area 3418+761

$$Q \text{ gal/day} = (\text{Bedrooms} + 1) * 75 \text{ GPD} - (20\% \text{ reduction for water conserving fixtures})$$
$$Q = (4+1+1)*75-(20\%)=360$$

Trash Tank Size	397	Gal.
-----------------	-----	------

TCEQ Approved Aerobic Plant Size 600 G.P.D.

$$\text{Req'd Application Area} = Q/R_i = \frac{360}{0.064} = 5625 \text{ sq. ft.}$$

Application Area Utilized = 6692 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 = 768 Gal. 13.3 Gal/inch.

Reserve Requirement = 120 Gal. 1/3 day flow.

Alarms: Audible & Visual High Water Alarm & Visual Air Pump malfunction

With Chlorinator NSF/TCEO 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

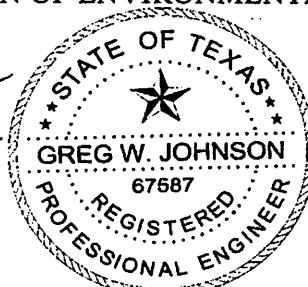
APPLICATION AREA SHOULD BE SEEDED AND MAINTAINED WITH VEGETATION.

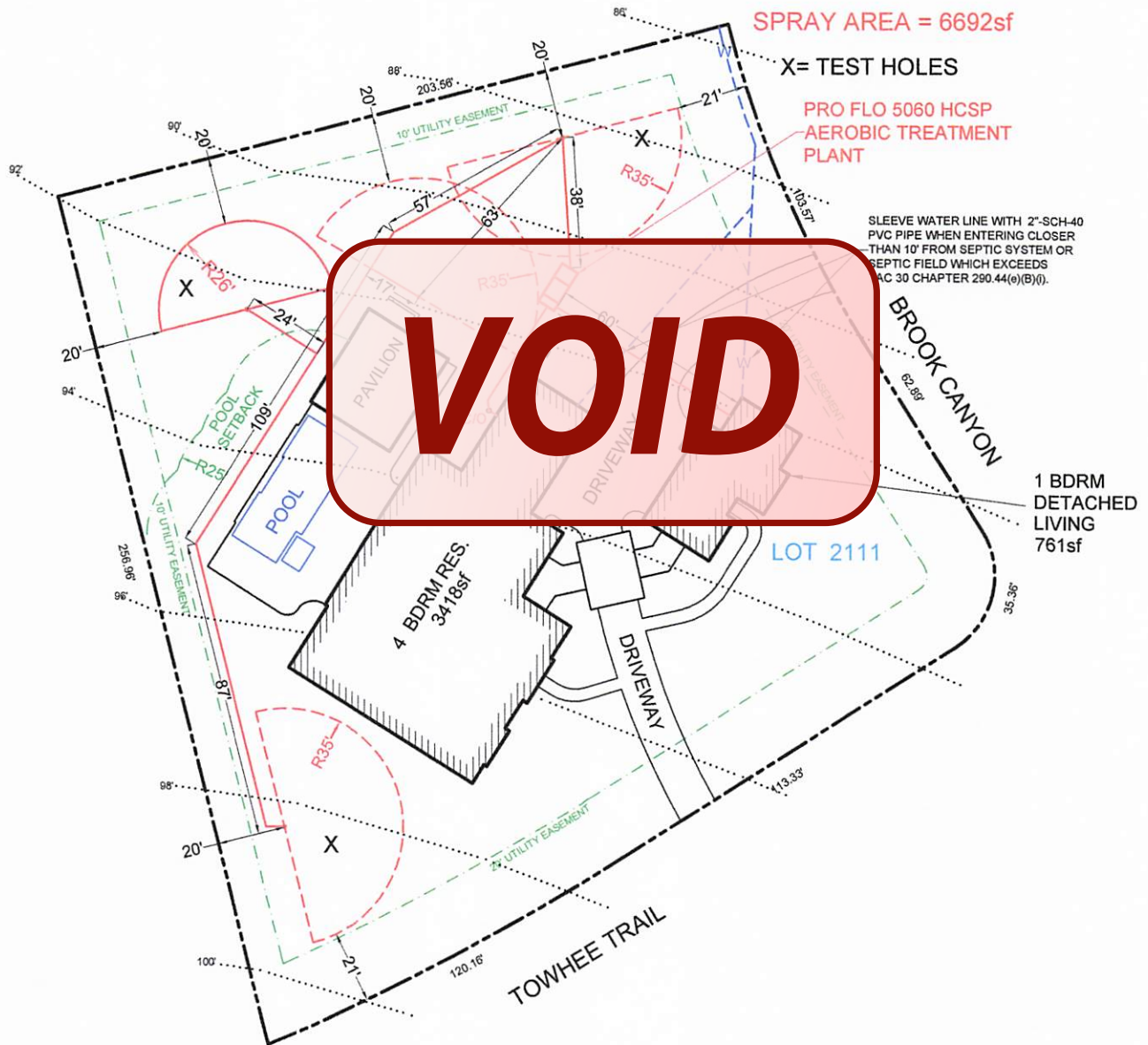
EXPOSED ROCK WILL BE COVERED WITH SOIL .

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

DATE _____

**FIRM #2585**



OWNER: JOHN D. & SUZANNE R. PYLE				DRAWN BY: EJS III	
STREET ADDRESS: 294 BROOK CANYON					
LEGAL DESC: VINTAGE OAKS at the VINEYARD			UNIT/SECTION/PHASE: 26	BLOCK:	LOT: 2111
PREPARED BY: GREG W. JOHNSON, P.E. F#002585		SCALE: 1"=50'	DATE: 2/28/2025		REVISED: 3/5/2025