



INFORMATION ABOUT ON-SITE SEWER FACILITY

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CONCERNING THE PROPERTY AT

104 Falcon Crest
Boerne, TX 78006

A. DESCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:

- (1) Type of Treatment System: ☐ Septic Tank ☒ Aerobic Treatment ☐ Unknown
- (2) Type of Distribution System: ☐ Unknown
- (3) Approximate Location of Drain Field or Distribution System: Right side of house facing the front ☐ Unknown
GPS coordinates Lat 29.87276 Longitude -98.64346
- (4) Installer: Dennis Varhol per Block Creek records ☒ Known ☐ Unknown
- (5) Approximate Age: 2014 or 2015 ☐ Unknown

B. MAINTENANCE INFORMATION:

- (1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility? ☒ Yes ☐ No
If yes, name of maintenance contractor: Block Creek
Phone: 830-995-3189 contract expiration date: 7-17-24
Maintenance contracts must be in effect to operate aerobic treatment and certain non-standard on-site sewer facilities.)
- (2) Approximate date any tanks were last pumped? Unknown
- (3) Is Seller aware of any defect or malfunction in the on-site sewer facility? ☐ Yes ☒ No
If yes, explain: _____
- (4) Does Seller have manufacturer or warranty information available for review? ☐ Yes ☒ No

C. PLANNING MATERIALS, PERMITS, AND CONTRACTS:

- (1) The following items concerning the on-site sewer facility are attached:
☐ planning materials ☐ permit for original installation ☐ final inspection when OSSF was installed
☐ maintenance contract ☐ manufacturer information ☐ warranty information ☐ _____
- (2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
- (3) It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.

(TXR-1407) 1-7-04

Initialed for Identification by Buyer _____, _____ and Seller RB, MB

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D. INFORMATION FROM GOVERNMENTAL AGENCIES: Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

<u>Facility</u>	<u>Usage (gal/day) without water- saving devices</u>	<u>Usage (gal/day) with water- saving devices</u>
Single family dwelling (1-2 bedrooms; less than 1,500 sf)	225	180
Single family dwelling (3 bedrooms; less than 2,500 sf)	300	240
Single family dwelling (4 bedrooms; less than 3,500 sf)	375	300
Single family dwelling (5 bedrooms; less than 4,500 sf)	450	360
Single family dwelling (6 bedrooms; less than 5,500 sf)	525	420
Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller's knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer's choice.

Mym Baluy
Signature of Seller

2-9-24
Date

Signature of Seller

Date

Receipt acknowledged by:

Mym Baluy
Signature of Buyer

2-9-24
Date

Signature of Buyer

Date

Block Creek Aerobic Services, LLC
444 A Old Hwy No 9
Comfort, TX 78013

Printed: 11/21/2023 Insp ID #: 148314

Phone: (830) 995-3189
Fax: (830) 995-4051

To: Ryan Bailey
104 Falcon Crest
Boerne, TX 78006

Permit #:

Main Phone: (269) 317-7699
Work:
Cell Phone: (704) 307-7868
Alt Cell:

Customer ID: 2763

Contract Dates: 7/17/2021 - 7/17/2024

Scheduled Date: 11/17/2023 Inspection 7 of 9

Installed: 7/17/2014

Warranty End: 7/17/2016

Agency: Kendall County Sanitation
County:

Mfg / Brand: Advantage Wastewater LLC - Nu Water

Treatment Type: Aerobic With Chlorine System S/N: 2335

Disposal: Surface Application

GPS Coordinates: Latitude: 29.87276 Longitude: -98.64346

Service Type: Scheduled Inspection

☒ This counts as a type of "Scheduled Inspection"

Entered By: Trenton L Soldan

Visit Date: 11/21/2023

Time In: 1:56

Method: Grab

Technician: Trenton L Soldan

Maint. Provider: Rudy Carson

Aerators: Operational

Filters: Operational

Irrigation Pumps: Operational

Disinfection Device: Operational

Chlorine Supply: Operational

Chlorine Residual: 1

Sludge Levels

For Tank 1: 12"

For Tank 2: 10"

For Tank 3: 0"

Floats: OP

Timer: OP

Air Filter: Good

Turbidity: Good

Electric Circuits: Operational

Distribution System: Operational

Sprayfield Veg: Operational

Tank Lid / Riser: Secured

Color: Good

Odor: Good

Alarm: Operational

Comments

- Scum in pretreatment is 3"
- Cleaned compressor filter - Technician Secured the Tank Lid and/or Riser prior to leaving location.
- Add Bleach

☒ Service Completed

Site: 104 Falcon Crest, Boerne, TX 78006

Provider: **Rudy Carson**

Technician: **Trenton L Soldan**

License Info: MP0002036 Expires: 11/30/2025

License Info: MT0002287 Expires: 3/31/2025