



# INFORMATION ABOUT ON-SITE SEWER FACILITY

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CONCERNING PROPERTY AT 2274 Royal Gate Dr, New Braunfels, Texas 78132

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

(1) Type of Treatment System:  Septic Tank  Aerobic Treatment  Unknown  
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(2) Type of Distribution System: Aerobic treatment with spray disposal  Unknown

(3) Approximate Location of Drain Field or Distribution System:  Unknown

South of the driveway and between street and house, set back from house. Two sprinkler heads south and west of tanks.

(4) Installer: Hill Country Excavation and Aerobic Services of South Texas  Unknown

(5) Approximate Age: 13 years  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: Aerobic Services of South Texas

Phone: 830-964-2365 contract expiration date: 20 July 2025

*(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? 2018

(3) Is Seller aware of any defect or malfunction in the on-site sewer facility?  Yes  No

If yes, explain:

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(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  other

Comal County Floodplain Development Permit



- (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.**

**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.**

*Jayne A Manuel* \_\_\_\_\_ 10/04/2024  
 Signature of Seller Date

\_\_\_\_\_  
 Signature of Seller Date

Receipt acknowledged by:

\_\_\_\_\_  
 Signature of Buyer Date

\_\_\_\_\_  
 Signature of Buyer Date

