



# INFORMATION ABOUT ON-SITE SEWER FACILITY

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## CONCERNING THE PROPERTY AT

4524 Sand Hill Ln  
Needville, Tx 77461

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

- (1) Type of Treatment System:  Septic Tank  Aerobic Treatment  Unknown
- (2) Type of Distribution System: Spray Head  Unknown
- (3) Approximate Location of Drain Field or Distribution System: Head in front  
2 in rear  Unknown
- (4) Installer: Alton Aerobic Wastewater LLC  Unknown
- (5) Approximate Age: Less ten 2yrs old  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: Alton Aerobic Water LLC  
Phone: (832) 595-4357 contract expiration date: 5/6/22  
*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? New Install  Yes  No
- (3) Is Seller aware of any defect or malfunction in the on-site sewer facility?  
If yes, explain: Attached Agreement  Yes  No

- (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 Attached 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.**

(TXR-1407) 1-7-04

Initialed for Identification by Buyer RL and Seller \_\_\_\_\_

Information about California's environmental agencies is available from the following sources:

- 1. Environmental Quality Improvement Act (EQIA) - provides information on environmental quality and acceptance of projects.
- 2. Environmental Quality Information Act (EQIA) - provides information on environmental quality and acceptance of projects.
- 3. Environmental Quality Information Act (EQIA) - provides information on environmental quality and acceptance of projects.

**ENVIRONMENTAL AGENCIES:** For more information on environmental quality and acceptance of projects, contact the following agencies:

- 1. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 2. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 3. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 4. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 5. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 6. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 7. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 8. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 9. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.
- 10. State Water Resources Control Board (SWRCB) - provides information on water quality and acceptance of projects.

This document is to be used by the buyer to provide information on the best of their knowledge and belief on the project. It is not to be used as a substitute for any inspection or investigation by an independent expert or other qualified person.

Signature of Buyer: \_\_\_\_\_  
Signature of Seller: \_\_\_\_\_  
Signature of Agent: \_\_\_\_\_

Signature of Buyer: \_\_\_\_\_  
Signature of Seller: \_\_\_\_\_  
Signature of Agent: \_\_\_\_\_

**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>	Usage (gal/day) without <u>water-saving devices</u>	Usage (gal/day) with <u>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.**

  
Signature of Seller

**Ricardo Ramos**

Date

Signature of Seller  
**Carmen Ricardo**

Date

Receipt acknowledged by:

Signature of Buyer

Date

Signature of Buyer

Date

Alton Veselka  
Alton's Aerobic Wastewater, LLC  
5230 Fenske Lane, Needville, Texas 77461  
Cell #832-595-4357

### Annual Service Agreement

In consideration of prepayment of the Service Agreement cost indicated below, Alton's Aerobic Wastewater, LLC agrees to the following:  
During the period from 5-6-20 to 5-6-22, to make three (3) inspection visits (every fourth (4<sup>th</sup>) month), unless otherwise specified, during which the electrical, mechanical and other applicable components are inspected; a visual assessment for color, turbidity, sludge and scum; and odor assessment for proper operation as per NSF/ANSI and TCEQ requirements.

Owner's Name: Ric Ramos  
Property Address: 4530 Seard Hill Ln  
Mailing Address: Needville TX 77461  
Email Address: \_\_\_\_\_

Telephone #: 630-317-4848 County: FT Bend  
Permit Number: 2020-147 (System Manufacturer) \_\_\_\_\_

Unless otherwise shown, the cost of this service agreement is \$200 for a period of one year and is non-refundable. Upon expiration of this service agreement, continuing service will be offered unless the owner is notified in writing, as mandated by State regulations. By signing this agreement, the owner is agreeing to allow the inspector access to the property for inspections and repairs as necessary. **This agreement is not valid without the owner's signature, inspector's signature, and receipt of service agreement fee.**

**IMPORTANT:** This service agreement is for state required inspection and testing only and does not cover the cost of service calls; labor or materials which are required due to misuse or abuse of the system; failure to maintain electrical power to the system; disposal of nonbiodegradable materials, chemicals, solvents, grease, oil, paint, etc.; restricting ventilation to the aerator; overloading the system above its rated capacity; introducing excessive waste to the system; or any other form of unusual abuse or usage contrary to the requirements as stated in the Operation Manual. Additional services, including replacement of components, laboratory test work, and pumping of unit or pre-tank will be done only with authorization from the owner and at an additional charge.

A sample shall be pulled from the system periodically to determine if there are excess solids in the treatment plant. If the test results determine a need for solids removal, the user will bear the cost and responsibility for doing so. **THIS AGREEMENT DOES NOT INCLUDE PUMPING SLUDGE FROM ANY PART OF THE SYSTEM.** If any improper operation is observed which cannot be corrected at the time, the user shall be notified of the conditions and the estimated date of correction with the owner's approval to repair.

If required, a chlorine residual test will be taken at each visit (BOD and TSS annually on commercial only). If a grab test is required, the owner will be responsible for the cost of the grab test.  
The owner is responsible for adding an appropriate disinfecting agent to the system. For an additional fee of \$50 per year, chlorine will be added by the inspector at the regularly scheduled inspection.

Alton's Aerobic Wastewater, LLC will be responsible for fulfilling the requirements of this service agreement, as well as responding to any complaints and/or addressing any concerns by the owner of the system. Complaints will be addressed within thirty (30) days of initial contact with a visit to the property.

Accepted by:  Date 3/14/20  
System Owner

Accepted by:  Date 3-14-20  
Alton Veselka

4524 Sand Hill Ln  
 Needville, TX 77461  
 0520 C KETTLER  
 ACRES 3, (405 X 322.66)  
 Fort Bend County  
 Property ID: 48260

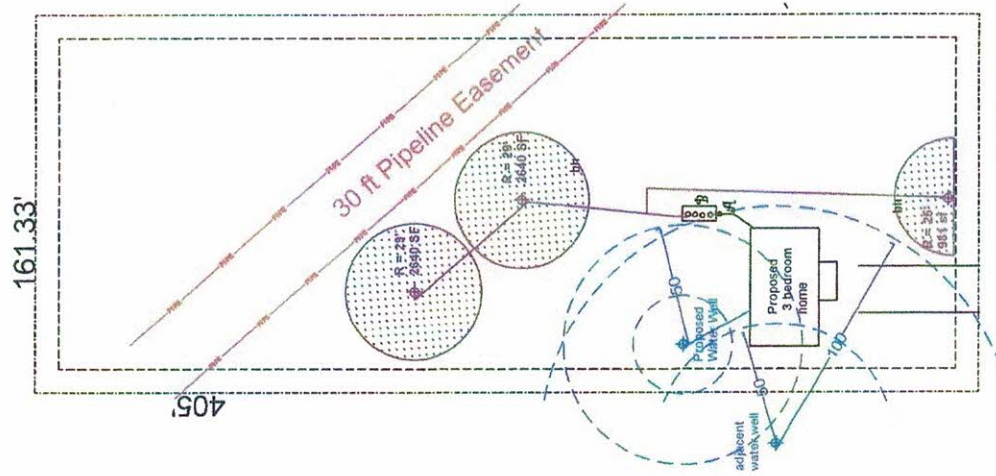
Calculations:  
 Proposed 3 bedroom home with  
 ULF fixtures & less than 2500 SF  
 Q: 240 Gallons Per Day  
 Application Rate: .041  
 Spray Area Required: 5854 SF  
 Spray Area Shown: 6261 SF

Total Dynamic Head:  
 $(1.2)/(2.31)(1.97/100)(\sim 275 \text{ ft}) = 15.01$   
 $15.01 + 5 + 69.4 = 89.41$   
 Pump must deliver  
 ~9 gpm @ 89.41 ft of head

Night Time Spray:  
 Set timer to spray between 2am - 5am

Legend:

- A: 4" SCH 40 PVC sewer pipe  
 & 4" SCH 40 PVC 2-way clean out
- B: Proposed septic tank battery  
 -500 Gallon Pretreatment Tank  
 -500 Gallon Aerobic Treatment Unit  
 -Chlorinator  
 -750 Gallon Pump Tank
- Supply Line: 1" SCH 40 Purple PVC  
 Spray Heads: K-Rain SUPERPRO RCW  
 bh: Bore Holes



SCALE: 1" = 80'

Slope: Less than 5%

Floodplain Determination:  
 Site is NOT located in the  
 100 YR Floodplain



4524 Sand Hill Lane

Attention Owner:  
Confidentiality Privilege Notice  
on reverse side of owner's copy.

Texas Department of Licensing and Regulation  
Water Well Driller/Pump Installer Section  
P.O. Box 12157 Austin, Texas 78711 (512)463-7880 FAX (512)463-8616  
Toll free (800)803-9202

This form must be completed  
and filed with the department  
and owner within 60 days  
upon completion of the well.

Email address: [water.well@license.state.tx.us](mailto:water.well@license.state.tx.us) Web address: [www.license.state.tx.us](http://www.license.state.tx.us)

WELL REPORT

A. WELL IDENTIFICATION AND LOCATION DATA

1) OWNER Name: Ric Ramos Address: 5702 SUNSET TRAIL City: NEEDVILLE State: TEXAS Zip: 77461

2) WELL LOCATION Well # or # of wells drilled: 16 County: FORT BEND Physical Address: 4530 SANDHILL LANE City: NEEDVILLE

3) Type of Work  New Well  Reconditioning  Replacement  Deepening  
 4) Proposed Use (check)  Monitor  Environmental Soil Boring  Domestic Extraction  Industrial  Irrigation  Injection  Closed-Loop Geothermal  De-watering  Testwell  Rig Supply  Stock  Public Supply - If Public Supply, were plans approved?  Yes  No

6) Drilling Date Started 4 / 1 / 120 Completed 4 / 2 / 120  
 Diameter of Hole  

Dia. (in)	From (ft)	To (ft)
	Surface	
<u>7 3/4</u>	<u>195</u>	<u>195</u>
<u>3 7/8</u>	<u>195</u>	<u>205</u>

From (ft)	To (ft)	Description and color of formation material
<u>0</u>	<u>60</u>	<u>TOP SOIL</u>
<u>60</u>	<u>65</u>	<u>CLAY</u>
<u>65</u>	<u>75</u>	<u>SAND</u>
<u>75</u>	<u>175</u>	<u>CLAY</u>
<u>175</u>	<u>195</u>	<u>SAND</u>
<u>195</u>	<u>205</u>	<u>CLAY</u>
		<u>SAND</u>

13) Plugged  Well plugged within 48 hours  
 Casing left in well: Cement/Bentonite placed in well: \_\_\_\_\_  
 From (ft) To (ft) From (ft) To (ft) # Sacks & Material used

14) Type Pump  Turbine  Jet  Submersible  Cylinder  
 Depth to pump bowls, cylinder, jet etc., \_\_\_\_\_ ft.

15) Water Test Type test  Pump  Bailer  Jetted  Estimated  
 Yield: \_\_\_\_\_ gpm with \_\_\_\_\_ ft. drawdown after \_\_\_\_\_ hrs.

16) Water Quality Good Depth of Strata: 10 Was a chemical analysis made?  Yes  No  
 Did you knowingly penetrate a strata which contains undesirable constituents?  Yes  No If yes, Continue:  
 Check One:  Naturally poor-quality groundwater - type \_\_\_\_\_  Hydrocarbons (i.e. gas, oil, etc.)  
 Hazardous material/waste contamination encountered  Other (describe) \_\_\_\_\_  
 I certify that while drilling, deepening, or otherwise altering the above described well, undesirable water or constituents was encountered and the landowner was informed that such well must be completed or plugged in such a manner as to avoid injury or pollution.

By signing this well report, I certify that I drilled or supervised the drilling of this well and that each and all of the statements herein are true and correct.  
 Company & Individual's Name: (type or print) ONDREY WATER-WELL SERVICE Lic. No.: 2131 LNW/KL

Address: 7024 Hwy 36-S City: ROSENBERG State: TEXAS Zip 77471

Signature: Robert L Ondrey Date: 4 / 2 / 120 Signature: \_\_\_\_\_  
 Driller/Pump Installer

Mayra Maloney - Field Rep Rosen 2-17-20

# ONDREY WATER WELL SERVICE

7024 HIGHWAY 36 SOUTH ROSENBERG, TEXAS 77471

RUSSELL ONDREY # 1703 <sup>717</sup> 281 252 1288 281-342-2020

ROBERT ONDREY # 2131 713 253 117 PROPOSAL

Regulated by TDLR - Phone: 1-800-802-9202

PROPOSAL SUBMITTED TO		PHONE	DATE
CARMEN + RIC RAMOS		708-833-1000	3-19-20
STREET		JOB NAME	
4530		4530	
CITY, STATE AND ZIP CODE		JOB LOCATION	
4589 5702 Sunset Trail		4524 SAND HILL LANE, NEEDVILLE, TEXAS	
ARCHITECT		JOB PHONE	
Needville TX 77461		4530	
DATE OF PLANS			

We hereby submit specifications and estimates for: 240 ft. 4" well

Drilling + PVC 4" casing, 10' x 2 1/2" plastic man + work valve

1 1/2 hp. Pump + Control (20gpm), 120 gal. Fiberglass tank + P244 tank

126 ft. of 1 1/4" SCH 80 pipe, 120 ft. of 12-3 WC sub. cable

Package, fittings + cement \$7000.00 each well

If well is deeper or shallower \$90.00 a foot either way

If we have to run any lines \$12.00 a ft.

Ondrey Water Well Service is not responsible for damage to property while entering, performing work or exiting property. All precautions will be taken.

**We Propose** hereby to furnish material and labor -- complete in accordance with above specifications, for the sum of: \_\_\_\_\_ dollars (\$ \_\_\_\_\_ )

Payment to be made as follows: TO BE PAID IN FULL UPON COMPLETION

All material is guaranteed to be specified, and the above work to be performed in accordance with the drawings and specifications submitted for above work and completed in a substantial workmanlike manner.

Authorized Signature Lillie Ondrey

Note: This proposal may be withdrawn by us if not accepted within 30 days.

**Acceptance of Proposal** - The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance \_\_\_\_\_ Signature Ric Ramos