Brooke T. Paup, *Chairwoman*Bobby Janecka, *Commissioner*Catarina R. Gonzales, *Commissioner*Kelly Keel, *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

April 9, 2025

To: Persons on the Attached Mailing List (Via email only)

Re: Executive Director's Request for Remand regarding a Default Order concerning BRGSSC,

LLC; TCEQ Docket No. 2021-1444-EAQ-E

The above-referenced matter is currently scheduled to be considered by the Texas Commission on Environmental Quality at its April 17, 2025, public meeting. However, the Executive Director filed a request to remand this item on April 9, 2025, as the Respondent in this case filed an Answer on April 8, 2025. Pursuant to 30 TAC § 10.4, this matter is hereby remanded to the Executive Director.

If you have any questions about this matter, please contact Dinniah Tadema, Assistant General Counsel at Dinniah. Tadema@tceq.texas.gov.

wwy of

General Counsel

Mailing List

Mailing List BRGSSC, LLC TCEQ Docket No. 2021-1444-EAQ-E

Gerardo Briseno Richards, Legal Representative Nick Zapiain, representative of record BRGSSC, LLC 210/274-0072 FAX 210/519-0080 Zapiain.g@gmail.com

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Jennifer.Peltier@tceq.texas.gov

Sheldon Wayne
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Sheldon.Wayne@tceq.texas.gov

Docket Clerk
TCEQ Office of Chief Clerk MC 105
P.O. Box 13087
Austin, Texas 78711-3087
512/239-3300 FAX 512/239-3311
https://www.tceq.texas.gov/goto/eFilings

Ryan Vise TCEQ External Relations Division MC 118 P.O. Box 13087 Austin, Texas 78711-3087 512/239-0010 FAX 512/239-5000 pep@tceq.texas.gov

TCEQ Interoffice Memorandum

To: Mary Smith, General Counsel

Greg Merrell, Assistant General Counsel

Thru: Anna Treadwell, Senior Attorney

AM/Litigation Division

From: O Jennifer Peltier, Staff Attorney

Litigation Division

Date: April 9, 2025

Subject: Request for Remand

April 17, 2025 Commission Agenda

Draft Item No. 7 - BRGSSC, LLC Docket No. 2021-1444-EAQ-E

The Executive Director respectfully requests that the above-referenced item be remanded to the Executive Director. Respondent emailed an answer on April 8, 2025.

Respondent Contact:

Gerardo Briseno Richards, Legal Representative Nick Zapiain, representative of record BRGSSC, LLC

Contact information for Nick Zapiain

Phone: 210-274-0072 Fax: 210-519-0080

Email: zapiain.g@gmail.com

Respondent has been notified of this Request for Remand. Please do not hesitate to call me at (512) 239-0544 if you have any questions regarding this matter.

cc: Mark Gramble, Enforcement Coordinator

Joy Thurston-Cook, San Antonio Regional Office Sheldon Wayne, Office of Public Interest Counsel

Michael Parrish, Enforcement Division Leslie Gann, Enforcement Division Stuart Beckley, Enforcement Division Gill Valls, Office of the General Counsel

Nick Zapiain

EXECUTIVE SUMMARY - ENFORCEMENT MATTER - CASE No. 61530 BRGSSC, LLC RN106475098

Docket No. 2021-1444-EAQ-E

Order Type: Default Order

Media:

EAQ

Small Business:

Yes

Location Where Violation Occurred:

south side of Redland Road, approximately 4,200 feet North of Loop 1604, San Antonio, Bexar County

Type of Operation:

commercial property

Other Significant Matters:

Additional Pending Enforcement Actions: None Past-Due Penalties: None Past-Due Fees: None Other: None Interested Third Parties: None

Texas Register Publication Date: March 7, 2025

Comments Received: None

Penalty Information

Total Penalty Assessed:\$7,500Total Paid to General Revenue:\$0Total Due to General Revenue:\$7,500

Compliance History Classifications:

Person/CN - High Site/RN - High

Major Source: No Statutory Limit Adjustment: None

Applicable Penalty Policy: January 28, 2021

Investigation Information

Complaint Date: N/A

Dates of Investigation: April 4, 2018; July 12, 2021

Date of NOV: N/A

Date of NOE: July 29, 2021

EXECUTIVE SUMMARY – ENFORCEMENT MATTER – CASE NO. 61530 BRGSSC, LLC RN106475098 Docket No. 2021-1444-EAQ-E

Violation Information

Failed to comply with conditions of an approved Edwards Aquifer Water Pollution Abatement Plan ("WPAP") modification [30 Tex. ADMIN. CODE § 213.4(k) and Edwards Aquifer ("WPAP") No. 13-15070301, Permanent Pollution Abatement Measures].

Corrective Actions/Technical Requirements

Corrective Action Completed:

The Executive Director recognizes that Respondent no longer owns or operates the Facility as of October 3, 2022.

Technical Requirements:

Date Answer Filed:

None

Litigation Information

Contact Information

Date Petition Filed:October 2, 2024Date of Service:October 12, 2024

N/A

TCEQ Attorneys: Jennifer Peltier, Litigation Division, (512) 239-3400

Sheldon Wayne, Public Interest Counsel, (512) 239-6363

TCEQ Litigation Agenda Coordinator: Katherine McKenzie, Litigation Division, (512) 239-2575

TCEQ Enforcement Coordinator: Mark Gamble, Enforcement Division, (512) 239-2587

TCEQ Regional Contact: Joy Thurston-Cook, San Antonio Regional Office, (210) 490 3096

Respondent Contact: Jorge Mosqueda, BRGSSC, LLC, 17503 La Cantera Parkway, Suite 104-170,

San Antonio, Texas 78257; B Richards Group, Member, BRGSSC, LLC, 19715 Messina, San Antonio, Texas 78258; B Richards Group, Member, BRGSSC, LLC,

20403 Encino Ledge, Unit 591711, San Antonio, Texas 78259

Respondent's Attorney: N/A



Penalty Calculation Worksheet (PCW)

Policy Revision 5 (January 28, 2021) PCW Revision February 11, 2021

 DATES
 Assigned
 11-Oct-2021

 PCW
 17-Mar-2022

PCW 17-Mar-2022 Screening 20-Oct-2021 EPA Due

RESPONDENT/FACILITY INFORMATION

Respondent BRGSSC, LLC

Reg. Ent. Ref. No. RN106475098

Facility/Site Region 13-San Antonio Major/Minor Source Minor

CASE INFORMATION

Enf./Case ID No. 61530
Docket No. 2021-1444-EAQ-E
Media Program(s) Edwards Aquifer
Multi-Media

Multi-Media

Admin. Penalty \$ Limit Minimum

Sequence Adminum

No. of Violations
Order Type
Order Type
Office Coordinator
Enf. Coordinator
EC's Team
Enforcement Team 3

	Pena	Ity Calculation	Sectio	n		
TOTAL BASE PENA	LTY (Sum of violation	n base penalties)		Subtotal 1	\$7,500
ADJUSTMENTS (+	/-) TO SUBTOTAL 1					
Subtotals 2-7 are of Compliance Hi	tained by multiplying the Total Bas story		ne indicated pe justment		als 2, 3, & 7	-\$750
Notes	Reduction for	High Performer Class	sification.			
Culpability	No	0.0% Enh	ancement		Subtotal 4	\$0
Notes	The Respondent do	pes not meet the culp	ability criter	ia.		
Good Faith Eff	ort to Comply Total Adjust	tments			Subtotal 5	\$0
Economic Ben	Total EB Amounts \$12,509 Cost of Compliance \$25,000	0.0% Enhan	icement* e Total EB \$ Ar	mount	Subtotal 6	\$0
	,					
SUM OF SUBTOTA	LS 1-7			Fin	nal Subtotal	\$6,750
OTHER FACTORS A	AS JUSTICE MAY REQUESTION Subtotal by the indicated percentage	JIRE	11.1%	,	Adjustment	\$750
Notes	Enhancement to offset the		erformer Cla	ssification.		
				Final Pena	Ity Amount	\$7,500
STATUTORY LIMIT	ADJUSTMENT			Final Assess	sed Penalty	\$7,500
DEFERRAL Reduces the Final Assessed Re	nalty by the indicated percentage.		0.0%	Reduction	Adjustment	\$0
Notes	· · · · · · · · · · · · · · · · · · ·	red for non-expedited	l settlement			
PAYABLE PENALT	1					\$7,500

Policy Revision 5 (January 28, 2021) PCW Revision February 11, 2021

PCW

Case ID No. 61530

Reg. Ent. Reference No. RN106475098

Media Edwards Aquifer

Enf. Coordinator Steven Van Landingham

Compliance History Worksheet >> Compliance History Site Enhancement (Subtotal 2)							
>> (Compliance Hist	Number of	Number	Adjust.			
	NOVs	Written notices of violation ("NOVs") with same or similar violations as those in the current enforcement action (number of NOVs meeting criteria)	0	0%			
		Other written NOVs	0	0%			
		Any agreed final enforcement orders containing a denial of liability (number of orders meeting criteria)	0	0%			
	Orders	0	0%				
	Any non-adjudicated final court judgments or consent decrees containing a denial of liability of this state or the federal government (number of judgments or consent decrees meeting criteria)		0	0%			
	and Consent Decrees	Any adjudicated final court judgments and default judgments, or non-adjudicated final court judgments or consent decrees without a denial of liability, of this state or the federal government	0	0%			
	Convictions	Any criminal convictions of this state or the federal government (number of counts)	0	0%			
	Emissions	Chronic excessive emissions events (number of events)	0	0%			
	Letters notifying the executive director of an intended audit conducted under the Texas Environmental, Health, and Safety Audit Privilege Act, 74th Legislature, 1995 (number of audits for which notices were submitted)		0	0%			
	Disclosures of violations under the Texas Environmental, Health, and Safety Audit Privilege Act, 74th Legislature, 1995 (number of audits for which violations were disclosed)		0	0%			
		T T					
		Environmental management systems in place for one year or more	No	0%			
	Other	Voluntary on-site compliance assessments conducted by the executive director under a special assistance program	No	0%			
		Participation in a voluntary pollution reduction program	No	0%			
		Early compliance with, or offer of a product that meets future state or federal government environmental requirements	No	0%			
		Adjustment Per	centage (Sub	ototal 2) 0%			
>> I	Repeat Violator	(Subtotal 3)					
No Adjustment Percentage (Subtotal 3) 0%							
>> Compliance History Person Classification (Subtotal 7)							
	High Performer Adjustment Percentage (Subtotal 7) -10%						
>> Compliance History Summary							
Compliance History Notes Reduction for High Performer Classification.							
Total Compliance History Adjustment Percentage (Subtotals 2, 3, & 7) -10% >> Final Compliance History Adjustment							
	Final Adjustment Percentage *capped at 100% -10%						

	Screening Date		Docket No. 2021-1444-EAQ-E	PCW
	Respondent Case ID No.		Poli	icy Revision 5 (January 28, 2021) PCW Revision February 11, 2021
Reg.	Ent. Reference No.	RN106475098		
		Edwards Aquifer		
	Violation Number	Steven Van Landingham 1		
	Rule Cite(s)		nd Edwards Aquifer Water Pollution Abateme L, Permanent Pollution Abatement Measures	nt
	Violation Description	modification. Specifically, a WPAP construction of a sedimentation/fi	ons of an approved Edwards Aquifer WPAP approved on September 14, 2015 required to iltration basin to treat stormwater runoff wit rant, and the basin was not created.	
			Base Pena	\$25,000
>> En	vironmental, Prope	ty and Human Health Matri	ix	
	Release	Harm Major Moderate Min	or	
OR	Actua		D	
	Potentia	X	Percent 15.0%	
>>Pro	grammatic Matrix			
	Falsification	Major Moderate Min	Percent 0.0%	
			0.070	
			be exposed to pollutants that would exceed environmental receptors as a result of the on.	
			Adjustment \$21,2	50
			,	<u> </u>
				\$3,750
Violati	on Events			
	Number of N	iolation Events 2	100 Number of violation days	
		daily weekly monthly quarterly semiannual annual single event	Violation Base Pena	\$7,500
	Two quart	erly events are recommended from October 20, 2021	the July 12, 2021 record review date to the screening date.	
Good F	Faith Efforts to Com	oly 0.0%	Reducti	on \$0
		Before NOE/NOV NOE/NO Extraordinary	OV to EDPRP/Settlement Offer	
		Ordinary		
		N/A x		
		NOTACII	pes not meet the good faith criteria for this violation.	
			Violation Subto	tal \$7,500
Econor	mic Benefit (EB) for	this violation	Statutory Limit Test	
	Estimat	d EB Amount \$12	2,509 Violation Final Penalty To	tal \$7,500
		This violation Fi	inal Assessed Penalty (adjusted for limit	\$7,500
				7: ,500

	E	conomic	Benefit	Wor	ksheet		
Respondent	BRGSSC, LLC						
Case ID No.							
Reg. Ent. Reference No.	RN106475098	3					
	Edwards Aquif						Years of
Violation No.						Percent Interest	Depreciation
						5.0	15
	Item Cost	Date Required	Final Date	Yrs	Interest Saved	Costs Saved	EB Amount
Item Description							
_							
Delayed Costs							
Equipment				0.00	\$0	\$0	\$0
Buildings				0.00	\$0	\$0	\$0
Other (as needed)				0.00	\$0	\$0	\$0
Engineering/Construction	\$25,000	14-Sep-2015	5-Nov-2022	7.15	\$596	\$11,913	\$12,509
Land				0.00	\$0	n/a	\$0
Record Keeping System				0.00	\$0	n/a	\$0
Training/Sampling				0.00	\$0	n/a	\$0
Remediation/Disposal				0.00	\$0	n/a	\$0
Permit Costs				0.00	\$0	n/a	\$0
Other (as needed)				0.00	\$0	n/a	\$0
Notes for DELAYED costs Estimated Engineering/Construction cost to construct a sedimentation/filtration basin. The Date Required is the WPAP approval date, and the Final Date is the esimated date of compliance.							
Avoided Costs	ANNU	ALIZE avoided c	osts before er			one-time avoided	
Disposal -				0.00	\$0	\$0	\$0
Personnel				0.00	\$0	\$0	\$0
Inspection/Reporting/Sampling				0.00	\$0 \$0	\$0 \$0	\$0 \$0
Supplies/Equipment Financial Assurance				0.00	\$0 \$0	\$0 \$0	\$0 \$0
ONE-TIME avoided costs				0.00	\$0	\$0	\$0
Other (as needed)				0.00	\$0	\$0 \$0	\$0
Notes for AVOIDED costs		<u>,,, , , , , , , , , , , , , , , , , , </u>		<u> 0.00</u>	1 40	Ψ0	4 0
Approx. Cost of Compliance		\$25,000			TOTAL		\$12,509

The TCEQ is committed to accessibility.

To request a more accessible version of this report, please contact the TCEQ Help Desk at (512) 239-4357.



Compliance History Report

Compliance History Report for CN604880484, RN106475098, Rating Year 2021 which includes Compliance History (CH) components from September 1, 2016, through August 31, 2021.

Customer, Respondent, or CN604880484, BRGSSC, LLC

Rating: 0.00

Owner/Operator: Regulated Entity:

RN106475098, THE POD

Classification: HIGH

Classification: HIGH

Rating: 0.00

Complexity Points:

4

Repeat Violator:

tating: 0.0

CH Group:

14 - Other

Location:

located on the south side of Redland Road, approximately 4,200 feet north of Loop 1604 in San Antonio, Bexar County, Texas

TCEQ Region:

REGION 13 - SAN ANTONIO

ID Number(s):

EDWARDS AQUIFER PERMIT 13-12071901

EDWARDS AQUIFER PERMIT 13-15070301

Rating Year: 2021

NO

Rating Date: 09/01/2021

Compliance History Period:

September 01, 2016 to August 31, 2021

Date Compliance History Report Prepared: March 17, 2022

Agency Decision Requiring Compliance History:

.

Enforcement

Component Period Selected:

March 17, 2017 to March 17, 2022

TCEQ Staff Member to Contact for Additional Information Regarding This Compliance History.

Name: Steven Van Landingham

Phone: (512) 239-5717

Site and Owner/Operator History:

1) Has the site been in existence and/or operation for the full five year compliance period?

YES

2) Has there been a (known) change in ownership/operator of the site during the compliance period?

NO

Components (Multimedia) for the Site Are Listed in Sections A - J

A. Final Orders, court judgments, and consent decrees:

N/A

B. Criminal convictions:

N/A

C. Chronic excessive emissions events:

N/A

D. The approval dates of investigations (CCEDS Inv. Track. No.):

N/A

E. Written notices of violations (NOV) (CCEDS Inv. Track. No.):

A notice of violation represents a written allegation of a violation of a specific regulatory requirement from the commission to a regulated entity. A notice of violation is not a final enforcement action, nor proof that a violation has actually occurred.

N/A

F. Environmental audits:

N/A

G. Type of environmental management systems (EMSs):

N/A

H. Voluntary on-site compliance assessment dates:

N/A

I. Participation in a voluntary pollution reduction program:

N/A

J. Early compliance:

N/A

Sites Outside of Texas:

N/A

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



IN THE MATTER OF AN	§	BEFORE THE
ENFORCEMENT ACTION	§	
CONCERNING	§	TEXAS COMMISSION ON
BRGSSC, LLC;	§	
RN106475098	8	ENVIRONMENTAL QUALITY

DEFAULT ORDER

DOCKET NO. 2021-1444-EAQ-E

The Commission makes the following Findings of Fact and Conclusions of Law:

FINDINGS OF FACT

- 1. Respondent owned and operated a commercial property located on the south side of Redland Road, approximately 4,200 feet North of Loop 1604 in San Antonio, Bexar County, Texas (the "Facility"). The Facility is near or adjacent to water in the state as defined in Tex. Water Code § 26.001.
- 2. During an investigation conducted on April 4, 2018, and a record review conducted on July 12, 2021, an investigator documented that Respondent failed to comply with conditions of an approved Edwards Aquifer Water Pollution Abatement Plan ("WPAP") modification. Specifically, a WPAP approved on September 14, 2015 required the construction of a sedimentation/filtration basin to treat stormwater runoff with the creation of a restaurant, and the basin was not constructed.
- 3. The Executive Director recognizes that Respondent no longer owns or operates the Facility as of October 3, 2022.
- 4. The Executive Director filed the "Executive Director's Preliminary Report and Petition Recommending that the Texas Commission on Environmental Quality Enter an Enforcement Order Assessing an Administrative Penalty Against BRGSSC, LLC" (the "EDPRP") in the TCEQ Chief Clerk's office on October 2, 2024.
- 5. By letter dated October 2, 2024, sent to Respondent's last known address via certified mail, return receipt requested, postage prepaid, the Executive Director served Respondent with notice of the EDPRP. According to the return receipt "green card," Respondent received notice of the EDPRP on October 12, 2024, as evidenced by the signature on the card.
- 6. More than 20 days have elapsed since Respondent received notice of the EDPRP. Respondent failed to file an answer and failed to request a hearing.

CONCLUSIONS OF LAW

- 1. As evidenced by Finding of Fact No. 1, Respondent is subject to the jurisdiction of the TCEQ pursuant to Tex. Water Code ch. 26 and the rules of the TCEQ.
- 2. As evidenced by Finding of Fact No. 2, Respondent failed to comply with conditions of an approved Edwards Aquifer WPAP modification, in violation of 30 Tex. ADMIN. CODE § 213.4(k) and Edwards Aquifer WPAP No. 13-15070301, Permanent Pollution Abatement Measures.

- 3. As evidenced by Findings of Fact Nos. 4 and 5, the Executive Director timely served Respondent with proper notice of the EDPRP, as required by Tex. Water Code § 7.055 and 30 Tex. Admin. Code § 70.104(b)(1).
- 4. As evidenced by Finding of Fact No. 6, Respondent failed to file a timely answer as required by Tex. Water Code § 7.056 and 30 Tex. Admin. Code § 70.105. Pursuant to Tex. Water Code § 7.057 and 30 Tex. Admin. Code § 70.106, the Commission may enter a Default Order against Respondent and assess the penalty recommended by the Executive Director.
- 5. Pursuant to Tex. Water Code § 7.051, the Commission has the authority to assess an administrative penalty against Respondent for violations of state statutes within TCEQ's jurisdiction, for violations of rules adopted under such statutes, or for violations of orders or permits issued under such statutes.
- 6. An administrative penalty in the amount of \$7,500 is justified by the facts recited in this Order, and considered in light of the factors set forth in Tex. WATER CODE § 7.053.
- 7. Tex. Water Code §§ 5.102 and 7.002 authorize the Commission to issue orders and make determinations necessary to effectuate the purposes of the statutes within its jurisdiction.

ORDERING PROVISIONS

NOW, THEREFORE, THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY ORDERS THAT:

- 1. Respondent is assessed an administrative penalty in the amount of \$7,500 for violations of state statutes and rules of the TCEQ. The payment of this penalty and Respondent's compliance with all the requirements set forth in this Order resolve only the matters set forth by this Order in this action. The Commission shall not be constrained in any manner from requiring corrective actions or penalties for violations which are not raised here.
- 2. The penalty assessed by this Order shall be paid within 30 days after the effective date of this Order. All checks submitted to pay the penalty imposed by this Order shall be made out to TCEQ and shall be sent with the notation "Re: BRGSSC, LLC; Docket No. 2021-1444-EAQ-E" to:

Financial Administration Division Revenue Operations Section Texas Commission on Environmental Quality Attention: Cashier's Office, MC 214 P.O. Box 13088 Austin, Texas 78711-3088

- 3. All relief not expressly granted in this Order is denied.
- 4. The provisions of this Order shall apply to and be binding upon Respondent.
- 5. The Executive Director may grant an extension of any deadline in this Order or in any plan, report, or other document submitted pursuant to this Order, upon a written and substantiated showing of good cause. All requests for extensions by Respondent shall be made in writing to the Executive Director. Extensions are not effective until Respondent receives written approval from the Executive Director. The determination of what constitutes good cause rests solely with the Executive Director.
- 6. If Respondent fails to comply with any of the Ordering Provisions in this Order within the prescribed schedules, and that failure is caused solely by an act of God, war, strike, riot, or other catastrophe, Respondent's failure to comply is not a violation of this Order. Respondent shall have the burden of establishing to the Executive Director's satisfaction that such an event has occurred. Respondent shall notify the Executive Director within seven days after Respondent becomes aware of a delaying event and shall take all reasonable measures to mitigate and minimize any delay.

- 7. The Executive Director may refer this matter to the Office of the Attorney General of the State of Texas ("OAG") for further enforcement proceedings without notice to Respondent if the Executive Director determines that Respondent has not complied with one or more of the terms or conditions in this Order.
- 8. The provisions of this Order are deemed severable, and, if a court of competent jurisdiction or other appropriate authority deems any provision of this Order unenforceable, the remaining provisions shall be valid and enforceable.
- 9. This Order shall terminate five years from its effective date or upon compliance with all the terms and conditions set forth in this Order, whichever is later.
- 10. The Chief Clerk shall provide a copy of this fully executed Order to each of the parties. By law, the effective date of this Order shall be the date the Order is final, as provided by 30 Tex. Admin. Code § 70.106(d) and Tex. Gov't Code § 2001.144.

SIGNATURE PAGE

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY					
For the Commission	Date				

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



UNSWORN DECLARATION OF JENNIFER PELTIER

"On behalf of the Executive Director of the Texas Commission on Environmental Quality, the 'Executive Director's Preliminary Report and Petition Recommending that the Texas Commission on Environmental Quality Enter an Enforcement Order Assessing an Administrative Penalty Against BRGSSC, LLC' (the "EDPRP") was filed in the TCEQ Chief Clerk's office on October 2, 2024.

The EDPRP was mailed to Respondent's last known address on October 2, 2024, via certified mail, return receipt requested, postage prepaid. According to the return receipt "green card," Respondent received notice of the EDPRP on October 12, 2024, as evidenced by the signature on the card.

More than 20 days have elapsed since Respondent received notice of the EDPRP. Respondent failed to file an answer and failed to request a hearing."

Executed III	114115	County,	
State of Texas,			
on the13 th _	day of	February	_ 2025
9	Per		
Declarant			