

Civitas at Buda, LLC

Civitas at Buda Water Resource Recovery Facility

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

APPLICATION FOR NEW

**TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM
PERMIT**

April 2022



**PERKINS
ENGINEERING
CONSULTANTS, INC.**

A Mead & Hunt Company



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
**DOMESTIC WASTEWATER PERMIT APPLICATION
 CHECKLIST**



Complete and submit this checklist with the application.

APPLICANT: Civitas at Buda, LLC

PERMIT NUMBER: N/A

Indicate if each of the following items is included in your application.

	Y	N		Y	N
Administrative Report 1.0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Original USGS Map	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Administrative Report 1.1	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Affected Landowners Map	<input checked="" type="checkbox"/>	<input type="checkbox"/>
SPIF	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Landowner Disk or Labels	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Core Data Form	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Buffer Zone Map	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Technical Report 1.0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Flow Diagram	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Technical Report 1.1	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Site Drawing	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 2.0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Original Photographs	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 2.1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Design Calculations	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 3.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Solids Management Plan	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 3.1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Water Balance	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Worksheet 3.2	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 3.3	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 4.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 5.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 6.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 7.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			

For TCEQ Use Only

Segment Number _____ County _____
 Expiration Date _____ Region _____
 Permit Number _____



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
**APPLICATION FOR A DOMESTIC WASTEWATER PERMIT
 ADMINISTRATIVE REPORT 1.0**

If you have questions about completing this form please contact the Applications Review and Processing Team at 512-239-4671.

Section 1. Application Fees (Instructions Page 29)

Indicate the amount submitted for the application fee (check only one).

Flow	New/Major Amendment	Renewal
<0.05 MGD	\$350.00 <input type="checkbox"/>	\$315.00 <input type="checkbox"/>
≥0.05 but <0.10 MGD	\$550.00 <input type="checkbox"/>	\$515.00 <input type="checkbox"/>
≥0.10 but <0.25 MGD	\$850.00 <input type="checkbox"/>	\$815.00 <input type="checkbox"/>
≥0.25 but <0.50 MGD	\$1,250.00 <input type="checkbox"/>	\$1,215.00 <input type="checkbox"/>
≥0.50 but <1.0 MGD	\$1,650.00 <input checked="" type="checkbox"/>	\$1,615.00 <input type="checkbox"/>
≥1.0 MGD	\$2,050.00 <input type="checkbox"/>	\$2,015.00 <input type="checkbox"/>

Minor Amendment (for any flow) \$150.00

Payment Information:

Mailed Check/Money Order Number:
 Check/Money Order Amount:
 Name Printed on Check:
 EPAY Voucher Number: 572437, 572438
 Copy of Payment Voucher enclosed? Yes

Section 2. Type of Application (Instructions Page 29)

- | | |
|---|---|
| <input checked="" type="checkbox"/> New TPDES | <input type="checkbox"/> New TLAP |
| <input type="checkbox"/> Major Amendment <u>with</u> Renewal | <input type="checkbox"/> Minor Amendment <u>with</u> Renewal |
| <input type="checkbox"/> Major Amendment <u>without</u> Renewal | <input type="checkbox"/> Minor Amendment <u>without</u> Renewal |
| <input type="checkbox"/> Renewal without changes | <input type="checkbox"/> Minor Modification of permit |

For amendments or modifications, describe the proposed changes:

For existing permits:

Permit Number: WQ00

EPA I.D. (TPDES only): TX

TCEQ ePay Voucher Receipt

Transaction Information

Voucher Number: 572437
Trace Number: 582EA000487139
Date: 04/07/2022 11:24 AM
Payment Method: CC - Authorization 0000095064
Voucher Amount: \$1,600.00
Fee Type: WW PERMIT - FACILITY WITH FLOW >= .50 & < 1.0 MGD - NEW AND MAJOR AMENDMENTS
ePay Actor: JANET SIMS

Payment Contact Information

Name: JANET SIMS
Company: MEAD & HUNT
Address: 8217 SHOAL CREEK BOULEVARD, AUSTIN, TX 78757
Phone: 512-695-2468

Site Information

Site Name: CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
Site Location: ONE MILE NE OF THE INTERSECTION OF CR 120 AND CR 107 SOUTH OF CREEDMORE

Customer Information

Customer Name: CIVITAS AT BUDA LLC
Customer Address: 5599 SAN FELIPE ST STE 56, HOUSTON, TX 77056

TCEQ ePay Voucher Receipt

Transaction Information

Voucher Number: 572438
Trace Number: 582EA000487139
Date: 04/07/2022 11:24 AM
Payment Method: CC - Authorization 0000095064
Voucher Amount: \$50.00
Fee Type: 30 TAC 305.53B WQ NOTIFICATION FEE
ePay Actor: JANET SIMS

Payment Contact Information

Name: JANET SIMS
Company: MEAD & HUNT
Address: 8217 SHOAL CREEK BOULEVARD, AUSTIN, TX 78757
Phone: 512-695-2468

Expiration Date: N/A

Section 3. Facility Owner (Applicant) and Co-Applciant Information (Instructions Page 29)

A. The owner of the facility must apply for the permit.

What is the Legal Name of the entity (applicant) applying for this permit?

Civitas at Buda, LLC

(The legal name must be spelled exactly as filed with the Texas Secretary of State, County, or in the legal documents forming the entity.)

If the applicant is currently a customer with the TCEQ, what is the Customer Number (CN)? You may search for your CN on the TCEQ website at <http://www15.tceq.texas.gov/crpub/>

CN: N/A

What is the name and title of the person signing the application? The person must be an executive official meeting signatory requirements in 30 TAC § 305.44.

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Louis Mertz

Credential (P.E, P.G., Ph.D., etc.):

Title: Manager

B. Co-applicant information. Complete this section only if another person or entity is required to apply as a co-permittee.

What is the Legal Name of the co-applicant applying for this permit?

N/A

(The legal name must be spelled exactly as filed with the TX SOS, with the County, or in the legal documents forming the entity.)

If the co-applicant is currently a customer with the TCEQ, what is the Customer Number (CN)? You may search for your CN on the TCEQ website at:

<http://www15.tceq.texas.gov/crpub/>

CN:

What is the name and title of the person signing the application? The person must be an executive official meeting signatory requirements in 30 TAC § 305.44.

Prefix (Mr., Ms., Miss):

First and Last Name:

Credential (P.E, P.G., Ph.D., etc.):

Title:

Provide a brief description of the need for a co-permittee: [REDACTED]

C. Core Data Form

Complete the Core Data Form for each customer and include as an attachment. If the customer type selected on the Core Data Form is **Individual**, complete **Attachment 1** of Administrative Report 1.0.

Attachment: A

Section 4. Application Contact Information (Instructions Page 30)

This is the person(s) TCEQ will contact if additional information is needed about this application. Provide a contact for administrative questions and technical questions.

A. Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 548-0960 Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: rjain@scipioventures.com

Check one or both: Administrative Contact Technical Contact

B. Prefix (Mr., Ms., Miss): Ms.

First and Last Name: Janet Sims

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Project Manager

Organization Name: Mead & Hunt

Mailing Address: 8217 Shoal Creek Blvd., Suite 203

City, State, Zip Code: Austin, TX 78757

Phone No.: (512) 735-1001 Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: janet.sims@meadhunt.com

Check one or both: Administrative Contact Technical Contact

Section 5. Permit Contact Information (Instructions Page 30)

Provide two names of individuals that can be contacted throughout the permit term.

A. Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 548-0960 Ext.: [REDACTED]

Fax No.: [REDACTED]

E-mail Address: rjain@scipioventures.com

B. Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Louis Mertz

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Manager

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 485-1907 Ext.: [REDACTED]

Fax No.: [REDACTED]

E-mail Address: lmertz@scipioventures.com

Section 6. Billing Information (Instructions Page 30)

The permittee is responsible for paying the annual fee. The annual fee will be assessed to permits *in effect on September 1 of each year*. The TCEQ will send a bill to the address provided in this section. The permittee is responsible for terminating the permit when it is no longer needed (using form TCEQ-20029).

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Todd Ten Have

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Controller

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 844-5114 Ext.: [REDACTED]

Fax No.: [REDACTED]

E-mail Address: ttenhave@scipioventures.com

Section 7. DMR/MER Contact Information (Instructions Page 31)

Provide the name and complete mailing address of the person delegated to receive and submit Discharge Monitoring Reports (EPA 3320-1) or maintain Monthly Effluent Reports.

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 548-0960 Ext.: [REDACTED]

Fax No.: [REDACTED]

E-mail Address: rjain@scipioventures.com

DMR data is required to be submitted electronically. Create an account at:

<https://www.tceq.texas.gov/permitting/netdmr/netdmr.html>.

Section 8. Public Notice Information (Instructions Page 31)

A. Individual Publishing the Notices

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 548-0960 Ext.: [REDACTED]

Fax No.: [REDACTED]

E-mail Address: rjain@scipioventures.com

B. Method for Receiving Notice of Receipt and Intent to Obtain a Water Quality Permit Package

Indicate by a check mark the preferred method for receiving the first notice and instructions:

E-mail Address

Fax

Regular Mail

C. Contact person to be listed in the Notices

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Phone No.: (832) 548-0960 Ext.: [REDACTED]

E-mail: rjain@scipioventures.com

D. Public Viewing Information

If the facility or outfall is located in more than one county, a public viewing place for each county must be provided.

Public building name: Buda Public Library

Location within the building: Information Desk

Physical Address of Building: 405 East Loop Street, Suite 100

City: Buda

County: Hays

Contact Name: Angie Donahue

Phone No.: (512) 295-5899 Ext.: [REDACTED]

E. Bilingual Notice Requirements:

This information **is required** for **new, major amendment, and renewal applications**. It is not required for minor amendment or minor modification applications.

This section of the application is only used to determine if alternative language notices will be needed. Complete instructions on publishing the alternative language notices will be in your public notice package.

Please call the bilingual/ESL coordinator at the nearest elementary and middle schools and obtain the following information to determine whether an alternative language notices are required.

1. Is a bilingual education program required by the Texas Education Code at the elementary or middle school nearest to the facility or proposed facility?

Yes No

If **no**, publication of an alternative language notice is not required; **skip to** Section 9 below.

2. Are the students who attend either the elementary school or the middle school enrolled in a bilingual education program at that school?

Yes No

3. Do the students at these schools attend a bilingual education program at another location?

Yes No

4. Would the school be required to provide a bilingual education program but the school has waived out of this requirement under 19 TAC §89.1205(g)?
- Yes No
5. If the answer is yes to question 1, 2, 3, or 4, public notices in an alternative language are required. Which language is required by the bilingual program? Spanish

Section 9. Regulated Entity and Permitted Site Information (Instructions Page 33)

A. If the site is currently regulated by TCEQ, provide the Regulated Entity Number (RN) issued to this site. RN This application is for a New Entity.

Search the TCEQ’s Central Registry at <http://www15.tceq.texas.gov/crpub/> to determine if the site is currently regulated by TCEQ.

B. Name of project or site (the name known by the community where located):

Civitas at Buda Water Resource Recovery Facility

C. Owner of treatment facility: Civitas at Buda, LLC

Ownership of Facility: Public Private Both Federal

D. Owner of land where treatment facility is or will be:

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Louis Mertz

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 485-1907

E-mail Address: lmertz@scipioventures.com

If the landowner is not the same person as the facility owner or co-applicant, attach a lease agreement or deed recorded easement. See instructions.

Attachment: 

E. Owner of effluent disposal site:

Prefix (Mr., Ms., Miss): N/A

First and Last Name: 

Mailing Address: 

City, State, Zip Code: 

Phone No.: 

E-mail Address: 

If the landowner is not the same person as the facility owner or co-applicant, attach a lease agreement or deed recorded easement. See instructions.

Attachment: 

F. Owner of sewage sludge disposal site (if authorization is requested for sludge disposal on property owned or controlled by the applicant):

Prefix (Mr., Ms., Miss): N/A

First and Last Name: [REDACTED]

Mailing Address: [REDACTED]

City, State, Zip Code: [REDACTED]

Phone No.: [REDACTED] E-mail Address: [REDACTED]

If the landowner is not the same person as the facility owner or co-applicant, attach a lease agreement or deed recorded easement. See instructions.

Attachment: [REDACTED]

Section 10. TPDES Discharge Information (Instructions Page 34)

A. Is the wastewater treatment facility location in the existing permit accurate?

Yes No

If **no**, or a new permit application, please give an accurate description:

The proposed facility location is approximately 1 mile northeast of the intersection of County Road 120 and County Road 107 in Hays County, Texas.

B. Are the point(s) of discharge and the discharge route(s) in the existing permit correct?

Yes No

If **no**, or a new or amendment permit application, provide an accurate description of the point of discharge and the discharge route to the nearest classified segment as defined in 30 TAC Chapter 307:

The discharge is to Elm Creek, thence to Plum Creek in Segment 1810 of the Guadalupe River Basin.

City nearest the outfall(s): Creedmore

County in which the outfalls(s) is/are located: Hays

Outfall Latitude: 30.053687

Longitude: -97.753691

C. Is or will the treated wastewater discharge to a city, county, or state highway right-of-way, or a flood control district drainage ditch?

Yes No

If **yes**, indicate by a check mark if:

Authorization granted Authorization pending

For **new and amendment** applications, provide copies of letters that show proof of contact and the approval letter upon receipt.

Attachment: N/A

- D. For all applications involving an average daily discharge of 5 MGD or more, provide the names of all counties located within 100 statute miles downstream of the point(s) of discharge.

N/A

Section 11. TLAP Disposal Information (Instructions Page 36)

- A. For TLAPs, is the location of the effluent disposal site in the existing permit accurate? **N/A**

Yes No

If **no**, or a new or amendment permit application, provide an accurate description of the disposal site location:

[Redacted]

B. City nearest the disposal site: [Redacted]

C. County in which the disposal site is located: [Redacted]

D. Disposal Site Latitude: [Redacted] Longitude: [Redacted]

- E. For TLAPs, describe the routing of effluent from the treatment facility to the disposal site:

[Redacted]

- F. For TLAPs, please identify the nearest watercourse to the disposal site to which rainfall runoff might flow if not contained:

[Redacted]

Section 12. Miscellaneous Information (Instructions Page 37)

- A. Is the facility located on or does the treated effluent cross American Indian Land?

Yes No

- B. If the existing permit contains an onsite sludge disposal authorization, is the location of the sewage sludge disposal site in the existing permit accurate?

Yes No Not Applicable

If No, or if a new onsite sludge disposal authorization is being requested in this permit application, provide an accurate location description of the sewage sludge disposal site.

C. Did any person formerly employed by the TCEQ represent your company and get paid for service regarding this application?

- Yes No

If yes, list each person formerly employed by the TCEQ who represented your company and was paid for service regarding the application:

D. Do you owe any fees to the TCEQ?

- Yes No

If yes, provide the following information:

Account number:

Amount past due:

E. Do you owe any penalties to the TCEQ?

- Yes No

If yes, please provide the following information:

Enforcement order number:

Amount past due:

Section 13. Attachments (Instructions Page 38)

Indicate which attachments are included with the Administrative Report. Check all that apply:

- Lease agreement or deed recorded easement, if the land where the treatment facility is located or the effluent disposal site are not owned by the applicant or co-applicant.
- Original full-size USGS Topographic Map with the following information:
 - Applicant's property boundary **See Attachment B.**
 - Treatment facility boundary
 - Labeled point of discharge for each discharge point (TPDES only)
 - Highlighted discharge route for each discharge point (TPDES only)
 - Onsite sewage sludge disposal site (if applicable)
 - Effluent disposal site boundaries (TLAP only)
 - New and future construction (if applicable)

- 1 mile radius information
- 3 miles downstream information (TPDES only)
- All ponds.

Attachment 1 for Individuals as co-applicants

Other Attachments. Please specify:

Attachments

- A. Core Data Form**
- B. USGS Map**
- C. Affected Landowners Information**
- D. Original Photographs**
- E. Buffer Zone Map**
- F. Treatment Units**
- G. Process Flow Diagram**
- H. Site Drawing**
- I. Sludge Acceptance Letter**
- J. Justification for Permit**
- K. Utility CCN Areas and Nearby Collection Systems**
- L. Design Calculations and Plant Features**
- M. Wind Rose**
- N. Sewage Sludge Solids Management Plan**

Section 14. Signature Page (Instructions Page 39)

If co-applicants are necessary, each entity must submit an original, separate signature page.

Permit Number: [REDACTED]

Applicant: Civitas at Buda, LLC

Certification:

I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

I further certify that I am authorized under 30 Texas Administrative Code § 305.44 to sign and submit this document, and can provide documentation in proof of such authorization upon request.

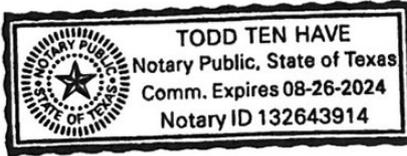
Signatory name (typed or printed): Louis Mertz

Signatory title: Manager

Signature: [Handwritten Signature] Date: 4/7/2022
(Use blue ink)

Subscribed and Sworn to before me by the said Louis Mertz
on this 7th day of April, 2022.
My commission expires on the 26th day of August, 2022.

[Handwritten Signature]
Notary Public



[SEAL]

Harris
County, Texas

DOMESTIC ADMINISTRATIVE REPORT 1.1

The following information is required for new and amendment applications.

Section 1. Affected Landowner Information (Instructions Page 41)

- A. Indicate by a check mark that the landowners map or drawing, with scale, includes the following information, as applicable: **See Attachment C.**
- The applicant's property boundaries
 - The facility site boundaries within the applicant's property boundaries
 - The distance the buffer zone falls into adjacent properties and the property boundaries of the landowners located within the buffer zone
 - The property boundaries of all landowners surrounding the applicant's property (Note: if the application is a major amendment for a lignite mine, the map must include the property boundaries of all landowners adjacent to the new facility (ponds).)
 - The point(s) of discharge and highlighted discharge route(s) clearly shown for one mile downstream
 - The property boundaries of the landowners located on both sides of the discharge route for one full stream mile downstream of the point of discharge
 - The property boundaries of the landowners along the watercourse for a one-half mile radius from the point of discharge if the point of discharge is into a lake, bay, estuary, or affected by tides
 - The boundaries of the effluent disposal site (for example, irrigation area or subsurface drainfield site) and all evaporation/holding ponds within the applicant's property
 - The property boundaries of all landowners surrounding the effluent disposal site
 - The boundaries of the sludge land application site (for land application of sewage sludge for beneficial use) and the property boundaries of landowners surrounding the applicant's property boundaries where the sewage sludge land application site is located
 - The property boundaries of landowners within one-half mile in all directions from the applicant's property boundaries where the sewage sludge disposal site (for example, sludge surface disposal site or sludge monofill) is located
- B. Indicate by a check mark that a separate list with the landowners' names and mailing addresses cross-referenced to the landowner's map has been provided.
- C. Indicate by a check mark in which format the landowners list is submitted:
- Readable/Writeable CD
 - Four sets of labels
- D. Provide the source of the landowners' names and mailing addresses: **Hays County Appraisal District**
- E. As required by *Texas Water Code § 5.115*, is any permanent school fund land affected by this application?
- Yes
 - No

If **yes**, provide the location and foreseeable impacts and effects this application has on the land(s):

Section 2. Original Photographs (Instructions Page 44)

Provide original ground level photographs. Indicate with checkmarks that the following information is provided. **See Attachment D.**

- At least one original photograph of the new or expanded treatment unit location
- At least two photographs of the existing/proposed point of discharge and as much area downstream (photo 1) and upstream (photo 2) as can be captured. If the discharge is to an open water body (e.g., lake, bay), the point of discharge should be in the right or left edge of each photograph showing the open water and with as much area on each respective side of the discharge as can be captured.
- At least one photograph of the existing/proposed effluent disposal site
- A plot plan or map showing the location and direction of each photograph

Section 3. Buffer Zone Map (Instructions Page 44)

A. Buffer zone map. Provide a buffer zone map on 8.5 x 11-inch paper with all of the following information. The applicant's property line and the buffer zone line may be distinguished by using dashes or symbols and appropriate labels. **See Attachment E.**

- The applicant's property boundary;
- The required buffer zone; and
- Each treatment unit; and
- The distance from each treatment unit to the property boundaries.

B. Buffer zone compliance method. Indicate how the buffer zone requirements will be met. Check all that apply.

- Ownership
- Restrictive easement
- Nuisance odor control
- Variance

C. Unsuitable site characteristics. Does the facility comply with the requirements regarding unsuitable site characteristic found in 30 TAC § 309.13(a) through (d)?

- Yes No

**TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
SUPPLEMENTAL PERMIT INFORMATION FORM (SPIF)**

**FOR AGENCIES REVIEWING DOMESTIC
TPDES WASTEWATER PERMIT APPLICATIONS**

TCEQ USE ONLY:

Application type: Renewal Major Amendment Minor Amendment New

County: _____ Segment Number: _____

Admin Complete Date: _____

Agency Receiving SPIF:

Texas Historical Commission

U.S. Fish and Wildlife

Texas Parks and Wildlife Department

U.S. Army Corps of Engineers

This form applies to TPDES permit applications only. (Instructions, Page 53)

The SPIF must be completed as a separate document. The TCEQ will mail a copy of the SPIF to each agency as required by the TCEQ agreement with EPA. If any of the items are not completely addressed or further information is needed, you will be contacted to provide the information before the permit is issued. Each item must be completely addressed.

Do not refer to a response of any item in the permit application form. Each attachment must be provided with this form separately from the administrative report of the application. The application will not be declared administratively complete without this form being completed in its entirety including all attachments.

The following applies to all applications:

1. Permittee: **Civitas at Buda, LLC**

Permit No. WQ00 _____

EPA ID No. TX _____

Address of the project (or a location description that includes street/highway, city/vicinity, and county):

The proposed facility is approximately 1 mile northeast of the intersection of County Road 120 and County Road 107 near the City of Creedmore, Texas in Hays County.

Provide the name, address, phone and fax number of an individual that can be contacted to answer specific questions about the property.

Prefix (Mr., Ms., Miss): **Mr.**

First and Last Name: **Louis Mertz**

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: **Manager**

Mailing Address: **5599 San Felipe Street, Suite 565**

City, State, Zip Code: **Houston, TX 77056**

Phone No.: **(832) 485-1907** Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: **lmertz@scipioventures.com**

- 2. List the county in which the facility is located: **Hays**
- 3. If the property is publicly owned and the owner is different than the permittee/applicant, please list the owner of the property.

The property is not publicly owned.

- 4. Provide a description of the effluent discharge route. The discharge route must follow the flow of effluent from the point of discharge to the nearest major watercourse (from the point of discharge to a classified segment as defined in 30 TAC Chapter 307). If known, please identify the classified segment number.

The discharge is to Elm Creek; thence to Plum Creek in Segment 1810 of the Guadalupe River Basin.

- 5. Please provide a separate 7.5-minute USGS quadrangle map with the project boundaries plotted and a general location map showing the project area. Please highlight the discharge route from the point of discharge for a distance of one mile downstream. (This map is required in addition to the map in the administrative report). **See SPIF-1 and SPIF-2.**

Provide original photographs of any structures 50 years or older on the property. **None**

Does your project involve any of the following? Check all that apply.

- Proposed access roads, utility lines, construction easements
- Visual effects that could damage or detract from a historic property's integrity
- Vibration effects during construction or as a result of project design
- Additional phases of development that are planned for the future
- Sealing caves, fractures, sinkholes, other karst features

Disturbance of vegetation or wetlands **Areas with agricultural vegetation will be developed. No wetland area will be disturbed.**

6. List proposed construction impact (surface acres to be impacted, depth of excavation, sealing of caves, or other karst features):

The estimated depth of excavation is 15 to 20 feet for a lift station wet well. Treatment plant facilities will be above grade. Some subgrade compaction may be needed following receipt of geotechnical report, but excavation will generally be limited to the lift station, piping connecting treatment units, shallow buried electrical duct banks and outfall pipe. There are no known caves.

7. Describe existing disturbances, vegetation, and land use:

The land is currently a grassy pasture area used for agricultural purposes.

THE FOLLOWING ITEMS APPLY ONLY TO APPLICATIONS FOR NEW TPDES PERMITS AND MAJOR AMENDMENTS TO TPDES PERMITS

8. List construction dates of all buildings and structures on the property:

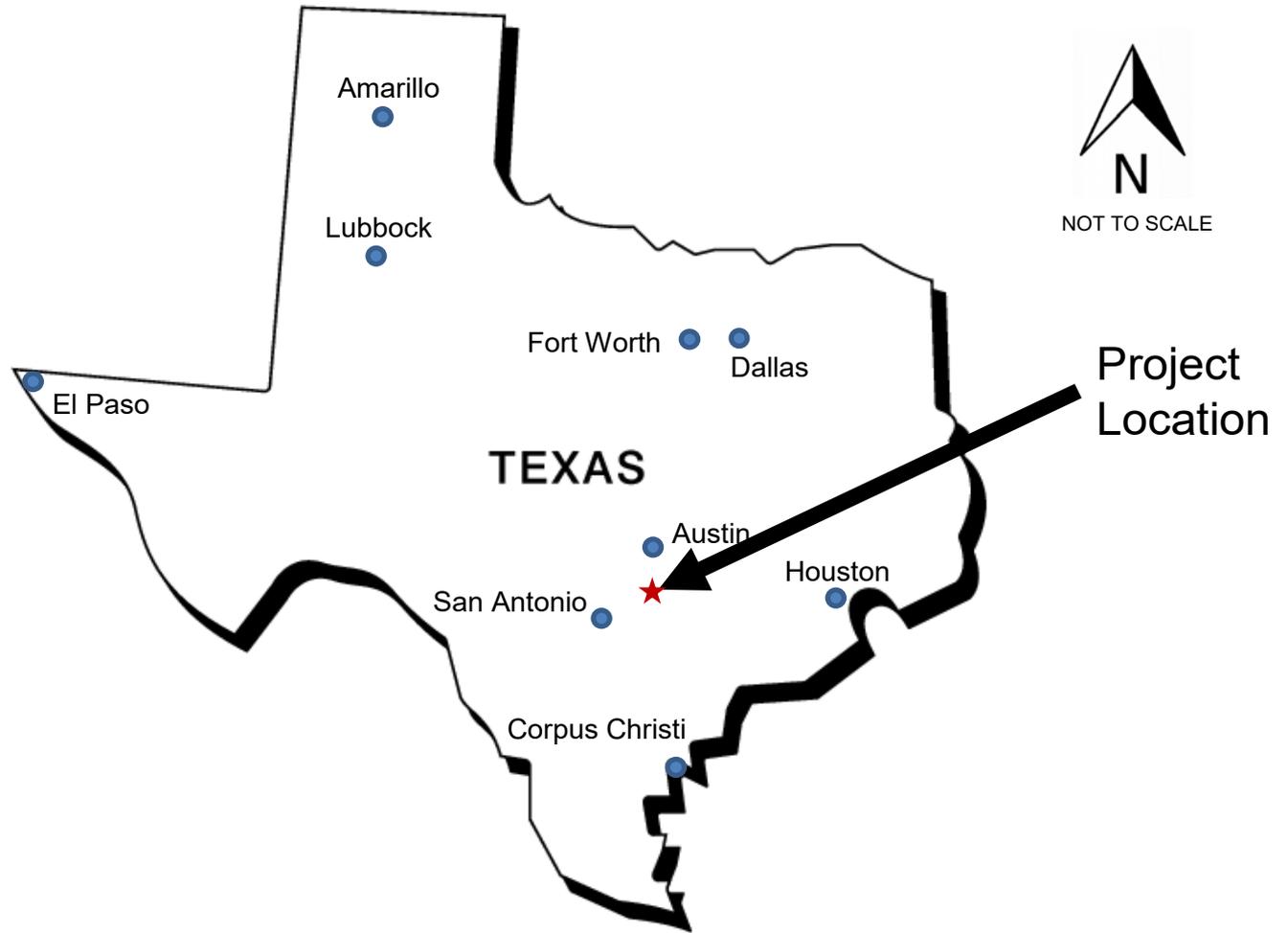
There are no buildings or structures on the wastewater treatment plant site.

9. Provide a brief history of the property, and name of the architect/builder, if known.

The property has been used for agricultural purposes.

Supplemental Permit Information Form

- **SPIF-1 General Location Map**
- **SPIF-2 USGS Map**

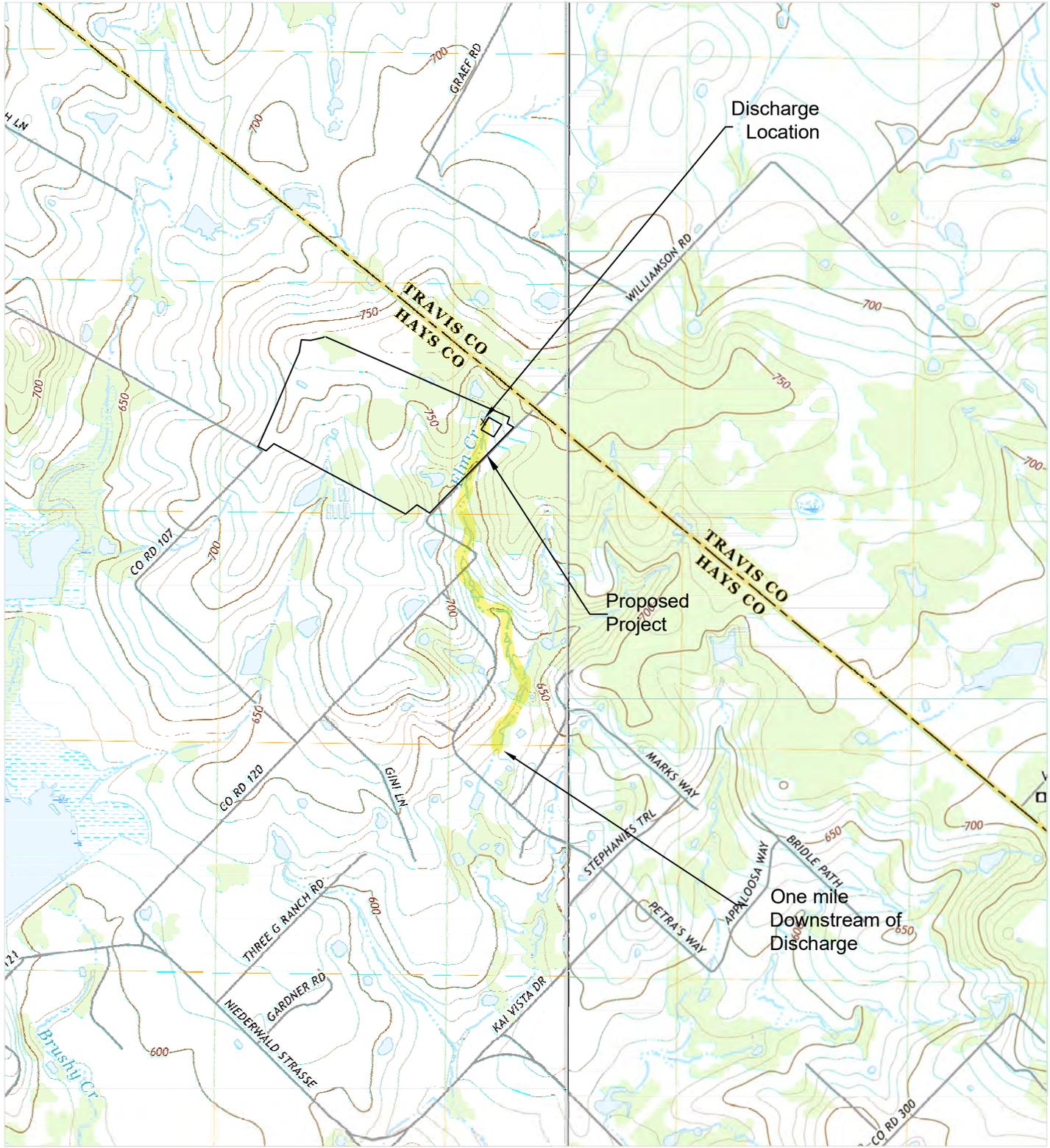


**SPIF-1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
GENERAL LOCATION MAP**



0 1

MILE
SCALE 1:24000



**SPIF-2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
USGS MAP**

CHECKLIST OF COMMON DEFICIENCIES

Below is a list of common deficiencies found during the administrative review of domestic wastewater permit applications. To ensure the timely processing of this application, please review the items below and indicate by checking Yes that each item is complete and in accordance applicable rules at 30 TAC Chapters 21, 281, and 305. If an item is not required this application, indicate by checking N/A where appropriate. Please do not submit the application until the items below have been addressed.

Core Data Form (TCEQ Form No. 10400) <i>(Required for all applications types. Must be completed in its entirety and signed. Note: Form may be signed by applicant representative.)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
Correct and Current Industrial Wastewater Permit Application Forms <i>(TCEQ Form Nos. 10053 and 10054. Version dated 6/25/2018 or later.)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
Water Quality Permit Payment Submittal Form (Page 19) <i>(Original payment sent to TCEQ Revenue Section. See instructions for mailing address.)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
7.5 Minute USGS Quadrangle Topographic Map Attached <i>(Full-size map if seeking "New" permit. 8 ½ x 11 acceptable for Renewals and Amendments)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
Current/Non-Expired, Executed Lease Agreement or Easement Attached	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes
Landowners Map <i>(See instructions for landowner requirements)</i>	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes
Things to Know:				
<ul style="list-style-type: none"> • All the items shown on the map must be labeled. • The applicant's complete property boundaries must be delineated which includes boundaries of contiguous property owned by the applicant. • The applicant cannot be its own adjacent landowner. You must identify the landowners immediately adjacent to their property, regardless of how far they are from the actual facility. • If the applicant's property is adjacent to a road, creek, or stream, the landowners on the opposite side must be identified. Although the properties are not adjacent to applicant's property boundary, they are considered potentially affected landowners. If the adjacent road is a divided highway as identified on the USGS topographic map, the applicant does not have to identify the landowners on the opposite side of the highway. 				
Landowners Cross Reference List <i>(See instructions for landowner requirements)</i>	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes
Landowners Labels or CD-RW attached <i>(See instructions for landowner requirements)</i>	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes
Original signature per 30 TAC § 305.44 – Blue Ink Preferred <i>(If signature page is not signed by an elected official or principle executive officer, a copy of signature authority/delegation letter must be attached)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
DOMESTIC WASTEWATER PERMIT APPLICATION

DOMESTIC TECHNICAL REPORT 1.0

The Following Is Required For All Applications
Renewal, New, And Amendment

Section 1. Permitted or Proposed Flows (Instructions Page 51)

A. Existing/Interim I Phase

Design Flow (MGD): 0.125

2-Hr Peak Flow (MGD): 0.500

Estimated construction start date: August 2023

Estimated waste disposal start date: August 2024

B. Interim II Phase

Design Flow (MGD): 0.250

2-Hr Peak Flow (MGD): 1.00

Estimated construction start date: August 2025

Estimated waste disposal start date: August 2026

C. Final Phase

Design Flow (MGD): 0.50

2-Hr Peak Flow (MGD): 2.00

Estimated construction start date: August 2027

Estimated waste disposal start date: August 2028

D. Current operating phase: N/A

Provide the startup date of the facility:

Section 2. Treatment Process (Instructions Page 51)

A. Treatment process description

Provide a detailed description of the treatment process. **Include the type of treatment plant, mode of operation, and all treatment units.** Start with the plant's head works and finish with the point of discharge. Include all sludge processing and drying units. **If more than one phase exists or is proposed in the permit, a description of *each phase* must be provided.** Process description:

The proposed Civitas at Buda Water Resource Recovery Facility is an activated sludge with nitrification process plant. The wastewater treatment facilities will be package plants. The treatment units for the Interim I phase are two aeration basins, a secondary clarifier, one chlorine contact basin, and an aerated sludge holding tank. Additional units for the Interim II phase are two aeration basins, a secondary clarifier, one chlorine contact basin and an aerated sludge holding tank. The additional units for the Final phase are four aeration basins, two secondary clarifier, one chlorine contact basin, dechlorination basin, and an aerated sludge holding tank.

Port or pipe diameter at the discharge point, in inches: 18

B. Treatment Units

In Table 1.0(1), provide the treatment unit type, the number of units, and dimensions (length, width, depth) of each treatment unit, accounting for *all* phases of operation.

Table 1.0(1) - Treatment Units

Treatment Unit Type	Number of Units	Dimensions (L x W x D)
See Attachment F.		

C. Process flow diagrams

Provide flow diagrams for the existing facilities and **each** proposed phase of construction.

Attachment: G

Section 3. Site Drawing (Instructions Page 52)

Provide a site drawing for the facility that shows the following:

- The boundaries of the treatment facility;
- The boundaries of the area served by the treatment facility;
- If land disposal of effluent, the boundaries of the disposal site and all storage/holding ponds; and
- If sludge disposal is authorized in the permit, the boundaries of the land application or disposal site.

Attachment: H

Provide the name and a description of the area served by the treatment facility.

The treatment facility will serve the residents of the Civitas at Buda development.

Section 4. Unbuilt Phases (Instructions Page 52)

Is the application for a renewal of a permit that contains an unbuilt phase or phases?

Yes

No

If yes, does the existing permit contain a phase that has not been constructed within five years of being authorized by the TCEQ?

Yes

No

If yes, provide a detailed discussion regarding the continued need for the unbuilt phase. Failure to provide sufficient justification may result in the Executive Director recommending denial of the unbuilt phase or phases.

Section 5. Closure Plans (Instructions Page 53)

Have any treatment units been taken out of service permanently, or will any units be taken out of service in the next five years?

Yes No

If yes, was a closure plan submitted to the TCEQ?

Yes No

If yes, provide a brief description of the closure and the date of plan approval.

Section 6. Permit Specific Requirements (Instructions Page 53)

For applicants with an existing permit, check the *Other Requirements* or *Special Provisions* of the permit.

N/A – New Permit

A. Summary transmittal

Have plans and specifications been approved for the existing facilities and each proposed phase?

Yes No

If yes, provide the date(s) of approval for each phase:

Provide information, including dates, on any actions taken to meet a requirement or provision pertaining to the submission of a summary transmittal letter. Provide a copy of an approval letter from the TCEQ, if applicable.

N/A - New Permit

B. Buffer zones

Have the buffer zone requirements been met?

Yes No N/A

Provide information below, including dates, on any actions taken to meet the conditions of the buffer zone. If available, provide any new documentation relevant to maintaining the buffer zones.

See Attachment E.

C. Other actions required by the current permit

Does the *Other Requirements* or *Special Provisions* section in the existing permit require submission of any other information or other required actions? Examples include Notification of Completion, progress reports, soil monitoring data, etc.

Yes No N/A

If yes, provide information below on the status of any actions taken to meet the conditions of an *Other Requirement* or *Special Provision*.

D. Grit and grease treatment

1. Acceptance of grit and grease waste

Does the facility have a grit and/or grease processing facility onsite that treats and decants or accepts transported loads of grit and grease waste that are discharged directly to the wastewater treatment plant prior to any treatment?

Yes No

If No, stop here and continue with Subsection E. Stormwater Management.

2. Grit and grease processing

Describe below how the grit and grease waste is treated at the facility. In your description, include how and where the grit and grease is introduced to the treatment works and how it is separated or processed. Provide a flow diagram showing how grit and grease is processed at the facility.

3. Grit disposal

Does the facility have a Municipal Solid Waste (MSW) registration or permit for grit disposal?

Yes No

If No, contact the TCEQ Municipal Solid Waste team at 512-239-0000. Note: A registration or permit is required for grit disposal. Grit shall not be combined with treatment plant sludge. See the instruction booklet for additional information on grit disposal requirements and restrictions.

Describe the method of grit disposal.

4. Grease and decanted liquid disposal

Note: A registration or permit is required for grease disposal. Grease shall not be combined with treatment plant sludge. For more information, contact the TCEQ Municipal Solid Waste team at 512-239-0000.

Describe how the decant and grease are treated and disposed of after grit separation.

E. Stormwater management

1. Applicability

Does the facility have a design flow of 1.0 MGD or greater in any phase?

Yes No

Does the facility have an approved pretreatment program, under 40 CFR Part 403?

Yes No

If no to both of the above, then skip to Subsection F, Other Wastes Received.

2. MSGP coverage

Is the stormwater runoff from the WWTP and dedicated lands for sewage disposal currently permitted under the TPDES Multi-Sector General Permit (MSGP), TXR050000?

Yes No

If yes, please provide MSGP Authorization Number and skip to Subsection F, Other Wastes Received:

TXR05 [redacted] or TXRNE [redacted]

If no, do you intend to seek coverage under TXR050000?

Yes No

3. Conditional exclusion

Alternatively, do you intend to apply for a conditional exclusion from permitting based TXR050000 (Multi Sector General Permit) Part II B.2 or TXR050000 (Multi Sector General Permit) Part V, Sector T 3(b)?

Yes No

If yes, please explain below then proceed to Subsection F, Other Wastes Received:

4. Existing coverage in individual permit

Is your stormwater discharge currently permitted through this individual TPDES or TLAP permit?

Yes No

If **yes**, provide a description of stormwater runoff management practices at the site that are authorized in the wastewater permit then skip to Subsection F, Other Wastes Received.

5. Zero stormwater discharge

Do you intend to have no discharge of stormwater via use of evaporation or other means?

Yes No

If **yes**, explain below then skip to Subsection F. Other Wastes Received.

Note: If there is a potential to discharge any stormwater to surface water in the state as the result of any storm event, then permit coverage is required under the MSGP or an individual discharge permit. This requirement applies to all areas of facilities with treatment plants or systems that treat, store, recycle, or reclaim domestic sewage, wastewater or sewage sludge (including dedicated lands for sewage sludge disposal located within the onsite property boundaries) that meet the applicability criteria of above. You have the option of obtaining coverage under the MSGP for direct discharges, (recommended), or obtaining coverage under this individual permit.

6. Request for coverage in individual permit

Are you requesting coverage of stormwater discharges associated with your treatment plant under this individual permit?

Yes No

If **yes**, provide a description of stormwater runoff management practices at the site for which you are requesting authorization in this individual wastewater permit and describe whether you intend to comingle this discharge with your treated effluent or discharge it via a separate dedicated stormwater outfall. Please also indicate if you intend to divert stormwater to

the treatment plant headworks and indirectly discharge it to water in the state.

Note: Direct stormwater discharges to waters in the state authorized through this individual permit will require the development and implementation of a stormwater pollution prevention plan (SWPPP) and will be subject to additional monitoring and reporting requirements. Indirect discharges of stormwater via headworks recycling will require compliance with all individual permit requirements including 2-hour peak flow limitations. All stormwater discharge authorization requests will require additional information during the technical review of your application.

F. Discharges to the Lake Houston Watershed

Does the facility discharge in the Lake Houston watershed?

Yes No

If yes, a Sewage Sludge Solids Management Plan is required. See Example 5 in the instructions.

G. Other wastes received including sludge from other WWTPs and septic waste

1. Acceptance of sludge from other WWTPs

Does the facility accept or will it accept sludge from other treatment plants at the facility site?

Yes No

If yes, attach sewage sludge solids management plan. See Example 5 of the instructions.

In addition, provide the date that the plant started accepting sludge or is anticipated to start accepting sludge, an estimate of monthly sludge acceptance (gallons or millions of gallons), an estimate of the BOD₅ concentration of the sludge, and the design BOD₅ concentration of the influent from the collection system. Also note if this information has or has not changed since the last permit action.

Note: Permits that accept sludge from other wastewater treatment plants may be required to have influent flow and organic loading monitoring.

2. Acceptance of septic waste

Is the facility accepting or will it accept septic waste?

Yes No

If yes, does the facility have a Type V processing unit?

Yes No

If yes, does the unit have a Municipal Solid Waste permit?

Yes No

If yes to any of the above, provide a the date that the plant started accepting septic waste, or is anticipated to start accepting septic waste, an estimate of monthly septic waste acceptance (gallons or millions of gallons), an estimate of the BOD₅ concentration of the septic waste, and the design BOD₅ concentration of the influent from the collection system. Also note if this information has or has not changed since the last permit action.

Note: Permits that accept sludge from other wastewater treatment plants may be required to have influent flow and organic loading monitoring.

3. Acceptance of other wastes (not including septic, grease, grit, or RCRA, CERCLA or as discharged by IUs listed in Worksheet 6)

Is the facility accepting or will it accept wastes that are not domestic in nature excluding the categories listed above?

Yes No

If yes, provide the date that the plant started accepting the waste, an estimate how much waste is accepted on a monthly basis (gallons or millions of gallons), a description of the entities generating the waste, and any distinguishing chemical or other physical characteristic of the waste. Also

note if this information has or has not changed since the last permit action.

Section 7. Pollutant Analysis of Treated Effluent (Instructions Page 58)

Is the facility in operation?

Yes No

If no, this section is not applicable. Proceed to Section 8.

If yes, provide effluent analysis data for the listed pollutants. **Wastewater treatment facilities** complete Table 1.0(2). **Water treatment facilities** discharging filter backwash water, complete Table 1.0(3).

Note: The sample date must be within 1 year of application submission.

Table 1.0(2) - Pollutant Analysis for Wastewater Treatment Facilities

Pollutant	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
CBOD ₅ , mg/l					
Total Suspended Solids, mg/l					
Ammonia Nitrogen, mg/l					
Nitrate Nitrogen, mg/l					
Total Kjeldahl Nitrogen, mg/l					
Sulfate, mg/l					
Chloride, mg/l					
Total Phosphorus, mg/l					
pH, standard units					
Dissolved Oxygen*, mg/l					
Chlorine Residual, mg/l					
<i>E.coli</i> (CFU/100ml) freshwater					

Pollutant	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Enterococci (CFU/100ml) saltwater					
Total Dissolved Solids, mg/l					
Electrical Conductivity, µmohs/cm, †					
Oil & Grease, mg/l					
Alkalinity (CaCO ₃)*, mg/l					

*TPDES permits only

†TLAP permits only

Table 1.0(3) - Pollutant Analysis for Water Treatment Facilities

Pollutant	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Total Suspended Solids, mg/l					
Total Dissolved Solids, mg/l					
pH, standard units					
Fluoride, mg/l					
Aluminum, mg/l					
Alkalinity (CaCO ₃), mg/l					

Section 8. Facility Operator (Instructions Page 60)

Facility Operator Name: Inframark LLC

Facility Operator's License Classification and Level: WWOL

Facility Operator's License Number: OC0000232

Section 9. Sewage Sludge Management and Disposal (Instructions

A. Sludge disposal method

Identify the current or anticipated sludge disposal method or methods from the following list. Check all that apply.

- Permitted landfill
- Permitted or Registered land application site for beneficial use
- Land application for beneficial use authorized in the wastewater permit
- Permitted sludge processing facility
- Marketing and distribution as authorized in the wastewater permit
- Composting as authorized in the wastewater permit
- Permitted surface disposal site (sludge monofill)
- Surface disposal site (sludge monofill) authorized in the wastewater permit
- Transported to another permitted wastewater treatment plant or permitted sludge processing facility. If you selected this method, a written statement or contractual agreement from the wastewater treatment plant or permitted sludge processing facility accepting the sludge must be included with this application. **See Attachment I.**
- Other:

B. Sludge disposal site

Disposal site name: **Austin Wastewater Processing Facility**

TCEQ permit or registration number: **MSW 2384**

County where disposal site is located: **Travis**

C. Sludge transportation method

Method of transportation (truck, train, pipe, other): **truck**

Name of the hauler: **WasteWater Transportation Services**

Hauler registration number: **24343**

A. Location information

The following maps are required to be submitted as part of the application. For each map, provide the Attachment Number.

- Original General Highway (County) Map:

Attachment: [REDACTED]

- USDA Natural Resources Conservation Service Soil Map:

Attachment: [REDACTED]

- Federal Emergency Management Map:

Attachment: [REDACTED]

- Site map:

Attachment: [REDACTED]

Discuss in a description if any of the following exist within the lagoon area.

Check all that apply.

- Overlap a designated 100-year frequency flood plain
- Soils with flooding classification
- Overlap an unstable area
- Wetlands
- Located less than 60 meters from a fault
- None of the above

Attachment: [REDACTED]

If a portion of the lagoon(s) is located within the 100-year frequency flood plain, provide the protective measures to be utilized including type and size of protective structures:

B. Temporary storage information

Provide the results for the pollutant screening of sludge lagoons. These results are in addition to pollutant results in Section 7 of Technical Report 1.0.

Nitrate Nitrogen, mg/kg: [REDACTED]

Total Kjeldahl Nitrogen, mg/kg:

Total Nitrogen (=nitrate nitrogen + TKN), mg/kg:

Phosphorus, mg/kg:

Potassium, mg/kg:

pH, standard units:

Ammonia Nitrogen mg/kg:

Arsenic:

Cadmium:

Chromium:

Copper:

Lead:

Mercury:

Molybdenum:

Nickel:

Selenium:

Zinc:

Total PCBs:

Provide the following information:

Volume and frequency of sludge to the lagoon(s):

Total dry tons stored in the lagoons(s) per 365-day period:

Total dry tons stored in the lagoons(s) over the life of the unit:

C. Liner information

Does the active/proposed sludge lagoon(s) have a liner with a maximum hydraulic conductivity of 1×10^{-7} cm/sec?

Yes No

If yes, describe the liner below. Please note that a liner is required.

D. Site development plan

Provide a detailed description of the methods used to deposit sludge in the lagoon(s):

Attach the following documents to the application.

- Plan view and cross-section of the sludge lagoon(s)
Attachment: [REDACTED]
- Copy of the closure plan
Attachment: [REDACTED]
- Copy of deed recordation for the site
Attachment: [REDACTED]
- Size of the sludge lagoon(s) in surface acres and capacity in cubic feet and gallons
Attachment: [REDACTED]
- Description of the method of controlling infiltration of groundwater and surface water from entering the site
Attachment: [REDACTED]
- Procedures to prevent the occurrence of nuisance conditions
Attachment: [REDACTED]

E. Groundwater monitoring

Is groundwater monitoring currently conducted at this site, or are any wells available for groundwater monitoring, or are groundwater monitoring data otherwise available for the sludge lagoon(s)?

Yes No

If groundwater monitoring data are available, provide a copy. Provide a profile of soil types encountered down to the groundwater table and the depth to the shallowest groundwater as a separate attachment.

Attachment: [click here to enter text](#)

Section 12. Authorizations/Compliance/Enforcement (Instructions Page 63)

A. Additional authorizations

Does the permittee have additional authorizations for this facility, such as reuse authorization, sludge permit, etc?

Yes No

If yes, provide the TCEQ authorization number and description of the authorization:

B. Permittee enforcement status

Is the permittee currently under enforcement for this facility?

Yes No

Is the permittee required to meet an implementation schedule for compliance or enforcement?

Yes No

If yes to either question, provide a brief summary of the enforcement, the implementation schedule, and the current status:

Section 13. RCRA/CERCLA Wastes (Instructions Page 63)

A. RCRA hazardous wastes

Has the facility received in the past three years, does it currently receive, or will it receive RCRA hazardous waste?

Yes No

B. Remediation activity wastewater

Has the facility received in the past three years, does it currently receive, or will

it receive CERCLA wastewater, RCRA remediation/corrective action wastewater or other remediation activity wastewater?

Yes No

C. Details about wastes received

If yes to either Subsection A or B above, provide detailed information concerning these wastes with the application.

Attachment:

Section 14. Laboratory Accreditation (Instructions Page 64)

All laboratory tests performed must meet the requirements of *30 TAC Chapter 25, Environmental Testing Laboratory Accreditation and Certification*, which includes the following general exemptions from National Environmental Laboratory Accreditation Program (NELAP) certification requirements:

- The laboratory is an in-house laboratory and is:
 - periodically inspected by the TCEQ; or
 - located in another state and is accredited or inspected by that state; or
 - performing work for another company with a unit located in the same site; or
 - performing pro bono work for a governmental agency or charitable organization.
- The laboratory is accredited under federal law.
- The data are needed for emergency-response activities, and a laboratory accredited under the Texas Laboratory Accreditation Program is not available.
- The laboratory supplies data for which the TCEQ does not offer accreditation.

The applicant should review *30 TAC Chapter 25* for specific requirements.

The following certification statement shall be signed and submitted with every application. See the *Signature Page* section in the Instructions, for a list of designated representatives who may sign the certification.

CERTIFICATION:

I certify that all laboratory tests submitted with this application meet the requirements of *30 TAC Chapter 25, Environmental Testing Laboratory Accreditation and Certification*.

Printed Name: **Louis Mertz**

Title: **Manager**

Signature: _____

Date: 4/7/2022

DOMESTIC TECHNICAL REPORT 1.1

The following is required for new and amendment applications

Section 1. Justification for Permit (Instructions Page 66)

A. Justification of permit need

Provide a detailed discussion regarding the need for any phase(s) not currently permitted. Failure to provide sufficient justification may result in the Executive Director recommending denial of the proposed phase(s) or permit.

See Attachment J.

B. Regionalization of facilities

Provide the following information concerning the potential for regionalization of domestic wastewater treatment facilities:

1. Municipally incorporated areas

If the applicant is a city, then Item 1 is not applicable. Proceed to Item 2 Utility CCN areas.

Is any portion of the proposed service area located in an incorporated city?

Yes No Not Applicable

If yes, within the city limits of: [REDACTED]

If yes, attach correspondence from the city.

Attachment: [REDACTED]

If consent to provide service is available from the city, attach a justification for the proposed facility and a cost analysis of expenditures that includes the cost of connecting to the city versus the cost of the proposed facility or expansion attached.

Attachment: [REDACTED]

2. Utility CCN areas

Is any portion of the proposed service area located inside another utility's CCN area?

Yes No

If yes, attach a justification for the proposed facility and a cost analysis of expenditures that includes the cost of connecting to the CCN facilities versus the cost of the proposed facility or expansion.

Attachment: N/A

3. *Nearby WWTPs or collection systems*

Are there any domestic permitted wastewater treatment facilities or collection systems located within a three-mile radius of the proposed facility?

Yes No

If yes, attach a list of these facilities that includes the permittee's name and permit number, and an area map showing the location of these facilities.

Attachment: K

If yes, attach copies of your certified letters to these facilities **and** their response letters concerning connection with their system.

Attachment: K

Does a permitted domestic wastewater treatment facility or a collection system located within three (3) miles of the proposed facility currently have the capacity to accept or is willing to expand to accept the volume of wastewater proposed in this application?

Yes No

If yes, attach an analysis of expenditures required to connect to a permitted wastewater treatment facility or collection system located within 3 miles versus the cost of the proposed facility or expansion.

Attachment: K

Section 2. Organic Loading (Instructions Page 67)

Is this facility in operation?

Yes No

If no, proceed to Item B, Proposed Organic Loading.

If yes, provide organic loading information in Item A, Current Organic Loading

A. Current organic loading

Facility Design Flow (flow being requested in application): [redacted]

[redacted]

Average Influent Organic Strength or BOD₅ Concentration in mg/l: [redacted]

[redacted]

Average Influent Loading (lbs/day = total average flow X average BOD₅ conc. X 8.34): [redacted]

Provide the source of the average organic strength or BOD₅ concentration.

B. Proposed organic loading

This table must be completed if this application is for a facility that is not in operation or if this application is to request an increased flow that will impact organic loading.

Table 1.1(1) - Design Organic Loading

Source	Total Average Flow (MGD)	Influent BOD ₅ Concentration (mg/l)
	Interim I/Interim II/Final	
Municipality		
Subdivision	0.125/0.250/0.50	300
Trailer park - transient		
Mobile home park		
School with cafeteria and showers		
School with cafeteria, no		

Source	Total Average Flow (MGD) Interim I/Interim II/Final	Influent BOD₅ Concentration (mg/l)
showers		
Recreational park, overnight use		
Recreational park, day use		
Office building or factory		
Motel		
Restaurant		
Hospital		
Nursing home		
Other		
TOTAL FLOW from all sources	0.125/0.250/0.50	
AVERAGE BOD ₅ from all sources		300

Section 3. Proposed Effluent Quality and Disinfection (Instructions Page 68)

A. Existing/Interim I Phase Design Effluent Quality

Biochemical Oxygen Demand (5-day), mg/l: 10

Total Suspended Solids, mg/l: 15

Ammonia Nitrogen, mg/l: 3

Total Phosphorus, mg/l: --

Dissolved Oxygen, mg/l: 4

Other:

B. Interim II Phase Design Effluent Quality

Biochemical Oxygen Demand (5-day), mg/l: 10

Total Suspended Solids, mg/l: 15

Ammonia Nitrogen, mg/l: 3

Total Phosphorus, mg/l: --

Dissolved Oxygen, mg/l: 4

Other:

C. Final Phase Design Effluent Quality

Biochemical Oxygen Demand (5-day), mg/l: 10

Total Suspended Solids, mg/l: 15

Ammonia Nitrogen, mg/l: 3

Total Phosphorus, mg/l: --

Dissolved Oxygen, mg/l: 4

Other:

D. Disinfection Method

Identify the proposed method of disinfection.

- Chlorine: 1.0 mg/l after 20 minutes detention time at peak flow
Dechlorination process: Sodium bisulfite (Final Phase only)
- Ultraviolet Light: seconds contact time at peak flow
- Other:

Section 4. Design Calculations (Instructions Page 68)

Attach design calculations and plant features for each proposed phase. Example 4 of the instructions includes sample design calculations and plant features.

Attachment: L

Section 5. Facility Site (Instructions Page 68)

A. 100-year floodplain

Will the proposed facilities be located above the 100-year frequency flood level?

Yes No

If **no**, describe measures used to protect the facility during a flood event. Include a site map showing the location of the treatment plant within the 100-year frequency flood level. If applicable, provide the size and types of protective structures.

Provide the source(s) used to determine 100-year frequency flood plain.

FEMA map 48209C0295F

For a new or expansion of a facility, will a wetland or part of a wetland be filled?

Yes No

If **yes**, has the applicant applied for a US Corps of Engineers 404 Dredge and Fill Permit?

Yes No

If **yes**, provide the permit number:

If **no**, provide the approximate date you anticipate submitting your application to the Corps:

B. Wind rose

Attach a wind rose. **Attachment: M**

Section 6. Permit Authorization for Sewage Sludge Disposal (Instructions Page 69)

A. Beneficial use authorization

Are you requesting to include authorization to land apply sewage sludge for beneficial use on property located adjacent to the wastewater treatment facility under the wastewater permit?

Yes No

If **yes**, attach the completed Application for Permit for Beneficial Land Use of Sewage Sludge (TCEQ Form No. 10451)

Attachment: [REDACTED]

B. Sludge processing authorization

Identify the sludge processing, storage or disposal options that will be conducted at the wastewater treatment facility:

- Sludge Composting
- Marketing and Distribution of sludge
- Sludge Surface Disposal or Sludge Monofill

If **any of the above** sludge options are selected, attach a completed DOMESTIC WASTEWATER PERMIT APPLICATION: SEWAGE SLUDGE TECHNICAL REPORT (TCEQ Form No. 10056).

Attachment: [REDACTED]

Section 7. Sewage Sludge Solids Management Plan (Instructions Page 69)

Attach a solids management plan to the application.

Attachment: N

The sewage sludge solids management plan must contain the following information:

- Treatment units and processes dimensions and capacities
- Solids generated at 100, 75, 50, and 25 percent of design flow
- Mixed liquor suspended solids operating range at design and projected actual flow
- Quantity of solids to be removed and a schedule for solids removal
- Identification and ownership of the ultimate sludge disposal site
- For facultative lagoons, design life calculations, monitoring well locations and depths, and the ultimate disposal method for the sludge from the facultative lagoon

An example of a sewage sludge solids management plan has been included as Example 5 of the instructions.

DOMESTIC TECHNICAL REPORT WORKSHEET 2.0

RECEIVING WATERS

The following is required for all TPDES permit applications

Section 1. Domestic Drinking Water Supply (Instructions Page 73)

Is there a surface water intake for domestic drinking water supply located within 5 miles downstream from the point or proposed point of discharge?

Yes No

If yes, provide the following:

Owner of the drinking water supply:

Distance and direction to the intake:

Attach a USGS map that identifies the location of the intake.

Attachment:

Section 2. Discharge into Tidally Affected Waters (Instructions Page 73)

Does the facility discharge into tidally affected waters?

Yes No

If yes, complete the remainder of this section. If no, proceed to Section 3.

A. Receiving water outfall

Width of the receiving water at the outfall, in feet:

B. Oyster waters

Are there oyster waters in the vicinity of the discharge?

Yes No

If yes, provide the distance and direction from outfall(s).

C. Sea grasses

Are there any sea grasses within the vicinity of the point of discharge?

Yes No

If yes, provide the distance and direction from the outfall(s).

Section 3. Classified Segments (Instructions Page 73)

Is the discharge directly into (or within 300 feet of) a classified segment?

Yes No

If yes, this Worksheet is complete.

If no, complete Sections 4 and 5 of this Worksheet.

Section 4. Description of Immediate Receiving Waters (Instructions Page 75)

Name of the immediate receiving waters: Elm Creek

A. Receiving water type

Identify the appropriate description of the receiving waters.

- Stream
- Freshwater Swamp or Marsh
- Lake or Pond

Surface area, in acres:

Average depth of the entire water body, in feet:

Average depth of water body within a 500-foot radius of discharge point, in feet:

- Man-made Channel or Ditch

- Open Bay
- Tidal Stream, Bayou, or Marsh
- Other, specify:

B. Flow characteristics

If a stream, man-made channel or ditch was checked above, provide the following. For existing discharges, check one of the following that best characterizes the area *upstream* of the discharge. For new discharges, characterize the area *downstream* of the discharge (check one).

- Intermittent - dry for at least one week during most years
- Intermittent with Perennial Pools - enduring pools with sufficient habitat to maintain significant aquatic life uses
- Perennial - normally flowing

Check the method used to characterize the area upstream (or downstream for new dischargers).

- USGS flow records
- Historical observation by adjacent landowners
- Personal observation
- Other, specify: USGS map

C. Downstream perennial confluences

List the names of all perennial streams that join the receiving water within three miles downstream of the discharge point.

No perennial stream joins the receiving water within three miles downstream of the discharge point.

D. Downstream characteristics

Do the receiving water characteristics change within three miles downstream of the discharge (e.g., natural or man-made dams, ponds, reservoirs, etc.)?

- Yes No

If yes, discuss how.

E. Normal dry weather characteristics

Provide general observations of the water body during normal dry weather conditions.

No water was found in the channel at the proposed outfall location.

Date and time of observation: 2/22/2022 at 12:50 pm

Was the water body influenced by stormwater runoff during observations?

Yes No

Section 5. General Characteristics of the Waterbody (Instructions Page 74)

A. Upstream influences

Is the immediate receiving water upstream of the discharge or proposed discharge site influenced by any of the following? Check all that apply.

- | | |
|---|--|
| <input type="checkbox"/> Oil field activities | <input type="checkbox"/> Urban runoff |
| <input type="checkbox"/> Upstream discharges | <input checked="" type="checkbox"/> Agricultural runoff |
| <input type="checkbox"/> Septic tanks | <input type="checkbox"/> Other(s), specify <input type="text" value=""/> |

B. Waterbody uses

Observed or evidences of the following uses. Check all that apply.

- | | |
|--|---|
| <input checked="" type="checkbox"/> Livestock watering | <input type="checkbox"/> Contact recreation |
| <input type="checkbox"/> Irrigation withdrawal | <input type="checkbox"/> Non-contact recreation |
| <input type="checkbox"/> Fishing | <input type="checkbox"/> Navigation |

Domestic water supply

Industrial water supply

Park activities

Other(s), specify

[Click here to enter](#)

C. Waterbody aesthetics

Check one of the following that best describes the aesthetics of the receiving water and the surrounding area.

Wilderness: outstanding natural beauty; usually wooded or unpastured area; water clarity exceptional

Natural Area: trees and/or native vegetation; some development evident (from fields, pastures, dwellings); water clarity discolored

Common Setting: not offensive; developed but uncluttered; water may be colored or turbid

Offensive: stream does not enhance aesthetics; cluttered; highly developed; dumping areas; water discolored

**CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT
APPLICATION**

ATTACHMENT

REFERENCE

A. Core Data Form	Admin Report 1.0, Section 3.C
B. USGS Map	Admin Report 1.0, Section 13
C. Affected Landowner Information	Admin Report 1.1, Section 1
D. Original Photographs	Admin Report 1.1, Section 2
E. Buffer Zone Map	Admin Report 1.1, Section 3
F. Treatment Units	Tech Report 1.0, Section 2.B
G. Process Flow Diagram	Tech Report 1.0, Section 2.C
H. Site Drawing	Tech Report 1.0, Section 3
I. Sludge Acceptance Letter	Tech Report 1.0, Section 9
J. Justification for Permit	Tech Report 1.1, Section 1.A
K. Utility CCN Areas and Nearby Collection System	Tech Report 1.1, Section 1.B.2&3
L. Design Calculation and Plant Features	Tech Report 1.1, Section 4
M. Wind Rose	Tech Report 1.1, Section 5.B
N. Sewage Sludge Solids Management Plan	Tech Report 1.1, Section 7

Attachment A
Core Data Form
Admin Report 1.0, Section 3.C



TCEQ Use Only

TCEQ Core Data Form

For detailed instructions regarding completion of this form, please read the Core Data Form Instructions or call 512-239-5175.

SECTION I: General Information

1. Reason for Submission (If other is checked please describe in space provided.)		
<input checked="" type="checkbox"/> New Permit, Registration or Authorization (Core Data Form should be submitted with the program application.)		
<input type="checkbox"/> Renewal (Core Data Form should be submitted with the renewal form)	<input type="checkbox"/> Other	
2. Customer Reference Number (if issued)	Follow this link to search for CN or RN numbers in Central Registry**	3. Regulated Entity Reference Number (if issued)
CN		RN

SECTION II: Customer Information

4. General Customer Information		5. Effective Date for Customer Information Updates (mm/dd/yyyy)	
<input checked="" type="checkbox"/> New Customer		<input type="checkbox"/> Update to Customer Information	
<input type="checkbox"/> Change in Legal Name (Verifiable with the Texas Secretary of State or Texas Comptroller of Public Accounts)		<input type="checkbox"/> Change in Regulated Entity Ownership	
The Customer Name submitted here may be updated automatically based on what is current and active with the Texas Secretary of State (SOS) or Texas Comptroller of Public Accounts (CPA).			
6. Customer Legal Name (If an individual, print last name first: eg: Doe, John)		If new Customer, enter previous Customer below:	
Civitas at Buda, LLC			
7. TX SOS/CPA Filing Number	8. TX State Tax ID (11 digits)	9. Federal Tax ID (9 digits)	10. DUNS Number (if applicable)
804252420	32081249941	87-3370110	109465100
11. Type of Customer:	<input type="checkbox"/> Corporation	<input type="checkbox"/> Individual	Partnership: <input type="checkbox"/> General <input type="checkbox"/> Limited
Government: <input type="checkbox"/> City <input type="checkbox"/> County <input type="checkbox"/> Federal <input type="checkbox"/> State <input type="checkbox"/> Other	<input type="checkbox"/> Sole Proprietorship	<input checked="" type="checkbox"/> Other: LLC	
12. Number of Employees		13. Independently Owned and Operated?	
<input checked="" type="checkbox"/> 0-20 <input type="checkbox"/> 21-100 <input type="checkbox"/> 101-250 <input type="checkbox"/> 251-500 <input type="checkbox"/> 501 and higher		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
14. Customer Role (Proposed or Actual) – as it relates to the Regulated Entity listed on this form. Please check one of the following			
<input type="checkbox"/> Owner		<input type="checkbox"/> Operator	
<input type="checkbox"/> Occupational Licensee		<input checked="" type="checkbox"/> Owner & Operator	
<input type="checkbox"/> Responsible Party		<input type="checkbox"/> Voluntary Cleanup Applicant	
<input type="checkbox"/> Other:			
15. Mailing Address:	5599 San Felipe St., Suite 565		
	City	Houston	State TX ZIP 77056 ZIP + 4
16. Country Mailing Information (if outside USA)		17. E-Mail Address (if applicable)	
		lmertz@scipioventures.com	
18. Telephone Number	19. Extension or Code	20. Fax Number (if applicable)	
(832) 485-1904		() -	

SECTION III: Regulated Entity Information

21. General Regulated Entity Information (If 'New Regulated Entity' is selected below this form should be accompanied by a permit application)	
<input checked="" type="checkbox"/> New Regulated Entity <input type="checkbox"/> Update to Regulated Entity Name <input type="checkbox"/> Update to Regulated Entity Information	
The Regulated Entity Name submitted may be updated in order to meet TCEQ Agency Data Standards (removal of organizational endings such as Inc, LP, or LLC).	
22. Regulated Entity Name (Enter name of the site where the regulated action is taking place.)	
Civitas at Buda Water Resource Recovery Facility	

23. Street Address of the Regulated Entity: <i>(No PO Boxes)</i>							
	City	Buda	State	TX	ZIP	78610	ZIP + 4
24. County	Hays						

Enter Physical Location Description if no street address is provided.

25. Description to Physical Location:	Approximately 1 mile northeast of the intersection of County Road 120 and County Road 107.					
26. Nearest City	Creedmore		State	TX	Nearest ZIP Code	78610
27. Latitude (N) In Decimal:	30.053611		28. Longitude (W) In Decimal:	97.753331		
Degrees	Minutes	Seconds	Degrees	Minutes	Seconds	
30	3	13	97	45	11.99	
29. Primary SIC Code (4 digits)	30. Secondary SIC Code (4 digits)	31. Primary NAICS Code (5 or 6 digits)	32. Secondary NAICS Code (5 or 6 digits)			
6552		237210				
33. What is the Primary Business of this entity? <i>(Do not repeat the SIC or NAICS description.)</i>						
Real estate developer						
34. Mailing Address:	5599 San Felipe St., Suite 565					
	City	Houston	State	TX	ZIP	77027
35. E-Mail Address:	lmertz@scipioventures.com					
36. Telephone Number	37. Extension or Code		38. Fax Number <i>(if applicable)</i>			
(832) 485-1907			() -			

39. TCEQ Programs and ID Numbers Check all Programs and write in the permits/registration numbers that will be affected by the updates submitted on this form. See the Core Data Form instructions for additional guidance.

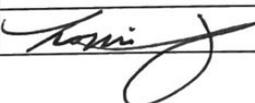
<input type="checkbox"/> Dam Safety	<input type="checkbox"/> Districts	<input type="checkbox"/> Edwards Aquifer	<input type="checkbox"/> Emissions Inventory Air	<input type="checkbox"/> Industrial Hazardous Waste
<input type="checkbox"/> Municipal Solid Waste	<input type="checkbox"/> New Source Review Air	<input type="checkbox"/> OSSF	<input type="checkbox"/> Petroleum Storage Tank	<input type="checkbox"/> PWS
<input type="checkbox"/> Sludge	<input type="checkbox"/> Storm Water	<input type="checkbox"/> Title V Air	<input type="checkbox"/> Tires	<input type="checkbox"/> Used Oil
<input type="checkbox"/> Voluntary Cleanup	<input checked="" type="checkbox"/> Waste Water	<input type="checkbox"/> Wastewater Agriculture	<input type="checkbox"/> Water Rights	<input type="checkbox"/> Other:
	New			

SECTION IV: Preparer Information

40. Name:	Heather Goins	41. Title:	Project Manager
42. Telephone Number	43. Ext./Code	44. Fax Number	45. E-Mail Address
(817) 330-0486		() -	heather.goins@meadhunt.com

SECTION V: Authorized Signature

46. By my signature below, I certify, to the best of my knowledge, that the information provided in this form is true and complete, and that I have signature authority to submit this form on behalf of the entity specified in Section II, Field 6 and/or as required for the updates to the ID numbers identified in field 39.

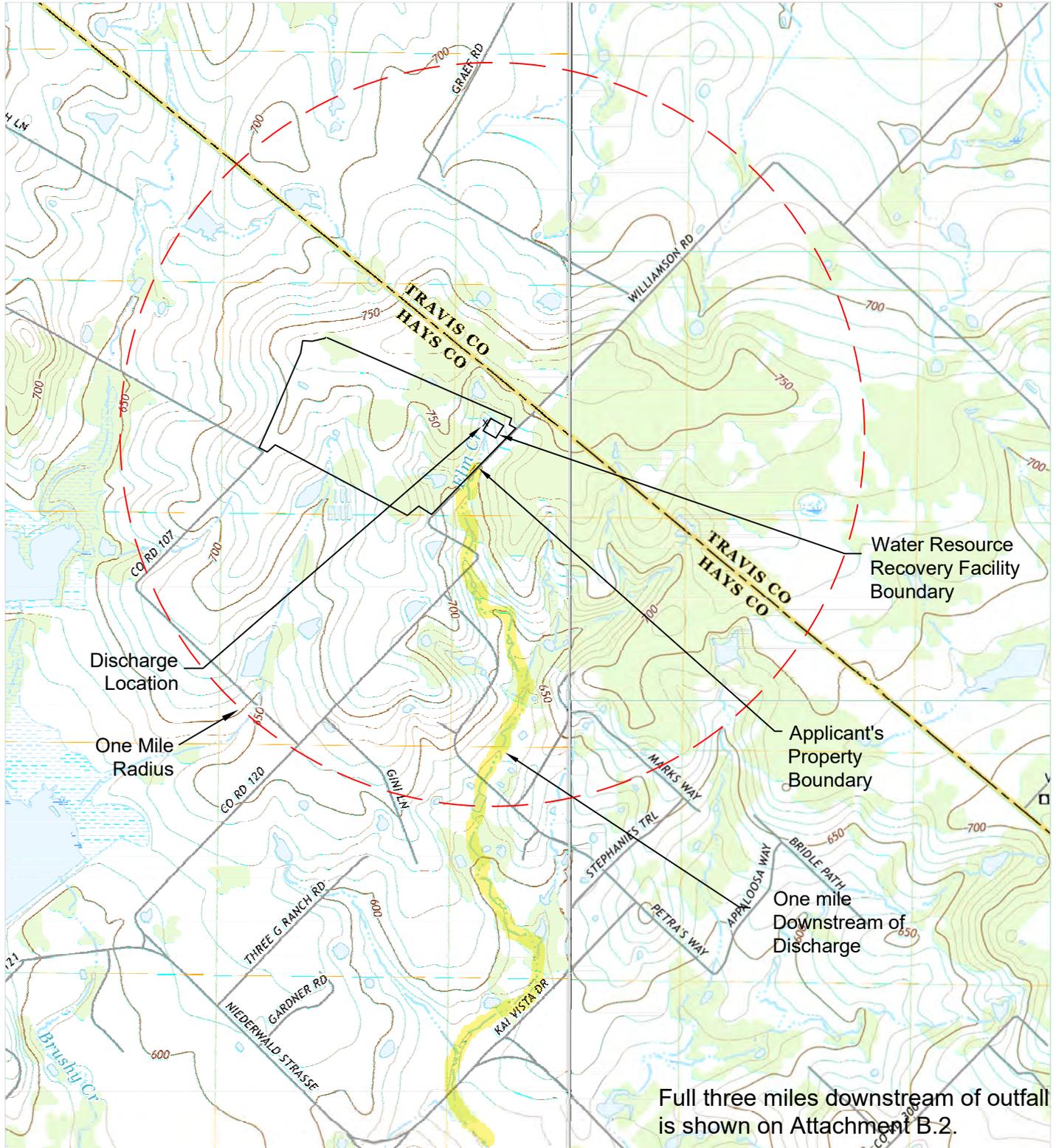
Company:	Civitas at Buda, LLC	Job Title:	Manager
Name <i>(In Print)</i> :	Louis Mertz	Phone:	(832) 495- 1907
Signature:		Date:	4/7/2022

Attachment B
USGS Map
Admin Report 1.0, Section 13



0 1

MILE
SCALE 1:24000

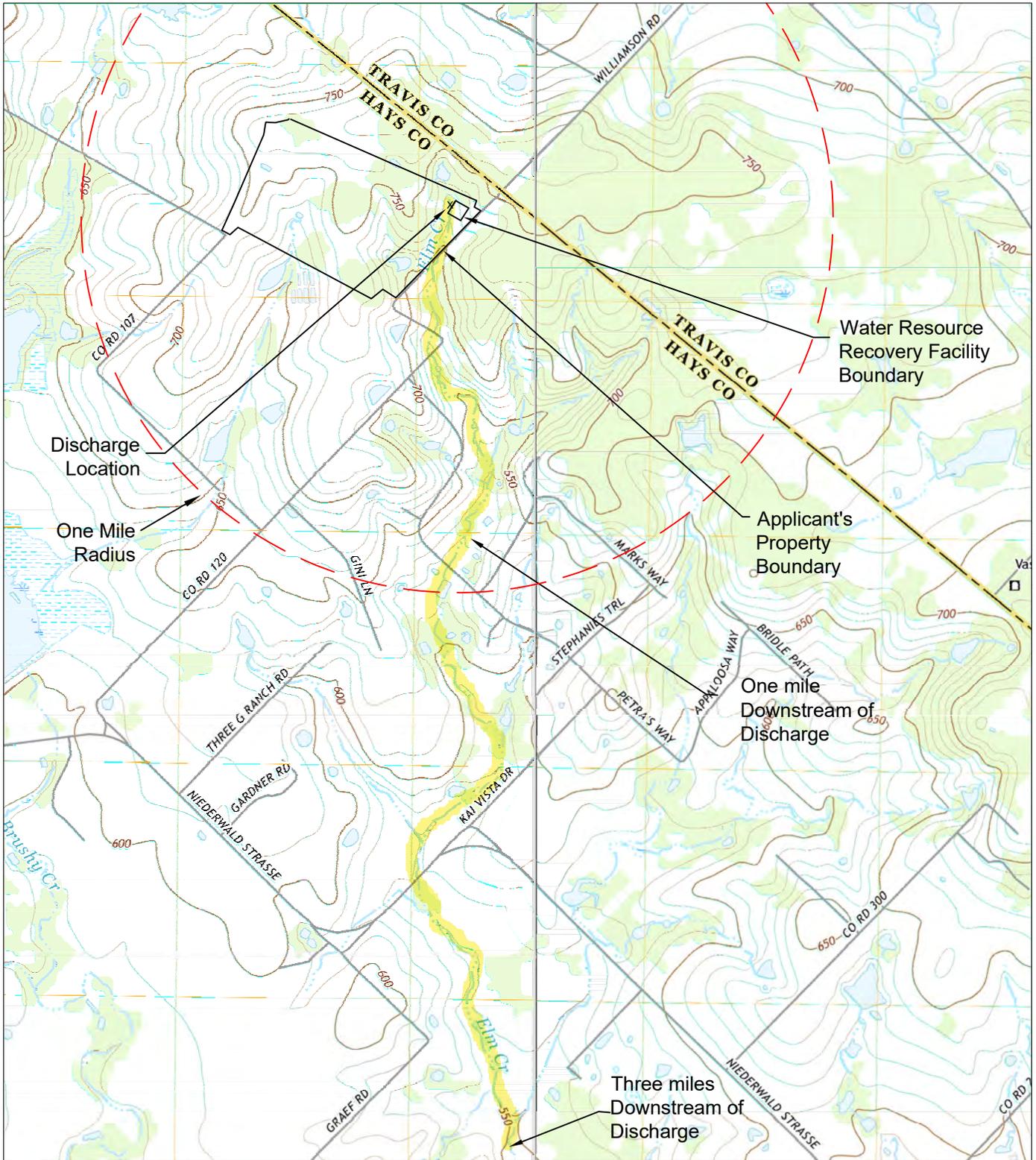


Full three miles downstream of outfall is shown on Attachment B.2.

**ATTACHMENT B.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
USGS MAP**



0 1
MILE
SCALE 1:24000



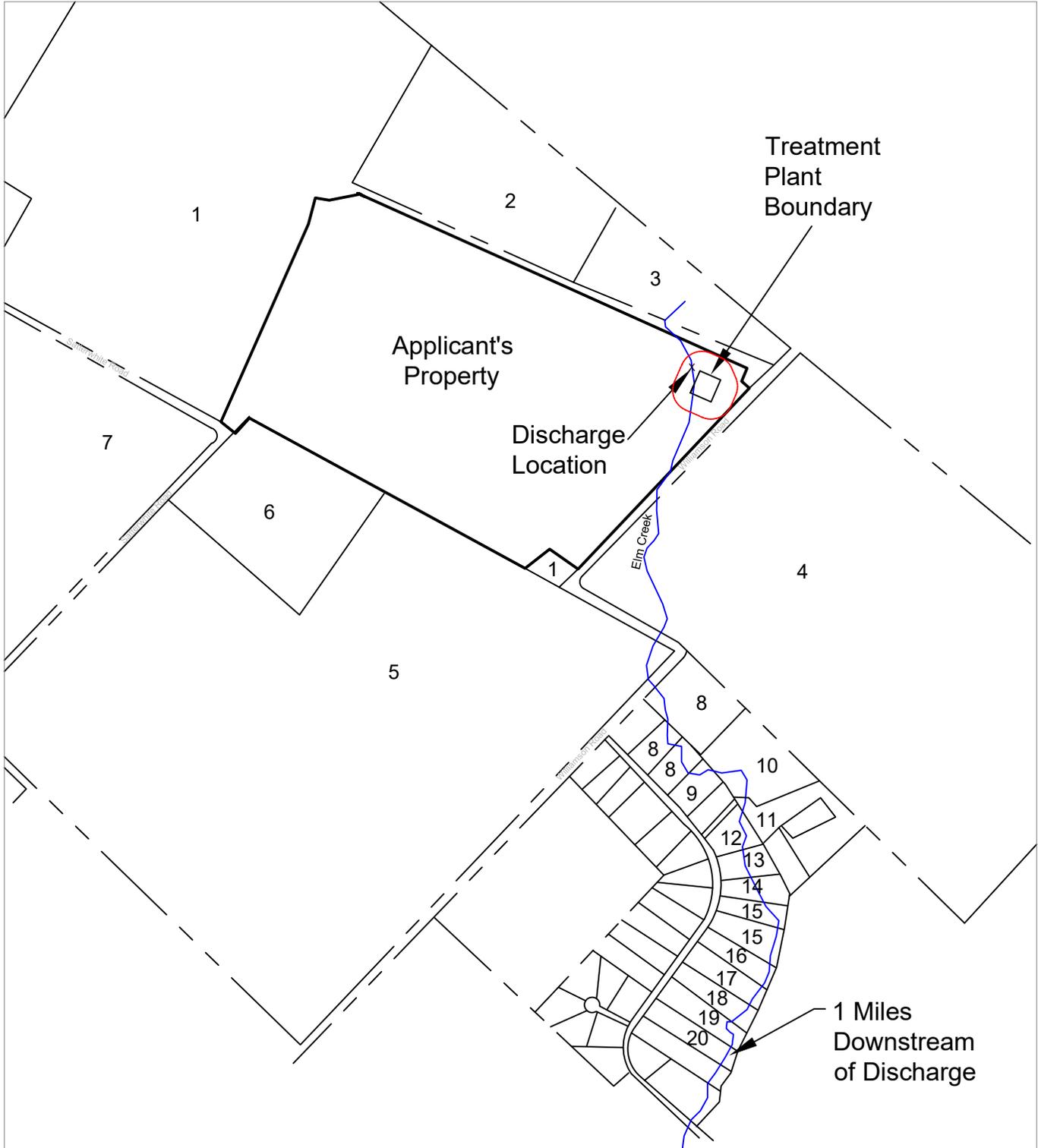
**ATTACHMENT B.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
USGS MAP**

Attachment C
Affected Landowner Information
Tech Report 1.1, Section 1



0 1

MILE
SCALE 1:24000

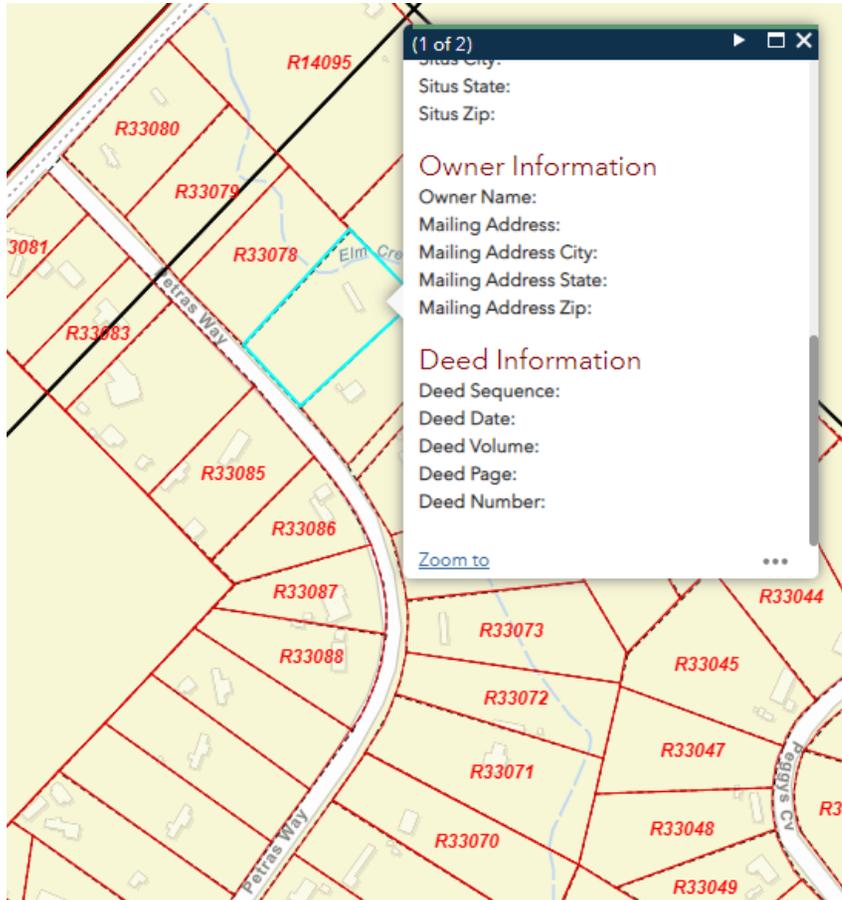


**ATTACHMENT C.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
AFFECTED LANDOWNER MAP**

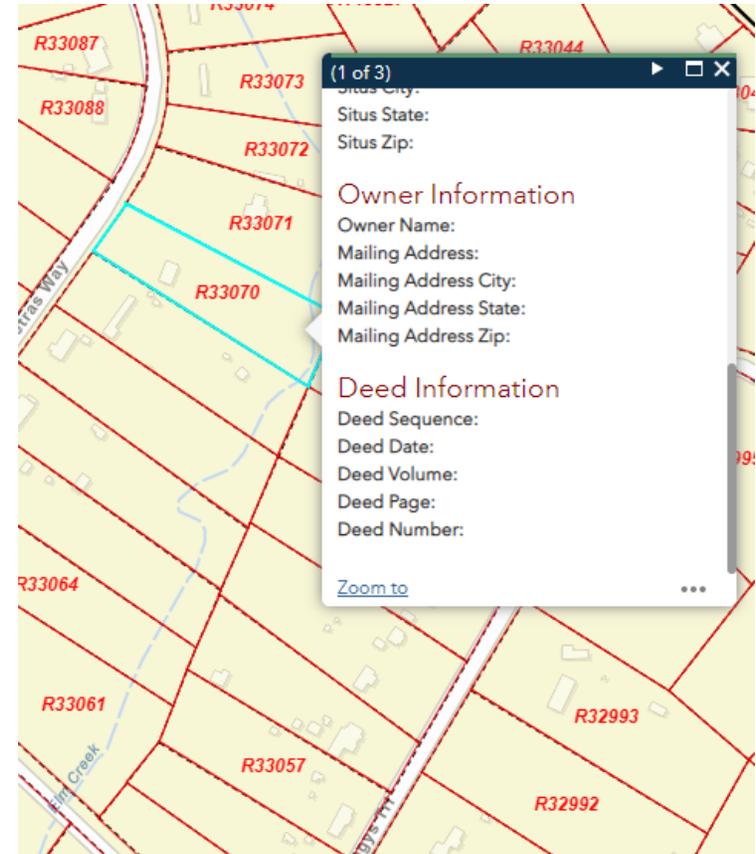
**ATTACHMENT C.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
AFFECTED LANDOWNER LIST**

- | | | | |
|----|--|----|--|
| 1 | GASKAMP, MARVIN L
3607 SATTERWHITE RD
BUDA TX 78610 | 11 | SALAZAR STEVE & MARTHA BELIM
910 PETRAS WAY
KYLE TX 78640 |
| 2 | KIRK THOMAS J Jr
P O BOX 725
BUDA TX 78610-0725 | 12 | WISWELL AUSTIN &
% SHERRYL A DECAMPO
101 OAK MNR
ELM MOTT TX 76640-3840 |
| 3 | KOTIN CLAUDIA J & EDWARD H &
KOTIN ELIZABETH 2106 QUAIL RUN
SAN MARCOS TX 78666-9495 | 13 | TORRES MANUEL J
PO BOX 2466
KYLE TX 78640-1813 |
| 4 | LINDSAY LUCY MONTGOMERY
P O BOX 2690
SAN ANGELO TX 76902-2690 | 14 | TORRES MANUEL
904 PETRAS WAY
KYLE TX 78640 |
| 5 | KOLODZEY STANLEY C & KELLY
601 CLARK CV
BUDA TX 78610-3156 | 15 | GILLIAM MICHELE L
311 1/2 33RD ST NE
CEDAR RAPIDS IA 52402-6015 |
| 6 | VEJANDLA VENKATA & LATHA
2849 OLD HAWKINS LN
FRISCO TX 75033-8101 | 16 | No information available |
| 7 | CONTINENTAL HOMES OF TEXAS L.P.
10700 PECAN PARK BLVD STE 400
AUSTIN TX 78750-1447 | 17 | No information available |
| 8 | DURAN HECTOR G
1400 WILLIAMSON RD
KYLE TX 78640-3906 | 18 | No information available |
| 9 | No information available | 19 | No information available |
| 10 | CABRERA ANDRES & MARIA
914 PETRAS WAY
KYLE TX 78640-8930 | 20 | No information available |

**ATTACHMENT C.2
 CIVITAS AT BUDA, LLC
 CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
 NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
 AFFECTED LANDOWNER LIST – NO AVAILABLE INFORMATION**

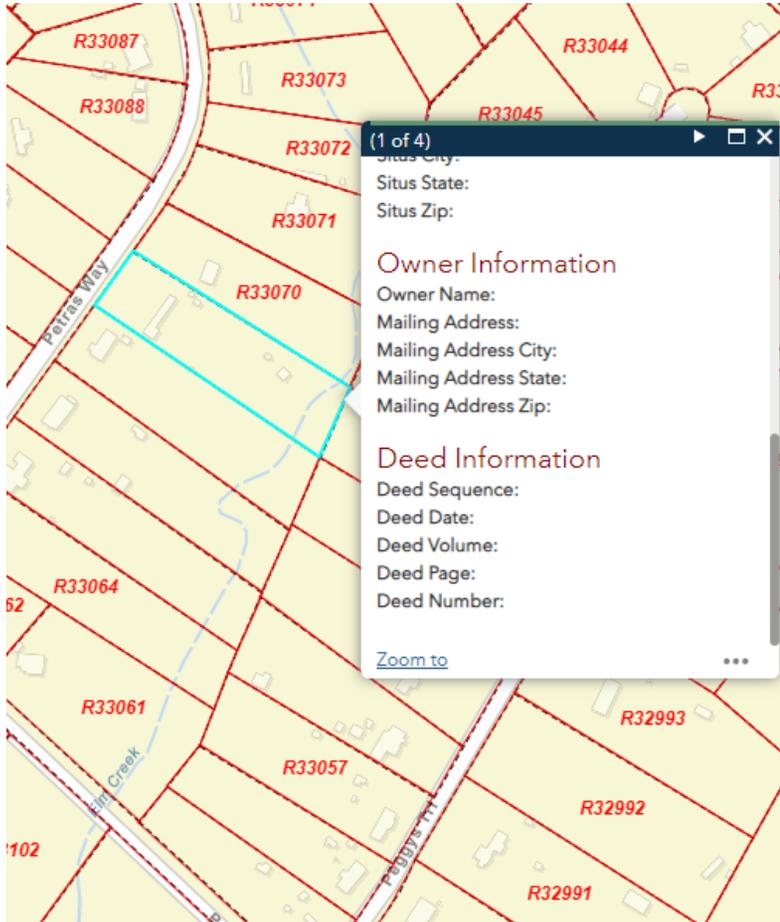


Property #9



Property #16

**ATTACHMENT C.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
AFFECTED LANDOWNER LIST – NO AVAILABLE INFORMATION**

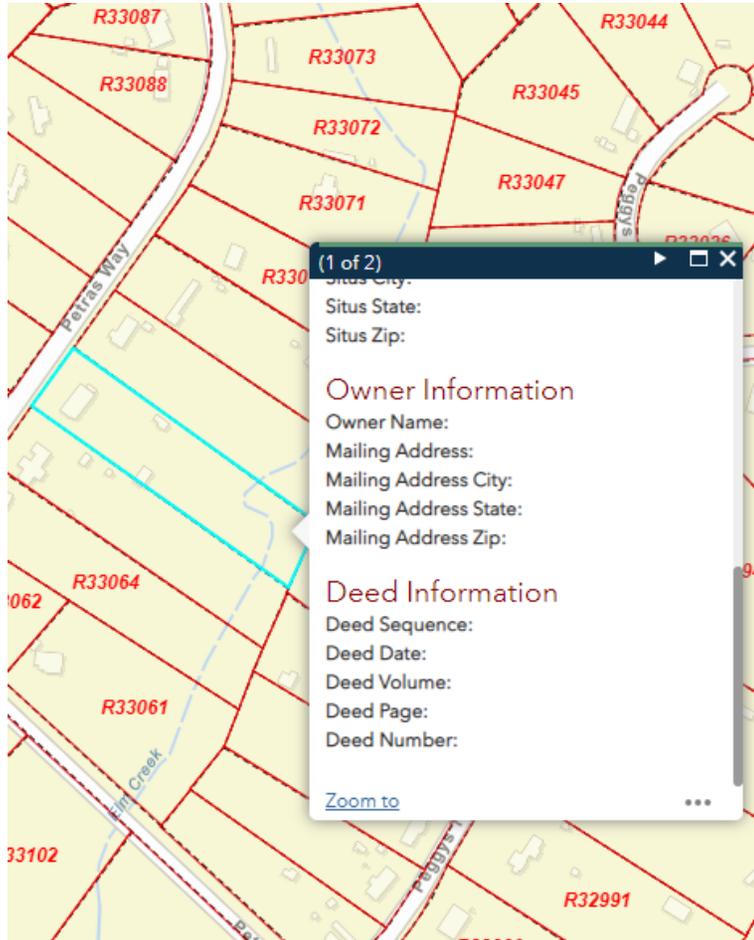


Property #17



Property #18

**ATTACHMENT C.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
AFFECTED LANDOWNER LIST – NO AVAILABLE INFORMATION**



Property #19



Property #20

Attachment D
Original Photographs
Admin Report 1.1, Section 2



Photograph 1. – At outfall looking south, downstream.



Photograph 2. – At outfall looking north, upstream.

**ATTACHMENT D.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PHOTOGRAPHS**

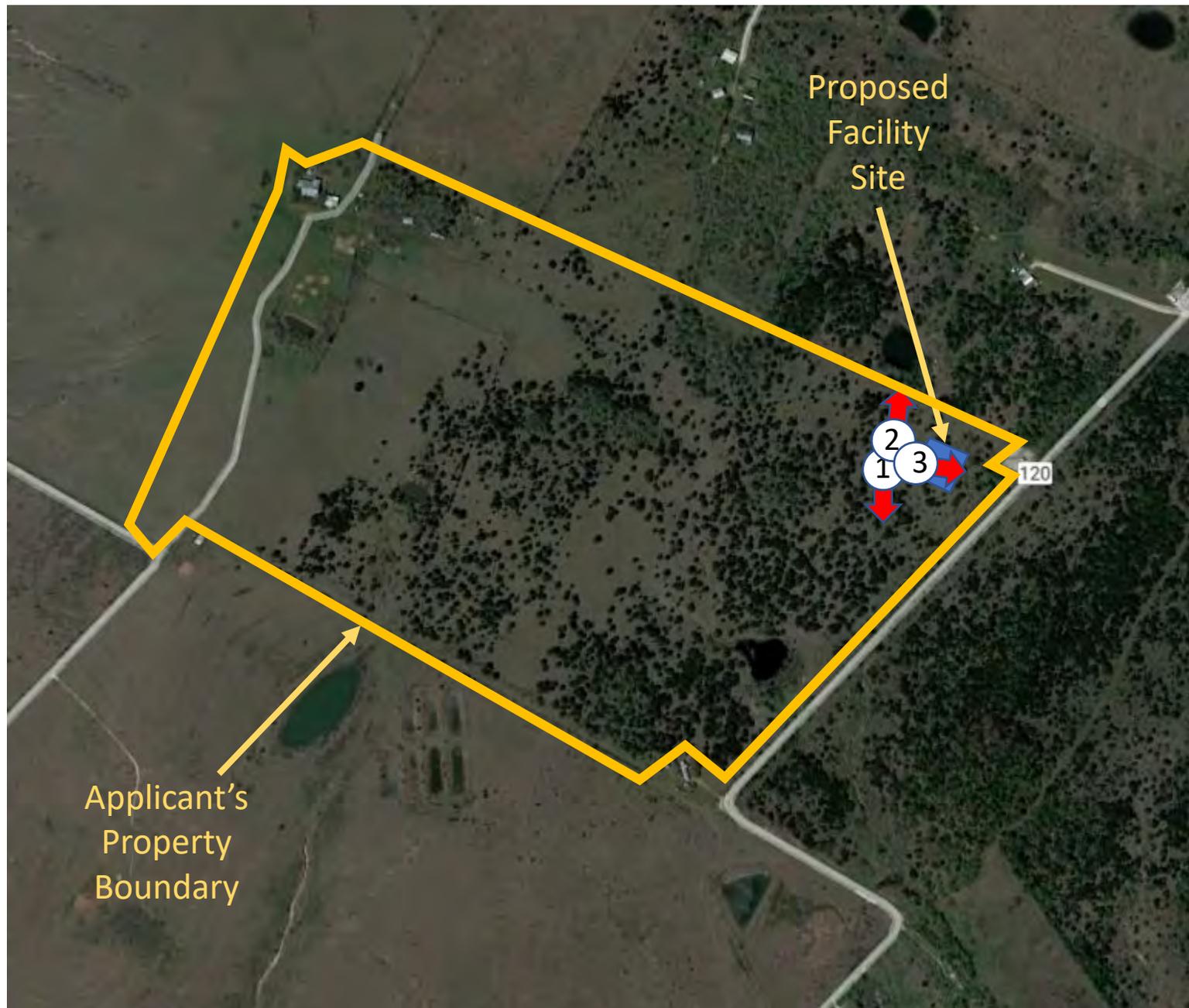


Photograph 3. – Proposed site of facility, looking east.

**ATTACHMENT D.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PHOTOGRAPHS**



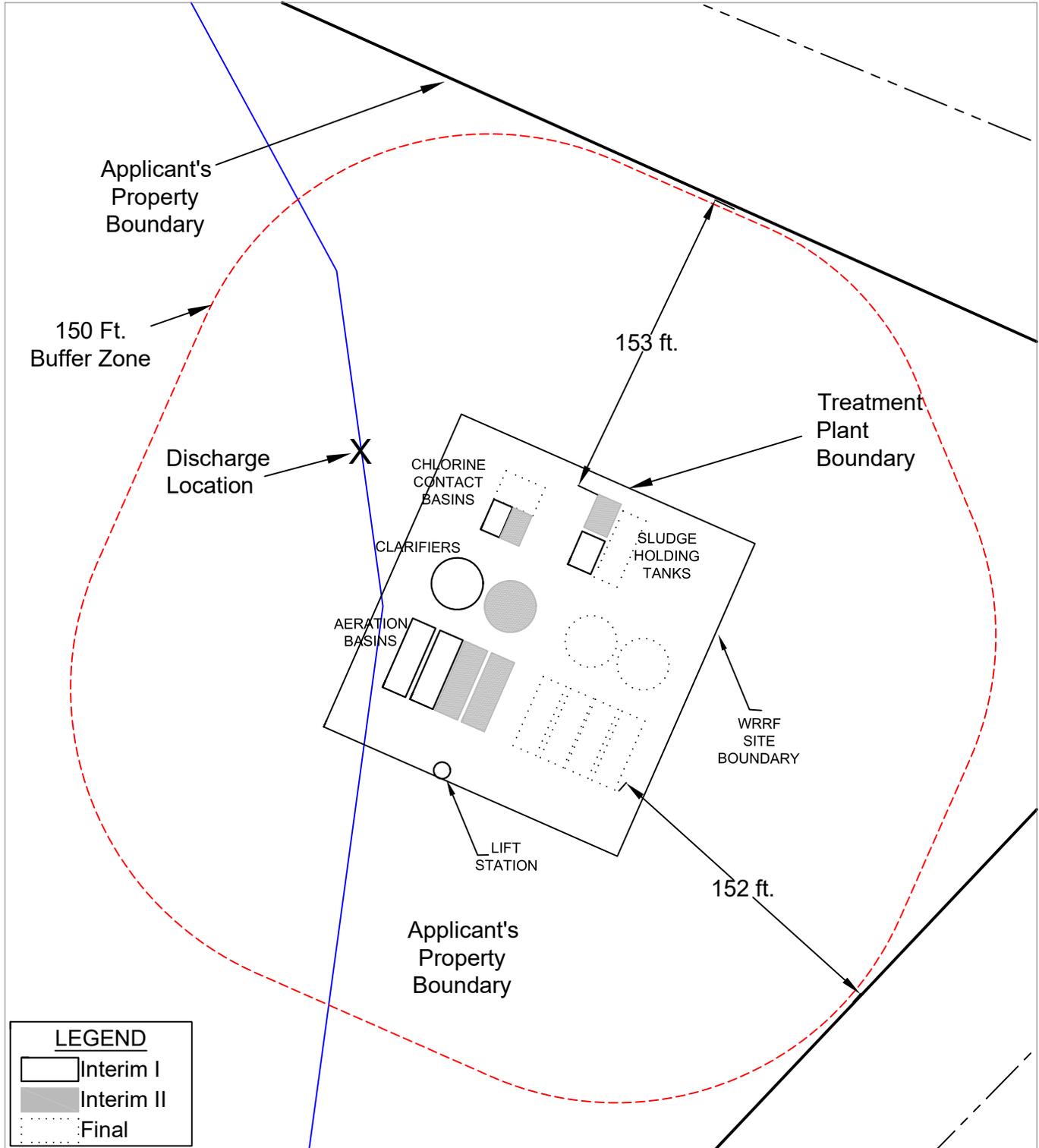
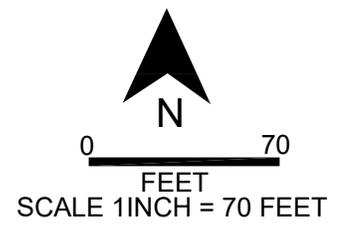
NOT TO SCALE



2 Photograph
Location

**ATTACHMENT D.3
CIVITAS AT BUDA LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PHOTOGRAPH LOCATION MAP**

Attachment E
Buffer Zone Map
Admin Report 1.1, Section 3



**ATTACHMENT E
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
BUFFER ZONE MAP**

Attachment F
Treatment Units
Tech Report 1.0, Section 2.B

**ATTACHMENT F
 CIVITAS AT BUDA, LLC
 CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
 NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
 TREATMENT UNITS**

Interim I Phase (0.125 MGD)

Treatment Unit Type	Number of Units	Dimensions (L x W x D)
Aeration Basin	2	36' x 12' x 10.5' SWD
Secondary Clarifier	1	25' dia., 10.5' SWD
Chlorine Basin	1	15' x 10' x 6.5' SWD
Sludge Holding Tank	1	17' x 12' x 10.5' SWD

Interim II Phase (0.250 MGD)

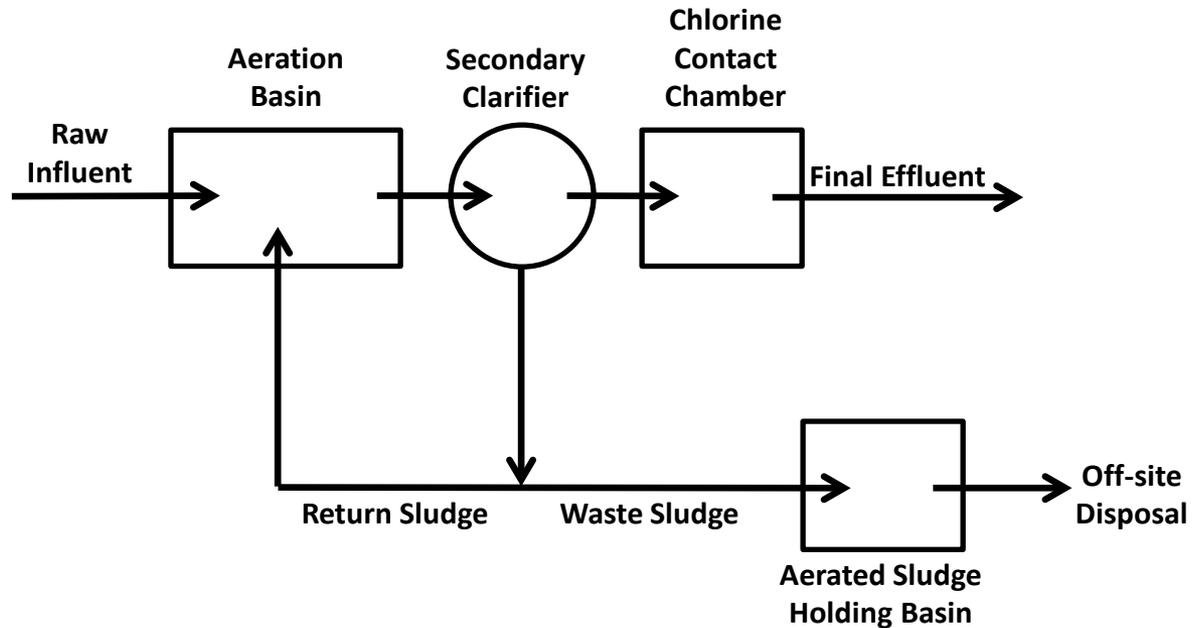
Treatment Unit Type	Number of Units	Dimensions (L x W x D)
Aeration Basin	4	36' x 12' x 10.5' SWD
Secondary Clarifier	2	25' dia., 10.5' SWD
Chlorine Basin	2	15' x 10' x 6.5' SWD
Sludge Holding Tank	2	17' x 12' x 10.5' SWD

Final Phase (0.5 MGD)

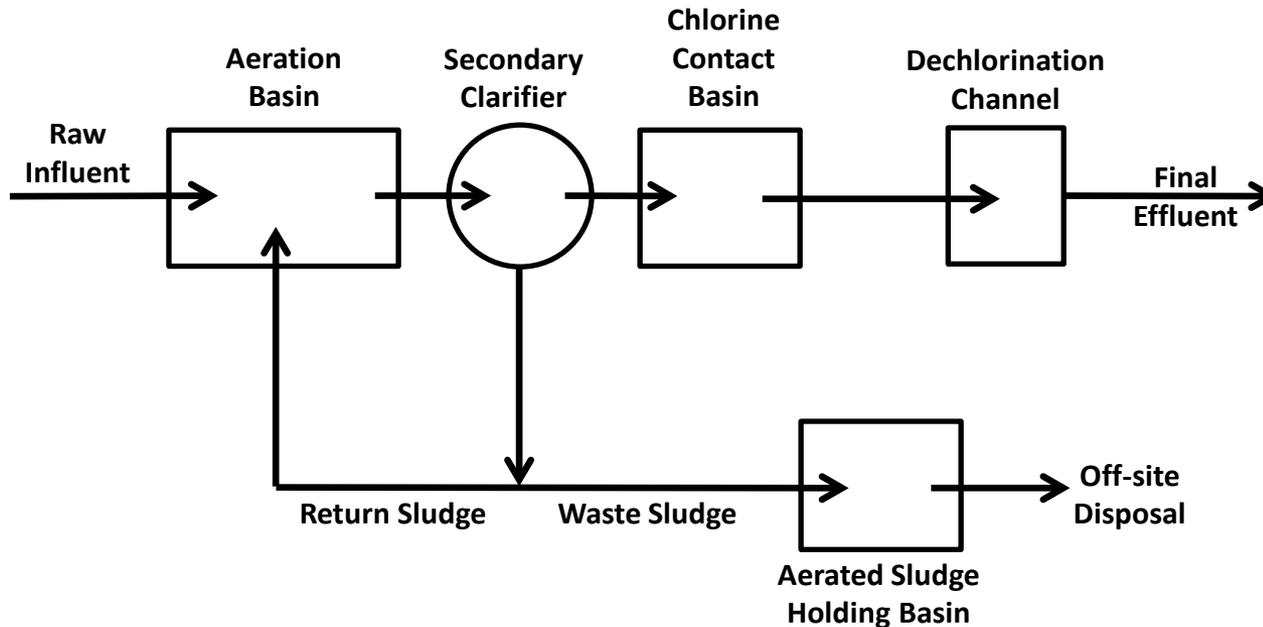
Treatment Unit Type	Number of Units	Dimensions (L x W x D)
Aeration Basin	8	36' x 12' x 10.5' SWD
Secondary Clarifier	4	25' dia., 10.5' SWD
Chlorine Basin	2	15' x 10' x 6.5' SWD
	1	20' x 15' x 6.5' SWD
Sludge Holding Tank	2	15' x 10' x 6.5' SWD
	1	34' x 12' x 10.5' SWD
Dechlorination Basin*	1	4' x 3' x 6' SWD

*Dechlorination Basin dimensions based on peak flow for all phases combined

Attachment G
Process Flow Diagram
Tech Report 1.0, Section 2.C

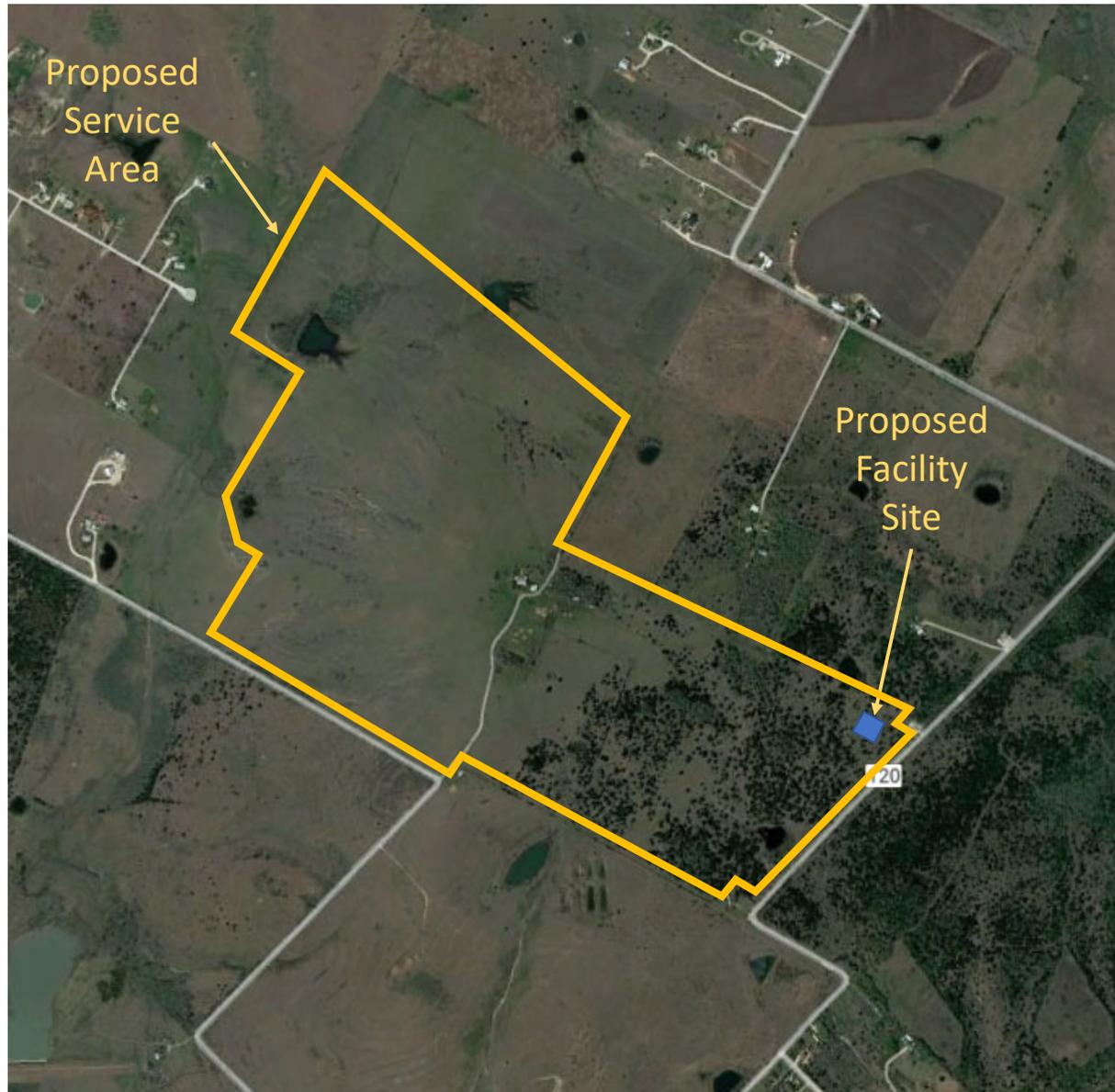


ATTACHMENT G.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PROCESS FLOW DIAGRAM – INTERIM I & II PHASES



ATTACHMENT G.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PROCESS FLOW DIAGRAM – FINAL PHASE

Attachment H
Site Drawing
Tech Report 1.0, Section 3



**ATTACHMENT H
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
SITE DRAWING**

Attachment I
Sludge Acceptance Letter
Tech Report 1.0, Section 9



Austin Wastewater Processing Facility
826 Linger Ln
Austin, Texas 78721
(512) 973-8484

Waste Stream Acceptance

05/18/2021

Wastewater Residuals Management, LLC, an affiliate of Wastewater Transport Services, LLC, owns and operates the Austin Wastewater Processing Facility. This facility has been permitted by the TCEQ and assigned permit number MSW 2384. The disposal facility is expected to be open for at least the next 5 years.

The facility has been permitted as a Centralized Waste Treatment Facility able to receive the following categorical and non-categorical waste streams:

- Wastewater Treatment Plant Sludge
- Water Treatment Plant Sludge
- Leachate
- Septic
- Sanitary Sewer
- Storm Water
- Food Service Grease
- Car Wash Grit Trap
- Other Class II Non-Hazardous Liquid Waste

***Please note that analytical may be required before the waste stream will be accepted.

Wastewater Residuals Management, LLC agrees to accept any of the above waste streams from the below listed generator.

Generator: Civitas at Buda, LLC

Identifying Info: Civitas at Buda Water Resource Recovery Facility

A handwritten signature in black ink that reads "Cory R. Juby". The signature is written in a cursive style and includes a date stamp "12/8/21" written in the middle of the signature.

Cory R. Juby
Environmental Compliance

Wastewater Residuals Management reserves the right to discontinue acceptance of the below mentioned waste at any time.

Attachment J
Justification for Permit
Tech Report 1.1, Section 1.A

ATTACHMENT J
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
JUSTIFICATION FOR PERMIT

Central Texas is a fast-growing area. The proposed residential project is in Hays County TX, near the City of Buda (City). The site currently does not have wastewater treatment service. The construction of approximately 1,750 residential units will be completed within the next 7 years. The first phase of construction is for approximately 550 units to be completed within two to three years after receipt of the requested permit for the proposed Civitas at Buda Water Resource Recovery Facility (WRRF).

The proposed WRRF that will be constructed in three phases is designed to provide services to the residential population that is expected to average 3 persons per housing unit. The wastewater generated by the residents is expected to be approximately 75 to 100 gallons per person per day. Therefore, the first phase of the requested permit is for 125,000 gallons per day. The Interim II and Final phases are requested for an additional 125,000 and 250,000 gallons per day for future phases to provide wastewater service to the remaining residents in the proposed service area.

Attachment K
Utility CCN Areas and Nearby Collection Systems
Tech Report 1.1, Section 1.B.2&3

**ATTACHMENT K
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
UTILITY CCN AREAS AND NEARBY COLLECTION SYSTEMS**

The proposed Water Resource Recovery Facility (WRRF) for the Civitas at Buda, LLC residential project lies within Hays County. The WRRF will serve approximately 1,750 residential homes. It is located east of the City of Buda and south of the City of Creedmore.

There is one permitted, active wastewater treatment facility located within three miles of the proposed WRRF. Figure 1 is a map that presents the location of the proposed WRRF, the nearby CCN boundaries, and the permitted wastewater treatment facility.

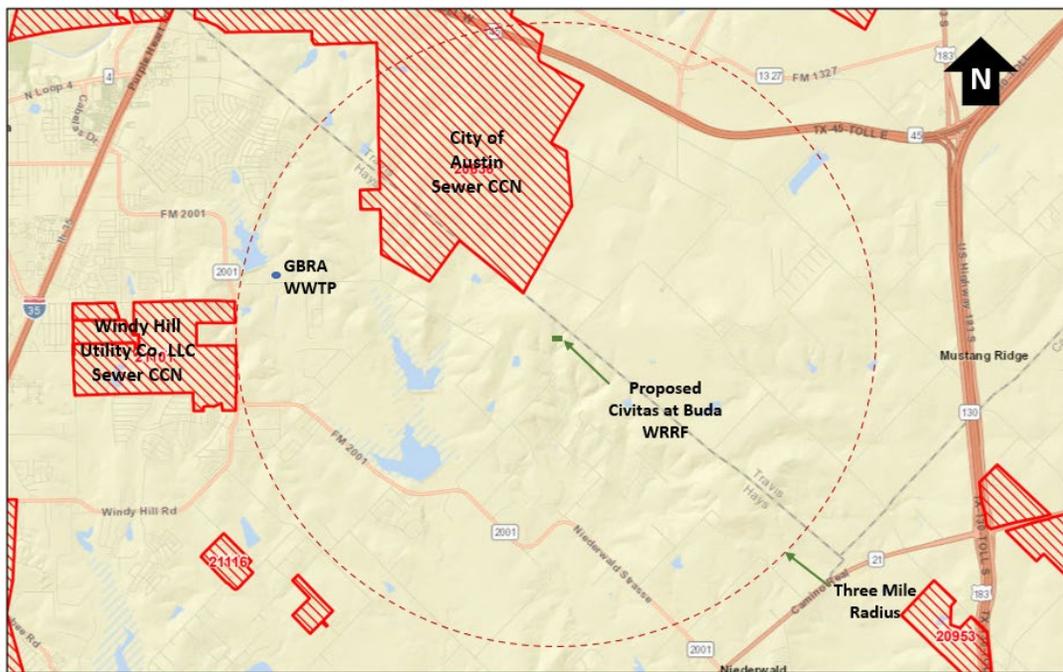


Figure 1. Nearby CCN Boundaries

The active treatment facility near the proposed WRRF is owned and operated by the Guadalupe-Blanco River Authority (GBRA). The Texas Pollutant Discharge Elimination System permit number is WQ0014377001.

A formal Service Extension Request for sewer service was sent to GBRA via certified mail. No response to the formal request has been received as of submittal of this application. GBRA has indicated that their treatment facility has treatment capacity and GBRA is willing to accept the wastewater from the Civitas at Buda development. However, the preliminary evaluation to determine the feasibility of connecting to the GBRA system, which includes obtaining easements with reasonable routes for the pipeline and building the pipeline has indicated that constructing the proposed WRRF is less expensive than connecting to the GBRA system. In addition, the schedule for constructing the infrastructure necessary to connect to the GBRA facility would significantly delay the project.

Attachment L
Design Calculations and Plant Features
Tech Report 1.1, Section 4

ATTACHMENT L
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
DESIGN CALCULATIONS - INTERIM I PHASE

Flow and Loading

Design Flow	0.125 MGD
BOD5 Design Concentration	300 mg/L
Design Organic Loading	313 lb BOD5/day
Peak Flow	0.500 MGD
Peaking Factor	4.0

Activated Sludge Treatment

No. of Basins	2
Volume at Normal WSE	9,072 cf
Nominal Basin Dimensions 36' L by 12' W by 10.5' SWD	67,868 gal
Detention Time at Design Flow	13.0 hrs
Detention Time at Peak Flow	3.3 hrs
Organic Loading at Design Flow	34.5 lb BOD/d/1000 cf
TCEQ Design Max. Allowable Organic Loading	35.0 lb BOD/d/1000 cf

Aeration Basin Air Requirements

Aeration Requirements	3,200 SCF/day/lb BOD5
BOD5 Loading	313 lb BOD5/day
Oxygen Required	2.2 lb O2/lb BOD5
	688 lb O2/day
Minimum Air Provided	695 SCFM

Secondary Clarification

No. of Basins	1
SWD	10.5 ft
Diameter	25.0 ft
Surface Area, Total	491 sf
Volume, Total	5,154 cf
	38,560 gal
Surface Loading Rate at Design Flow	255 gpd/sf
Surface Loading Rate at Peak Flow	1,019 gpd/sf
TCEQ Max. Surface Loading Rate at Peak Flow	1,200 gpd/sf
Detention Time at Design Flow	7.4 hrs
Detention Time at Peak Flow	1.9 hrs
TCEQ Min. Detention Time at Peak Flow	1.8 hrs
Peak Flow =	500,000 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Max. Surface Loading	589,049 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Min. Detention Time	514,133 gpd

Chlorine Contact

No. of Chlorine Contact Basins	1
Volume, Total	975 cf
Nominal Basin Dimensions 15' L by 10' W by 6.5' SWD	7,294 gal
Detention Time at Peak Flow	21.0 min
TCEQ Min. Detention Time at Peak Flow	20.0 min
Peak Flow =	347 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	365 gpm

Note: Exact basin dimensions will vary by equipment manufacturer selected

Prepared by Charlotte G. Smith, Texas P.E. 90300, for TPDES Permit Application

Mead & Hunt, Inc., TBPELS Firm F9593

November 29, 2021

**ATTACHMENT L
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
DESIGN CALCULATIONS - INTERIM II PHASE (ADDITIONAL UNITS)**

Flow and Loading

Design Flow	0.125 MGD
BOD5 Design Concentration	300 mg/L
Design Organic Loading	313 lb BOD5/day
Peak Flow	0.500 MGD
Peaking Factor	4.0

Activated Sludge Treatment

No. of Basins	2
Volume at Normal WSE	9,072 cf
Nominal Basin Dimensions 36' L by 12' W by 10.5' SWD	67,868 gal
Detention Time at Design Flow	13.0 hrs
Detention Time at Peak Flow	3.3 hrs
Organic Loading at Design Flow	34.5 lb BOD/d/1000 cf
TCEQ Design Max. Allowable Organic Loading	35.0 lb BOD/d/1000 cf

Aeration Basin Air Requirements

Aeration Requirements	3,200 SCF/day/lb BOD5
BOD5 Loading	313 lb BOD5/day
Oxygen Required	2.2 lb O2/lb BOD5
	688 lb O2/day
Minimum Air Provided	695 SCFM

Secondary Clarification

No. of Basins	1
SWD	10.5 ft
Diameter	25.0 ft
Surface Area, Total	491 sf
Volume, Total	5,154 cf
	38,560 gal
Surface Loading Rate at Design Flow	255 gpd/sf
Surface Loading Rate at Peak Flow	1,019 gpd/sf
TCEQ Max. Surface Loading Rate at Peak Flow	1,200 gpd/sf
Detention Time at Design Flow	7.4 hrs
Detention Time at Peak Flow	1.9 hrs
TCEQ Min. Detention Time at Peak Flow	1.8 hrs
Peak Flow =	500,000 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Max. Surface Loading	589,049 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Min. Detention Time	514,133 gpd

Chlorine Contact

No. of Chlorine Contact Basins	1
Volume, Total	975 cf
Nominal Basin Dimensions 15' L by 10' W by 6.5' SWD	7,294 gal
Detention Time at Peak Flow	21.0 min
TCEQ Min. Detention Time at Peak Flow	20.0 min
Peak Flow =	347 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	365 gpm

Note: Exact basin dimensions will vary by equipment manufacturer selected

Prepared by Charlotte G. Smith, Texas P.E. 90300, for TPDES Permit Application

Mead & Hunt, Inc., TBPELS Firm F9593

November 29, 2021

**ATTACHMENT L
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
DESIGN CALCULATIONS - FINAL PHASE (ADDITIONAL UNITS)**

Flow and Loading

Design Flow	0.250 MGD
BOD5 Design Concentration	300 mg/L
Design Organic Loading	626 lb BOD5/day
Peak Flow	1.000 MGD
Peaking Factor	4.0

Activated Sludge Treatment

No. of Basins	4
Volume at Normal WSE	18,144 cf
Nominal Basin Dimensions 36' L by 12' W by 10.5' SWD	135,735 gal
Detention Time at Design Flow	13.0 hrs
Detention Time at Peak Flow	3.3 hrs
Organic Loading at Design Flow	34.5 lb BOD/d/1000 cf
TCEQ Design Max. Allowable Organic Loading	35.0 lb BOD/d/1000 cf

Aeration Basin Air Requirements

Aeration Requirements	3,200 SCF/day/lb BOD5
BOD5 Loading	626 lb BOD5/day
Oxygen Required	2.2 lb O2/lb BOD5
	1,376 lb O2/day
Minimum Air Provided	1,390 SCFM

Secondary Clarification

No. of Basins	2
SWD	10.5 ft
Diameter	25.0 ft
Surface Area, Total	982 sf
Volume, Total	10,308 cf
	77,110 gal
Surface Loading Rate at Design Flow	255 gpd/sf
Surface Loading Rate at Peak Flow	1,019 gpd/sf
TCEQ Max. Surface Loading Rate at Peak Flow	1,200 gpd/sf
Detention Time at Design Flow	7.4 hrs
Detention Time at Peak Flow	1.9 hrs
TCEQ Min. Detention Time at Peak Flow	1.8 hrs
Peak Flow =	1,000,000 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Max. Surface Loading	1,178,097 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Min. Detention Time	1,028,133 gpd

Chlorine Contact

No. of Chlorine Contact Basins	1
Volume, Total	1,950 cf
Nominal Basin Dimensions 20' L by 15' W by 6.5' SWD	14,588 gal
Detention Time at Peak Flow	21.0 min
TCEQ Min. Detention Time at Peak Flow	20.0 min
Peak Flow =	694 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	729 gpm

Dechlorination Contact

No. of Dechlorine Contact Channels	1
Volume, Total	72 cf
Nominal Basin Dimensions 4' L by 3' W by 6' SWD	539 gal
Peak Flow	2.00 MGD
Detention Time at Peak Flow	23.3 sec
TCEQ Min. Detention Time at Peak Flow	20.0 sec
Peak Flow =	1,389 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	1,617 gpm

Note: Exact basin dimensions will vary by equipment manufacturer selected

Prepared by Charlotte G. Smith, Texas P.E. 90300, for TPDES Permit Application

Mead & Hunt, Inc., TBPELS Firm F9593

November 29, 2021

ATTACHMENT L

CIVITAS AT BUDA, LLC CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION DESIGN CALCULATIONS AND PLANT FEATURES

Facility Design Features

a. Design Features for Reliability and Operating Flexibility

The Water Resource Recovery Facility (WRRF) will be designed with heavy-duty protective coatings to prevent corrosion and provide a long, lasting system. Air diffusers will be constructed to allow removal, replacement, and inspection of diffusers without drain the basins. With the small size of this system, temporary pumping and hauling of wastewater can be done for short periods of time if necessary.

b. Excessive Inflow or Infiltration

All aeration basins and sludge holding tanks offer approximately 18" freeboard. The clarifier offers a minimum of a 12" freeboard.

The WRRF will serve the proposed single-family residential development and an elementary school. The plant will be designed for a peaking factor of four, although the development will have newly constructed gasketed sewer lines and a relatively short collection system, minimizing the potential for inflow and infiltration.

c. Power Failure

A generator will be installed for backup power.

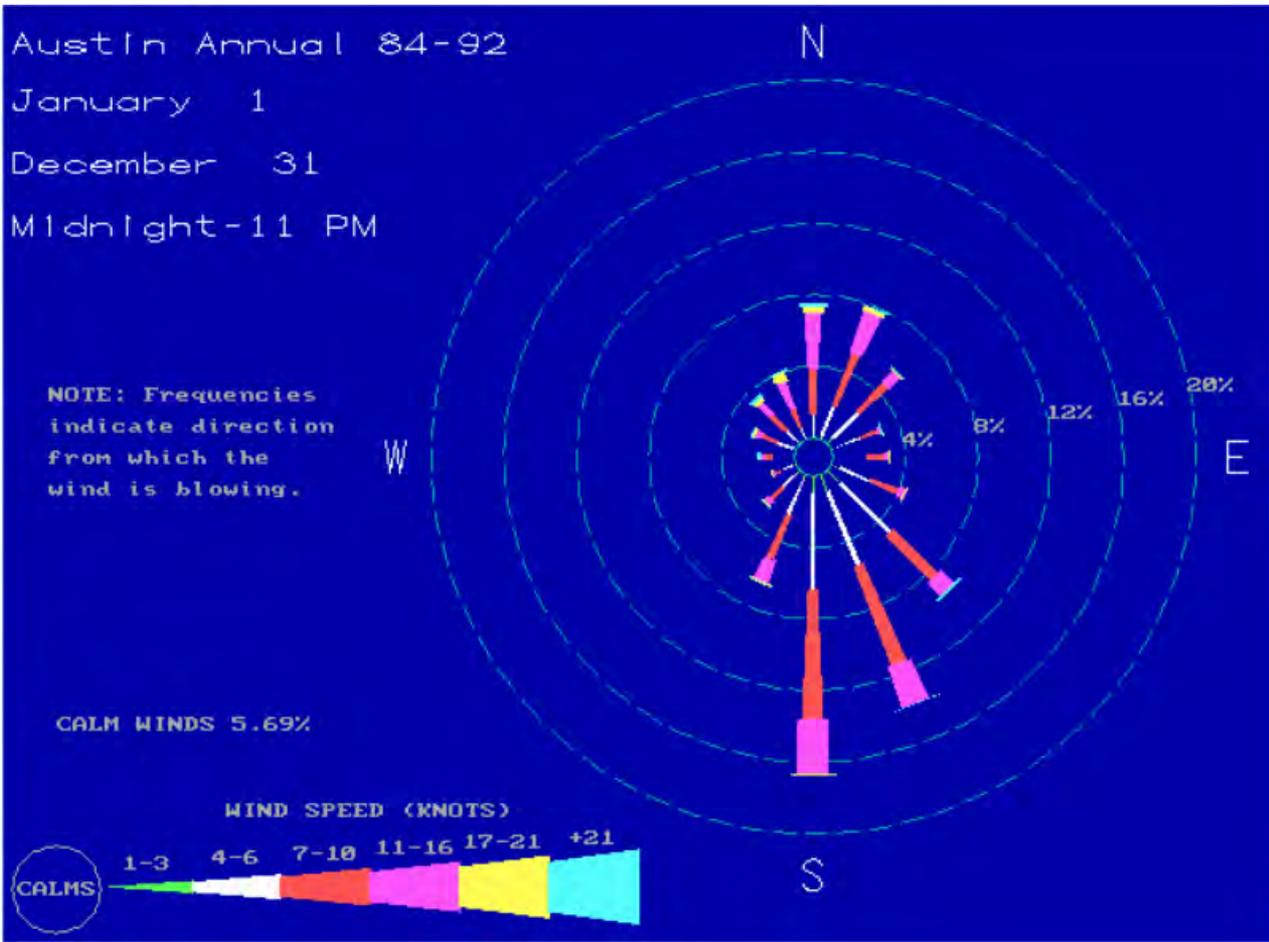
d. Equipment Malfunction

Each major piece of mechanical equipment (pumps, blowers, and chemical feeders) will have redundant units provided. The plant will be designed to operate at capacity with the largest piece of any group of mechanical equipment out of service.

e. Facility Unit Maintenance & Repair

All major equipment will be accessible from the working surface above the plant or from ground level beside the plant. No underground confined spaces will require regular access.

Attachment M
Wind Rose
Tech Report 1.1, Section 5.B



ATTACHMENT M
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
WIND ROSE

Attachment N
Sewage Sludge Solids Management Plan
Tech Report 1.1, Section 7

ATTACHMENT N

**CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT
SEWAGE SLUDGE SOLIDS MANAGEMENT PLAN**

- **TREATMENT UNITS AND PROCESS DIMENSIONS**

See Treatment Units presented in Attachment F.

- **PROJECTED SOLIDS GENERATION:**

The table below shows the projected quantity of solids generated at design flow, and at 75%, 50%, and 25% design flow.

Interim I Phase (125,000 gpd / 0.125 MGD):

Percent of Design Flow	Dry Pounds Per Day
25%	43.8
50%	87.5
75%	131
100%	175

Interim II Phase (300,000 gpd / 0.300 MGD):

Percent of Design Flow	Dry Pounds Per Day
25%	87.5
50%	175
75%	263
100%	350

Final Phase (500,000 gpd / 0.500 MGD):

Percent of Design Flow	Dry Pounds Per Day
25%	175
50%	350
75%	525
100%	700

It is expected that sludge can be thickened by decanting to 2-percent solids in the plant's sludge holding tank. Hauling frequency will vary based on flows, wasteloads, and thickening efficiency. Quantities shown above are based on an assumed production of 0.7 dry tons of solids per million gallons.

- **MLSS RANGE:**

MLSS in the aeration basin is expected to be in the 2,000 to 5,000 mg/l range.

- **OWNERSHIP OF ULTIMATE SLUDGE DISPOSAL SITE:**

Sludge is transported by registered hauler, WasteWater Transportation Services, Registration No. 24343, to a sludge processing facility in Travis County Texas (Austin Wastewater Processing Facility, MSW 2384).

From: [Deba Dutta](#)
To: [Janet Sims](#)
Cc: rjain@scipioventures.com
Subject: Technical Data Completeness Review_Civitas at BUDA_WQ0016154001
Date: Monday, May 2, 2022 2:01:29 PM
Attachments: [image001.png](#)
[Nearby WWTP Map_Civitas at BUDA_WQ0016154001.pdf](#)

You don't often get email from deba.dutta@tceq.texas.gov. [Learn why this is important](#)

Dear Ms. Sims:

Thank you for the Domestic Wastewater Permit Application for the subject facility received on 4/22/2022. Based on a pre-technical data completeness review of the application, it was noted that the following items were either missing or not properly addressed. Please address the below information (preferably via email) as soon as possible, but no later than **COB Monday; 5/16/2022**.

1. **Domestic Technical Report 1.1: Section 1 B.3: Nearby WWTPs or collection systems.** It was mentioned that there is only one WWTP within a three-mile radius of the proposed facility (GBRA). Per TCEQ [Outfall locator database](#), at least two additional WWTPs (WQ0015940001 and WQ0015933001) were found within a three-mile radius of the proposed facility (see attached map); and per your map, City of Austin may have collection systems within a three-mile radius of the proposed facility. Verify this information, and list all of the nearby WWTPs with the names and permit numbers, and provide a map showing the locations of those WWTPs. Contact all of the nearby WWTPs to know if they have the capacity to accept or is willing to expand to accept the volume. Provide copies of the certified letters with copies of the delivery receipts, and responses from the nearby WWTPs if received any. Provide the cost estimates comparison that you are referring to connect to the GBRA system.
2. **Domestic Worksheet 2.1.** The worksheet was not provided; however, is required for a new permit application not discharging to an intermittent stream or directly to (or within 300 feet of) a classified segment. Submit Domestic Worksheet 2.1 with the required information.

In addition to the above items, if available, please also email me an electronic copy (PDF/Word) of the revised permit application with all attachments for our records. If you prefer, you may share the application via TCEQ FTPS at: <https://ftps.tceq.texas.gov/>. Note that the TCEQ may request additional information as necessary to aid in drafting an accurate and representative permit.

Feel free to contact me if you have any question.

Thanks.
Deba

Deba P. Dutta, M.S., P.E.
Municipal Permits Team, MC-148
Wastewater Permitting Section
Water Quality Division, TCEQ

12100 Park 35 Circle, Austin, Texas 78753

Phone: 512-239-4608



[Customer Satisfaction Survey](#)

Jon Niermann, *Chairman*
Emily Lindley, *Commissioner*
Bobby Janecka, *Commissioner*
Toby Baker, *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

May 13, 2022

Mr. Rahul Jain
Vice President
Civitas at Buda, LLC
5599 San Felipe Street, Suite 565
Houston, Texas 77056

Re: Application to Renew Amend or for Proposed Permit No. WQ00 (EPA I.D TX if discharge)
To be Issued to Civitas at Buda, LLC
CN606012110, RN111487773

Dear Mr. Jain:

We have received the application for the above referenced permit, and it is currently under review. Your attention to the following items is requested before we can declare the application administratively complete. Please submit one original and two copies (including a cover letter) of the complete response.

1. Section 9, item D on page 8 of the Administrative Report: The owner of the land is listed as Mr. Louis Mertz. If Mr. Mertz is the owner of land, please submit a long-term lease agreement or a deed signed by both parties. If Civitas at Buda, LLC is the owner of the land where the facility is located, please submit a revised page 8 indicating the owner of the land as Civitas at Buda, LLC.
2. Section 14, Signature Page, on Page 13 of the Administrative Report: The signature page we received was signed by Mr. Louis Mertz, as an authorized agent. Texas Commission of environmental Quality (TCEQ) rules require the application be signed by a principal executive office (e.g., CEO, Vice President, Board of Directors, Chairman of Boar, etc.). We were unable to confirm whether Mr. Mertz is authorized to sign. Please confirm Mr. Mertz meets the signatory requirements under 30 TAC 305.44 and authorized to sign the application. If not, please submit a notarized signature page signed by an authorized agent and also update section 3, item A on page 3 of administrative report accordingly.
3. Section 1 on page 14 of the administrative report 1.1: Thank you for responding to this item; however, the landowners map provided for Civitas at Buda, LLC is insufficient. The map provided does not show the applicant's property boundary, the facility boundary within the applicant's property boundary, and all of the potentially affected landowners surrounding the applicant's property boundary, the point of discharge. Also, the discharge route was not shown, we must be able to verify that all the landowners on both sides of the discharge route up to 1 mile downstream or until it reaches a known segment have been identified. Please provide a revised map clearly showing the following:

Mr. Rahul Jain
Page 2
May 13, 2022
Permit No. WQ0016154001

- a) Outline and label the applicant's complete property boundaries.
- b) The landowners adjacent on all sides of the applicant's property boundaries.
- c) Identify the facility within the applicant's property boundaries.
- d) Mark and label the point(s) of discharge with either an X or a dot.
- e) Highlight the discharge route for **one** mile downstream using a see yellow highlighter (preferably) or one that can be seen through.
- f) Identify all potentially affect landowners on both sides of the discharge route for **one** mile downstream from the point of discharge or until it reaches a classified segment.
- g) The map must include a scale (e.g., 1 inch = 1000 feet). The scale must be shown so that we can verify the discharge route measurement.

All the landowners identified on the map must be clearly cross-referenced to a list of the landowner names and complete mailing addresses. The cross-reference should be in consecutive numeric order (1, 2, 3).

4. The following is a portion of the Notice of Receipt of Application and Intent to Obtain a Water Quality Permit which contains information relevant to your application. Please read it carefully and indicate if it contains any errors or omissions. The complete notice will be sent to you once the application is declared administratively complete.

Civitas at Buda, LLC, 5599 San Felipe Street, Suite 565, Houston, Texas 77056, has applied to the Texas Commission on Environmental Quality (TCEQ) for proposed Texas Pollutant Discharge Elimination System (TPDES) Permit No. WQ0016154001 (EPA I.D. No. TX0142832) to authorize the discharge of treated wastewater at a volume not to exceed a daily average flow of 500,000 gallons per day. The domestic wastewater treatment facility will be located approximately 1 mile northeast of the intersection of County Road 107 and County Road 120, in Hays County, Texas 78610. The discharge route will be from the plant site to Elm Creek; thence to an unnamed impoundment; thence to Elm Creek; thence to Plum Creek. TCEQ received this application on April 22, 2022. The permit application is available for viewing and copying at Buda Public Library, 405 East Loop Street, Suite 100, Buda, Texas. This link to an electronic map of the site or facility's general location is provided as a public courtesy and not part of the application or notice. For the exact location, refer to the application.

<https://tceq.maps.arcgis.com/apps/webappviewer/index.html?id=db5bac44afbc468bbd360f8168250f&marker=-97.753331%2C30.053611&level=12>

Further information may also be obtained from Civitas at Buda, LLC at the address stated above or by calling Mr. Rahul Jain, Vice President, at 832-548-0960.

New rule requirements under Title 30 Texas Administrative Code (TAC) Chapter 39 relating to public notices have been implemented. The deficiencies listed below are new items that need to be provided to meet the alternative language requirements.

Mr. Rahul Jain
Page 2
May 13, 2022
Permit No. WQ0016154001

5. Please use the attached Plain Language Summary (PLS) Template to provide a plain language summary in English. Please provide the PLS in a Microsoft Word document.
6. Section 8, Item E, Item No. 5 of Administrative Report 1.0 indicates that public notices in Spanish are required. Please use the attached PLS Spanish template to translate the plain language summary into Spanish. Please provide the translated Spanish PLS in a Microsoft Word document
7. Section 8, Item E, Item No. 5 of Administrative Report 1.0 indicates that public notices in Spanish are required. After confirming the portion of the English NORI contained in item No. 4 of this letter does not contain any errors or omissions, please use the attached template to translate the NORI into Spanish. Only the first and last paragraphs are unique to this application and require translation. Please provide the translated Spanish NORI in a Microsoft Word document.

Please submit the complete response, addressed to my attention by May 27, 2022. If you should have any questions, please do not hesitate to call me at (512) 239-4912.

Sincerely,



Abesha H. Michael
Applications Review and Processing Team (MC148)
Water Quality Division
Texas Commission of Environmental Quality

Enclosure(s)

Attachment 1 - Municipal TPDES and TLAP PLS Form
Attachment 2 - Municipal TPDES and TLAP PLS Form (Spanish)
Attachment 3 - Municipal Disposal New Spanish NORI

cc: Ms. Janet Sims, Project Manager, Mead & Hunt, 8217 Shoal Creek Boulevard, Suite 203,
Austin, Texas 78757



May 19, 2022

Abesha Michael
Applications Review and Processing Team (MC 148)
Water Quality Division
Texas Commission on Environmental Quality
P.O. Box 13087
Austin, TX 78711-3087

Re: Civitas at Buda, LLC – Civitas at Buda Water Resource Recovery Facility
Application for New Permit No. WQ0016154001 (EPA I.D. TX0142832)

Dear Ms. Michael:

Civitas at Buda, LLC and I have reviewed your letter dated May 13, 2022. Following are responses to your comments.

1. Section 9, Item D on page 8 of the Administrative Report: The owner of the land is Civitas at Buda, LLC. Page 8 has been revised and is provided as Enclosure 1.
2. Section 14, Signature Page, on Page 13 of the Administrative Report: Mr. Mertz meets the signatory requirements to sign the application. He is a principal executive officer of Civitas at Buda, LLC.
3. Section 1 on page 14 of the Administrative Report 1.1: The Landowner map that was provided as Attachment C.1 of the permit application is provided as Enclosure 2. The map clearly shows all required information.
4. The portion of the Notice of Receipt of Application and Intent to Obtain a Water Quality Permit (NORI) has been reviewed. The information presented is correct and complete.
5. The Plain Language Summary (PLS) Template has been completed. See Enclosure 3. The PLS has been provided in Microsoft Word via email.
6. The PLS Spanish Template has been completed. See Enclosure 4. The PLS Spanish has been provided in Microsoft Word via mail.
7. Public notice in Spanish: The portion of the NORI has been translated into Spanish. See Enclosure 5. The NORI Spanish has been provided in Microsoft Word via email.

Ms. Abesha Michael
May 19, 2022
Page 2

Your assistance with this permit application is much appreciated. If you have questions about the information presented, please contact me at (512) 735-1001.

Sincerely,



Janet Sims
Mead & Hunt, Inc.

Enclosures (5)

Cc: Rahul Jain, Civitas at Buda, LLC

Enclosure 1
Revised Administrative Report, Page 8

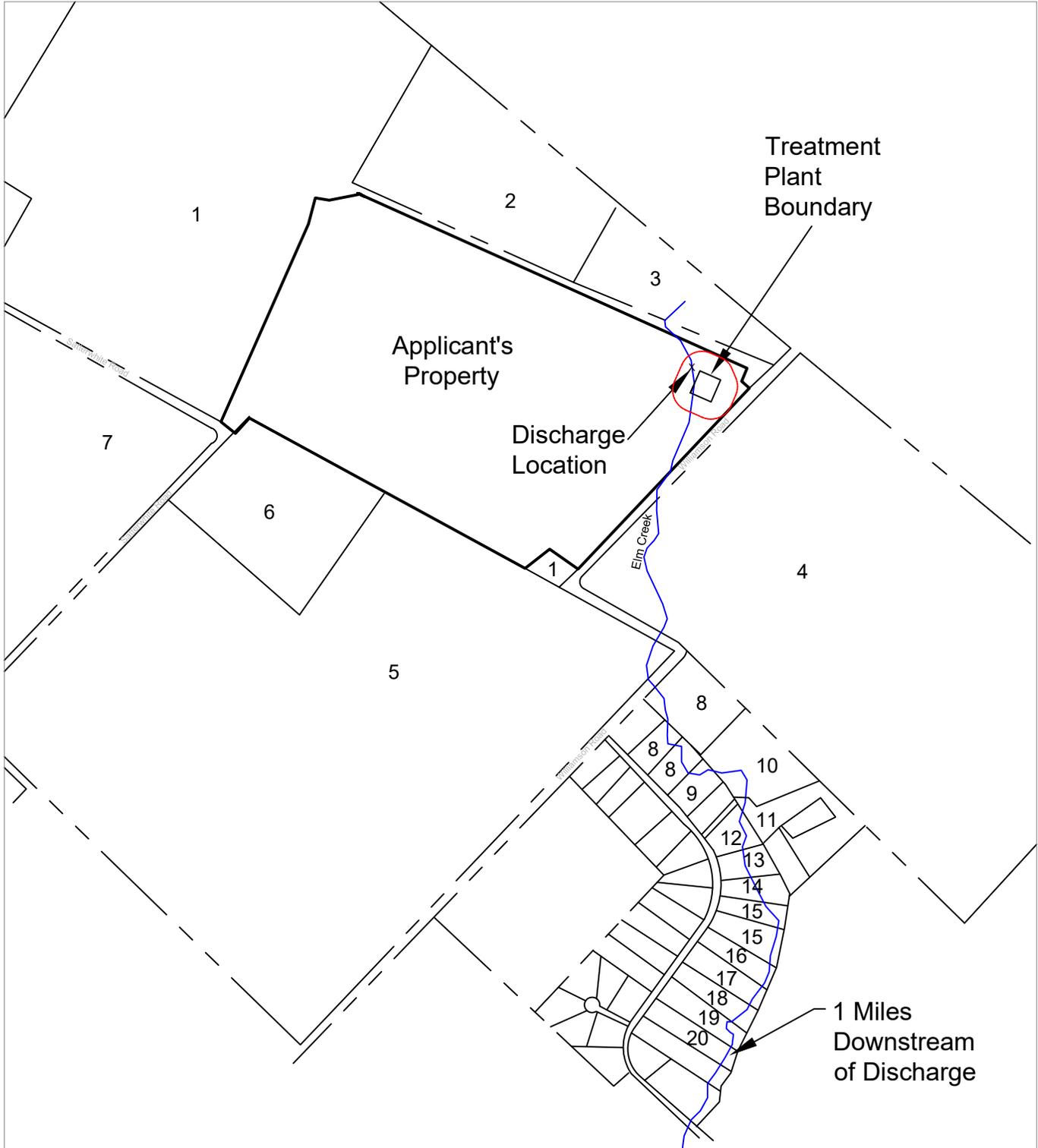
Enclosure 2

Attachment C.1 - Landowner Map



0 1

MILE
SCALE 1:24000



**ATTACHMENT C.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
AFFECTED LANDOWNER MAP**

Enclosure 3

Plain Language Summary English

TPDES New Application

The following summary is provided for this pending water quality permit application being reviewed by the Texas Commission on Environmental Quality as required by 30 Texas Administrative Code Chapter 39. The information provided in this summary may change during the technical review of the application and are not federal enforceable representations of the permit application.

The Civitas at Buda, LLC (CN606012110) proposes to operate the wastewater treatment plant, Civitas at Buda Water Resource Recovery Facility (RN111487773), an activated sludge with nitrification process plant. The facility will be located at approximately 1 mile northwest of the intersection of County Road 120 and County Road, 107, near Creedmore, Texas in Hays County 78610.

This application is for a new application to discharge at a daily average flow of 500,000 gallons per day of treated domestic wastewater.

Discharges from the facility are expected to contain five-day carbonaceous biochemical oxygen demand (CBOD₅), total suspended solids (TSS), ammonia nitrogen (NH₃-N), and *Escherichia coli*. Additional potential pollutants are included in the Domestic Technical Report 1.0, Section 7. Pollutant Analysis of Treated Effluent in the permit application package. Domestic wastewater will be treated by an activated sludge process plant and the treatment units will include a bar screen, aeration basins, final clarifiers, sludge holding tanks, chlorine contact basins and a dechlorination chamber in the Final phase.

Enclosure 4

Plain Language Summary Spanish

**PLANTILLA EN ESPAÑOL PARA SOLICITUDES
NUEVAS/RENOVACIONES/ENMIENDAS TPDES o TLAP**

AGUAS RESIDUALES DOMÉSTICAS

El siguiente resumen se proporciona para esta solicitud de permiso de calidad del agua pendiente que está siendo revisada por la Comisión de Calidad Ambiental de Texas según lo requerido por el Capítulo 39 del Código Administrativo de Texas 30. La información proporcionada en este resumen puede cambiar durante la revisión técnica de la solicitud y no son representaciones federales exigibles de la solicitud de permiso.

Civitas en Buda, LLC (CN606012110) propone operar el tratamiento de aguas residuales planta, Civitas en Buda Water Resource Recovery Facility (RN111487773), un fangos con planta de proceso de nitrificación. La instalación estará ubicada aproximadamente a 1 milla al noroeste de la intersección de County Road 120 y County Road, 107, cerca de Creedmore, Texas en el condado de Hays 78610.

Esta aplicación es para una nueva aplicación para descargar a un flujo promedio diario de 500,000 galones por día de aguas residuales domésticas tratadas.

Se espera que las descargas de la instalación contengan bioquímicos carbonosos de cinco días demanda de oxígeno (CBOD5), sólidos suspendidos totales (TSS), nitrógeno amoniacal (NH3-N) y Escherichia coli. Contaminantes potenciales adicionales están incluidos en el Reglamento Técnico Nacional. Informe 1.0, Sección 7. Análisis de Contaminantes del Efluente Tratado en la solicitud de permiso paquete. Las aguas residuales domésticas serán tratadas por una planta de proceso de lodos activados y las unidades de tratamiento incluirán tamiz de barras, balsas de aireación, decantadores finales, lodos tanques de retención, balsas de contacto de cloro y una cámara de decloración en la fase Final.

Enclosure 5
Portion of NORI Spanish

Comisión de Calidad Ambiental del Estado de Texas



AVISO DE RECIBO DE LA SOLICITUD Y EL INTENTO DE OBTENER PERMISO PARA LA CALIDAD DEL AGUA

PERMISO PROPUESTO NO. WQ0016154001

SOLICITUD. Civitas at Buda, LLC, 5599 San Felipe Street, Suite 565, Houston, Texas 77056 ha solicitado a la Comisión de Calidad Ambiental del Estado de Texas (TCEQ) para el propuesto Permiso No. WQ0016154001 (EPA I.D. No. TX0142832) del Sistema de Eliminación de Descargas de Contaminantes de Texas (TPDES) para autorizar la descarga de aguas residuales tratadas en un volumen que no sobrepasa un flujo promedio diario de 500,000 galones por día. La planta está ubicada aproximadamente 1 milla al noreste de la intersección de County Road 107 y County Road 120, en el Condado de Hayes, Texas. La ruta de descarga es del sitio de la planta a arroyo del olmo; de allí a un embalse sin nombre; de allí a Elm Creek; de allí a Plum Creek. La TCEQ recibió esta solicitud el 22 de abril de 2022. La solicitud para el permiso está disponible para leerla y copiarla en Biblioteca Pública de Buda, 405 East Loop Street, Suite 100, Buda, Texas. Este enlace a un mapa electrónico de la ubicación general del sitio o de la instalación es proporcionado como una cortesía y no es parte de la solicitud o del aviso. Para la ubicación exacta, consulte la solicitud.

<https://tceq.maps.arcgis.com/apps/webappviewer/index.html?id=db5bac44afbc468bbddd360f8168250f&marker=-97.753331%2C30.053611&level=12>

AVISO ADICIONAL. El Director Ejecutivo de la TCEQ ha determinado que la solicitud es administrativamente completa y conducirá una revisión técnica de la solicitud. Después de completar la revisión técnica, el Director Ejecutivo puede preparar un borrador del permiso y emitirá una Decisión Preliminar sobre la solicitud. **El aviso de la solicitud y la decisión preliminar serán publicados y enviado a los que están en la lista de correo de las personas a lo largo del condado que desean recibir los avisos y los que están en la lista de correo que desean recibir avisos de esta solicitud. El aviso dará la fecha límite para someter comentarios públicos.**

COMENTARIO PUBLICO / REUNION PUBLICA. Usted puede presentar **comentarios públicos o pedir una reunión pública sobre esta solicitud.** El propósito de una reunión pública es dar la oportunidad de presentar comentarios o hacer preguntas acerca de la solicitud. La TCEQ realiza una reunión pública si el Director Ejecutivo determina que hay un grado de interés público suficiente en la solicitud o si un legislador local lo pide. Una reunión pública no es una audiencia administrativa de lo contencioso.

OPORTUNIDAD DE UNA AUDIENCIA ADMINISTRATIVA DE LO CONTENCIOSO. Después del plazo para presentar comentarios públicos, el Director Ejecutivo considerará todos los comentarios apropiados y preparará una respuesta a todos los comentarios públicos esenciales, pertinentes, o significativos. **A menos que la solicitud haya sido referida**

directamente a una audiencia administrativa de lo contencioso, la respuesta a los comentarios y la decisión del Director Ejecutivo sobre la solicitud serán enviados por correo a todos los que presentaron un comentario público y a las personas que están en la lista para recibir avisos sobre esta solicitud. Si se reciben comentarios, el aviso también proveerá instrucciones para pedir una reconsideración de la decisión del Director Ejecutivo y para pedir una audiencia administrativa de lo contencioso. Una audiencia administrativa de lo contencioso es un procedimiento legal similar a un procedimiento legal civil en un tribunal de distrito del estado.

PARA SOLICITAR UNA AUDIENCIA DE CASO IMPUGNADO, USTED DEBE INCLUIR EN SU SOLICITUD LOS SIGUIENTES DATOS: su nombre, dirección, y número de teléfono; el nombre del solicitante y número del permiso; la ubicación y distancia de su propiedad/actividad con respecto a la instalación; una descripción específica de la forma cómo usted sería afectado adversamente por el sitio de una manera no común al público en general; una lista de todas las cuestiones de hecho en disputa que usted presente durante el período de comentarios; y la declaración "[Yo/nosotros] solicito/solicitamos una audiencia de caso impugnado". Si presenta la petición para una audiencia de caso impugnado de parte de un grupo o asociación, debe identificar una persona que representa al grupo para recibir correspondencia en el futuro; identificar el nombre y la dirección de un miembro del grupo que sería afectado adversamente por la planta o la actividad propuesta; proveer la información indicada anteriormente con respecto a la ubicación del miembro afectado y su distancia de la planta o actividad propuesta; explicar cómo y porqué el miembro sería afectado; y explicar cómo los intereses que el grupo desea proteger son pertinentes al propósito del grupo.

Después del cierre de todos los períodos de comentarios y de petición que aplican, el Director Ejecutivo enviará la solicitud y cualquier petición para reconsideración o para una audiencia de caso impugnado a los Comisionados de la TCEQ para su consideración durante una reunión programada de la Comisión. La Comisión sólo puede conceder una solicitud de una audiencia de caso impugnado sobre los temas que el solicitante haya presentado en sus comentarios oportunos que no fueron retirados posteriormente. Si se concede una audiencia, el tema de la audiencia estará limitado a cuestiones de hecho en disputa o cuestiones mixtas de hecho y de derecho relacionadas a intereses pertinentes y materiales de calidad del agua que se hayan presentado durante el período de comentarios.

LISTA DE CORREO. Si somete comentarios públicos, un pedido para una audiencia administrativa de lo contencioso o una reconsideración de la decisión del Director Ejecutivo, la Oficina del Secretario Principal enviará por correo los avisos públicos en relación con la solicitud. Además, puede pedir que la TCEQ ponga su nombre en una o más de las listas de correos siguientes (1) la lista de correo permanente para recibir los avisos de el solicitante indicado por nombre y número del permiso específico y/o (2) la lista de correo de todas las solicitudes en un condado específico. Si desea que se agregue su nombre en una de las listas designe cual lista(s) y envía por correo su pedido a la Oficina del Secretario Principal de la TCEQ.

CONTACTOS E INFORMACIÓN A LA AGENCIA. Todos los comentarios públicos y solicitudes deben ser presentadas electrónicamente vía <http://www14.tceq.texas.gov/epic/eComment/> o por escrito dirigidos a la Comisión de Texas de Calidad Ambiental, Oficial de la Secretaría (Office of Chief

Clerk), MC-105, P.O. Box 13087, Austin, Texas 78711-3087. Tenga en cuenta que cualquier información personal que usted proporcione, incluyendo su nombre, número de teléfono, dirección de correo electrónico y dirección física pasarán a formar parte del registro público de la Agencia. Para obtener más información acerca de esta solicitud de permiso o el proceso de permisos, llame al programa de educación pública de la TCEQ, gratis, al 1-800-687-4040. Si desea información en Español, puede llamar al 1-800-687-4040.

También se puede obtener información adicional del Civitas at Buda, LLC, a la dirección indicada arriba o llamando a Rahul Jain al 832-548-0960.

Fecha de emisión **date** de **month** de 2022 [*Date notice issued*]

From: [Janet Sims](#)
To: [Deba Dutta](#)
Cc: rjain@scipioventures.com
Subject: RE: Technical Data Completeness Review_Civitas at BUDA_WQ0016154001
Date: Thursday, May 19, 2022 1:44:43 PM
Attachments: [image001.png](#)
[Civitas at Buda Att K - Nearby Collection System Rev May 4 2022.pdf](#)
[Civitas at Buda WS 2.1 Rev May 4 2022.pdf](#)

Deba,

Attached are pages of the application that have been revised based on your comments.

Attachment K provides information regarding the collection systems and WWTPs that are within 3-miles of the proposed treatment facility.

Worksheet 2.1 notes that the receiving stream is typically dry with small perennial pools. Transect measures of the stream were not collected.

As discussed, an electronic version of the revised application will be provided to you after it is declared administratively complete.

If you have questions or need additional information, please do not hesitate to contact me.

Thanks, and have a good day.

Janet

JANET SIMS

SENIOR PROJECT MANAGER, WATER/WASTEWATER

Mead & Hunt

Direct: 512-735-1001 | Cell: 512-695-2468 | Transfer Files

meadhunt.com | [LinkedIn](#) | [Twitter](#) | [Facebook](#) | [Instagram](#)



From: Deba Dutta <Deba.Dutta@tceq.texas.gov>

Sent: Monday, May 2, 2022 2:01 PM

To: Janet Sims <janet.sims@meadhunt.com>

Cc: rjain@scipioventures.com

Subject: Technical Data Completeness Review_Civitas at BUDA_WQ0016154001

You don't often get email from deba.dutta@tceq.texas.gov. [Learn why this is important](#)

Dear Ms. Sims:

Thank you for the Domestic Wastewater Permit Application for the subject facility received on 4/22/2022. Based on a pre-technical data completeness review of the application, it was noted that the following items were either missing or not properly addressed. Please address the below information (preferably via email) as soon as possible, but no later than **COB Monday; 5/16/2022**.

1. **Domestic Technical Report 1.1: Section 1 B.3: Nearby WWTPs or collection systems.** It was

mentioned that there is only one WWTP within a three-mile radius of the proposed facility (GBRA). Per TCEQ [Outfall locator database](#), at least two additional WWTPs (WQ0015940001 and WQ0015933001) were found within a three-mile radius of the proposed facility (see attached map); and per your map, City of Austin may have collection systems within a three-mile radius of the proposed facility. Verify this information, and list all of the nearby WWTPs with the names and permit numbers, and provide a map showing the locations of those WWTPs. Contact all of the nearby WWTPs to know if they have the capacity to accept or is willing to expand to accept the volume. Provide copies of the certified letters with copies of the delivery receipts, and responses from the nearby WWTPs if received any. Provide the cost estimates comparison that you are referring to connect to the GBRA system.

2. **Domestic Worksheet 2.1.** The worksheet was not provided; however, is required for a new permit application not discharging to an intermittent stream or directly to (or within 300 feet of) a classified segment. Submit Domestic Worksheet 2.1 with the required information.

In addition to the above items, if available, please also email me an electronic copy (PDF/Word) of the revised permit application with all attachments for our records. If you prefer, you may share the application via TCEQ FTPS at: <https://ftps.tceq.texas.gov/>. Note that the TCEQ may request additional information as necessary to aid in drafting an accurate and representative permit.

Feel free to contact me if you have any question.

Thanks.

Deba

Deba P. Dutta, M.S., P.E.
Municipal Permits Team, MC-148
Wastewater Permitting Section
Water Quality Division, TCEQ
12100 Park 35 Circle, Austin, Texas 78753
Phone: 512-239-4608



[Customer Satisfaction Survey](#)

**ATTACHMENT K
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
UTILITY CCN AREAS AND NEARBY COLLECTION SYSTEMS**

The proposed Water Resource Recovery Facility (WRRF) for the Civitas at Buda, LLC residential project lies within Hays County. The WRRF will serve approximately 1,750 residential homes. It is located east of the City of Buda and south of the City of Creedmore.

The nearby Utility CCNs, wastewater treatment facilities (WWTF), and collection systems were investigated. Within three miles of the proposed WRRF are portions of the City of Austin Sewer CCN and the outfalls for four wastewater treatment plants. The TPDES Permits for the outfalls near the proposed WRRF are as follows:

- Guadalupe Blanco River Authority (GBRA) – WQ0014377001
- Creedmoor 216 Development – WQ0016106001
- Continental Homes of Texas – WQ0015940001
- Studio Estates – WQ0015933001

Figure 1 is a map that presents the three-mile radius, location of the proposed WRRF, the nearby CCN boundaries, and the permitted wastewater treatment facility.

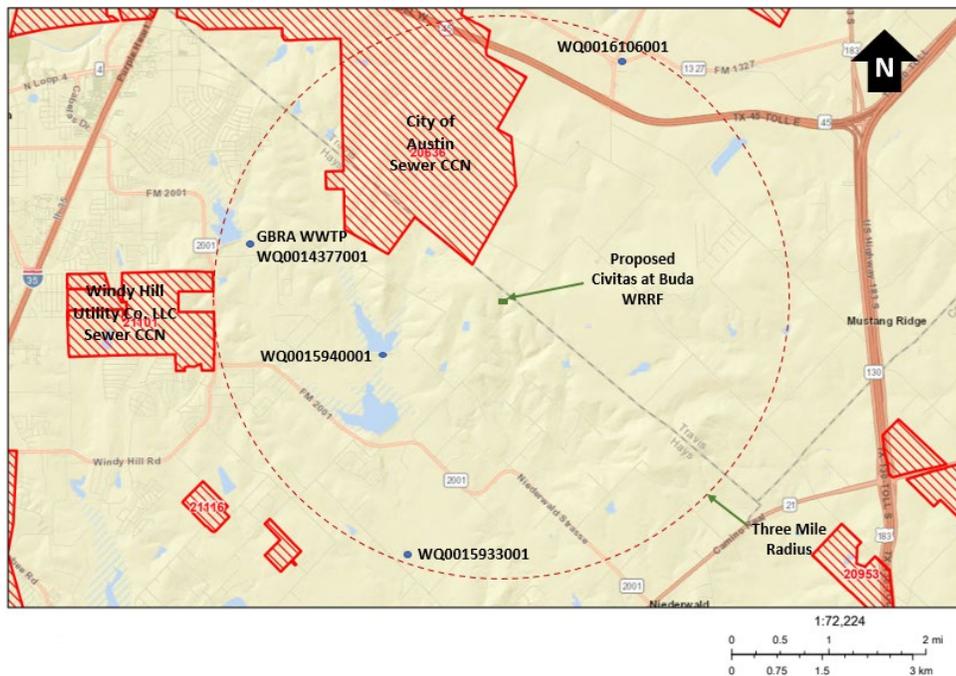


Figure 1. Nearby CCN Boundaries and WWTPs

No City of Austin wastewater lines within the CCN boundaries were identified within three miles of the proposed WRRF. Therefore, the City of Austin was not contacted for a request for service.

The only active wastewater treatment facility (WWTF) near the proposed WRRF is owned and operated by the Guadalupe-Blanco River Authority (GBRA) (The WWTF was previously owned by the Sunfield Municipal Utilities District. The permit was transferred to GBRA on August 20, 2021.). The Texas Pollutant Discharge Elimination System permit number is WQ0014377001. A formal Service Extension Request for sewer service was sent to GBRA via certified mail on April 4, 2022.

GBRA has indicated that their treatment facility has treatment capacity and GBRA is willing to accept the wastewater from the Civitas at Buda development. However, the preliminary evaluation to determine the feasibility of connecting to the GBRA system, which includes obtaining easements with reasonable routes for the pipeline and building the pipeline has indicated that constructing the proposed WRRF is less expensive than connecting to the GBRA system. In addition, the schedule for constructing the infrastructure necessary to connect to the GBRA facility would significantly delay the project.

The outfalls for three other TPDES permits are identified within the three-mile radius of the proposed WRRF. However, the TPDES Permits for WQ0015933001 and WQ0016106001 have not been issued. The WWTF for the Continental Homes of Texas TPDES Permit WQ0015940001 has not been constructed. Therefore, providing wastewater service in a timely manner to the proposed development cannot be ensured.

DOMESTIC WORKSHEET 2.1

STREAM PHYSICAL CHARACTERISTICS

Required for new applications, major facilities, and applications adding an outfall

Worksheet 2.1 is not required for discharges to intermittent streams or discharges directly to (or within 300 feet of) a classified segment.

Section 1. General Information (Instructions Page 75)

Date of study: N/A Time of study: N/A

Stream name: Elm Creek

Location: Elm Creek at proposed outfall

Type of stream upstream of existing discharge or downstream of proposed discharge (check one).

Perennial Intermittent with perennial pools

Section 2. Data Collection (Instructions Page 75)

Number of stream bends that are well defined:

Number of stream bends that are moderately defined:

Number of stream bends that are poorly defined:

Number of riffles: 0

Evidence of flow fluctuations (check one):

Minor moderate severe

Indicate the observed stream uses and if there is evidence of flow fluctuations or channel obstruction/modification.

Elm Creek is typically a dry stream with a few small perennial pools (no flow, riffles, or runs). The total length of the pools in the 0.5 mile reach downstream of the proposed discharge is less than 10% of the creek length. The pools are 5 to 11 ft. wide and 27 to 55 ft. long. Because flow is not typical, flow and transect measurements were not collected.

Stream transects

In the table below, provide the following information for each transect downstream of the existing or proposed discharges. Use a separate row for each transect.



August 30, 2022

Deba Dutta
Municipal Wastewater Permit Team (MC 148)
Water Quality Division
Texas Commission on Environmental Quality
P.O. Box 13087
Austin, TX 78711-3087

Re: Civitas at Buda, LLC – Civitas at Buda Water Resource Recovery Facility
Draft TPDES Permit WQ0016154001

Dear Mr. Dutta:

Civitas at Buda, LLC (Civitas) is submitting additional information to justify the proposed permit for the Civitas at Buda Water Resource Recovery Facility (WRRF). An analysis has been conducted to estimate the costs associated with connecting to the Guadalupe-Blanco River Authority (GBRA) Sunfield Municipal Utility District wastewater treatment facility (TPDES Permit WQ0014377001), which is the only operating wastewater treatment plant within three miles of the proposed WRRF.

Connecting to the GBRA facilities will involve paying connection fees, construction costs of two lift stations and over 12,000 linear feet of sanitary sewer force main, and costs for obtaining easements for the force mains. Enclosed are emails between Civitas and the GBRA staff that specify the connection fees, a map of the anticipated force main alignment, and an itemized cost estimate for the construction.

GBRA confirmed in an email dated June 8, 2022, from Alvin Schuerg that the impact fees for connecting to the GBRA system are \$4,000 - \$5,000 for each living unit equivalent (LUE). (See Enclosure 1.) Civitas is proposing to construct 1750 living units. Therefore, the impact fees are estimated to be between \$7,000,000 and \$8,750,000.

Civitas will not be responsible for all of the construction costs for the force main and lift station facilities for connecting to the GBRA system. Civitas will be responsible for 100 percent of the costs associated with the lifts station that will be on the Civitas site and approximately 9,000 linear feet of 8" force mail. Costs of a second lift station and approximately 3,000 linear feet of 15" force main will be shared by another developer. Civitas' shared cost portion for a second lift station and 3,000 linear feet of the 15" force main is 50 percent. The estimated construction cost for Civitas to connect to the GBRA system is \$3,761,345.

A map that presents the anticipated location of the lift stations, alignment of the force main, and tracts where easements will be required is presented in Enclosure 2. Enclosure 3 is an itemized cost estimate prepared by Bao Linh Tran, PE that provides unit prices for the lift station, easement acquisitions, and other anticipated costs associated with the construction of the necessary facilities.

A summary of the preliminary costs for connecting to the GBRA Sunfield treatment system and the construction of a WRRF on the Civitas site, which is based on \$20 per gallon, is presented in the table below:

Item	Probable Cost	
	Low	High
GBRA Connection		
GBRA Impact Fees \$4,000 - \$5,000/LUE x 1750	\$ 7,000,000	\$ 8,750,000
Onsite Lift State and 8" Force Main	\$ 2,436,890	\$ 2,436,890
50% Cost Share of Sunfield Lift Station and 15" Force Main to Sunfield	\$ 1,324,455	\$ 1,324,455
Total Anticipated Cost for GBRA Connection	\$ 10,761,345	\$ 12,511,345
Anticipated Cost for Civitas 0.40 MGD WRRF	\$ 8,000,000	\$ 8,000,000
Difference in Cost	\$ 2,761,345	\$ 4,511,345

While GBRA has indicated that service can be provided, as demonstrated by the comparison of costs to connect to the GBRA system and construction of a WRRF on the Civitas site, the connection option is not an economically viable option for Civitas. In addition, the time required to obtain the easements for the force main will impose unacceptable delays. Therefore, Civitas proposes to construct a WRRF on the Civitas site.

If you have questions about the information presented, please contact me at (512)735-1001 or Janet.Sims@meadhunt.com.

Sincerely,



Janet Sims
Mead & Hunt

Cc: Rahul Jain, Civitas at Buda, LLC

Enclosures (3)

Enclosure 1

Email between GBRA staff and Civitas

Rahul Jain

From: Alvin Schuerg <aschuerg@gbra.org>
Sent: Wednesday, June 8, 2022 8:11 AM
To: Rahul Jain; Amy Uniacke; Darrell Nichols
Cc: Louis Mertz; Kevin Patteson; Justin Adkins
Subject: RE: Hays County Easement Acquisitions in the Vicinity of the Sunfield WWTP

Follow Up Flag: Follow up
Flag Status: Flagged

Rahul, please see GBRA's responses (IN RED) to your 5/27/22 email below.

Alvin & Amy,

Hope this email finds you well. I'm looking over my notes from our call last Thursday, May 19th regarding us connecting to GBRA on Satterwhite in Buda. I'm working to obtain a full estimate for offsite sewer for the development. With that in mind, I would like to confirm a few elements we discussed:

- **LUE Fee:** \$4000-\$5000 / LUE, with a manufactured house counting as 1 LUE (so 1750 LUE's for a 1750 home development).
 - **Wholesale vs Retail:** This is the wholesale rate (we maintain the pipes on our property, and GBRA sends us one bill for our entire community's usage each month), which happens to be the same as the retail rate (if GBRA owned the lines on our property and billed each individual homeowner each month).
 - **Can we pursue retail?:** If the cost is the same, can we instead pursue retail, and have you bill each homeowner individually? We would provide an easement throughout the community and dedicate the lines to GBRA for you to maintain. **YES, In addition to providing easements and line dedications, the wastewater collection system would need to be constructed to GBRA's construction standards which are similar to municipal standards.**
 - **No additional WWTP capital expense reimbursement:** This per LUE fee is used by GBRA to upsize or maintain their WWTP (i.e. we aren't responsible for any additional cost for improvement to GBRA's Sunfield WWTP on Satterwhite beyond the \$4000-5000 / LUE). **Correct**
- **Cost sharing of lift station on Satterwhite:** GBRA is building a lift station north of Satterwhite close to where Satterwhite goes from running horizontally (W to E) to diagonally (NW to SE). This lift station is to serve Sunfield MUD, with a capacity of 1718 LUE **This LUE count is not final but is a close approximation.** If we want to tie in, we will cost share proportional to our usage (i.e. $1718+1750 = 3468$. 1750 is 50.46% of the total capacity, so we're responsible for 50.46% of the cost to construct this) **Yes, and the same percentage cost share for the design and permitting fees.**
 - **Estimate:** Does GBRA have an estimate for how much this lift station will cost? If not, is there a timeframe for when it could have an estimate? **Consulting engineers will provide a cost estimate once the design has progressed enough to quantify for a rough cost estimate. The engineers estimate will be fine tuned as design proceeds. GBRA needs to inform the design engineer upfront of the oversizing request, so we will need to know if Civitas wishes to proceed prior to having a rough cost estimate.**
 - **Timing:** Do you have a general idea for timeframe for completion? Would this lift station be available in a year, or 5 years, etc.? **Sunfield is eager to complete design and begin construction of the lift station. I expect design and jurisdictional approvals/permitting to be complete 6 months from notice to proceed and construction to take 16 to 18 months, at which time flow can be received.**
- **Cost sharing of force main from GBRA lift station to WWTP:** GRBA will construct a force main from the proposed lift station to go west along Satterwhite to the Sunfield WWTP on Satterwhite. Like the lift station, the cost to construct this will be shared proportional to capacity.

- **Estimate:** Does GBRA have an estimate for how much this force main will cost? If not, is there a timeframe for when it could have an estimate? This answer is the same as above. **Same answer as above. I can provide a rough approximation of 5,000 LF of the FM from the LS to the WWTP and, assuming the LUEs provided above, the FM would likely be 14" in size. This info could be used by Civitas' engineers to obtain a rough construction cost of the FM.**
- **Timing:** Similarly to lift station, any idea on timing of when this would be constructed? **If the force main finishes construction prior to the lift station, it could not be used until the LS construction is complete.**
- **Lift station on our property:** We will have to construct a lift station on our property to force main sewer along Satterwhite to get to the GBRA lift station. This is 100% our expense. **Yes**
- **Force main on Satterwhite:** We must run a force main from our property to the lift station, at 100% our expense. The expenses include obtaining easements, design, and construction of the line. Are you all able to obtain the easements for this line through eminent domain, in the event we meet with an intransigent landowner? **YES** If so, are you all able to obtain the easements, and we fund it? **YES** I would think that would have a higher chance of success as opposed to a private developer negotiating with landowners.
 - We can't tie into DR Horton's lift station at the AH Satterwhite parcel, but GBRA can obtain an easement for us on that tract. **I don't understand the question if there is one.**
- **Phasing:** We will only need 1750 LUE's at full build out, which will take many years. Our plan is to build the development out in smaller phases, such as 150 homes for Phase 1, 200 for Phase 2, etc. (hypothetical numbers). As such, could we phase the cost of the per LUE connection fee and infrastructure (cost share of lift station and force main from lift station to WWTP)?
 - Can we pay the per LUE connection fee of \$4,000-\$5,000/LUE in phases corresponding to our development, or do we have to pay for all 1750 LUE's upfront? Similarly, regarding all the other offsite costs shared with GBRA, is there a way that we can phase those expenses as well? **GBRA would require a not-to-exceed Connection Fee payment term of approximately 7 – 8 years with a minimum annual number of Connection Fees paid approximating 220. All other Offsite Expenses will be reimburse and/or paid when incurred.**



Alvin Schuerg
Senior Advisor to the General Manager
O (830) 379-5822 ext. 233

GUADALUPE-BLANCO RIVER AUTHORITY
933 E. Court St.
Seguin, TX 78155

From: Rahul Jain <rjain@scipioventures.com>
Sent: Friday, May 27, 2022 2:49 PM
To: Alvin Schuerg <aschuerg@gbra.org>; Amy Uniacke <auniacke@gbra.org>
Cc: Louis Mertz <lmertz@scipioventures.com>
Subject: RE: Hays County Easement Acquisitions in the Vicinity of the Sunfield WWTP

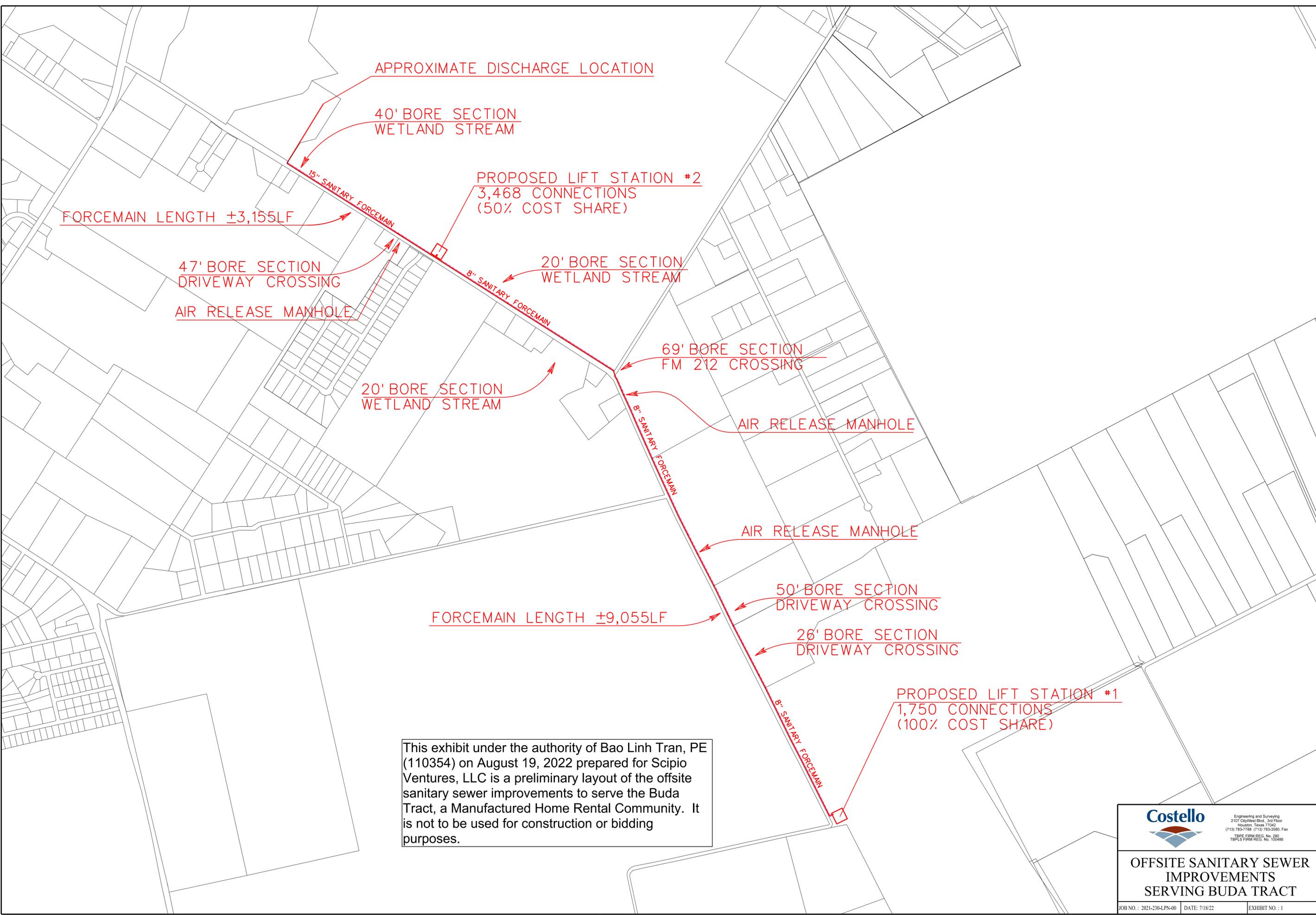
Alvin & Amy,

Hope this email finds you well. I'm looking over my notes from our call last Thursday, May 19th regarding us connecting to GBRA on Satterwhite in Buda. I'm working to obtain a full estimate for offsite sewer for the development. With that in mind, I would like to confirm a few elements we discussed:

- **LUE Fee:** \$4000-\$5000 / LUE, with a manufactured house counting as 1 LUE (so 1750 LUE's for a 1750 home development).

Enclosure 2
Map of Force Main Alignment

\\airs-6\LAND DEVELOPMENT\05_LAND_DEV\02_Projects\Scipio\Gaskamp\04_Engineer\02_Cost_Estimates\References\Outline Base\Outline - Buda Offsite.dgn
7/18/22
6:28:43 PM



This exhibit under the authority of Bao Linh Tran, PE (110354) on August 19, 2022 prepared for Scipio Ventures, LLC is a preliminary layout of the offsite sanitary sewer improvements to serve the Buda Tract, a Manufactured Home Rental Community. It is not to be used for construction or bidding purposes.



OFFSITE SANITARY SEWER IMPROVEMENTS SERVING BUDA TRACT

Enclosure 3
**Probable Costs for Offsite Sanitary Sewer
Improvements**



**STATEMENT OF PROBABLE COSTS FOR
OFFSITE SANITARY SEWER IMPROVEMENTS
SERVING BUDA TRACT
C.I. JOB NO. 2021-230-000**

Item No.	Quantity	Unit	Description	Unit Price	Total Estimated Cost	Pro-Rata Share
A. LIFT STATION NO. 1 AND 8" FORCEMAIN (100% PRO-RATA SHARE)						
1 .	1	LS	Lift Station No. 1	\$ 1,350,000.00	\$1,350,000.00	\$1,350,000.00
2 .	9,055	LF	8" AWWA C-900 PVC Sanitary Sewer Force	\$ 75.00	\$679,125.00	\$679,125.00
3 .	185	LF	14" Steel Casing for Sanitary Forcemain,	\$ 200.00	\$37,000.00	\$37,000.00
4 .	3	EA	Combination Air Release Valve Manhole	\$ 8,000.00	\$24,000.00	\$24,000.00
5 .	4	EA	8" Gate Valve and Box	\$ 3,500.00	\$14,000.00	\$14,000.00
6 .	1	EA	Corrosion Resistant Force Main Discharge	\$ 8,500.00	\$8,500.00	\$8,500.00
7 .	2,385	CY	On-Site Placement of Utility Spoil	\$ 7.00	\$16,695.00	\$16,695.00
8 .	50	LF	Remove and Replace Existing Barbed Wire	\$ 20.00	\$1,000.00	\$1,000.00
9 .	4.11	AC	Easement Acquisition for 20' S.S.E.	\$ 70,000.00	\$287,700.00	\$287,700.00
10 .	8,870	LF	Trench Safety	\$ 1.00	\$8,870.00	\$8,870.00
11 .	1	LS	Construction Surveying	\$ 10,000.00	\$10,000.00	\$10,000.00
SUBTOTAL: LIFT STATION NO. 1 AND 8" FORCEMAIN					\$ 2,436,890.00	\$2,436,890.00
B. LIFT STATION NO. 2 AND 15" FORCEMAIN (50% PRO-RATA SHARE)						
1 .	1	LS	Lift Station No. 2	\$ 2,050,000.00	\$2,050,000.00	\$1,025,000.00
2 .	3,155	LF	15" SDR 26 PVC Sanitary Sewer Force Main	\$ 140.00	\$441,700.00	\$220,850.00
3 .	87	LF	24" Steel Casing for Sanitary Forcemain, Installed by Boring	\$ 275.00	\$23,925.00	\$11,962.50
4 .	1	EA	Combination Air Release Valve Manhole	\$ 8,000.00	\$8,000.00	\$4,000.00
5 .	1	EA	15" Gate Valve and Box	\$ 8,500.00	\$8,500.00	\$4,250.00
6 .	1	EA	Corrosion Resistant Force Main Discharge	\$ 8,500.00	\$8,500.00	\$4,250.00
7 .	831	CY	On-Site Placement of Utility Spoil	\$ 7.00	\$5,817.00	\$2,908.50
8 .	25	LF	Remove and Replace Existing Barbed Wire	\$ 20.00	\$500.00	\$250.00
9 .	1	LS	Wastewater Plant Modification for FM	\$ 17,500.00	\$17,500.00	\$8,750.00



STATEMENT OF PROBABLE COSTS FOR
OFFSITE SANITARY SEWER IMPROVEMENTS
SERVING BUDA TRACT
C.I. JOB NO. 2021-230-000

Item No.	Quantity	Unit	Description	Unit Price	Total Estimated Cost	Pro-Rata Share
B. LIFT STATION NO. 2 AND 15" FORCEMAIN (50% PRO-RATA SHARE) (CONTINUED)						
10 .	1.02	AC	Easement Acquisition for 20' S.S.E.	\$ 70,000.00	\$71,400.00	\$35,700.00
11 .	3,068	LF	Trench Safety	\$ 1.00	\$3,068.00	\$1,534.00
12 .	1	LS	Construction Surveying	\$ 10,000.00	\$10,000.00	\$5,000.00
SUBTOTAL: LIFT STATION NO. 2 AND 15" FORCEMAIN					\$ 2,648,910.00	\$1,324,455.00
TOTAL SECTIONS A-B					\$5,085,800	\$3,761,345
CONTINGENCY (20%)					\$1,017,160	\$752,269
ENGINEERING (15%)					\$915,444	\$677,042
GEOTECH STUDY AND TESTING (3%)					\$183,089	\$135,408
SWPPP COMPLIANCE (3%)					\$183,089	\$135,408
GRAND TOTAL					\$7,384,582	\$5,461,473

This document under the authority of Bao Linh Tran, PE (110354) on August 19, 2022 is the engineer's opinion of probable costs (OPC) prepared for Scipio Ventures, LLC for the offsite sanitary sewer improvements to serve the Buda Tract, a Manufactured Home Rental Community. This estimate was prepared using historic unit costs and therefore cannot be guaranteed as construction costs vary significantly with time and market conditions. It is not to be used for construction or bidding purposes.

Civitas at Buda, LLC

Civitas at Buda Water Resource Recovery Facility

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

APPLICATION FOR NEW

**TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM
PERMIT**

April 2022



**PERKINS
ENGINEERING
CONSULTANTS, INC.**

A Mead & Hunt Company



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
**DOMESTIC WASTEWATER PERMIT APPLICATION
 CHECKLIST**



Complete and submit this checklist with the application.

APPLICANT: Civitas at Buda, LLC

PERMIT NUMBER: N/A

Indicate if each of the following items is included in your application.

	Y	N		Y	N
Administrative Report 1.0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Original USGS Map	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Administrative Report 1.1	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Affected Landowners Map	<input checked="" type="checkbox"/>	<input type="checkbox"/>
SPIF	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Landowner Disk or Labels	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Core Data Form	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Buffer Zone Map	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Technical Report 1.0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Flow Diagram	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Technical Report 1.1	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Site Drawing	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 2.0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Original Photographs	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 2.1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Design Calculations	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 3.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Solids Management Plan	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Worksheet 3.1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Water Balance	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Worksheet 3.2	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 3.3	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 4.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 5.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 6.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
Worksheet 7.0	<input type="checkbox"/>	<input checked="" type="checkbox"/>			

For TCEQ Use Only

Segment Number _____ County _____
 Expiration Date _____ Region _____
 Permit Number _____



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
**APPLICATION FOR A DOMESTIC WASTEWATER PERMIT
 ADMINISTRATIVE REPORT 1.0**

If you have questions about completing this form please contact the Applications Review and Processing Team at 512-239-4671.

Section 1. Application Fees (Instructions Page 29)

Indicate the amount submitted for the application fee (check only one).

Flow	New/Major Amendment	Renewal
<0.05 MGD	\$350.00 <input type="checkbox"/>	\$315.00 <input type="checkbox"/>
≥0.05 but <0.10 MGD	\$550.00 <input type="checkbox"/>	\$515.00 <input type="checkbox"/>
≥0.10 but <0.25 MGD	\$850.00 <input type="checkbox"/>	\$815.00 <input type="checkbox"/>
≥0.25 but <0.50 MGD	\$1,250.00 <input type="checkbox"/>	\$1,215.00 <input type="checkbox"/>
≥0.50 but <1.0 MGD	\$1,650.00 <input checked="" type="checkbox"/>	\$1,615.00 <input type="checkbox"/>
≥1.0 MGD	\$2,050.00 <input type="checkbox"/>	\$2,015.00 <input type="checkbox"/>

Minor Amendment (for any flow) \$150.00

Payment Information:

Mailed Check/Money Order Number: _____
 Check/Money Order Amount: _____
 Name Printed on Check: _____
 EPAY Voucher Number: 572437, 572438
 Copy of Payment Voucher enclosed? Yes

Section 2. Type of Application (Instructions Page 29)

- | | |
|---|---|
| <input checked="" type="checkbox"/> New TPDES | <input type="checkbox"/> New TLAP |
| <input type="checkbox"/> Major Amendment <u>with</u> Renewal | <input type="checkbox"/> Minor Amendment <u>with</u> Renewal |
| <input type="checkbox"/> Major Amendment <u>without</u> Renewal | <input type="checkbox"/> Minor Amendment <u>without</u> Renewal |
| <input type="checkbox"/> Renewal without changes | <input type="checkbox"/> Minor Modification of permit |

For amendments or modifications, describe the proposed changes: _____

For existing permits:

Permit Number: WQ00 _____

EPA I.D. (TPDES only): TX _____

TCEQ ePay Voucher Receipt

Transaction Information

Voucher Number: 572437
Trace Number: 582EA000487139
Date: 04/07/2022 11:24 AM
Payment Method: CC - Authorization 0000095064
Voucher Amount: \$1,600.00
Fee Type: WW PERMIT - FACILITY WITH FLOW >= .50 & < 1.0 MGD - NEW AND MAJOR AMENDMENTS
ePay Actor: JANET SIMS

Payment Contact Information

Name: JANET SIMS
Company: MEAD & HUNT
Address: 8217 SHOAL CREEK BOULEVARD, AUSTIN, TX 78757
Phone: 512-695-2468

Site Information

Site Name: CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
Site Location: ONE MILE NE OF THE INTERSECTION OF CR 120 AND CR 107 SOUTH OF CREEDMORE

Customer Information

Customer Name: CIVITAS AT BUDA LLC
Customer Address: 5599 SAN FELIPE ST STE 56, HOUSTON, TX 77056

TCEQ ePay Voucher Receipt

Transaction Information

Voucher Number: 572438
Trace Number: 582EA000487139
Date: 04/07/2022 11:24 AM
Payment Method: CC - Authorization 0000095064
Voucher Amount: \$50.00
Fee Type: 30 TAC 305.53B WQ NOTIFICATION FEE
ePay Actor: JANET SIMS

Payment Contact Information

Name: JANET SIMS
Company: MEAD & HUNT
Address: 8217 SHOAL CREEK BOULEVARD, AUSTIN, TX 78757
Phone: 512-695-2468

Expiration Date: N/A

Section 3. Facility Owner (Applicant) and Co-Applciant Information (Instructions Page 29)

A. The owner of the facility must apply for the permit.

What is the Legal Name of the entity (applicant) applying for this permit?

Civitas at Buda, LLC

(The legal name must be spelled exactly as filed with the Texas Secretary of State, County, or in the legal documents forming the entity.)

If the applicant is currently a customer with the TCEQ, what is the Customer Number (CN)? You may search for your CN on the TCEQ website at <http://www15.tceq.texas.gov/crpub/>

CN: N/A

What is the name and title of the person signing the application? The person must be an executive official meeting signatory requirements in 30 TAC § 305.44.

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Louis Mertz

Credential (P.E, P.G., Ph.D., etc.):

Title: Manager

B. Co-applicant information. Complete this section only if another person or entity is required to apply as a co-permittee.

What is the Legal Name of the co-applicant applying for this permit?

N/A

(The legal name must be spelled exactly as filed with the TX SOS, with the County, or in the legal documents forming the entity.)

If the co-applicant is currently a customer with the TCEQ, what is the Customer Number (CN)? You may search for your CN on the TCEQ website at:

<http://www15.tceq.texas.gov/crpub/>

CN:

What is the name and title of the person signing the application? The person must be an executive official meeting signatory requirements in 30 TAC § 305.44.

Prefix (Mr., Ms., Miss):

First and Last Name:

Credential (P.E, P.G., Ph.D., etc.):

Title:

Provide a brief description of the need for a co-permittee: [REDACTED]

C. Core Data Form

Complete the Core Data Form for each customer and include as an attachment. If the customer type selected on the Core Data Form is **Individual**, complete **Attachment 1** of Administrative Report 1.0.

Attachment: A

Section 4. Application Contact Information (Instructions Page 30)

This is the person(s) TCEQ will contact if additional information is needed about this application. Provide a contact for administrative questions and technical questions.

A. Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 548-0960 Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: rjain@scipioventures.com

Check one or both: Administrative Contact Technical Contact

B. Prefix (Mr., Ms., Miss): Ms.

First and Last Name: Janet Sims

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Project Manager

Organization Name: Mead & Hunt

Mailing Address: 8217 Shoal Creek Blvd., Suite 203

City, State, Zip Code: Austin, TX 78757

Phone No.: (512) 735-1001 Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: janet.sims@meadhunt.com

Check one or both: Administrative Contact Technical Contact

Section 5. Permit Contact Information (Instructions Page 30)

Provide two names of individuals that can be contacted throughout the permit term.

A. Prefix (Mr., Ms., Miss): Mr.

First and Last Name: **Rahul Jain**

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: **Vice President**

Organization Name: **Civitas at Buda, LLC**

Mailing Address: **5599 San Felipe Street, Suite 565**

City, State, Zip Code: **Houston, TX 77056**

Phone No.: **(832) 548-0960** Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: **rjain@scipioventures.com**

B. Prefix (Mr., Ms., Miss): **Mr.**

First and Last Name: **Louis Mertz**

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: **Manager**

Organization Name: **Civitas at Buda, LLC**

Mailing Address: **5599 San Felipe Street, Suite 565**

City, State, Zip Code: **Houston, TX 77056**

Phone No.: **(832) 485-1907** Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: **lmertz@scipioventures.com**

Section 6. Billing Information (Instructions Page 30)

The permittee is responsible for paying the annual fee. The annual fee will be assessed to permits *in effect on September 1 of each year*. The TCEQ will send a bill to the address provided in this section. The permittee is responsible for terminating the permit when it is no longer needed (using form TCEQ-20029).

Prefix (Mr., Ms., Miss): **Mr.**

First and Last Name: **Todd Ten Have**

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: **Controller**

Organization Name: **Civitas at Buda, LLC**

Mailing Address: **5599 San Felipe Street, Suite 565**

City, State, Zip Code: **Houston, TX 77056**

Phone No.: **(832) 844-5114** Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: **ttenhave@scipioventures.com**

Section 7. DMR/MER Contact Information (Instructions Page 31)

Provide the name and complete mailing address of the person delegated to receive and submit Discharge Monitoring Reports (EPA 3320-1) or maintain Monthly Effluent Reports.

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 548-0960 Ext.: [REDACTED]

Fax No.: [REDACTED]

E-mail Address: rjain@scipioventures.com

DMR data is required to be submitted electronically. Create an account at:

<https://www.tceq.texas.gov/permitting/netdmr/netdmr.html>.

Section 8. Public Notice Information (Instructions Page 31)

A. Individual Publishing the Notices

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Mailing Address: 5599 San Felipe Street, Suite 565

City, State, Zip Code: Houston, TX 77056

Phone No.: (832) 548-0960 Ext.: [REDACTED]

Fax No.: [REDACTED]

E-mail Address: rjain@scipioventures.com

B. Method for Receiving Notice of Receipt and Intent to Obtain a Water Quality Permit Package

Indicate by a check mark the preferred method for receiving the first notice and instructions:

E-mail Address

Fax

Regular Mail

C. Contact person to be listed in the Notices

Prefix (Mr., Ms., Miss): Mr.

First and Last Name: Rahul Jain

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: Vice President

Organization Name: Civitas at Buda, LLC

Phone No.: (832) 548-0960 Ext.: [REDACTED]

E-mail: rjain@scipioventures.com

D. Public Viewing Information

If the facility or outfall is located in more than one county, a public viewing place for each county must be provided.

Public building name: Buda Public Library

Location within the building: Information Desk

Physical Address of Building: 405 East Loop Street, Suite 100

City: Buda

County: Hays

Contact Name: Angie Donahue

Phone No.: (512) 295-5899 Ext.: [REDACTED]

E. Bilingual Notice Requirements:

This information **is required** for **new, major amendment, and renewal applications**. It is not required for minor amendment or minor modification applications.

This section of the application is only used to determine if alternative language notices will be needed. Complete instructions on publishing the alternative language notices will be in your public notice package.

Please call the bilingual/ESL coordinator at the nearest elementary and middle schools and obtain the following information to determine whether an alternative language notices are required.

1. Is a bilingual education program required by the Texas Education Code at the elementary or middle school nearest to the facility or proposed facility?

Yes No

If **no**, publication of an alternative language notice is not required; **skip to** Section 9 below.

2. Are the students who attend either the elementary school or the middle school enrolled in a bilingual education program at that school?

Yes No

3. Do the students at these schools attend a bilingual education program at another location?

Yes No

F. Owner of sewage sludge disposal site (if authorization is requested for sludge disposal on property owned or controlled by the applicant):

Prefix (Mr., Ms., Miss): N/A

First and Last Name: [REDACTED]

Mailing Address: [REDACTED]

City, State, Zip Code: [REDACTED]

Phone No.: [REDACTED] E-mail Address: [REDACTED]

If the landowner is not the same person as the facility owner or co-applicant, attach a lease agreement or deed recorded easement. See instructions.

Attachment: [REDACTED]

Section 10. TPDES Discharge Information (Instructions Page 34)

A. Is the wastewater treatment facility location in the existing permit accurate?

Yes No

If **no**, or a new permit application, please give an accurate description:

The proposed facility location is approximately 1 mile northeast of the intersection of County Road 120 and County Road 107 in Hays County, Texas.

B. Are the point(s) of discharge and the discharge route(s) in the existing permit correct?

Yes No

If **no**, or a new or amendment permit application, provide an accurate description of the point of discharge and the discharge route to the nearest classified segment as defined in 30 TAC Chapter 307:

The discharge is to Elm Creek, thence to Plum Creek in Segment 1810 of the Guadalupe River Basin.

City nearest the outfall(s): Creedmore

County in which the outfalls(s) is/are located: Hays

Outfall Latitude: 30.053687

Longitude: -97.753691

C. Is or will the treated wastewater discharge to a city, county, or state highway right-of-way, or a flood control district drainage ditch?

Yes No

If **yes**, indicate by a check mark if:

Authorization granted Authorization pending

For **new and amendment** applications, provide copies of letters that show proof of contact and the approval letter upon receipt.

Attachment: N/A

- D. For all applications involving an average daily discharge of 5 MGD or more, provide the names of all counties located within 100 statute miles downstream of the point(s) of discharge.

N/A

Section 11. TLAP Disposal Information (Instructions Page 36)

- A. For TLAPs, is the location of the effluent disposal site in the existing permit accurate? **N/A**

Yes No

If **no**, or a new or amendment permit application, provide an accurate description of the disposal site location:

[Redacted]

B. City nearest the disposal site: [Redacted]

C. County in which the disposal site is located: [Redacted]

D. Disposal Site Latitude: [Redacted] Longitude: [Redacted]

- E. For TLAPs, describe the routing of effluent from the treatment facility to the disposal site:

[Redacted]

- F. For TLAPs, please identify the nearest watercourse to the disposal site to which rainfall runoff might flow if not contained:

[Redacted]

Section 12. Miscellaneous Information (Instructions Page 37)

- A. Is the facility located on or does the treated effluent cross American Indian Land?

Yes No

- B. If the existing permit contains an onsite sludge disposal authorization, is the location of the sewage sludge disposal site in the existing permit accurate?

Yes No Not Applicable

If No, or if a new onsite sludge disposal authorization is being requested in this permit application, provide an accurate location description of the sewage sludge disposal site.

C. Did any person formerly employed by the TCEQ represent your company and get paid for service regarding this application?

- Yes No

If yes, list each person formerly employed by the TCEQ who represented your company and was paid for service regarding the application:

D. Do you owe any fees to the TCEQ?

- Yes No

If yes, provide the following information:

Account number:

Amount past due:

E. Do you owe any penalties to the TCEQ?

- Yes No

If yes, please provide the following information:

Enforcement order number:

Amount past due:

Section 13. Attachments (Instructions Page 38)

Indicate which attachments are included with the Administrative Report. Check all that apply:

- Lease agreement or deed recorded easement, if the land where the treatment facility is located or the effluent disposal site are not owned by the applicant or co-applicant.
- Original full-size USGS Topographic Map with the following information:
 - Applicant's property boundary **See Attachment B.**
 - Treatment facility boundary
 - Labeled point of discharge for each discharge point (TPDES only)
 - Highlighted discharge route for each discharge point (TPDES only)
 - Onsite sewage sludge disposal site (if applicable)
 - Effluent disposal site boundaries (TLAP only)
 - New and future construction (if applicable)

- 1 mile radius information
- 3 miles downstream information (TPDES only)
- All ponds.

Attachment 1 for Individuals as co-applicants

Other Attachments. Please specify:

Attachments

- A. Core Data Form**
- B. USGS Map**
- C. Affected Landowners Information**
- D. Original Photographs**
- E. Buffer Zone Map**
- F. Treatment Units**
- G. Process Flow Diagram**
- H. Site Drawing**
- I. Sludge Acceptance Letter**
- J. Justification for Permit**
- K. Utility CCN Areas and Nearby Collection Systems**
- L. Design Calculations and Plant Features**
- M. Wind Rose**
- N. Sewage Sludge Solids Management Plan**

Section 14. Signature Page (Instructions Page 39)

If co-applicants are necessary, each entity must submit an original, separate signature page.

Permit Number: [REDACTED]

Applicant: Civitas at Buda, LLC

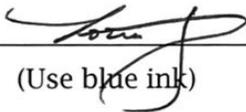
Certification:

I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

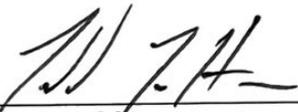
I further certify that I am authorized under 30 Texas Administrative Code § 305.44 to sign and submit this document, and can provide documentation in proof of such authorization upon request.

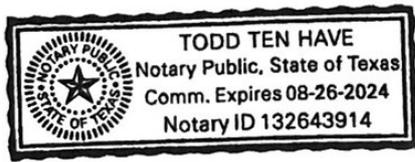
Signatory name (typed or printed): Louis Mertz

Signatory title: Manager

Signature:  Date: 4/7/2022
(Use blue ink)

Subscribed and Sworn to before me by the said Louis Mertz
on this 7th day of April, 2022.
My commission expires on the 26th day of August, 2022.


Notary Public



[SEAL]

Harris
County, Texas

DOMESTIC ADMINISTRATIVE REPORT 1.1

The following information is required for new and amendment applications.

Section 1. Affected Landowner Information (Instructions Page 41)

- A. Indicate by a check mark that the landowners map or drawing, with scale, includes the following information, as applicable: **See Attachment C.**
- The applicant's property boundaries
 - The facility site boundaries within the applicant's property boundaries
 - The distance the buffer zone falls into adjacent properties and the property boundaries of the landowners located within the buffer zone
 - The property boundaries of all landowners surrounding the applicant's property (Note: if the application is a major amendment for a lignite mine, the map must include the property boundaries of all landowners adjacent to the new facility (ponds).)
 - The point(s) of discharge and highlighted discharge route(s) clearly shown for one mile downstream
 - The property boundaries of the landowners located on both sides of the discharge route for one full stream mile downstream of the point of discharge
 - The property boundaries of the landowners along the watercourse for a one-half mile radius from the point of discharge if the point of discharge is into a lake, bay, estuary, or affected by tides
 - The boundaries of the effluent disposal site (for example, irrigation area or subsurface drainfield site) and all evaporation/holding ponds within the applicant's property
 - The property boundaries of all landowners surrounding the effluent disposal site
 - The boundaries of the sludge land application site (for land application of sewage sludge for beneficial use) and the property boundaries of landowners surrounding the applicant's property boundaries where the sewage sludge land application site is located
 - The property boundaries of landowners within one-half mile in all directions from the applicant's property boundaries where the sewage sludge disposal site (for example, sludge surface disposal site or sludge monofill) is located
- B. Indicate by a check mark that a separate list with the landowners' names and mailing addresses cross-referenced to the landowner's map has been provided.
- C. Indicate by a check mark in which format the landowners list is submitted:
- Readable/Writeable CD
 - Four sets of labels
- D. Provide the source of the landowners' names and mailing addresses: **Hays County Appraisal District**
- E. As required by *Texas Water Code § 5.115*, is any permanent school fund land affected by this application?
- Yes
 - No

If **yes**, provide the location and foreseeable impacts and effects this application has on the land(s):

Section 2. Original Photographs (Instructions Page 44)

Provide original ground level photographs. Indicate with checkmarks that the following information is provided. **See Attachment D.**

- At least one original photograph of the new or expanded treatment unit location
- At least two photographs of the existing/proposed point of discharge and as much area downstream (photo 1) and upstream (photo 2) as can be captured. If the discharge is to an open water body (e.g., lake, bay), the point of discharge should be in the right or left edge of each photograph showing the open water and with as much area on each respective side of the discharge as can be captured.
- At least one photograph of the existing/proposed effluent disposal site
- A plot plan or map showing the location and direction of each photograph

Section 3. Buffer Zone Map (Instructions Page 44)

A. Buffer zone map. Provide a buffer zone map on 8.5 x 11-inch paper with all of the following information. The applicant's property line and the buffer zone line may be distinguished by using dashes or symbols and appropriate labels. **See Attachment E.**

- The applicant's property boundary;
- The required buffer zone; and
- Each treatment unit; and
- The distance from each treatment unit to the property boundaries.

B. Buffer zone compliance method. Indicate how the buffer zone requirements will be met. Check all that apply.

- Ownership
- Restrictive easement
- Nuisance odor control
- Variance

C. Unsuitable site characteristics. Does the facility comply with the requirements regarding unsuitable site characteristic found in 30 TAC § 309.13(a) through (d)?

- Yes No

**TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
SUPPLEMENTAL PERMIT INFORMATION FORM (SPIF)**

**FOR AGENCIES REVIEWING DOMESTIC
TPDES WASTEWATER PERMIT APPLICATIONS**

TCEQ USE ONLY:

Application type: Renewal Major Amendment Minor Amendment New

County: _____ Segment Number: _____

Admin Complete Date: _____

Agency Receiving SPIF:

Texas Historical Commission

U.S. Fish and Wildlife

Texas Parks and Wildlife Department

U.S. Army Corps of Engineers

This form applies to TPDES permit applications only. (Instructions, Page 53)

The SPIF must be completed as a separate document. The TCEQ will mail a copy of the SPIF to each agency as required by the TCEQ agreement with EPA. If any of the items are not completely addressed or further information is needed, you will be contacted to provide the information before the permit is issued. Each item must be completely addressed.

Do not refer to a response of any item in the permit application form. Each attachment must be provided with this form separately from the administrative report of the application. The application will not be declared administratively complete without this form being completed in its entirety including all attachments.

The following applies to all applications:

1. Permittee: **Civitas at Buda, LLC**

Permit No. WQ00 _____

EPA ID No. TX _____

Address of the project (or a location description that includes street/highway, city/vicinity, and county):

The proposed facility is approximately 1 mile northeast of the intersection of County Road 120 and County Road 107 near the City of Creedmore, Texas in Hays County.

Provide the name, address, phone and fax number of an individual that can be contacted to answer specific questions about the property.

Prefix (Mr., Ms., Miss): **Mr.**

First and Last Name: **Louis Mertz**

Credential (P.E, P.G., Ph.D., etc.): [REDACTED]

Title: **Manager**

Mailing Address: **5599 San Felipe Street, Suite 565**

City, State, Zip Code: **Houston, TX 77056**

Phone No.: **(832) 485-1907** Ext.: [REDACTED] Fax No.: [REDACTED]

E-mail Address: **lmertz@scipioventures.com**

2. List the county in which the facility is located: **Hays**
3. If the property is publicly owned and the owner is different than the permittee/applicant, please list the owner of the property.

The property is not publicly owned.

4. Provide a description of the effluent discharge route. The discharge route must follow the flow of effluent from the point of discharge to the nearest major watercourse (from the point of discharge to a classified segment as defined in 30 TAC Chapter 307). If known, please identify the classified segment number.

The discharge is to Elm Creek; thence to Plum Creek in Segment 1810 of the Guadalupe River Basin.

5. Please provide a separate 7.5-minute USGS quadrangle map with the project boundaries plotted and a general location map showing the project area. Please highlight the discharge route from the point of discharge for a distance of one mile downstream. (This map is required in addition to the map in the administrative report). **See SPIF-1 and SPIF-2.**

Provide original photographs of any structures 50 years or older on the property. **None**

Does your project involve any of the following? Check all that apply.

- Proposed access roads, utility lines, construction easements
- Visual effects that could damage or detract from a historic property's integrity
- Vibration effects during construction or as a result of project design
- Additional phases of development that are planned for the future
- Sealing caves, fractures, sinkholes, other karst features

Disturbance of vegetation or wetlands **Areas with agricultural vegetation will be developed. No wetland area will be disturbed.**

6. List proposed construction impact (surface acres to be impacted, depth of excavation, sealing of caves, or other karst features):

The estimated depth of excavation is 15 to 20 feet for a lift station wet well. Treatment plant facilities will be above grade. Some subgrade compaction may be needed following receipt of geotechnical report, but excavation will generally be limited to the lift station, piping connecting treatment units, shallow buried electrical duct banks and outfall pipe. There are no known caves.

7. Describe existing disturbances, vegetation, and land use:

The land is currently a grassy pasture area used for agricultural purposes.

THE FOLLOWING ITEMS APPLY ONLY TO APPLICATIONS FOR NEW TPDES PERMITS AND MAJOR AMENDMENTS TO TPDES PERMITS

8. List construction dates of all buildings and structures on the property:

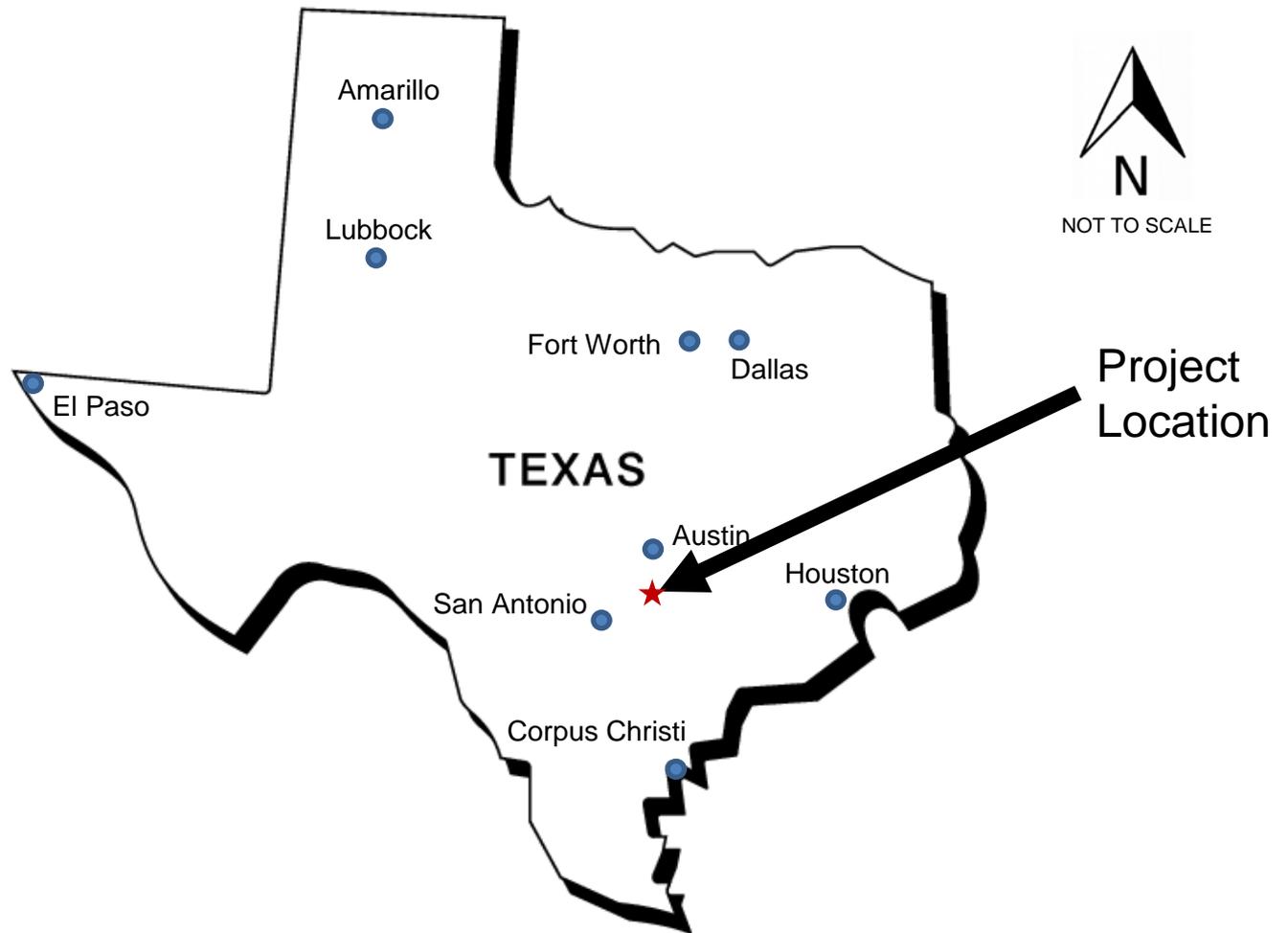
There are no buildings or structures on the wastewater treatment plant site.

9. Provide a brief history of the property, and name of the architect/builder, if known.

The property has been used for agricultural purposes.

Supplemental Permit Information Form

- **SPIF-1 General Location Map**
- **SPIF-2 USGS Map**

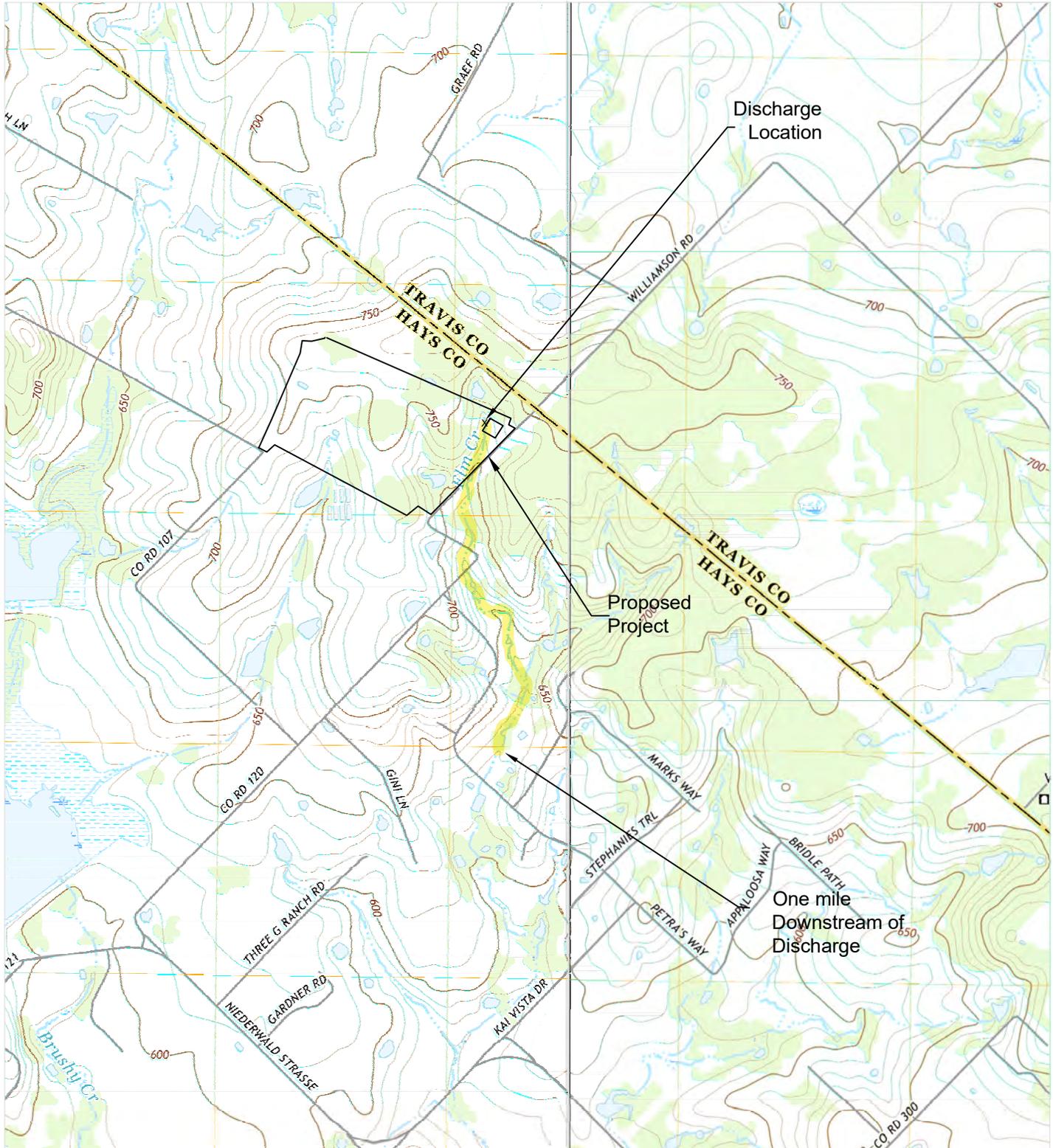


**SPIF-1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
GENERAL LOCATION MAP**



0 1

MILE
SCALE 1:24000



**SPIF-2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
USGS MAP**

CHECKLIST OF COMMON DEFICIENCIES

Below is a list of common deficiencies found during the administrative review of domestic wastewater permit applications. To ensure the timely processing of this application, please review the items below and indicate by checking Yes that each item is complete and in accordance applicable rules at 30 TAC Chapters 21, 281, and 305. If an item is not required this application, indicate by checking N/A where appropriate. Please do not submit the application until the items below have been addressed.

Core Data Form (TCEQ Form No. 10400) <i>(Required for all applications types. Must be completed in its entirety and signed. Note: Form may be signed by applicant representative.)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
Correct and Current Industrial Wastewater Permit Application Forms <i>(TCEQ Form Nos. 10053 and 10054. Version dated 6/25/2018 or later.)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
Water Quality Permit Payment Submittal Form (Page 19) <i>(Original payment sent to TCEQ Revenue Section. See instructions for mailing address.)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
7.5 Minute USGS Quadrangle Topographic Map Attached <i>(Full-size map if seeking "New" permit. 8 ½ x 11 acceptable for Renewals and Amendments)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes
Current/Non-Expired, Executed Lease Agreement or Easement Attached	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes
Landowners Map <i>(See instructions for landowner requirements)</i>	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes

Things to Know:

- All the items shown on the map must be labeled.
- The applicant's complete property boundaries must be delineated which includes boundaries of contiguous property owned by the applicant.
- The applicant cannot be its own adjacent landowner. You must identify the landowners immediately adjacent to their property, regardless of how far they are from the actual facility.
- If the applicant's property is adjacent to a road, creek, or stream, the landowners on the opposite side must be identified. Although the properties are not adjacent to applicant's property boundary, they are considered potentially affected landowners. If the adjacent road is a divided highway as identified on the USGS topographic map, the applicant does not have to identify the landowners on the opposite side of the highway.

Landowners Cross Reference List <i>(See instructions for landowner requirements)</i>	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes
Landowners Labels or CD-RW attached <i>(See instructions for landowner requirements)</i>	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>	Yes
Original signature per 30 TAC § 305.44 - Blue Ink Preferred <i>(If signature page is not signed by an elected official or principle executive officer, a copy of signature authority/delegation letter must be attached)</i>	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Yes



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
DOMESTIC WASTEWATER PERMIT APPLICATION

DOMESTIC TECHNICAL REPORT 1.0

The Following Is Required For All Applications
Renewal, New, And Amendment

Section 1. Permitted or Proposed Flows (Instructions Page 51)

A. Existing/Interim I Phase

Design Flow (MGD): 0.125

2-Hr Peak Flow (MGD): 0.500

Estimated construction start date: August 2023

Estimated waste disposal start date: August 2024

B. Interim II Phase

Design Flow (MGD): 0.250

2-Hr Peak Flow (MGD): 1.00

Estimated construction start date: August 2025

Estimated waste disposal start date: August 2026

C. Final Phase

Design Flow (MGD): 0.50

2-Hr Peak Flow (MGD): 2.00

Estimated construction start date: August 2027

Estimated waste disposal start date: August 2028

D. Current operating phase: N/A

Provide the startup date of the facility:

Section 2. Treatment Process (Instructions Page 51)

A. Treatment process description

Provide a detailed description of the treatment process. **Include the type of treatment plant, mode of operation, and all treatment units.** Start with the plant's head works and finish with the point of discharge. Include all sludge processing and drying units. **If more than one phase exists or is proposed in the permit, a description of *each phase* must be provided.** Process description:

The proposed Civitas at Buda Water Resource Recovery Facility is an activated sludge with nitrification process plant. The wastewater treatment facilities will be package plants. The treatment units for the Interim I phase are two aeration basins, a secondary clarifier, one chlorine contact basin, and an aerated sludge holding tank. Additional units for the Interim II phase are two aeration basins, a secondary clarifier, one chlorine contact basin and an aerated sludge holding tank. The additional units for the Final phase are four aeration basins, two secondary clarifier, one chlorine contact basin, dechlorination basin, and an aerated sludge holding tank.

Port or pipe diameter at the discharge point, in inches: 18

B. Treatment Units

In Table 1.0(1), provide the treatment unit type, the number of units, and dimensions (length, width, depth) of each treatment unit, accounting for *all* phases of operation.

Table 1.0(1) - Treatment Units

Treatment Unit Type	Number of Units	Dimensions (L x W x D)
See Attachment F.		

C. Process flow diagrams

Provide flow diagrams for the existing facilities and **each** proposed phase of construction.

Attachment: G

Section 3. Site Drawing (Instructions Page 52)

Provide a site drawing for the facility that shows the following:

- The boundaries of the treatment facility;
- The boundaries of the area served by the treatment facility;
- If land disposal of effluent, the boundaries of the disposal site and all storage/holding ponds; and
- If sludge disposal is authorized in the permit, the boundaries of the land application or disposal site.

Attachment: H

Provide the name and a description of the area served by the treatment facility.

The treatment facility will serve the residents of the Civitas at Buda development.

Section 4. Unbuilt Phases (Instructions Page 52)

Is the application for a renewal of a permit that contains an unbuilt phase or phases?

Yes

No

If yes, does the existing permit contain a phase that has not been constructed within five years of being authorized by the TCEQ?

Yes

No

If yes, provide a detailed discussion regarding the continued need for the unbuilt phase. Failure to provide sufficient justification may result in the Executive Director recommending denial of the unbuilt phase or phases.

Section 5. Closure Plans (Instructions Page 53)

Have any treatment units been taken out of service permanently, or will any units be taken out of service in the next five years?

Yes No

If yes, was a closure plan submitted to the TCEQ?

Yes No

If yes, provide a brief description of the closure and the date of plan approval.

Section 6. Permit Specific Requirements (Instructions Page 53)

For applicants with an existing permit, check the *Other Requirements* or *Special Provisions* of the permit.

N/A – New Permit

A. Summary transmittal

Have plans and specifications been approved for the existing facilities and each proposed phase?

Yes No

If yes, provide the date(s) of approval for each phase:

Provide information, including dates, on any actions taken to meet a requirement or provision pertaining to the submission of a summary transmittal letter. Provide a copy of an approval letter from the TCEQ, if applicable.

N/A - New Permit

B. Buffer zones

Have the buffer zone requirements been met?

Yes No N/A

Provide information below, including dates, on any actions taken to meet the conditions of the buffer zone. If available, provide any new documentation relevant to maintaining the buffer zones.

See Attachment E.

C. Other actions required by the current permit

Does the *Other Requirements* or *Special Provisions* section in the existing permit require submission of any other information or other required actions? Examples include Notification of Completion, progress reports, soil monitoring data, etc.

Yes No N/A

If yes, provide information below on the status of any actions taken to meet the conditions of an *Other Requirement* or *Special Provision*.

D. Grit and grease treatment

1. Acceptance of grit and grease waste

Does the facility have a grit and/or grease processing facility onsite that treats and decants or accepts transported loads of grit and grease waste that are discharged directly to the wastewater treatment plant prior to any treatment?

Yes No

If No, stop here and continue with Subsection E. Stormwater Management.

2. Grit and grease processing

Describe below how the grit and grease waste is treated at the facility. In your description, include how and where the grit and grease is introduced to the treatment works and how it is separated or processed. Provide a flow diagram showing how grit and grease is processed at the facility.

3. Grit disposal

Does the facility have a Municipal Solid Waste (MSW) registration or permit for grit disposal?

Yes No

If No, contact the TCEQ Municipal Solid Waste team at 512-239-0000. Note: A registration or permit is required for grit disposal. Grit shall not be combined with treatment plant sludge. See the instruction booklet for additional information on grit disposal requirements and restrictions.

Describe the method of grit disposal.

4. Grease and decanted liquid disposal

Note: A registration or permit is required for grease disposal. Grease shall not be combined with treatment plant sludge. For more information, contact the TCEQ Municipal Solid Waste team at 512-239-0000.

Describe how the decant and grease are treated and disposed of after grit separation.

E. Stormwater management

1. Applicability

Does the facility have a design flow of 1.0 MGD or greater in any phase?

Yes No

Does the facility have an approved pretreatment program, under 40 CFR Part 403?

Yes No

If no to both of the above, then skip to Subsection F, Other Wastes Received.

2. MSGP coverage

Is the stormwater runoff from the WWTP and dedicated lands for sewage disposal currently permitted under the TPDES Multi-Sector General Permit (MSGP), TXR050000?

Yes No

If yes, please provide MSGP Authorization Number and skip to Subsection F, Other Wastes Received:

TXR05 [redacted] or TXRNE [redacted]

If no, do you intend to seek coverage under TXR050000?

Yes No

3. Conditional exclusion

Alternatively, do you intend to apply for a conditional exclusion from permitting based TXR050000 (Multi Sector General Permit) Part II B.2 or TXR050000 (Multi Sector General Permit) Part V, Sector T 3(b)?

Yes No

If yes, please explain below then proceed to Subsection F, Other Wastes Received:

4. Existing coverage in individual permit

Is your stormwater discharge currently permitted through this individual TPDES or TLAP permit?

Yes No

If **yes**, provide a description of stormwater runoff management practices at the site that are authorized in the wastewater permit then skip to Subsection F, Other Wastes Received.

5. Zero stormwater discharge

Do you intend to have no discharge of stormwater via use of evaporation or other means?

Yes No

If **yes**, explain below then skip to Subsection F. Other Wastes Received.

Note: If there is a potential to discharge any stormwater to surface water in the state as the result of any storm event, then permit coverage is required under the MSGP or an individual discharge permit. This requirement applies to all areas of facilities with treatment plants or systems that treat, store, recycle, or reclaim domestic sewage, wastewater or sewage sludge (including dedicated lands for sewage sludge disposal located within the onsite property boundaries) that meet the applicability criteria of above. You have the option of obtaining coverage under the MSGP for direct discharges, (recommended), or obtaining coverage under this individual permit.

6. Request for coverage in individual permit

Are you requesting coverage of stormwater discharges associated with your treatment plant under this individual permit?

Yes No

If **yes**, provide a description of stormwater runoff management practices at the site for which you are requesting authorization in this individual wastewater permit and describe whether you intend to comingle this discharge with your treated effluent or discharge it via a separate dedicated stormwater outfall. Please also indicate if you intend to divert stormwater to

the treatment plant headworks and indirectly discharge it to water in the state.

Note: Direct stormwater discharges to waters in the state authorized through this individual permit will require the development and implementation of a stormwater pollution prevention plan (SWPPP) and will be subject to additional monitoring and reporting requirements. Indirect discharges of stormwater via headworks recycling will require compliance with all individual permit requirements including 2-hour peak flow limitations. All stormwater discharge authorization requests will require additional information during the technical review of your application.

F. Discharges to the Lake Houston Watershed

Does the facility discharge in the Lake Houston watershed?

Yes No

If yes, a Sewage Sludge Solids Management Plan is required. See Example 5 in the instructions.

G. Other wastes received including sludge from other WWTPs and septic waste

1. Acceptance of sludge from other WWTPs

Does the facility accept or will it accept sludge from other treatment plants at the facility site?

Yes No

If yes, attach sewage sludge solids management plan. See Example 5 of the instructions.

In addition, provide the date that the plant started accepting sludge or is anticipated to start accepting sludge, an estimate of monthly sludge acceptance (gallons or millions of gallons), an estimate of the BOD₅ concentration of the sludge, and the design BOD₅ concentration of the influent from the collection system. Also note if this information has or has not changed since the last permit action.

Note: Permits that accept sludge from other wastewater treatment plants may be required to have influent flow and organic loading monitoring.

2. Acceptance of septic waste

Is the facility accepting or will it accept septic waste?

Yes No

If yes, does the facility have a Type V processing unit?

Yes No

If yes, does the unit have a Municipal Solid Waste permit?

Yes No

If yes to any of the above, provide a the date that the plant started accepting septic waste, or is anticipated to start accepting septic waste, an estimate of monthly septic waste acceptance (gallons or millions of gallons), an estimate of the BOD₅ concentration of the septic waste, and the design BOD₅ concentration of the influent from the collection system. Also note if this information has or has not changed since the last permit action.

Note: Permits that accept sludge from other wastewater treatment plants may be required to have influent flow and organic loading monitoring.

3. Acceptance of other wastes (not including septic, grease, grit, or RCRA, CERCLA or as discharged by IUs listed in Worksheet 6)

Is the facility accepting or will it accept wastes that are not domestic in nature excluding the categories listed above?

Yes No

If yes, provide the date that the plant started accepting the waste, an estimate how much waste is accepted on a monthly basis (gallons or millions of gallons), a description of the entities generating the waste, and any distinguishing chemical or other physical characteristic of the waste. Also

note if this information has or has not changed since the last permit action.

Section 7. Pollutant Analysis of Treated Effluent (Instructions Page 58)

Is the facility in operation?

Yes No

If **no**, this section is not applicable. Proceed to Section 8.

If **yes**, provide effluent analysis data for the listed pollutants. **Wastewater treatment facilities** complete Table 1.0(2). **Water treatment facilities** discharging filter backwash water, complete Table 1.0(3).

Note: The sample date must be within 1 year of application submission.

Table 1.0(2) - Pollutant Analysis for Wastewater Treatment Facilities

Pollutant	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
CBOD ₅ , mg/l					
Total Suspended Solids, mg/l					
Ammonia Nitrogen, mg/l					
Nitrate Nitrogen, mg/l					
Total Kjeldahl Nitrogen, mg/l					
Sulfate, mg/l					
Chloride, mg/l					
Total Phosphorus, mg/l					
pH, standard units					
Dissolved Oxygen*, mg/l					
Chlorine Residual, mg/l					
<i>E.coli</i> (CFU/100ml) freshwater					

Pollutant	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Enterococci (CFU/100ml) saltwater					
Total Dissolved Solids, mg/l					
Electrical Conductivity, µmohs/cm, †					
Oil & Grease, mg/l					
Alkalinity (CaCO ₃)*, mg/l					

*TPDES permits only

†TLAP permits only

Table 1.0(3) - Pollutant Analysis for Water Treatment Facilities

Pollutant	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Total Suspended Solids, mg/l					
Total Dissolved Solids, mg/l					
pH, standard units					
Fluoride, mg/l					
Aluminum, mg/l					
Alkalinity (CaCO ₃), mg/l					

Section 8. Facility Operator (Instructions Page 60)

Facility Operator Name: Inframark LLC

Facility Operator's License Classification and Level: WWOL

Facility Operator's License Number: OC0000232

Section 9. Sewage Sludge Management and Disposal (Instructions

A. Sludge disposal method

Identify the current or anticipated sludge disposal method or methods from the following list. Check all that apply.

- Permitted landfill
- Permitted or Registered land application site for beneficial use
- Land application for beneficial use authorized in the wastewater permit
- Permitted sludge processing facility
- Marketing and distribution as authorized in the wastewater permit
- Composting as authorized in the wastewater permit
- Permitted surface disposal site (sludge monofill)
- Surface disposal site (sludge monofill) authorized in the wastewater permit
- Transported to another permitted wastewater treatment plant or permitted sludge processing facility. If you selected this method, a written statement or contractual agreement from the wastewater treatment plant or permitted sludge processing facility accepting the sludge must be included with this application. **See Attachment I.**
- Other:

B. Sludge disposal site

Disposal site name: Austin Wastewater Processing Facility

TCEQ permit or registration number: MSW 2384

County where disposal site is located: Travis

C. Sludge transportation method

Method of transportation (truck, train, pipe, other): truck

Name of the hauler: WasteWater Transportation Services

Hauler registration number: 24343

A. Location information

The following maps are required to be submitted as part of the application. For each map, provide the Attachment Number.

- Original General Highway (County) Map:

Attachment: [REDACTED]

- USDA Natural Resources Conservation Service Soil Map:

Attachment: [REDACTED]

- Federal Emergency Management Map:

Attachment: [REDACTED]

- Site map:

Attachment: [REDACTED]

Discuss in a description if any of the following exist within the lagoon area.

Check all that apply.

- Overlap a designated 100-year frequency flood plain
- Soils with flooding classification
- Overlap an unstable area
- Wetlands
- Located less than 60 meters from a fault
- None of the above

Attachment: [REDACTED]

If a portion of the lagoon(s) is located within the 100-year frequency flood plain, provide the protective measures to be utilized including type and size of protective structures:

B. Temporary storage information

Provide the results for the pollutant screening of sludge lagoons. These results are in addition to pollutant results in Section 7 of Technical Report 1.0.

Nitrate Nitrogen, mg/kg: [REDACTED]

Total Kjeldahl Nitrogen, mg/kg:

Total Nitrogen (=nitrate nitrogen + TKN), mg/kg:

Phosphorus, mg/kg:

Potassium, mg/kg:

pH, standard units:

Ammonia Nitrogen mg/kg:

Arsenic:

Cadmium:

Chromium:

Copper:

Lead:

Mercury:

Molybdenum:

Nickel:

Selenium:

Zinc:

Total PCBs:

Provide the following information:

Volume and frequency of sludge to the lagoon(s):

Total dry tons stored in the lagoons(s) per 365-day period:

Total dry tons stored in the lagoons(s) over the life of the unit:

C. Liner information

Does the active/proposed sludge lagoon(s) have a liner with a maximum hydraulic conductivity of 1×10^{-7} cm/sec?

Yes No

If yes, describe the liner below. Please note that a liner is required.

D. Site development plan

Provide a detailed description of the methods used to deposit sludge in the lagoon(s):

Attach the following documents to the application.

- Plan view and cross-section of the sludge lagoon(s)
Attachment: [REDACTED]
- Copy of the closure plan
Attachment: [REDACTED]
- Copy of deed recordation for the site
Attachment: [REDACTED]
- Size of the sludge lagoon(s) in surface acres and capacity in cubic feet and gallons
Attachment: [REDACTED]
- Description of the method of controlling infiltration of groundwater and surface water from entering the site
Attachment: [REDACTED]
- Procedures to prevent the occurrence of nuisance conditions
Attachment: [REDACTED]

E. Groundwater monitoring

Is groundwater monitoring currently conducted at this site, or are any wells available for groundwater monitoring, or are groundwater monitoring data otherwise available for the sludge lagoon(s)?

Yes No

If groundwater monitoring data are available, provide a copy. Provide a profile of soil types encountered down to the groundwater table and the depth to the shallowest groundwater as a separate attachment.

Attachment: [click here to enter text](#)

Section 12. Authorizations/Compliance/Enforcement (Instructions Page 63)

A. Additional authorizations

Does the permittee have additional authorizations for this facility, such as reuse authorization, sludge permit, etc?

Yes No

If yes, provide the TCEQ authorization number and description of the authorization:

B. Permittee enforcement status

Is the permittee currently under enforcement for this facility?

Yes No

Is the permittee required to meet an implementation schedule for compliance or enforcement?

Yes No

If yes to either question, provide a brief summary of the enforcement, the implementation schedule, and the current status:

Section 13. RCRA/CERCLA Wastes (Instructions Page 63)

A. RCRA hazardous wastes

Has the facility received in the past three years, does it currently receive, or will it receive RCRA hazardous waste?

Yes No

B. Remediation activity wastewater

Has the facility received in the past three years, does it currently receive, or will

it receive CERCLA wastewater, RCRA remediation/corrective action wastewater or other remediation activity wastewater?

Yes No

C. Details about wastes received

If yes to either Subsection A or B above, provide detailed information concerning these wastes with the application.

Attachment:

Section 14. Laboratory Accreditation (Instructions Page 64)

All laboratory tests performed must meet the requirements of *30 TAC Chapter 25, Environmental Testing Laboratory Accreditation and Certification*, which includes the following general exemptions from National Environmental Laboratory Accreditation Program (NELAP) certification requirements:

- The laboratory is an in-house laboratory and is:
 - periodically inspected by the TCEQ; or
 - located in another state and is accredited or inspected by that state; or
 - performing work for another company with a unit located in the same site; or
 - performing pro bono work for a governmental agency or charitable organization.
- The laboratory is accredited under federal law.
- The data are needed for emergency-response activities, and a laboratory accredited under the Texas Laboratory Accreditation Program is not available.
- The laboratory supplies data for which the TCEQ does not offer accreditation.

The applicant should review *30 TAC Chapter 25* for specific requirements.

The following certification statement shall be signed and submitted with every application. See the *Signature Page* section in the Instructions, for a list of designated representatives who may sign the certification.

CERTIFICATION:

I certify that all laboratory tests submitted with this application meet the requirements of *30 TAC Chapter 25, Environmental Testing Laboratory Accreditation and Certification*.

Printed Name: **Louis Mertz**

Title: **Manager**

Signature: _____

Date: 4/7/2022

DOMESTIC TECHNICAL REPORT 1.1

The following is required for new and amendment applications

Section 1. Justification for Permit (Instructions Page 66)

A. Justification of permit need

Provide a detailed discussion regarding the need for any phase(s) not currently permitted. Failure to provide sufficient justification may result in the Executive Director recommending denial of the proposed phase(s) or permit.

See Attachment J.

B. Regionalization of facilities

Provide the following information concerning the potential for regionalization of domestic wastewater treatment facilities:

1. Municipally incorporated areas

If the applicant is a city, then Item 1 is not applicable. Proceed to Item 2 Utility CCN areas.

Is any portion of the proposed service area located in an incorporated city?

Yes No Not Applicable

If yes, within the city limits of: _____

If yes, attach correspondence from the city.

Attachment: _____

If consent to provide service is available from the city, attach a justification for the proposed facility and a cost analysis of expenditures that includes the cost of connecting to the city versus the cost of the proposed facility or expansion attached.

Attachment: _____

2. Utility CCN areas

Is any portion of the proposed service area located inside another utility's CCN area?

Yes No

If yes, attach a justification for the proposed facility and a cost analysis of expenditures that includes the cost of connecting to the CCN facilities versus the cost of the proposed facility or expansion.

Attachment: N/A

3. *Nearby WWTPs or collection systems*

Are there any domestic permitted wastewater treatment facilities or collection systems located within a three-mile radius of the proposed facility?

Yes No

If yes, attach a list of these facilities that includes the permittee's name and permit number, and an area map showing the location of these facilities.

Attachment: K

If yes, attach copies of your certified letters to these facilities **and** their response letters concerning connection with their system.

Attachment: K

Does a permitted domestic wastewater treatment facility or a collection system located within three (3) miles of the proposed facility currently have the capacity to accept or is willing to expand to accept the volume of wastewater proposed in this application?

Yes No

If yes, attach an analysis of expenditures required to connect to a permitted wastewater treatment facility or collection system located within 3 miles versus the cost of the proposed facility or expansion.

Attachment: K

Section 2. Organic Loading (Instructions Page 67)

Is this facility in operation?

Yes No

If no, proceed to Item B, Proposed Organic Loading.

If yes, provide organic loading information in Item A, Current Organic Loading

A. Current organic loading

Facility Design Flow (flow being requested in application): [redacted]
[redacted]

Average Influent Organic Strength or BOD₅ Concentration in mg/l: [redacted]
[redacted]

Average Influent Loading (lbs/day = total average flow X average BOD₅ conc. X 8.34): [redacted]

Provide the source of the average organic strength or BOD₅ concentration.

B. Proposed organic loading

This table must be completed if this application is for a facility that is not in operation or if this application is to request an increased flow that will impact organic loading.

Table 1.1(1) - Design Organic Loading

Source	Total Average Flow (MGD)	Influent BOD ₅ Concentration (mg/l)
	Interim I/Interim II/Final	
Municipality		
Subdivision	0.125/0.250/0.50	300
Trailer park - transient		
Mobile home park		
School with cafeteria and showers		
School with cafeteria, no		

Source	Total Average Flow (MGD) Interim I/Interim II/Final	Influent BOD₅ Concentration (mg/l)
showers		
Recreational park, overnight use		
Recreational park, day use		
Office building or factory		
Motel		
Restaurant		
Hospital		
Nursing home		
Other		
TOTAL FLOW from all sources	0.125/0.250/0.50	
AVERAGE BOD ₅ from all sources		300

Section 3. Proposed Effluent Quality and Disinfection (Instructions Page 68)

A. Existing/Interim I Phase Design Effluent Quality

Biochemical Oxygen Demand (5-day), mg/l: 10

Total Suspended Solids, mg/l: 15

Ammonia Nitrogen, mg/l: 3

Total Phosphorus, mg/l: --

Dissolved Oxygen, mg/l: 4

Other:

B. Interim II Phase Design Effluent Quality

Biochemical Oxygen Demand (5-day), mg/l: 10

Total Suspended Solids, mg/l: 15

Ammonia Nitrogen, mg/l: 3

Total Phosphorus, mg/l: --

Dissolved Oxygen, mg/l: 4

Other:

C. Final Phase Design Effluent Quality

Biochemical Oxygen Demand (5-day), mg/l: 10

Total Suspended Solids, mg/l: 15

Ammonia Nitrogen, mg/l: 3

Total Phosphorus, mg/l: --

Dissolved Oxygen, mg/l: 4

Other:

D. Disinfection Method

Identify the proposed method of disinfection.

- Chlorine: 1.0 mg/l after 20 minutes detention time at peak flow
Dechlorination process: Sodium bisulfite (Final Phase only)
- Ultraviolet Light: seconds contact time at peak flow
- Other:

Section 4. Design Calculations (Instructions Page 68)

Attach design calculations and plant features for each proposed phase. Example 4 of the instructions includes sample design calculations and plant features.

Attachment: L

Section 5. Facility Site (Instructions Page 68)

A. 100-year floodplain

Will the proposed facilities be located above the 100-year frequency flood level?

Yes No

If **no**, describe measures used to protect the facility during a flood event. Include a site map showing the location of the treatment plant within the 100-year frequency flood level. If applicable, provide the size and types of protective structures.

Provide the source(s) used to determine 100-year frequency flood plain.

FEMA map 48209C0295F

For a new or expansion of a facility, will a wetland or part of a wetland be filled?

Yes No

If **yes**, has the applicant applied for a US Corps of Engineers 404 Dredge and Fill Permit?

Yes No

If **yes**, provide the permit number:

If **no**, provide the approximate date you anticipate submitting your application to the Corps:

B. Wind rose

Attach a wind rose. **Attachment: M**

Section 6. Permit Authorization for Sewage Sludge Disposal (Instructions Page 69)

A. Beneficial use authorization

Are you requesting to include authorization to land apply sewage sludge for beneficial use on property located adjacent to the wastewater treatment facility under the wastewater permit?

Yes No

If **yes**, attach the completed Application for Permit for Beneficial Land Use of Sewage Sludge (TCEQ Form No. 10451)

Attachment: [REDACTED]

B. Sludge processing authorization

Identify the sludge processing, storage or disposal options that will be conducted at the wastewater treatment facility:

- Sludge Composting
- Marketing and Distribution of sludge
- Sludge Surface Disposal or Sludge Monofill

If **any of the above** sludge options are selected, attach a completed DOMESTIC WASTEWATER PERMIT APPLICATION: SEWAGE SLUDGE TECHNICAL REPORT (TCEQ Form No. 10056).

Attachment: [REDACTED]

Section 7. Sewage Sludge Solids Management Plan (Instructions Page 69)

Attach a solids management plan to the application.

Attachment: N

The sewage sludge solids management plan must contain the following information:

- Treatment units and processes dimensions and capacities
- Solids generated at 100, 75, 50, and 25 percent of design flow
- Mixed liquor suspended solids operating range at design and projected actual flow
- Quantity of solids to be removed and a schedule for solids removal
- Identification and ownership of the ultimate sludge disposal site
- For facultative lagoons, design life calculations, monitoring well locations and depths, and the ultimate disposal method for the sludge from the facultative lagoon

An example of a sewage sludge solids management plan has been included as Example 5 of the instructions.

DOMESTIC TECHNICAL REPORT WORKSHEET 2.0

RECEIVING WATERS

The following is required for all TPDES permit applications

Section 1. Domestic Drinking Water Supply (Instructions Page 73)

Is there a surface water intake for domestic drinking water supply located within 5 miles downstream from the point or proposed point of discharge?

Yes No

If yes, provide the following:

Owner of the drinking water supply: _____

Distance and direction to the intake: _____

Attach a USGS map that identifies the location of the intake.

Attachment: _____

Section 2. Discharge into Tidally Affected Waters (Instructions Page 73)

Does the facility discharge into tidally affected waters?

Yes No

If yes, complete the remainder of this section. If no, proceed to Section 3.

A. Receiving water outfall

Width of the receiving water at the outfall, in feet: _____

B. Oyster waters

Are there oyster waters in the vicinity of the discharge?

Yes No

If yes, provide the distance and direction from outfall(s).

C. Sea grasses

Are there any sea grasses within the vicinity of the point of discharge?

Yes No

If yes, provide the distance and direction from the outfall(s).

Section 3. Classified Segments (Instructions Page 73)

Is the discharge directly into (or within 300 feet of) a classified segment?

Yes No

If yes, this Worksheet is complete.

If no, complete Sections 4 and 5 of this Worksheet.

Section 4. Description of Immediate Receiving Waters (Instructions Page 75)

Name of the immediate receiving waters: Elm Creek

A. Receiving water type

Identify the appropriate description of the receiving waters.

- Stream
- Freshwater Swamp or Marsh
- Lake or Pond

Surface area, in acres:

Average depth of the entire water body, in feet:

Average depth of water body within a 500-foot radius of discharge point, in feet:

- Man-made Channel or Ditch

- Open Bay
- Tidal Stream, Bayou, or Marsh
- Other, specify:

B. Flow characteristics

If a stream, man-made channel or ditch was checked above, provide the following. For existing discharges, check one of the following that best characterizes the area *upstream* of the discharge. For new discharges, characterize the area *downstream* of the discharge (check one).

- Intermittent - dry for at least one week during most years
- Intermittent with Perennial Pools - enduring pools with sufficient habitat to maintain significant aquatic life uses
- Perennial - normally flowing

Check the method used to characterize the area upstream (or downstream for new dischargers).

- USGS flow records
- Historical observation by adjacent landowners
- Personal observation
- Other, specify: USGS map

C. Downstream perennial confluences

List the names of all perennial streams that join the receiving water within three miles downstream of the discharge point.

No perennial stream joins the receiving water within three miles downstream of the discharge point.

D. Downstream characteristics

Do the receiving water characteristics change within three miles downstream of the discharge (e.g., natural or man-made dams, ponds, reservoirs, etc.)?

- Yes No

If yes, discuss how.

E. Normal dry weather characteristics

Provide general observations of the water body during normal dry weather conditions.

No water was found in the channel at the proposed outfall location.

Date and time of observation: 2/22/2022 at 12:50 pm

Was the water body influenced by stormwater runoff during observations?

Yes No

Section 5. General Characteristics of the Waterbody (Instructions Page 74)

A. Upstream influences

Is the immediate receiving water upstream of the discharge or proposed discharge site influenced by any of the following? Check all that apply.

- | | |
|---|--|
| <input type="checkbox"/> Oil field activities | <input type="checkbox"/> Urban runoff |
| <input type="checkbox"/> Upstream discharges | <input checked="" type="checkbox"/> Agricultural runoff |
| <input type="checkbox"/> Septic tanks | <input type="checkbox"/> Other(s), specify <input type="text" value=""/> |
| <input type="checkbox"/> | |

B. Waterbody uses

Observed or evidences of the following uses. Check all that apply.

- | | |
|--|---|
| <input checked="" type="checkbox"/> Livestock watering | <input type="checkbox"/> Contact recreation |
| <input type="checkbox"/> Irrigation withdrawal | <input type="checkbox"/> Non-contact recreation |
| <input type="checkbox"/> Fishing | <input type="checkbox"/> Navigation |

Domestic water supply

Industrial water supply

Park activities

Other(s), specify

[Click here to enter](#)

C. Waterbody aesthetics

Check one of the following that best describes the aesthetics of the receiving water and the surrounding area.

Wilderness: outstanding natural beauty; usually wooded or unpastured area; water clarity exceptional

Natural Area: trees and/or native vegetation; some development evident (from fields, pastures, dwellings); water clarity discolored

Common Setting: not offensive; developed but uncluttered; water may be colored or turbid

Offensive: stream does not enhance aesthetics; cluttered; highly developed; dumping areas; water discolored

DOMESTIC WORKSHEET 2.1

STREAM PHYSICAL CHARACTERISTICS

Required for new applications, major facilities, and applications adding an outfall

Worksheet 2.1 is not required for discharges to intermittent streams or discharges directly to (or within 300 feet of) a classified segment.

Section 1. General Information (Instructions Page 75)

Date of study: N/A Time of study: N/A

Stream name: Elm Creek

Location: Elm Creek at proposed outfall

Type of stream upstream of existing discharge or downstream of proposed discharge (check one).

Perennial Intermittent with perennial pools

Section 2. Data Collection (Instructions Page 75)

Number of stream bends that are well defined:

Number of stream bends that are moderately defined:

Number of stream bends that are poorly defined:

Number of riffles: 0

Evidence of flow fluctuations (check one):

Minor moderate severe

Indicate the observed stream uses and if there is evidence of flow fluctuations or channel obstruction/modification.

Elm Creek is typically a dry stream with a few small perennial pools (no flow, riffles, or runs). The total length of the pools in the 0.5 mile reach downstream of the proposed discharge is less than 10% of the creek length. The pools are 5 to 11 ft. wide and 27 to 55 ft. long. Because flow is not typical, flow and transect measurements were not collected.

Stream transects

In the table below, provide the following information for each transect downstream of the existing or proposed discharges. Use a separate row for each transect.

**CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT
APPLICATION**

ATTACHMENT

REFERENCE

A. Core Data Form	Admin Report 1.0, Section 3.C
B. USGS Map	Admin Report 1.0, Section 13
C. Affected Landowner Information	Admin Report 1.1, Section 1
D. Original Photographs	Admin Report 1.1, Section 2
E. Buffer Zone Map	Admin Report 1.1, Section 3
F. Treatment Units	Tech Report 1.0, Section 2.B
G. Process Flow Diagram	Tech Report 1.0, Section 2.C
H. Site Drawing	Tech Report 1.0, Section 3
I. Sludge Acceptance Letter	Tech Report 1.0, Section 9
J. Justification for Permit	Tech Report 1.1, Section 1.A
K. Utility CCN Areas and Nearby Collection System	Tech Report 1.1, Section 1.B.2&3
L. Design Calculation and Plant Features	Tech Report 1.1, Section 4
M. Wind Rose	Tech Report 1.1, Section 5.B
N. Sewage Sludge Solids Management Plan	Tech Report 1.1, Section 7

Attachment A
Core Data Form
Admin Report 1.0, Section 3.C



TCEQ Use Only

TCEQ Core Data Form

For detailed instructions regarding completion of this form, please read the Core Data Form Instructions or call 512-239-5175.

SECTION I: General Information

1. Reason for Submission (If other is checked please describe in space provided.)		
<input checked="" type="checkbox"/> New Permit, Registration or Authorization (Core Data Form should be submitted with the program application.)		
<input type="checkbox"/> Renewal (Core Data Form should be submitted with the renewal form)	<input type="checkbox"/> Other	
2. Customer Reference Number (if issued)	Follow this link to search for CN or RN numbers in Central Registry**	3. Regulated Entity Reference Number (if issued)
CN		RN

SECTION II: Customer Information

4. General Customer Information		5. Effective Date for Customer Information Updates (mm/dd/yyyy)	
<input checked="" type="checkbox"/> New Customer		<input type="checkbox"/> Update to Customer Information	
<input type="checkbox"/> Change in Legal Name (Verifiable with the Texas Secretary of State or Texas Comptroller of Public Accounts)		<input type="checkbox"/> Change in Regulated Entity Ownership	
<i>The Customer Name submitted here may be updated automatically based on what is current and active with the Texas Secretary of State (SOS) or Texas Comptroller of Public Accounts (CPA).</i>			
6. Customer Legal Name (If an individual, print last name first: eg: Doe, John)		If new Customer, enter previous Customer below:	
Civitas at Buda, LLC			
7. TX SOS/CPA Filing Number	8. TX State Tax ID (11 digits)	9. Federal Tax ID (9 digits)	10. DUNS Number (if applicable)
804252420	32081249941	87-3370110	109465100
11. Type of Customer:	<input type="checkbox"/> Corporation	<input type="checkbox"/> Individual	Partnership: <input type="checkbox"/> General <input type="checkbox"/> Limited
Government: <input type="checkbox"/> City <input type="checkbox"/> County <input type="checkbox"/> Federal <input type="checkbox"/> State <input type="checkbox"/> Other	<input type="checkbox"/> Sole Proprietorship	<input checked="" type="checkbox"/> Other: LLC	
12. Number of Employees		13. Independently Owned and Operated?	
<input checked="" type="checkbox"/> 0-20 <input type="checkbox"/> 21-100 <input type="checkbox"/> 101-250 <input type="checkbox"/> 251-500 <input type="checkbox"/> 501 and higher		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
14. Customer Role (Proposed or Actual) – as it relates to the Regulated Entity listed on this form. Please check one of the following			
<input type="checkbox"/> Owner		<input type="checkbox"/> Operator	
<input type="checkbox"/> Occupational Licensee		<input checked="" type="checkbox"/> Owner & Operator	
<input type="checkbox"/> Responsible Party		<input type="checkbox"/> Voluntary Cleanup Applicant	
<input type="checkbox"/> Other:			
15. Mailing Address:	5599 San Felipe St., Suite 565		
	City	Houston	State TX ZIP 77056 ZIP + 4
16. Country Mailing Information (if outside USA)		17. E-Mail Address (if applicable)	
		lmertz@scpioventures.com	
18. Telephone Number	19. Extension or Code	20. Fax Number (if applicable)	
(832) 485-1904		() -	

SECTION III: Regulated Entity Information

21. General Regulated Entity Information (If 'New Regulated Entity' is selected below this form should be accompanied by a permit application)	
<input checked="" type="checkbox"/> New Regulated Entity <input type="checkbox"/> Update to Regulated Entity Name <input type="checkbox"/> Update to Regulated Entity Information	
<i>The Regulated Entity Name submitted may be updated in order to meet TCEQ Agency Data Standards (removal of organizational endings such as Inc, LP, or LLC).</i>	
22. Regulated Entity Name (Enter name of the site where the regulated action is taking place.)	
Civitas at Buda Water Resource Recovery Facility	

23. Street Address of the Regulated Entity: <i>(No PO Boxes)</i>							
	City	Buda	State	TX	ZIP	78610	ZIP + 4
24. County	Hays						

Enter Physical Location Description if no street address is provided.

25. Description to Physical Location:	Approximately 1 mile northeast of the intersection of County Road 120 and County Road 107.					
26. Nearest City	Creedmore		State	TX	Nearest ZIP Code	78610
27. Latitude (N) In Decimal:	30.053611		28. Longitude (W) In Decimal:	97.753331		
Degrees	Minutes	Seconds	Degrees	Minutes	Seconds	
30	3	13	97	45	11.99	
29. Primary SIC Code (4 digits)	30. Secondary SIC Code (4 digits)	31. Primary NAICS Code (5 or 6 digits)	32. Secondary NAICS Code (5 or 6 digits)			
6552		237210				
33. What is the Primary Business of this entity? <i>(Do not repeat the SIC or NAICS description.)</i>						
Real estate developer						
34. Mailing Address:	5599 San Felipe St., Suite 565					
	City	Houston	State	TX	ZIP	77027
35. E-Mail Address:	lmertz@scipioventures.com					
36. Telephone Number	37. Extension or Code		38. Fax Number <i>(if applicable)</i>			
(832) 485-1907			() -			

39. TCEQ Programs and ID Numbers Check all Programs and write in the permits/registration numbers that will be affected by the updates submitted on this form. See the Core Data Form instructions for additional guidance.

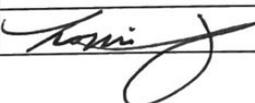
<input type="checkbox"/> Dam Safety	<input type="checkbox"/> Districts	<input type="checkbox"/> Edwards Aquifer	<input type="checkbox"/> Emissions Inventory Air	<input type="checkbox"/> Industrial Hazardous Waste
<input type="checkbox"/> Municipal Solid Waste	<input type="checkbox"/> New Source Review Air	<input type="checkbox"/> OSSF	<input type="checkbox"/> Petroleum Storage Tank	<input type="checkbox"/> PWS
<input type="checkbox"/> Sludge	<input type="checkbox"/> Storm Water	<input type="checkbox"/> Title V Air	<input type="checkbox"/> Tires	<input type="checkbox"/> Used Oil
<input type="checkbox"/> Voluntary Cleanup	<input checked="" type="checkbox"/> Waste Water	<input type="checkbox"/> Wastewater Agriculture	<input type="checkbox"/> Water Rights	<input type="checkbox"/> Other:
	New			

SECTION IV: Preparer Information

40. Name:	Heather Goins	41. Title:	Project Manager
42. Telephone Number	43. Ext./Code	44. Fax Number	45. E-Mail Address
(817) 330-0486		() -	heather.goins@meadhunt.com

SECTION V: Authorized Signature

46. By my signature below, I certify, to the best of my knowledge, that the information provided in this form is true and complete, and that I have signature authority to submit this form on behalf of the entity specified in Section II, Field 6 and/or as required for the updates to the ID numbers identified in field 39.

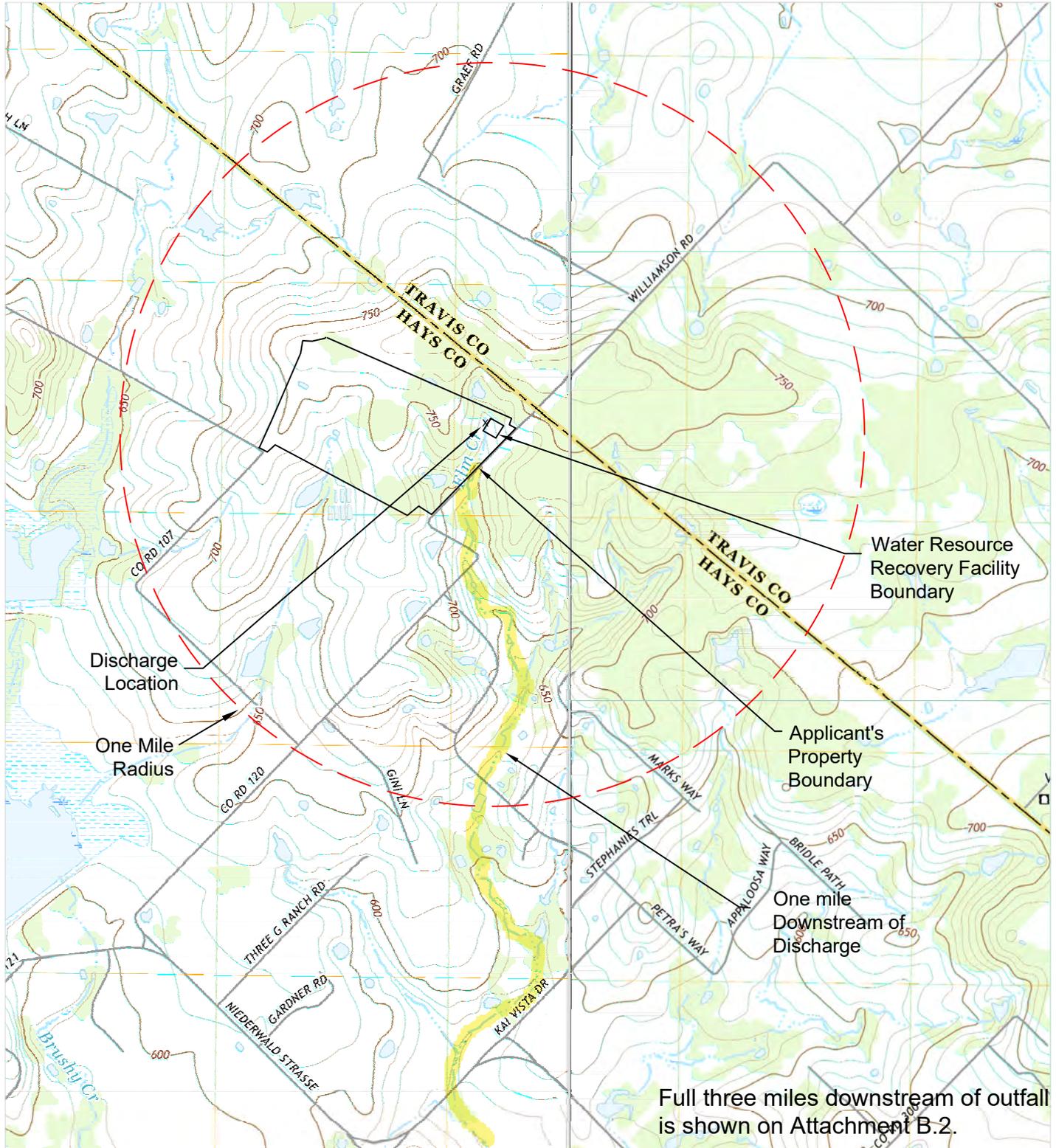
Company:	Civitas at Buda, LLC	Job Title:	Manager
Name <i>(In Print)</i> :	Louis Mertz	Phone:	(832) 495- 1907
Signature:		Date:	4/7/2022

Attachment B
USGS Map
Admin Report 1.0, Section 13



0 1

MILE
SCALE 1:24000

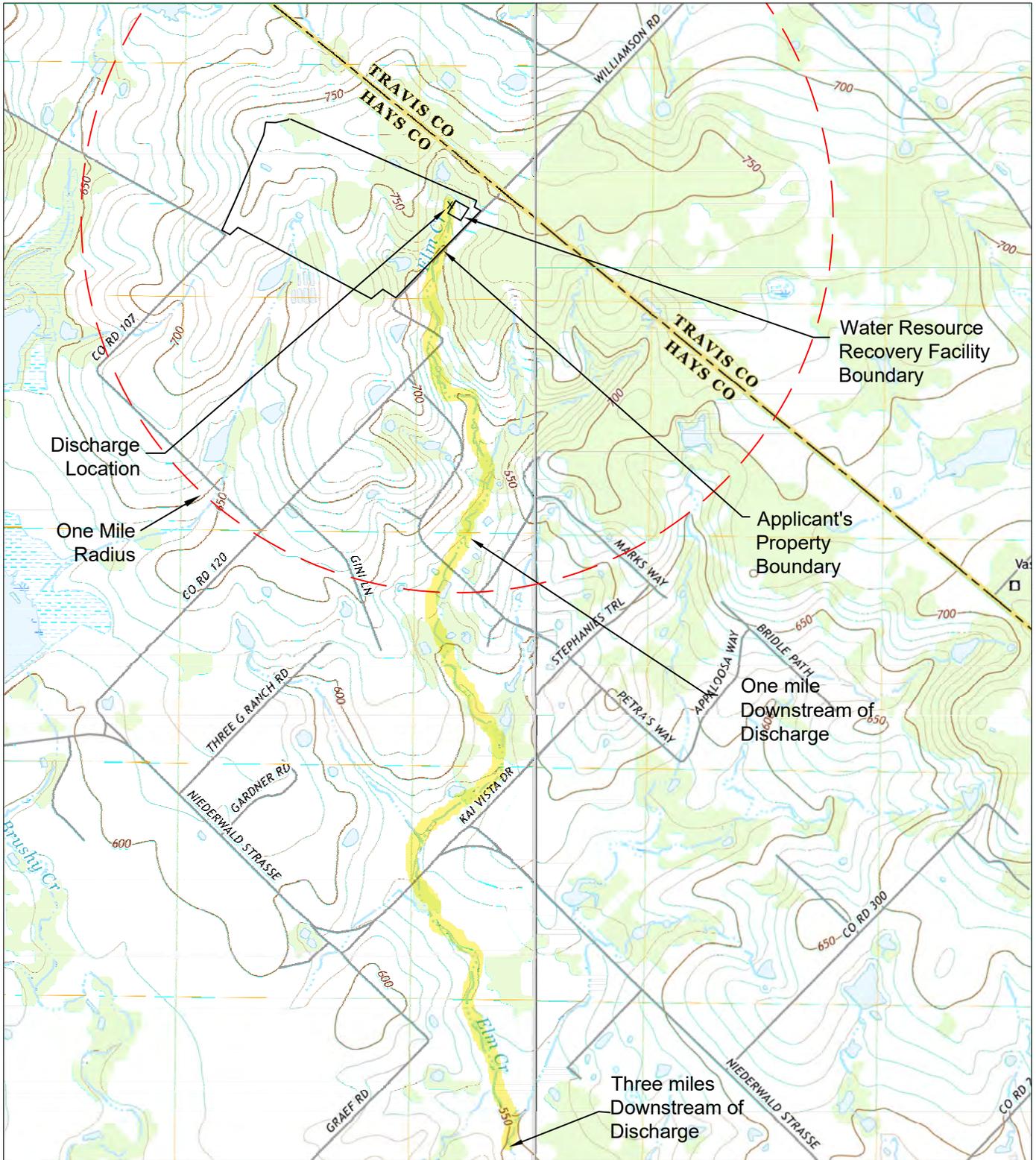


Full three miles downstream of outfall is shown on Attachment B.2.

**ATTACHMENT B.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
USGS MAP**



0 1
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SCALE 1:24000



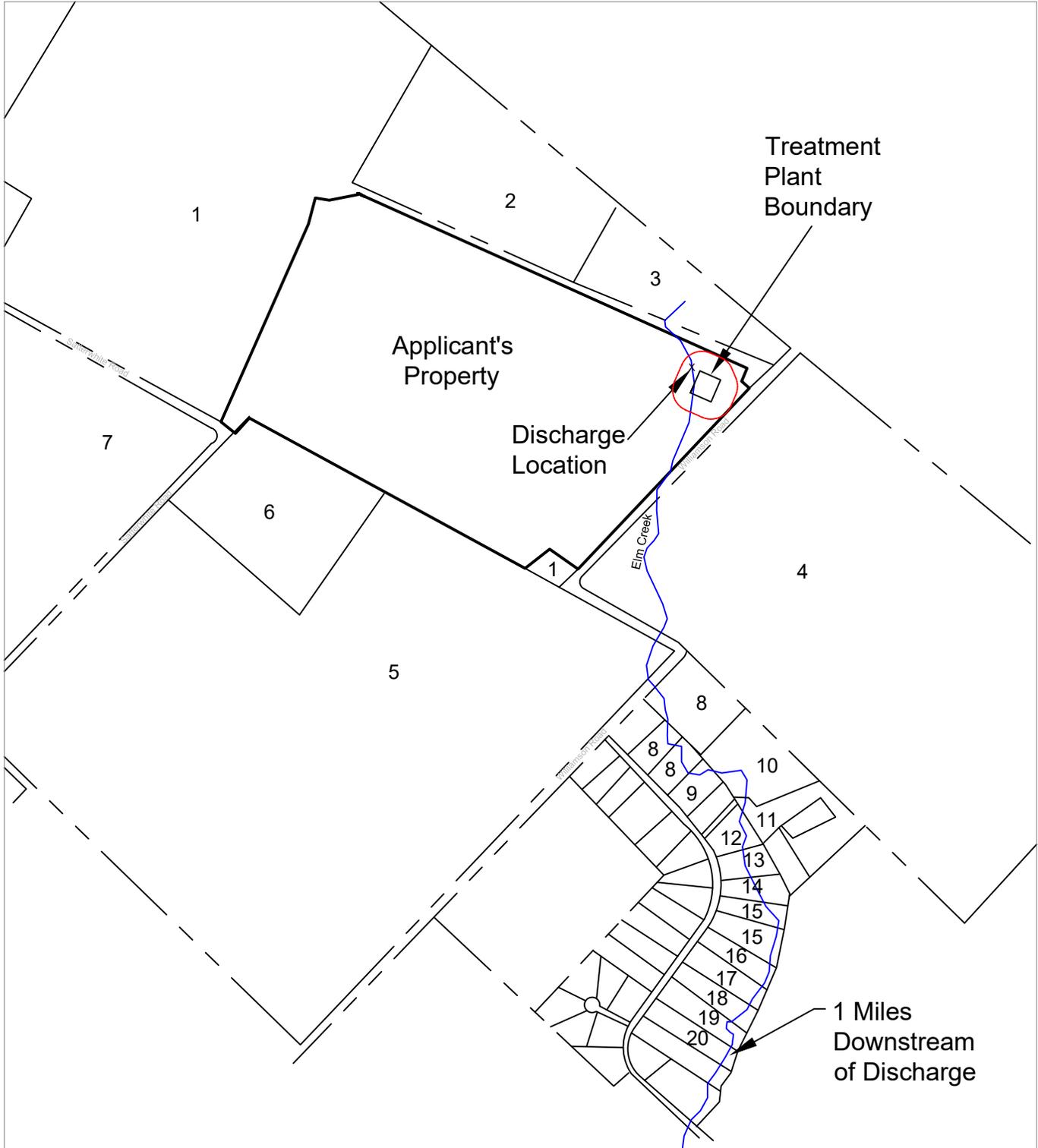
**ATTACHMENT B.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
USGS MAP**

Attachment C
Affected Landowner Information
Tech Report 1.1, Section 1



0 1

MILE
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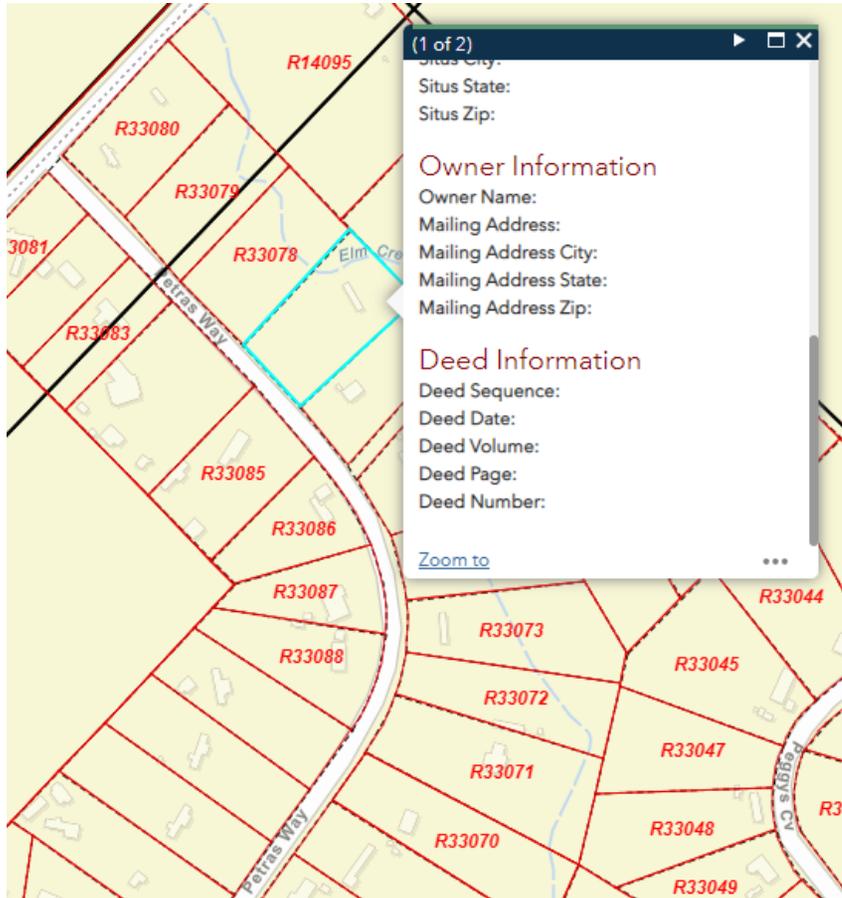


**ATTACHMENT C.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
AFFECTED LANDOWNER MAP**

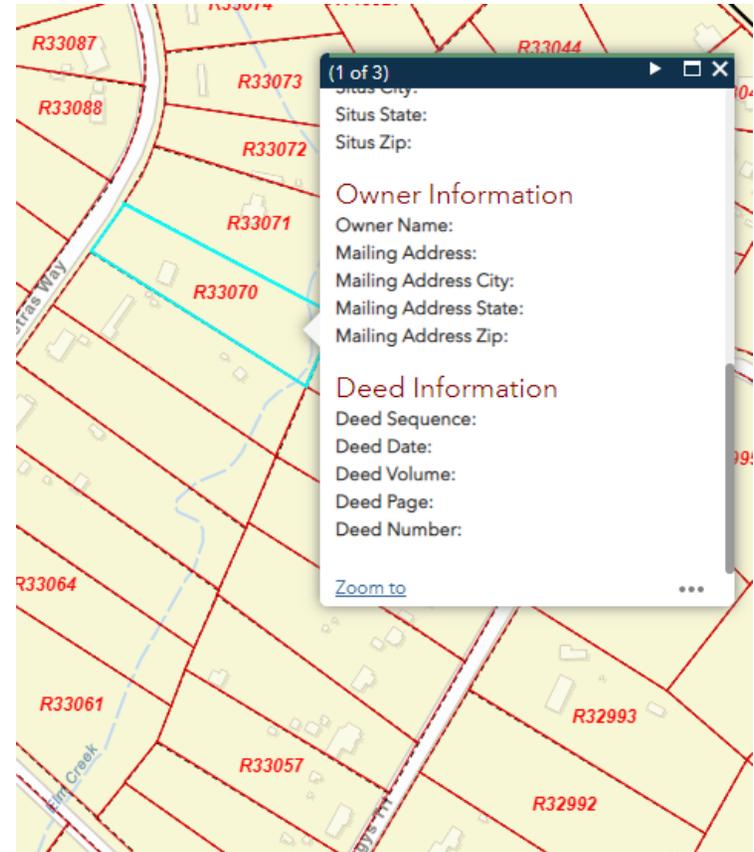
**ATTACHMENT C.2
 CIVITAS AT BUDA, LLC
 CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
 NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
 AFFECTED LANDOWNER LIST**

- | | | | |
|----|--|----|--|
| 1 | GASKAMP, MARVIN L
3607 SATTERWHITE RD
BUDA TX 78610 | 11 | SALAZAR STEVE & MARTHA BELIM
910 PETRAS WAY
KYLE TX 78640 |
| 2 | KIRK THOMAS J Jr
P O BOX 725
BUDA TX 78610-0725 | 12 | WISWELL AUSTIN &
% SHERRYL A DECAMPO
101 OAK MNR
ELM MOTT TX 76640-3840 |
| 3 | KOTIN CLAUDIA J & EDWARD H &
KOTIN ELIZABETH 2106 QUAIL RUN
SAN MARCOS TX 78666-9495 | 13 | TORRES MANUEL J
PO BOX 2466
KYLE TX 78640-1813 |
| 4 | LINDSAY LUCY MONTGOMERY
P O BOX 2690
SAN ANGELO TX 76902-2690 | 14 | TORRES MANUEL
904 PETRAS WAY
KYLE TX 78640 |
| 5 | KOLODZEY STANLEY C & KELLY
601 CLARK CV
BUDA TX 78610-3156 | 15 | GILLIAM MICHELE L
311 1/2 33RD ST NE
CEDAR RAPIDS IA 52402-6015 |
| 6 | VEJANDLA VENKATA & LATHA
2849 OLD HAWKINS LN
FRISCO TX 75033-8101 | 16 | No information available |
| 7 | CONTINENTAL HOMES OF TEXAS L.P.
10700 PECAN PARK BLVD STE 400
AUSTIN TX 78750-1447 | 17 | No information available |
| 8 | DURAN HECTOR G
1400 WILLIAMSON RD
KYLE TX 78640-3906 | 18 | No information available |
| 9 | No information available | 19 | No information available |
| 10 | CABRERA ANDRES & MARIA
914 PETRAS WAY
KYLE TX 78640-8930 | 20 | No information available |

**ATTACHMENT C.2
 CIVITAS AT BUDA, LLC
 CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
 NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
 AFFECTED LANDOWNER LIST – NO AVAILABLE INFORMATION**

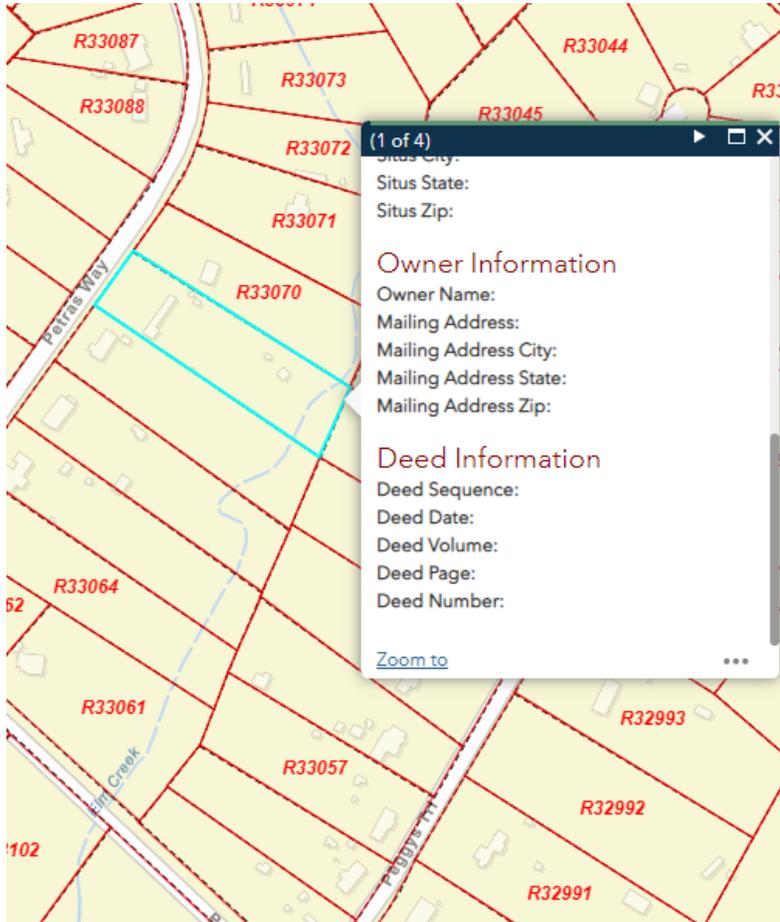


Property #9



Property #16

**ATTACHMENT C.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
AFFECTED LANDOWNER LIST – NO AVAILABLE INFORMATION**

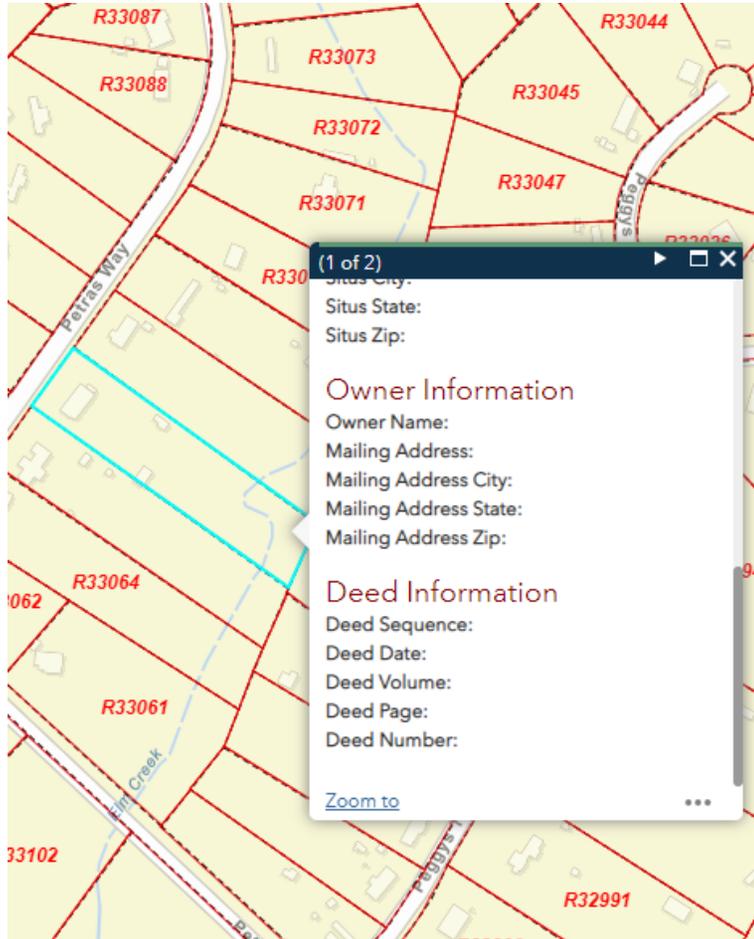


Property #17



Property #18

**ATTACHMENT C.2
 CIVITAS AT BUDA, LLC
 CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
 NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
 AFFECTED LANDOWNER LIST – NO AVAILABLE INFORMATION**



Property #19



Property #20

Attachment D
Original Photographs
Admin Report 1.1, Section 2



Photograph 1. – At outfall looking south, downstream.



Photograph 2. – At outfall looking north, upstream.

**ATTACHMENT D.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PHOTOGRAPHS**

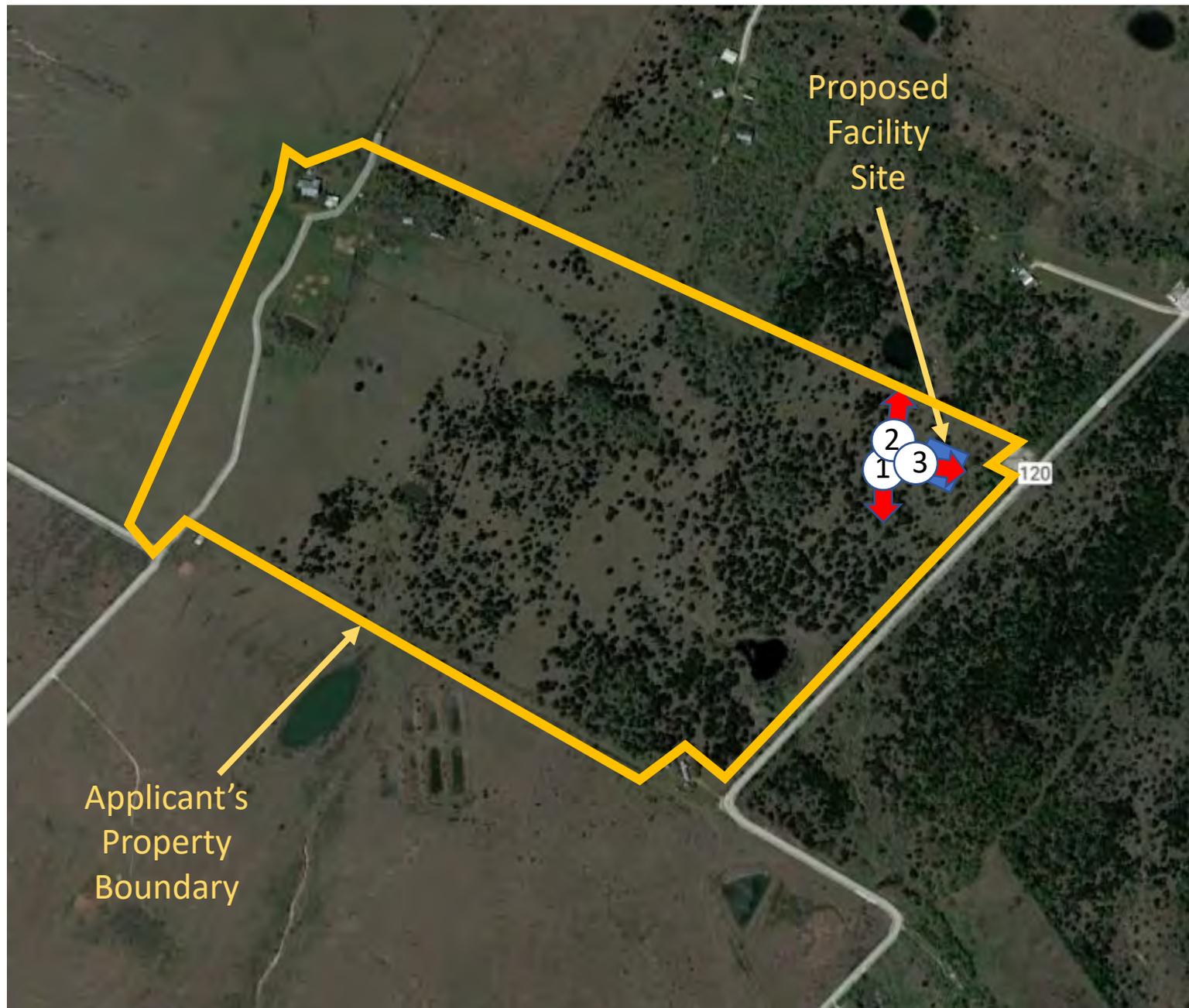


Photograph 3. – Proposed site of facility, looking east.

**ATTACHMENT D.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PHOTOGRAPHS**



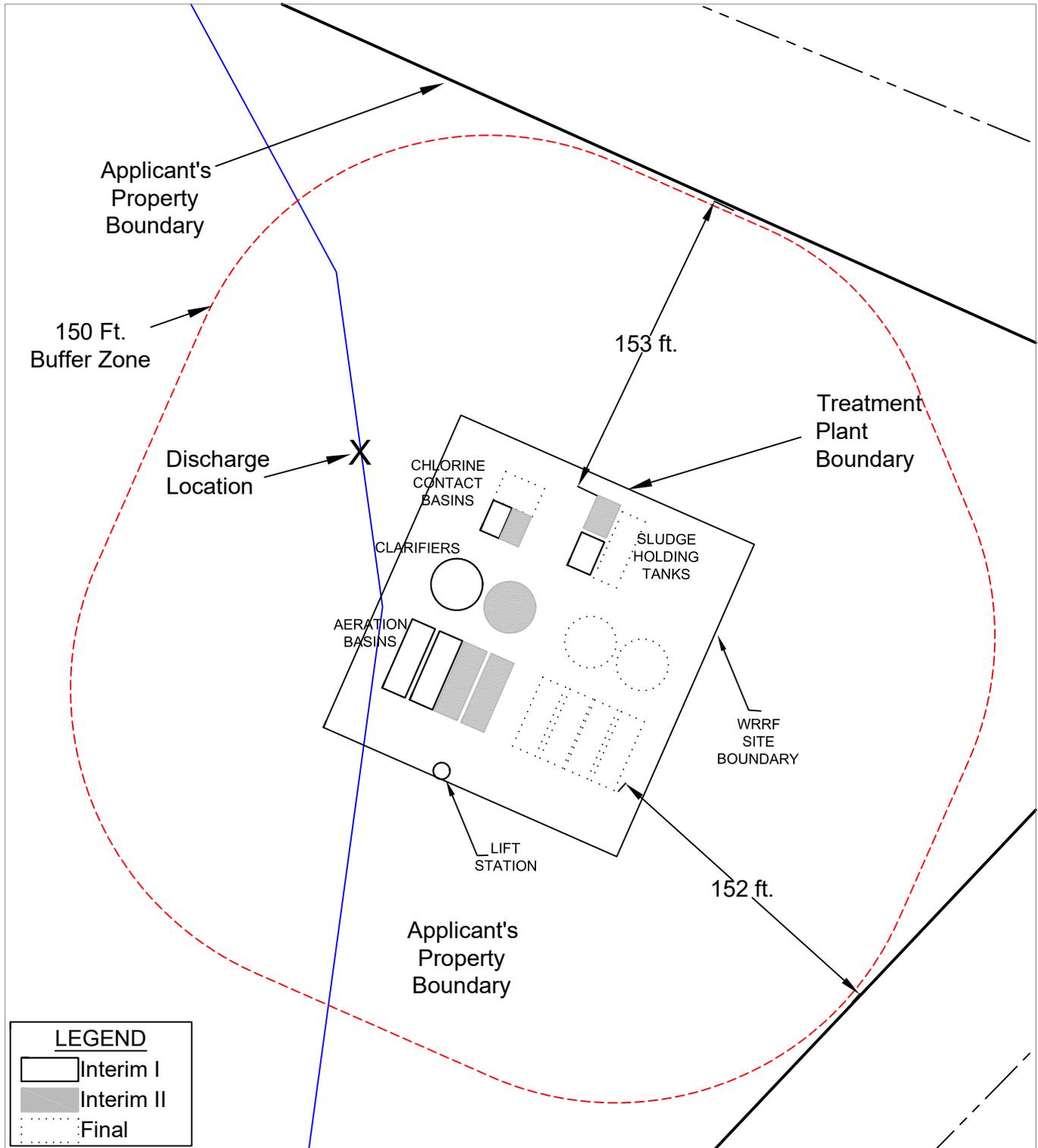
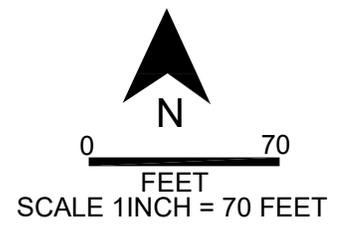
NOT TO SCALE



2 Photograph
Location

**ATTACHMENT D.3
CIVITAS AT BUDA LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PHOTOGRAPH LOCATION MAP**

Attachment E
Buffer Zone Map
Admin Report 1.1, Section 3



**ATTACHMENT E
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
BUFFER ZONE MAP**

Attachment F
Treatment Units
Tech Report 1.0, Section 2.B

**ATTACHMENT F
 CIVITAS AT BUDA, LLC
 CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
 NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
 TREATMENT UNITS**

Interim I Phase (0.125 MGD)

Treatment Unit Type	Number of Units	Dimensions (L x W x D)
Aeration Basin	2	36' x 12' x 10.5' SWD
Secondary Clarifier	1	25' dia., 10.5' SWD
Chlorine Basin	1	15' x 10' x 6.5' SWD
Sludge Holding Tank	1	17' x 12' x 10.5' SWD

Interim II Phase (0.250 MGD)

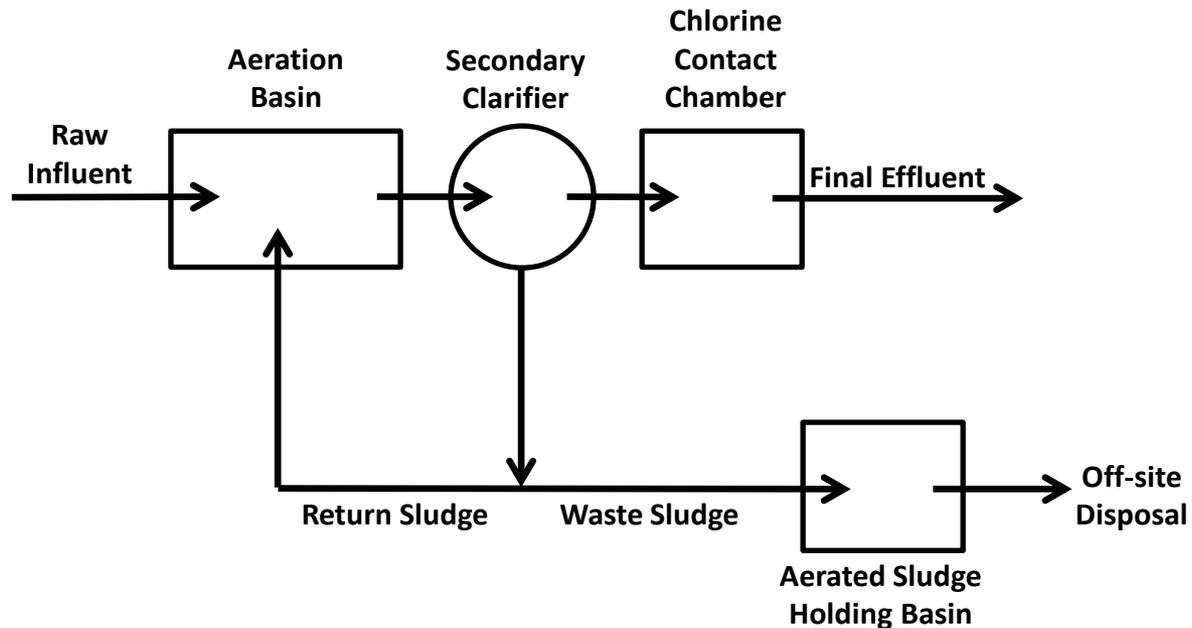
Treatment Unit Type	Number of Units	Dimensions (L x W x D)
Aeration Basin	4	36' x 12' x 10.5' SWD
Secondary Clarifier	2	25' dia., 10.5' SWD
Chlorine Basin	2	15' x 10' x 6.5' SWD
Sludge Holding Tank	2	17' x 12' x 10.5' SWD

Final Phase (0.5 MGD)

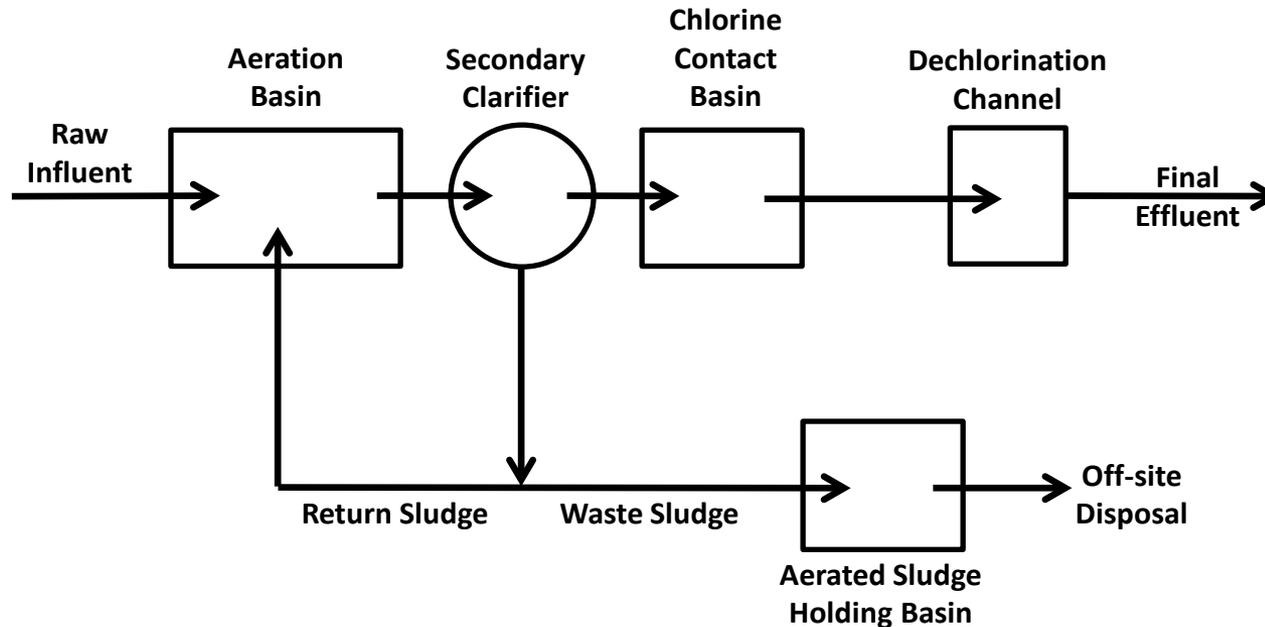
Treatment Unit Type	Number of Units	Dimensions (L x W x D)
Aeration Basin	8	36' x 12' x 10.5' SWD
Secondary Clarifier	4	25' dia., 10.5' SWD
Chlorine Basin	2	15' x 10' x 6.5' SWD
	1	20' x 15' x 6.5' SWD
Sludge Holding Tank	2	15' x 10' x 6.5' SWD
	1	34' x 12' x 10.5' SWD
Dechlorination Basin*	1	4' x 3' x 6' SWD

*Dechlorination Basin dimensions based on peak flow for all phases combined

Attachment G
Process Flow Diagram
Tech Report 1.0, Section 2.C

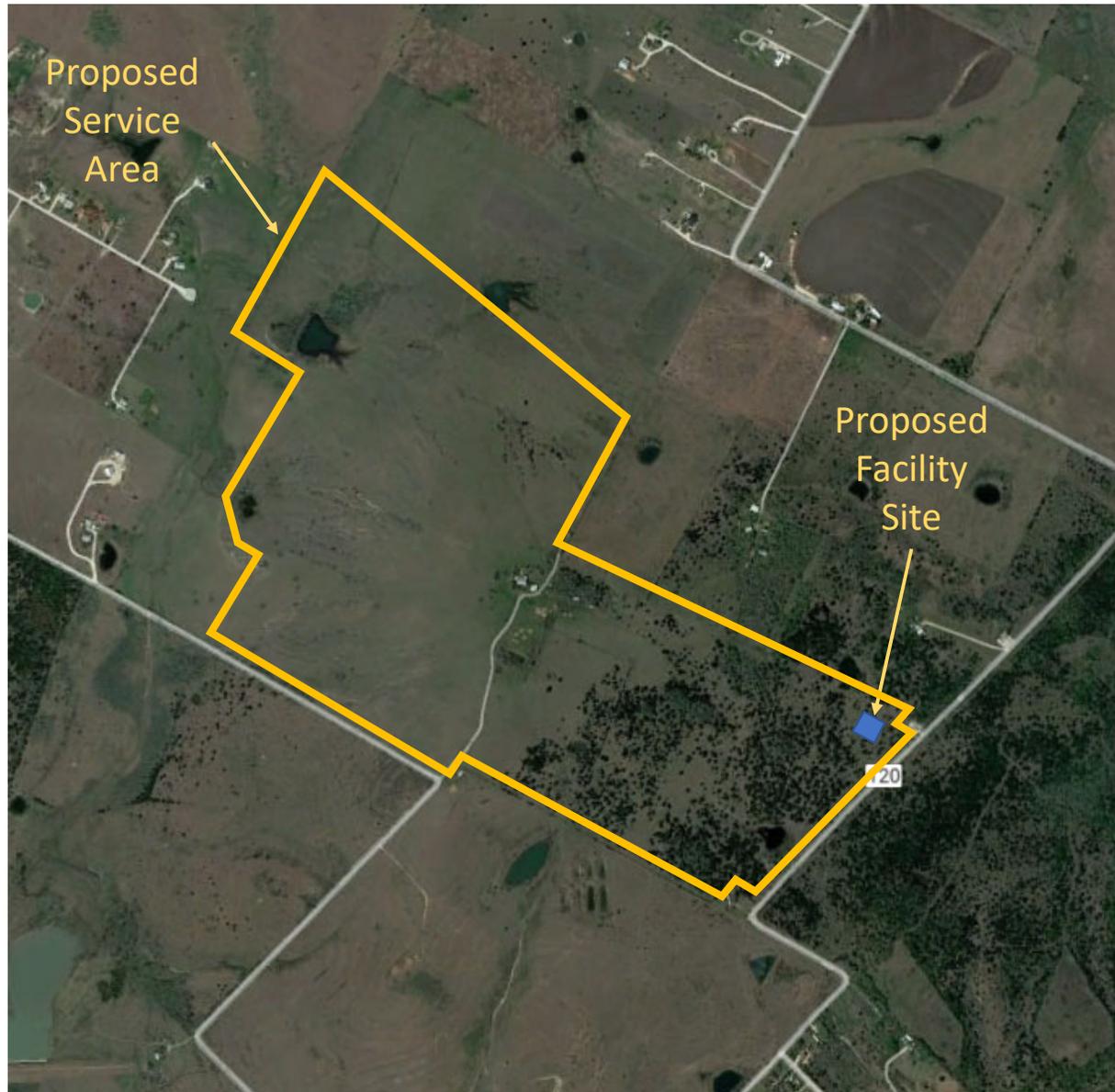


ATTACHMENT G.1
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PROCESS FLOW DIAGRAM – INTERIM I & II PHASES



ATTACHMENT G.2
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
PROCESS FLOW DIAGRAM – FINAL PHASE

Attachment H
Site Drawing
Tech Report 1.0, Section 3



**ATTACHMENT H
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
SITE DRAWING**

Attachment I
Sludge Acceptance Letter
Tech Report 1.0, Section 9



Waste Stream Acceptance

05/18/2021

Wastewater Residuals Management, LLC, an affiliate of Wastewater Transport Services, LLC, owns and operates the Austin Wastewater Processing Facility. This facility has been permitted by the TCEQ and assigned permit number MSW 2384. The disposal facility is expected to be open for at least the next 5 years.

The facility has been permitted as a Centralized Waste Treatment Facility able to receive the following categorical and non-categorical waste streams:

- Wastewater Treatment Plant Sludge
- Water Treatment Plant Sludge
- Leachate
- Septic
- Sanitary Sewer
- Storm Water
- Food Service Grease
- Car Wash Grit Trap
- Other Class II Non-Hazardous Liquid Waste

***Please note that analytical may be required before the waste stream will be accepted.

Wastewater Residuals Management, LLC agrees to accept any of the above waste streams from the below listed generator.

Generator: Civitas at Buda, LLC

Identifying Info: Civitas at Buda Water Resource Recovery Facility

A handwritten signature in black ink that reads "Cory R. Juby". The signature is written in a cursive style and includes a date stamp "12/8/21" written in the middle of the signature.

Cory R. Juby
Environmental Compliance

Wastewater Residuals Management reserves the right to discontinue acceptance of the below mentioned waste at any time.

Attachment J
Justification for Permit
Tech Report 1.1, Section 1.A

**ATTACHMENT J
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
JUSTIFICATION FOR PERMIT**

Central Texas is a fast-growing area. The proposed residential project is in Hays County TX, near the City of Buda (City). The site currently does not have wastewater treatment service. The construction of approximately 1,750 residential units will be completed within the next 7 years. The first phase of construction is for approximately 550 units to be completed within two to three years after receipt of the requested permit for the proposed Civitas at Buda Water Resource Recovery Facility (WRRF).

The proposed WRRF that will be constructed in three phases is designed to provide services to the residential population that is expected to average 3 persons per housing unit. The wastewater generated by the residents is expected to be approximately 75 to 100 gallons per person per day. Therefore, the first phase of the requested permit is for 125,000 gallons per day. The Interim II and Final phases are requested for an additional 125,000 and 250,000 gallons per day for future phases to provide wastewater service to the remaining residents in the proposed service area.

Attachment K
Utility CCN Areas and Nearby Collection Systems
Tech Report 1.1, Section 1.B.2&3

ATTACHMENT K
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
UTILITY CCN AREAS AND NEARBY COLLECTION SYSTEMS

The proposed Water Resource Recovery Facility (WRRF) for the Civitas at Buda, LLC residential project lies within Hays County. The WRRF will serve approximately 1,750 residential homes. It is located east of the City of Buda and south of the City of Creedmore.

The nearby Utility CCNs, wastewater treatment facilities (WWTF), and collection systems were investigated. Within three miles of the proposed WRRF are portions of the City of Austin Sewer CCN and the outfalls for four wastewater treatment plants. The TPDES Permits for the outfalls near the proposed WRRF are as follows:

- Guadalupe Blanco River Authority (GBRA) – WQ0014377001
- Creedmoor 216 Development – WQ0016106001
- Continental Homes of Texas – WQ0015940001
- Studio Estates – WQ0015933001

Figure 1 is a map that presents the three-mile radius, location of the proposed WRRF, the nearby CCN boundaries, and the permitted wastewater treatment facility.

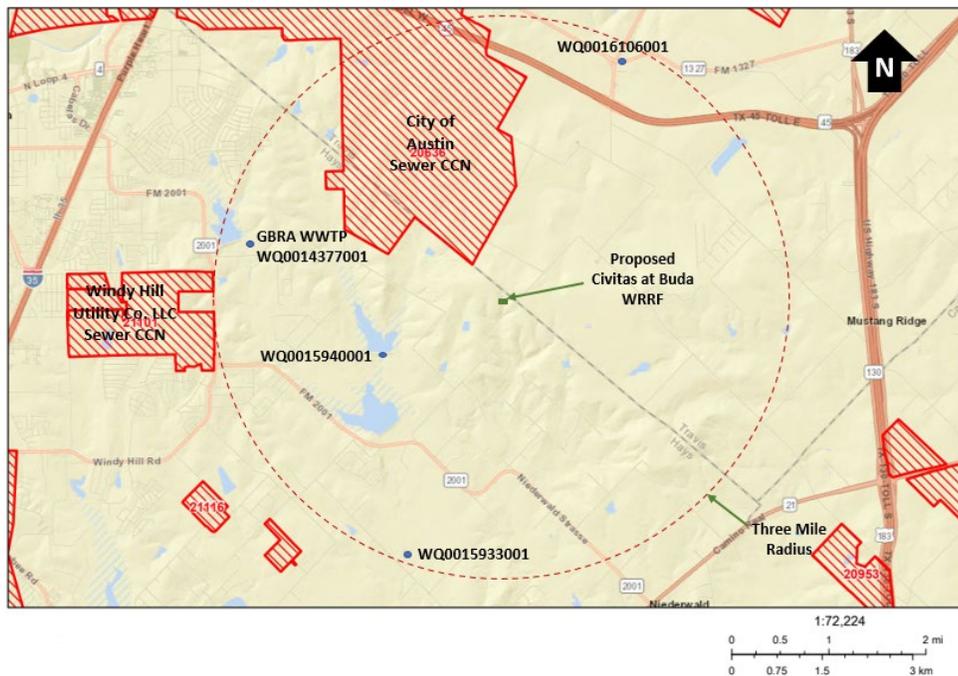


Figure 1. Nearby CCN Boundaries and WWTPs

No City of Austin wastewater lines within the CCN boundaries were identified within three miles of the proposed WRRF. Therefore, the City of Austin was not contacted for a request for service.

The only active wastewater treatment facility (WWTF) near the proposed WRRF is owned and operated by the Guadalupe-Blanco River Authority (GBRA) (The WWTF was previously owned by the Sunfield Municipal Utilities District. The permit was transferred to GBRA on August 20, 2021.). The Texas Pollutant Discharge Elimination System permit number is WQ0014377001. A formal Service Extension Request for sewer service was sent to GBRA via certified mail on April 4, 2022.

GBRA has indicated that their treatment facility has treatment capacity and GBRA is willing to accept the wastewater from the Civitas at Buda development. However, the preliminary evaluation to determine the feasibility of connecting to the GBRA system, which includes obtaining easements with reasonable routes for the pipeline and building the pipeline has indicated that constructing the proposed WRRF is less expensive than connecting to the GBRA system. In addition, the schedule for constructing the infrastructure necessary to connect to the GBRA facility would significantly delay the project.

The outfalls for three other TPDES permits are identified within the three-mile radius of the proposed WRRF. However, the TPDES Permits for WQ0015933001 and WQ0016106001 have not been issued. The WWTF for the Continental Homes of Texas TPDES Permit WQ0015940001 has not been constructed. Therefore, providing wastewater service in a timely manner to the proposed development cannot be ensured.

Attachment L
Design Calculations and Plant Features
Tech Report 1.1, Section 4

**ATTACHMENT L
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
DESIGN CALCULATIONS - INTERIM I PHASE**

Flow and Loading

Design Flow	0.125 MGD
BOD5 Design Concentration	300 mg/L
Design Organic Loading	313 lb BOD5/day
Peak Flow	0.500 MGD
Peaking Factor	4.0

Activated Sludge Treatment

No. of Basins	2
Volume at Normal WSE	9,072 cf
Nominal Basin Dimensions 36' L by 12' W by 10.5' SWD	67,868 gal
Detention Time at Design Flow	13.0 hrs
Detention Time at Peak Flow	3.3 hrs
Organic Loading at Design Flow	34.5 lb BOD/d/1000 cf
TCEQ Design Max. Allowable Organic Loading	35.0 lb BOD/d/1000 cf

Aeration Basin Air Requirements

Aeration Requirements	3,200 SCF/day/lb BOD5
BOD5 Loading	313 lb BOD5/day
Oxygen Required	2.2 lb O2/lb BOD5
	688 lb O2/day
Minimum Air Provided	695 SCFM

Secondary Clarification

No. of Basins	1
SWD	10.5 ft
Diameter	25.0 ft
Surface Area, Total	491 sf
Volume, Total	5,154 cf
	38,560 gal
Surface Loading Rate at Design Flow	255 gpd/sf
Surface Loading Rate at Peak Flow	1,019 gpd/sf
TCEQ Max. Surface Loading Rate at Peak Flow	1,200 gpd/sf
Detention Time at Design Flow	7.4 hrs
Detention Time at Peak Flow	1.9 hrs
TCEQ Min. Detention Time at Peak Flow	1.8 hrs
Peak Flow =	500,000 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Max. Surface Loading	589,049 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Min. Detention Time	514,133 gpd

Chlorine Contact

No. of Chlorine Contact Basins	1
Volume, Total	975 cf
Nominal Basin Dimensions 15' L by 10' W by 6.5' SWD	7,294 gal
Detention Time at Peak Flow	21.0 min
TCEQ Min. Detention Time at Peak Flow	20.0 min
Peak Flow =	347 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	365 gpm

Note: Exact basin dimensions will vary by equipment manufacturer selected

Prepared by Charlotte G. Smith, Texas P.E. 90300, for TPDES Permit Application

Mead & Hunt, Inc., TBPELS Firm F9593

November 29, 2021

**ATTACHMENT L
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
DESIGN CALCULATIONS - INTERIM II PHASE (ADDITIONAL UNITS)**

Flow and Loading

Design Flow	0.125 MGD
BOD5 Design Concentration	300 mg/L
Design Organic Loading	313 lb BOD5/day
Peak Flow	0.500 MGD
Peaking Factor	4.0

Activated Sludge Treatment

No. of Basins	2
Volume at Normal WSE	9,072 cf
Nominal Basin Dimensions 36' L by 12' W by 10.5' SWD	67,868 gal
Detention Time at Design Flow	13.0 hrs
Detention Time at Peak Flow	3.3 hrs
Organic Loading at Design Flow	34.5 lb BOD/d/1000 cf
TCEQ Design Max. Allowable Organic Loading	35.0 lb BOD/d/1000 cf

Aeration Basin Air Requirements

Aeration Requirements	3,200 SCF/day/lb BOD5
BOD5 Loading	313 lb BOD5/day
Oxygen Required	2.2 lb O2/lb BOD5
	688 lb O2/day
Minimum Air Provided	695 SCFM

Secondary Clarification

No. of Basins	1
SWD	10.5 ft
Diameter	25.0 ft
Surface Area, Total	491 sf
Volume, Total	5,154 cf
	38,560 gal
Surface Loading Rate at Design Flow	255 gpd/sf
Surface Loading Rate at Peak Flow	1,019 gpd/sf
TCEQ Max. Surface Loading Rate at Peak Flow	1,200 gpd/sf
Detention Time at Design Flow	7.4 hrs
Detention Time at Peak Flow	1.9 hrs
TCEQ Min. Detention Time at Peak Flow	1.8 hrs
Peak Flow =	500,000 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Max. Surface Loading	589,049 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Min. Detention Time	514,133 gpd

Chlorine Contact

No. of Chlorine Contact Basins	1
Volume, Total	975 cf
Nominal Basin Dimensions 15' L by 10' W by 6.5' SWD	7,294 gal
Detention Time at Peak Flow	21.0 min
TCEQ Min. Detention Time at Peak Flow	20.0 min
Peak Flow =	347 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	365 gpm

Note: Exact basin dimensions will vary by equipment manufacturer selected

Prepared by Charlotte G. Smith, Texas P.E. 90300, for TPDES Permit Application

Mead & Hunt, Inc., TBPELS Firm F9593

November 29, 2021

**ATTACHMENT L
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
DESIGN CALCULATIONS - FINAL PHASE (ADDITIONAL UNITS)**

Flow and Loading

Design Flow	0.250 MGD
BOD5 Design Concentration	300 mg/L
Design Organic Loading	626 lb BOD5/day
Peak Flow	1.000 MGD
Peaking Factor	4.0

Activated Sludge Treatment

No. of Basins	4
Volume at Normal WSE	18,144 cf
Nominal Basin Dimensions 36' L by 12' W by 10.5' SWD	135,735 gal
Detention Time at Design Flow	13.0 hrs
Detention Time at Peak Flow	3.3 hrs
Organic Loading at Design Flow	34.5 lb BOD/d/1000 cf
TCEQ Design Max. Allowable Organic Loading	35.0 lb BOD/d/1000 cf

Aeration Basin Air Requirements

Aeration Requirements	3,200 SCF/day/lb BOD5
BOD5 Loading	626 lb BOD5/day
Oxygen Required	2.2 lb O2/lb BOD5
	1,376 lb O2/day
Minimum Air Provided	1,390 SCFM

Secondary Clarification

No. of Basins	2
SWD	10.5 ft
Diameter	25.0 ft
Surface Area, Total	982 sf
Volume, Total	10,308 cf
	77,110 gal
Surface Loading Rate at Design Flow	255 gpd/sf
Surface Loading Rate at Peak Flow	1,019 gpd/sf
TCEQ Max. Surface Loading Rate at Peak Flow	1,200 gpd/sf
Detention Time at Design Flow	7.4 hrs
Detention Time at Peak Flow	1.9 hrs
TCEQ Min. Detention Time at Peak Flow	1.8 hrs
Peak Flow =	1,000,000 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Max. Surface Loading	1,178,097 gpd
2 Hour Peak Flow Capacity of Clarifier based on TCEQ Min. Detention Time	1,028,133 gpd

Chlorine Contact

No. of Chlorine Contact Basins	1
Volume, Total	1,950 cf
Nominal Basin Dimensions 20' L by 15' W by 6.5' SWD	14,588 gal
Detention Time at Peak Flow	21.0 min
TCEQ Min. Detention Time at Peak Flow	20.0 min
Peak Flow =	694 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	729 gpm

Dechlorination Contact

No. of Dechlorine Contact Channels	1
Volume, Total	72 cf
Nominal Basin Dimensions 4' L by 3' W by 6' SWD	539 gal
Peak Flow	2.00 MGD
Detention Time at Peak Flow	23.3 sec
TCEQ Min. Detention Time at Peak Flow	20.0 sec
Peak Flow =	1,389 gpm
2 Hour Peak Flow Capacity of Chlorine Contact based on TCEQ Min. Detention Time	1,617 gpm

Note: Exact basin dimensions will vary by equipment manufacturer selected

Prepared by Charlotte G. Smith, Texas P.E. 90300, for TPDES Permit Application

Mead & Hunt, Inc., TBPELS Firm F9593

November 29, 2021

ATTACHMENT L

CIVITAS AT BUDA, LLC CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION DESIGN CALCULATIONS AND PLANT FEATURES

Facility Design Features

a. Design Features for Reliability and Operating Flexibility

The Water Resource Recovery Facility (WRRF) will be designed with heavy-duty protective coatings to prevent corrosion and provide a long, lasting system. Air diffusers will be constructed to allow removal, replacement, and inspection of diffusers without drain the basins. With the small size of this system, temporary pumping and hauling of wastewater can be done for short periods of time if necessary.

b. Excessive Inflow or Infiltration

All aeration basins and sludge holding tanks offer approximately 18" freeboard. The clarifier offers a minimum of a 12" freeboard.

The WRRF will serve the proposed single-family residential development and an elementary school. The plant will be designed for a peaking factor of four, although the development will have newly constructed gasketed sewer lines and a relatively short collection system, minimizing the potential for inflow and infiltration.

c. Power Failure

A generator will be installed for backup power.

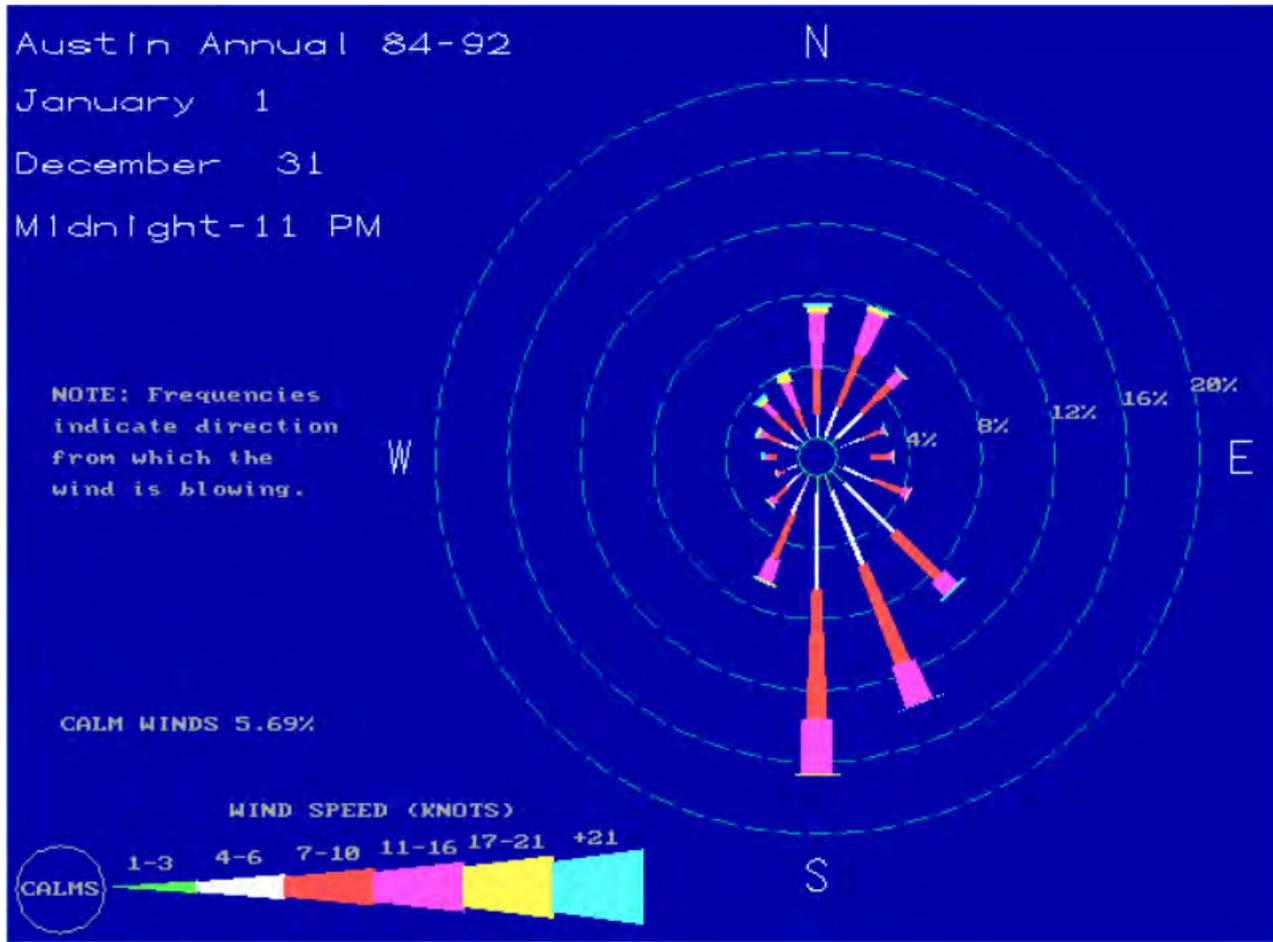
d. Equipment Malfunction

Each major piece of mechanical equipment (pumps, blowers, and chemical feeders) will have redundant units provided. The plant will be designed to operate at capacity with the largest piece of any group of mechanical equipment out of service.

e. Facility Unit Maintenance & Repair

All major equipment will be accessible from the working surface above the plant or from ground level beside the plant. No underground confined spaces will require regular access.

Attachment M
Wind Rose
Tech Report 1.1, Section 5.B



ATTACHMENT M
CIVITAS AT BUDA, LLC
CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY
NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT APPLICATION
WIND ROSE

Attachment N
Sewage Sludge Solids Management Plan
Tech Report 1.1, Section 7

ATTACHMENT N

CIVITAS AT BUDA, LLC CIVITAS AT BUDA WATER RESOURCE RECOVERY FACILITY NEW TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT SEWAGE SLUDGE SOLIDS MANAGEMENT PLAN

- **TREATMENT UNITS AND PROCESS DIMENSIONS**

See Treatment Units presented in Attachment F.

- **PROJECTED SOLIDS GENERATION:**

The table below shows the projected quantity of solids generated at design flow, and at 75%, 50%, and 25% design flow.

Interim I Phase (125,000 gpd / 0.125 MGD):

Percent of Design Flow	Dry Pounds Per Day
25%	43.8
50%	87.5
75%	131
100%	175

Interim II Phase (300,000 gpd / 0.300 MGD):

Percent of Design Flow	Dry Pounds Per Day
25%	87.5
50%	175
75%	263
100%	350

Final Phase (500,000 gpd / 0.500 MGD):

Percent of Design Flow	Dry Pounds Per Day
25%	175
50%	350
75%	525
100%	700

It is expected that sludge can be thickened by decanting to 2-percent solids in the plant's sludge holding tank. Hauling frequency will vary based on flows, wasteloads, and thickening efficiency. Quantities shown above are based on an assumed production of 0.7 dry tons of solids per million gallons.

- **MLSS RANGE:**

MLSS in the aeration basin is expected to be in the 2,000 to 5,000 mg/l range.

- **OWNERSHIP OF ULTIMATE SLUDGE DISPOSAL SITE:**

Sludge is transported by registered hauler, WasteWater Transportation Services, Registration No. 24343, to a sludge processing facility in Travis County Texas (Austin Wastewater Processing Facility, MSW 2384).