

# Covenants to Run with the Land

WHEREAS, Aaron Hernandez , is the owner of certain real property situated in Shelby County, Alabama, described in Exhibit A, hereto and incorporated herein fully.

WHEREAS, the owners have requested and the Shelby County Board of Health has approved the construction and use of the onsite sewage system to serve lot number .

WHEREAS, the approval of the Shelby County Board of Health for the onsite sewage system is granted upon the condition that the owners and their successors in title that it or they will satisfy these covenants.

NOW, THEREFORE, in consideration of the premises, the owner Aaron Hernandez, hereby grant and convey as encumbrances on land described as Exhibit A the following restrictions and covenants to run with the land as hereinafter described:

1. That the undersigned owners, Aaron Hernandez, its successors, assigns and subsequent purchasers of the onsite sewage system located at 768 Smokey Road Alabaster, AL 35007 shall own the system subject to the conditions in the onsite disposal permit or permits issued by the Shelby County Department of Public Health and the State of Alabama Department of Public Health, and will also comply with the provisions of the Alabama Administrative Code, Chapter 420-3-1. And are hereby notified that the property described herein and/or the onsite sewage disposal system may restrict the use of the lot and/or obligate the owner to special maintenance and reporting requirements.
2. That the whole of the land described in Exhibit A shall not be subdivided without approval of the Shelby County Health Officer.
3. No repair, alteration or addition will be made to the approved onsite sewage system without written approval of an engineer (P.E.) and the Shelby County Health Officer.

These covenants shall run with the land and be binding on all present owners and future owners or occupants of said facility and the property on which the onsite sewage system is situated until such time as the system is no longer required by the Shelby County Board of Health through its Health Officer.

Dated this the 22 day of 2022, 2022.



20220222000074510 1/3 \$28.00  
Shelby Cnty Judge of Probate, AL  
02/22/2022 09:00:23 AM FILED/CERT

Health Department Permit Number: **22-59-220744**

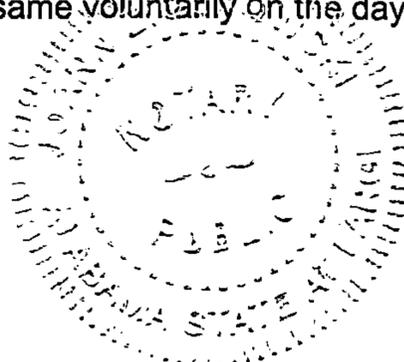
  
Owners/Authorized Representative Signature

Prepared By: Bob Bright

  
Health Officer/Authorized Representative Signatures

## STATE OF ALABAMA COUNTY OF SHELBY

I, the undersigned Notary Public in and of the County in said State, hereby certify Aaron Hernandez, whose name is signed to the foregoing instrument, and who is known to me, acknowledges before me this day, that being informed of the contents hereof, has executed the same voluntarily on the day of the same bears date.



  
Joann Ziolkowski, NOTARY PUBLIC

My Commission Expires 12-7-2025

**GENERAL NOTES:**

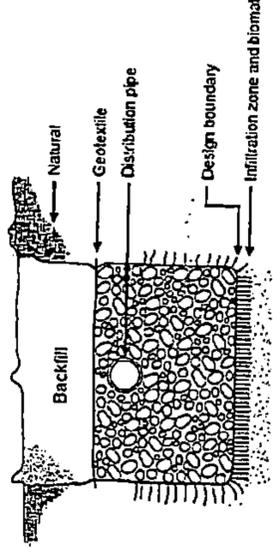
1. REMOVE VEGETATION AND SCARIFY ORIGINAL SOIL UNDER THE FILL AREA TO A DEPTH OF 12 INCHES. FILL AREA MUST BE TESTED BY SOIL SCIENTIST AFTER PLACEMENT, BEFORE FIELD LINES ARE INSTALLED.
2. CROWN FINISHED SURFACE OVER FIELD LINES FROM CENTER AT 3% GRADE.
3. SEED OR SOIL THE DISPOSAL AREA WITH AN ADAPTED VARIETY OF TURFGRASS TO PREVENT EROSION.
4. DIMENSIONS SHOWN ARE TYPICAL AND MAY VARY DEPENDING ON SITE SPACE CONSIDERATIONS.
5. NO GUARANTEE IS IMPLIED OR MADE THAT THIS DESIGN WILL BE APPROVED BY THE HEALTH DEPARTMENT.
6. IN THE FUTURE, AN UNDERDRAIN/STORMWATER DRAIN MAY BE REQUIRED TO REDUCE THE EFFECTS OF SEASONAL GROUNDWATER/STORMWATER FLUCTUATIONS ON THE OPERATION OF THE SYSTEM.
7. ALL LINES SHALL BE INSTALLED USING A DISTRIBUTION BOX AS SHOWN.
8. THE INSTALLER SHOULD PLACE THE FIELD LINES IN THE AREA AS SHOWN.
9. CONTRACTOR SHALL PROTECT EDF/REDF DURING CONSTRUCTION BY FENCING OFF AREAS WITH CONSTRUCTION FENCE. AREA IS NOT TO RECEIVE ANY TRAFFIC OTHER THAN TRACK MOUNTED EQUIPMENT DURING INSTALLATION OF FIELD LINES.
10. DISTRIBUTION BOX SHALL BE PLACED ON LEVEL CONCRETE PAD LIGHTLY.
11. NO IRRIGATION SHALL BE USED IN DISPOSAL FIELD AREA.

**LEGEND**

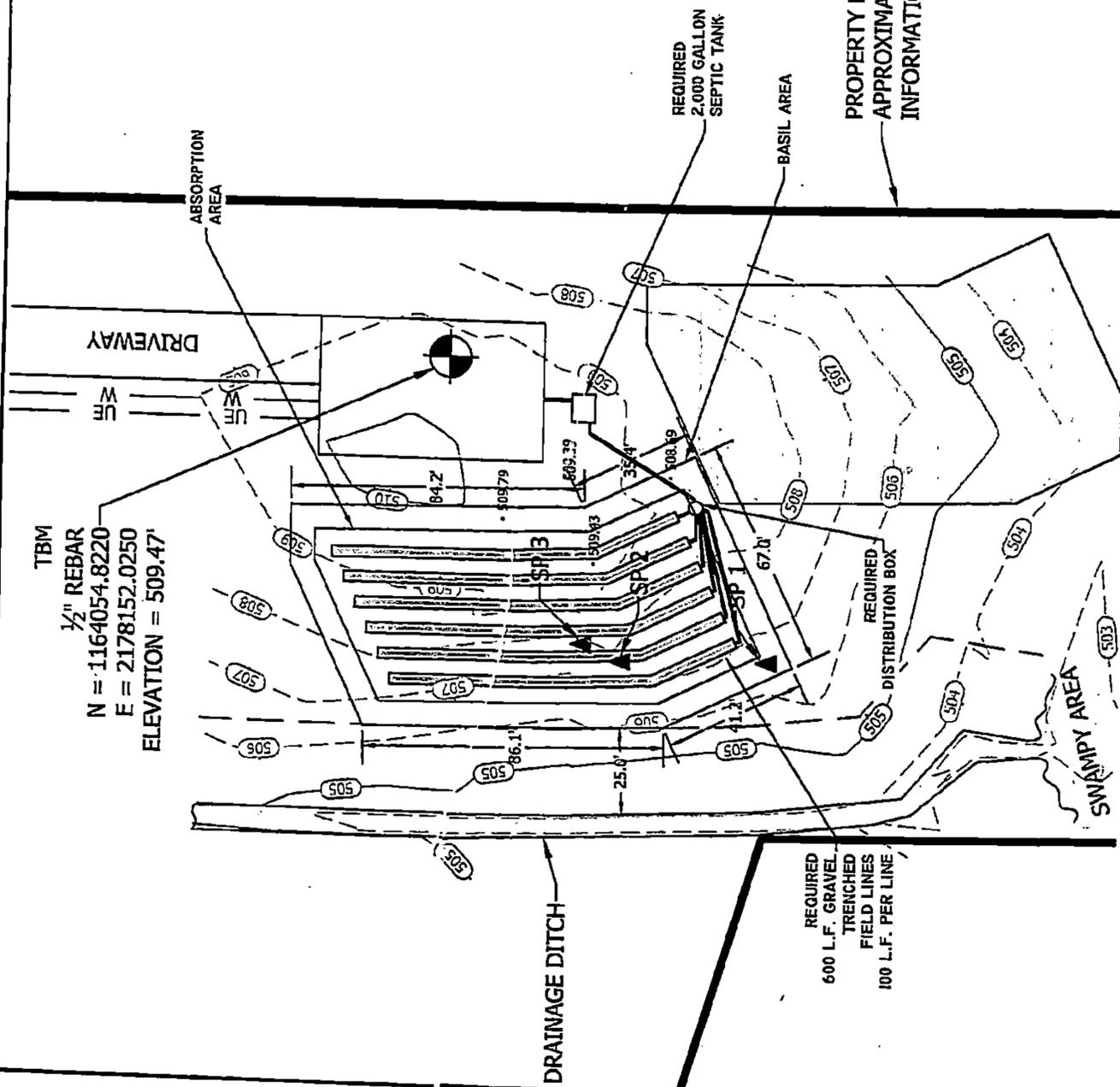
- ▲ SOIL TEST
- U — OVERHEAD ELECTRIC, TELEPHONE, AND/OR CABLE(TV)
- W — WATER
- REPLACEMENT AREA



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**GRAVEL TRENCHED FIELD LINE DETAIL**



PROPERTY LINE SHOWN IS APPROXIMATE AND IS FOR INFORMATIONAL PURPOSES ONLY.

**JON PERKINS, PE**  
 2527 EAGLE MOUNTAIN RD  
 GUNTERSVILLE, AL  
 256-960-0638

**CONTROLLED FILL DESIGN**

**AARON HERNANDEZ**  
 768 SMOKEY RD

2-15-22



FIELD LINE SIZING BASED ON A PERCOLATION RATE OF 50 MFL. REQUIRED LINEAR FEET OF FIELD LINES FOR PROPOSED 6 BEDROOM HOME IS (100 L.F./BEDROOM)(6 BEDROOMS)=600 L.F. OF 36" GRAVEL TRENCHED FIELD LINES. WITH A REDUCTION FOR CHAMBERED PIPE OF 40%. 360 L.F. OF 12" HIGH CHAMBERED FIELD LINE IS REQUIRED.

IF CHAMBERED PIPE IS USED, TOTAL CONTROLLED FILL AREA MUST BE CONSTRUCTED AS DESIGNED FOR A GRAVEL FIELD LINE SYSTEM.

CONTROL FILL SYSTEM DESIGN BASED ON 12" OF EXISTING SUITABLE SOIL. DISTRIBUTION AREA=(600 L.F.)(3' WIDE) PLUS AREA BETWEEN LINES=4,123 S.F. ABSORPTION AREA=DISTRIBUTION AREA+AREA BETWEEN LINES TO 5' OUTSIDE LINE EDGE 5,666 S.F. BASAL AREA=8,150 S.F.

CALCULATED BY ASSUMING A FILL DEPTH OF 18", AND A SIDE SLOPE OF THE CONTROLLED FILL PAD OF 3:1 SLOPE.



SCALE : 1" = 40'

