



Raul E. Sesin, P.E.  
Planning Administrator

# PLANNING DEPARTMENT

COUNTY OF HIDALGO

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TO: Judge Juan D. Salinas III  
County Commissioner's Court

FROM: Raul E. Sesin, P.E., Planning Administrator

DATE: October 3, 2007

RE: **Dos Jardines Phase II Subdivision – Pct. 3  
Final Approval**

Dos Jardines Phase 2 is a sixty three (63) lot subdivision located on the West side of Tom Gill Road, approximately 7722 feet North of US Expressway 83.

The proposed Subdivision lies within the Rural area of the County.

The Drainage Report was submitted to, reviewed, and approved by the H.C.D.D. No. 1 Manager on July 08, 2002. The proposed subdivision lies within a Zone "C" as per FEMA's FIRM.

The proposed subdivision plat will dedicate 22.22 feet on Tom Gill Road of additional Road Right of Way in accordance with the Hidalgo County Thoroughfare Plan.

Sanitary Sewer Services will be provided by OSSF. Soil Analysis Test were conducted by Isidoro Gomez and approved by the Environmental Health Department. All septic tank systems have been installed, inspected and can be expected to function satisfactorily.

Water Services will be provided by La Joya Water Supply Corporation. There is an existing eight (8) inch waterline on Tom Gill Road that will serve as the primary source of water for the proposed development.

The Subdivision Plat received Preliminary Approval from the Hidalgo County Commissioner's Court on March 23, 2004. The Subdivision Plat has been reviewed and complies with the Hidalgo County Subdivision Rules, Texas Water Development Board Model Subdivision Rules and the Texas Local Government Code.

The Hidalgo County Advisory Board convened and recommended **Final Approval** on **October 2, 2007**.