



PLANNING DEPARTMENT

County Of Hidalgo

Raul E. Sesin, P.E., CFM
PLANNING ADMINISTRATOR

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

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

DATE: November 7, 2007

RE: **Chavez De Los Santos Subdivision– Pct. 1**
Preliminary Approval

Chavez De Los Santos Subdivision is a two (2) lot subdivision located on the West side of Mile 4 ½ West Road, approximately 1800 feet South of Mile 12 North Road.

The proposed Subdivision lies within the City of Weslaco E.T.J.

The Drainage Report was submitted to, reviewed, and approved by the H.C.D.D. No. 1 Manager on March 14, 2007. The proposed subdivision lies within Zone "X Shaded" as per FEMA's FIRM.

The proposed subdivision plat will dedicate ten (10) feet on Mile 4 ½ Road of additional Road Right of Way in accordance with the Hidalgo County Thoroughfare Plan.

Sanitary Services will be provided by OSSF. Soil Analysis were conducted by Arturo Garcia, P.E. and approved by the Hidalgo County Environmental Health Department.

Water Services will be provided by North Alamo Water Supply Corporation. There is an existing ten (10) inch waterline on Mile 4 ½ West Road that will serve as the primary source of water for the proposed development.

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. Staff comments are attached for your review.

The Hidalgo County Advisory Board convened and recommended **Preliminary Approval** on **November 6, 2007** subject to staff comments, future recommendations by Planning and other departments and the approval from the City of Weslaco.

