



Raul E. Sestin, 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. Sestin, P.E., Planning Administrator

DATE: December 4, 2007

RE: **C & F Subdivision – Pct. 3**
Final Approval with Financial Guarantee

C & F is an eight (8) lot subdivision located on the East side of Goodwin Road, approximately $\frac{3}{4}$ miles South from the intersection of Goodwin Road and Mile 3 North Road.

The proposed Subdivision lies within the City of Mission E.T.J. and was approved by the Planning and Zoning and City Commission of said City.

The Drainage Report was submitted to, reviewed, and approved by the H.C.D.D. No. 1 Manager on May 17, 2003. The proposed subdivision lies within a Zone "C" as per FEMA's FIRM.

The proposed subdivision plat will dedicate fifteen (15) feet on Goodwin 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 were conducted by Texas Plant & Soil Lab, Inc. and approved by the Hidalgo County Environmental Health Department. There is four (4) existing septic tank systems that 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 Goodwin 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 May 27, 2003. 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 Subdivider is requesting Final Approval with Financial Guarantee. A Letter of Credit from Rio Bank in the amount of \$4,000.00 was submitted to the Planning Department and addressed to the County Judge and County Commissioner's Court. The Letter of Credit will be used to secure the funds for the installation of four (4) septic tank systems

The Hidalgo County Advisory Board convened and recommended **Final Approval with Financial Guarantee** on **November 28, 2007**.