

**SUBDIVISION PLAT OF  
MAIZ ACRES SUBDIVISION No. 4**

A 10.00 ACRE TRACT OF LAND BEING THE SOUTH HALF OF THE SOUTH HALF OF BLOCK 45, LA BLANCA AGRICULTURAL SUBDIVISION "B", HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 2, PAGE 42, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1636940, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.

**METES AND BOUNDS**

A 10.00 ACRE TRACT OF LAND BEING THE SOUTH HALF OF THE SOUTH HALF OF BLOCK 45, LA BLANCA AGRICULTURAL SUBDIVISION "B", HIDALGO COUNTY, TEXAS, ACCORDING TO WARRANTY DEED WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1636940, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1636940, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1636940, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.

**STATE OF TEXAS  
COUNTY OF HIDALGO  
OWNER'S DECLARATION, CERTIFICATION, AND ATTESTATION**

I, DON HARRISON, PRESIDENT OF DON HARRISON, LLC, GENERAL PARTNER OF DON HARRISON, LLC, AS PARTNER OF THE 10.00 ACRE TRACT OF LAND DESCRIBED WITHIN THE FOREGOING MAIZ ACRES SUBDIVISION NO. 4, HEREBY SUBMIT THE LAND AS DESCRIBED IN THIS SUBDIVISION PLAT AND WARRANT TO PUBLIC USE OF THE STREET, PAVEMENT AND UTILITIES SHOWN HEREON. I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 221.001 AND THAT:

(1) THE WATER QUALITY AND CONNECTIONS TO THE LOTS HEREON WILL MEET THE MINIMUM STATE STANDARDS;  
(2) I HAVE COMPLIED WITH THE LOTS OR LOTS OR LOTS HEREON WILL MEET THE MINIMUM STATE STANDARDS;  
(3) I HAVE COMPLIED WITH THE LOTS OR LOTS OR LOTS HEREON WILL MEET THE MINIMUM STATE STANDARDS;  
(4) I HAVE COMPLIED WITH THE LOTS OR LOTS OR LOTS HEREON WILL MEET THE MINIMUM STATE STANDARDS;  
(5) I HAVE COMPLIED WITH THE LOTS OR LOTS OR LOTS HEREON WILL MEET THE MINIMUM STATE STANDARDS;

**STATE OF TEXAS  
COUNTY OF HIDALGO**  
I, the undersigned, a registered professional engineer in the State of Texas, do hereby certify that the plat of the MAIZ ACRES SUBDIVISION NO. 4, as shown on the attached plat, is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.

Given under my hand and seal of office this 15th day of December, 2007.

**STATE OF TEXAS  
COUNTY OF HIDALGO**  
I, the undersigned, a registered professional land surveyor in the State of Texas, do hereby certify that this plat is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.

**RIGHT OF WAY EASEMENT**  
I, the undersigned, do hereby certify that the plat of the MAIZ ACRES SUBDIVISION NO. 4, as shown on the attached plat, is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.

**APPROVAL OF THE PLANNING COMMISSION OF THE CITY**  
This plat of MAIZ ACRES SUBDIVISION NO. 4 has been submitted to and considered by the Planning Commission of the City of Donna, Texas, and is hereby approved by such Commission.

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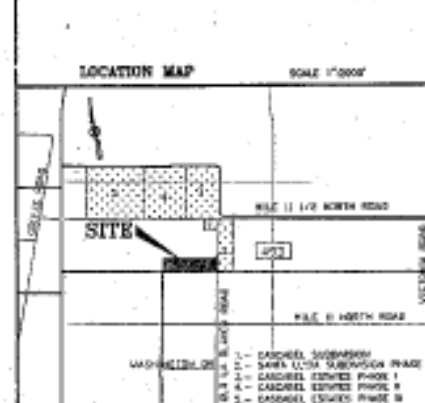
**PLAT NOTES AND RESTRICTIONS**

1. FLOOD ZONE DESIGNATION: ZONE "A" AREA OF ANNUAL FLOODING (NO SHADING) C.F.R. ANNEX 4415.9 (MAP REVISION NOVEMBER 18, 1982). THE AREA WITHIN THE SHADING DESIGNATED SHALL BE CONSIDERED AS BEING WITHIN THE 100-YEAR FLOOD PLAIN. CONSTRUCTION OF RESIDENCES, HOUSES WITHIN ANY AREA OF THE SUBDIVISION SHALL BE IN ACCORDANCE WITH THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTION 4001 THROUGH 4127).
2. STORMWATER: STORMWATER SHALL BE COLLECTED AND CONVEYED TO THE NEAREST EXISTING OR PROPOSED STORMWATER COLLECTION SYSTEM. THE DESIGNER SHALL BE RESPONSIBLE FOR PROVIDING AN EROSION CONTROL PLAN FOR THE ENTIRE TRACT. THE DESIGNER SHALL BE RESPONSIBLE FOR PROVIDING AN EROSION CONTROL PLAN FOR THE ENTIRE TRACT.
3. GENERAL NOTE FOR SINGLE FAMILY RESIDENCES: NO MORE THAN ONE (1) SINGLE FAMILY RESIDENCE SHALL BE LOCATED ON EACH LOT. THE DESIGNER SHALL BE RESPONSIBLE FOR PROVIDING AN EROSION CONTROL PLAN FOR THE ENTIRE TRACT.
4. MINIMUM FLOOR FLOOR NOTE: MINIMUM FLOOR FLOOR SHALL BE 18" ABOVE TOP OF CURB OR 12" ABOVE NEAREST FINISHED GRADE, WHICHEVER IS GREATER. ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE OF THE MAP FOR APPLICATION FOR CONSTRUCTION TO VERIFY FLOOR AND ROOF CONSTRUCTION FROM FLOOD ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
5. EROSION CONTROL: THE FOLLOWING EROSION CONTROL SHALL BE PROVIDED ON THE FACE OF THE PLAT AND ON THE ADJACENT DISSEMINATING PLANS: (a) 1/2" - 2" STORMWATER COLLECTION SYSTEM SHALL BE INSTALLED ALONG THE SOUTH PROPERTY LINE OF THIS SUBDIVISION. (b) 1/2" - 2" STORMWATER COLLECTION SYSTEM SHALL BE INSTALLED ALONG THE SOUTH PROPERTY LINE OF THIS SUBDIVISION. (c) 1/2" - 2" STORMWATER COLLECTION SYSTEM SHALL BE INSTALLED ALONG THE SOUTH PROPERTY LINE OF THIS SUBDIVISION.
6. DRAINAGE: IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REGULATIONS, THE DEVELOPMENT SHALL BE PROVIDED TO OBTAIN A TOTAL OF 200,000 G.P.D. (PEAK FLOW RATE) OF STORMWATER DRAINAGE CAPACITY IN ACCORDANCE WITH THE LOCAL REGULATIONS WILL BE ACCOMPLISHED AS FOLLOWS: SEE DRAINAGE REPORT ON SHEET NO. 1.
7. UTILITIES: - CONDUIT 1/2" x 3/4" RIBBON JOINT WITH PLASTIC CAP STAMPED RILEY 4888 SHALL BE PROVIDED.

**INDEX TO SHEETS**

1. SHEET 1 - LOCATION MAP AND SITE INFORMATION SHEETS (METES AND BOUNDS, OWNER'S DECLARATION, CITY CLERK'S APPROVAL, RECORDING CERTIFICATE, COUNTY CLERK'S APPROVAL, AND RECORDING CERTIFICATE).
2. SHEET 2 - DRAINAGE REPORT, INCLUDING DESCRIPTION OF WATERS AND FLOODING, AND ENGINEER'S CERTIFICATION AND STATEMENT AND TO WATER SERVICE CONNECTION DETAIL.
3. SHEET 3 - DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND DRAINAGE DETAILS, AND OF TOPOGRAPHY AND CHANNELS, AND DISSEMINATING CERTIFICATION DETAIL.

**LOCATION MAP**



**CURVE DATA**

CURVE	LENGTH	PIVOT	ANGLE
1	21.18	100.00	119.12
2	61.87	50.00	127.12
3	21.18	100.00	119.12
4	21.18	100.00	119.12

**LINE DATA TABLE**

LINE	BEARING	LENGTH
1	N 17°23'00" E	152.40
2	S 22°25'00" W	156.17
3	E 48°00'00" W	25.32
4	S 44°55'00" E	25.32

**HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL**

I, the undersigned, a registered professional land surveyor in the State of Texas, do hereby certify that this plat of MAIZ ACRES NO. 4, as shown on the attached plat, is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.

**HIDALGO COUNTY HEALTH INSPECTOR**

I, the undersigned, a registered professional engineer in the State of Texas, do hereby certify that the plat of the MAIZ ACRES SUBDIVISION NO. 4, as shown on the attached plat, is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.

**HIDALGO COUNTY HEALTH INSPECTOR**

I, the undersigned, a registered professional engineer in the State of Texas, do hereby certify that the plat of the MAIZ ACRES SUBDIVISION NO. 4, as shown on the attached plat, is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.

**REVERSE NOTES**

NO.	DATE	REVISION	BY	REASON

**STATE OF TEXAS  
COUNTY OF HIDALGO**

I, the undersigned, a registered professional land surveyor in the State of Texas, do hereby certify that this plat is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.

THIS PLAT APPROVED BY DONNA DISTRICT DISTRICT NO. 1 ON THIS 15th DAY OF DECEMBER, 2007.

**SECRETARY** **WARRANT**

**CITY OF DONNA, TX  
CERTIFICATE OF PLAT APPROVAL**

UNDER LOCAL GOVERNMENT CODE § 212.009(a) AND § 212.011(b)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE MAIZ ACRES SUBDIVISION NO. 4, AS SHOWN ON THE ATTACHED PLAT, IS A TRUE AND CORRECT COPY OF THE ORIGINAL PLAT AS FILED WITH ME FOR THE PURPOSE AND COMPLETION THEREOF.

**Mayor of the City of Donna, Texas**

**Secretary of the City of Donna, Texas**

**APPROVAL OF THE PLANNING COMMISSION OF THE CITY**

THIS PLAT OF MAIZ ACRES SUBDIVISION NO. 4 HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF DONNA, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION.

**SECRETARY** **CHAIRMAN PLANNING COMMISSION**

**NOTE**  
HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM REQUIREMENTS OF THE DISTRICT'S ADAPTED LOCAL REGULATIONS UNDER CODE NO. 48.11100. THE DISTRICT HAS NOT REVIEWED AND DOES NOT GUARANTEE THAT THE DRAINAGE STRUCTURES SHOWN ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION. BASED ON GENERALLY ACCEPTED ENGINEERING PRACTICE, IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

**HIDALGO COUNTY DRAINAGE DISTRICT NO. 1**

**BY**

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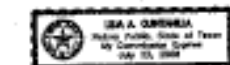
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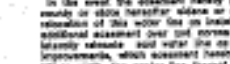
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**SECRETARY** **CHAIRMAN PLANNING COMMISSION**



**Don Harrison**  
DON HARRISON, PRESIDENT OF DON HARRISON, LLC, GENERAL PARTNER OF DON HARRISON, LLC, AS PARTNER OF THE 10.00 ACRE TRACT OF LAND DESCRIBED WITHIN THE FOREGOING MAIZ ACRES SUBDIVISION NO. 4, HEREBY SUBMIT THE LAND AS DESCRIBED IN THIS SUBDIVISION PLAT AND WARRANT TO PUBLIC USE OF THE STREET, PAVEMENT AND UTILITIES SHOWN HEREON. I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 221.001 AND THAT:



**Clarence Estelita**  
I, the undersigned, a registered professional land surveyor in the State of Texas, do hereby certify that this plat is a true and correct copy of the original plat as filed with me for the purpose and completion thereof.



**S. R. R.**  
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**HIDALGO COUNTY DRAINAGE DISTRICT NO. 1**