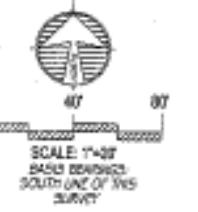


CURVE DATA				
CURVE	DELTA	RADIUS/TANGENT LENGTH	CHORD	CHORD BEARS
A	180°00'00"	58.00'	58.00'	157.08'
B	80°00'00"	50.90'	75.77'	73.57'



I, FRAZSISCO FLORES, THE UNDERSIGNED, CERTIFY THAT THE LA JOYA WATER SUPPLY CORPORATION HAS APPROVED THE POTABLE WATER SUPPLY PLAN FOR MATA GONZALEZ SUBDIVISION, HEDALGO COUNTY, TEXAS. LA JOYA WATER SUPPLY CORPORATION AGREES THAT ITS INFRASTRUCTURE REQUIREMENTS FOR THE SUBDIVISION ARE MET, WATER METERS ARE IMMEDIATELY AVAILABLE FOR THE PLATS UPON COMPLETION OF ALL WATER FACILITIES SHOWN ON THE PLAT OF THE SUBDIVISION.

FRAZSISCO FLORES, MANAGER  
LA JOYA WATER SUPPLY CORPORATION  
DATE \_\_\_\_\_



STATE OF TEXAS  
COUNTY OF HEDALGO

I, THE UNDERSIGNED, ARTURO GARCIA JR., A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT AS HEREIN SHOWN.

ARTURO GARCIA JR., P.E. REGISTERED PROFESSIONAL ENGINEER  
DATE \_\_\_\_\_  
P.O. BOX 4338  
MOLLEN, TEXAS 75556  
PHONE (254) 438-3340  
FAX (254) 438-3350



STATE OF TEXAS  
COUNTY OF HEDALGO

OWNER'S DECLARATION, CERTIFICATION AND ATTESTATION  
I, PABLO R. MATA, AS OWNER OF THE 2.486 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED MATA GONZALEZ SUBDIVISION, HEREBY SUBSCRIBE TO THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND SPECIFICALLY TO PUBLIC USE THIS ZONING, PLAT, AND EASEMENTS SHOWN HEREIN. I CERTIFY THAT WE HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE 203.02 AND THAT:

- (A) THE WATER QUALITY AND CONNECTIONS TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS.
- (B) SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF STATE STANDARDS.
- (C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS, AND
- (D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS.

I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

PABLO R. MATA  
P.O. BOX 188  
MOLLEN, TEXAS 75556  
DATE \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF HEDALGO

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PABLO R. MATA PERSONALLY APPEARED AND PROVIDED THROUGH HER DEPARTMENT OF PUBLIC SAFETY DRIVER'S LICENSE, TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, FURTHERMORE, AFTER BEING DULY SWORN BY ME, THEY DECLARED THAT THE STATEMENTS CONTAINED THEREIN ARE TRUE AND CORRECT, AND ACKNOWLEDGED THAT THEY EXECUTED THIS INSTRUMENT FOR THE PURPOSE AND CONSIDERATION THEREBY EXPRESSED.

ALL GIVEN UNDER MY HAND AND SEAL OF OFFICE DATED, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2007.

NOTARY PUBLIC FOR THE STATE OF TEXAS  
MY COMMISSION EXPIRES ON: \_\_\_\_\_

STATE OF TEXAS  
HEDALGO COUNTY

CERTIFICATE OF PLAT APPROVAL UNDER LOCAL GOVERNMENT CODE §203.02(b)  
WE, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF MATA GONZALEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HEDALGO COUNTY COMMISSIONERS BOARD ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2007.

HEDALGO COUNTY JUDGE \_\_\_\_\_ DATE \_\_\_\_\_

ATTEST:  
HEDALGO COUNTY CLERK \_\_\_\_\_ DATE \_\_\_\_\_

COUNTY CLERK'S RECORDING CERTIFICATE  
I, \_\_\_\_\_, COUNTY CLERK OF HEDALGO COUNTY, CERTIFY THAT THIS PLAT BEARING THIS CERTIFICATE WAS FILED FOR RECORDING AT \_\_\_\_\_ O'CLOCK ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2007. I FURTHER CERTIFY THAT THE FOREGOING INSTRUMENT WAS RECORDED IN VOLUME \_\_\_\_\_ (PAGE) \_\_\_\_\_ OF THE MAP RECORDS OF HEDALGO COUNTY AT \_\_\_\_\_ A.M./P.M. ON THE \_\_\_\_\_ OF \_\_\_\_\_ 2007.

STATE OF TEXAS  
HEDALGO COUNTY

THIS PLAT APPROVED BY HEDALGO COUNTY PROBATION DISTRICT NO. 8 THIS DAY \_\_\_\_\_ OF \_\_\_\_\_ 2007. NO APPROVEMENTS OF ANY KIND SHALL BE PLACED UPON HEDALGO COUNTY PROBATION DISTRICT NO. 8 RIGHT-OF-WAY'S OR EASEMENTS WITHOUT THE EXPRESSED WRITTEN PERMISSION OF THE HEDALGO COUNTY PROBATION DISTRICT NO. 8 PROBATION SUPERVISOR. THE DEVELOPER AGREES TO BE RESPONSIBLE FOR COMPLYING WITH ANY AND ALL PREVENTIVE MEASURES REQUIRED BY THE STATE OF TEXAS AND OR THE TDCS RELATING TO DRAINAGE.

DISTRICT PRESIDENT \_\_\_\_\_ ATTEST \_\_\_\_\_ SECRETARY \_\_\_\_\_  
DATE \_\_\_\_\_ DATE \_\_\_\_\_

HEDALGO COUNTY ASSISTANT CLERK/INSPECTOR \_\_\_\_\_ DATE \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF HEDALGO

PABLO PEÑA B.P.E.#2842  
REGISTERED PROFESSIONAL LAND SURVEYOR  
DATE \_\_\_\_\_  
901 WEST WYTHEWING, P.O. BOX 4320  
MOLLEN, TEXAS 75556  
(254) 438-4912

STATE OF TEXAS  
COUNTY OF HEDALGO

I, THE UNDERSIGNED, PABLO PEÑA B., A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED.

MAYOR, CITY OF PORTAR  
DATE \_\_\_\_\_ CITY SECRETARY  
DATE \_\_\_\_\_

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PORTAR, TEXAS, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY THROUGH MY APPROVAL, AS REQUIRED.

CHAIRMAN PLANNING COMMISSION \_\_\_\_\_ DATE \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF HEDALGO

HEDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE §4.211 (C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

HEDALGO COUNTY DRAINAGE DISTRICT NO. 1 BY \_\_\_\_\_

PRELIMINARY PLAT OF  
**MATA GONZALEZ SUBDIVISION**  
HEDALGO COUNTY, TEXAS  
THE 2.486 ACRES TRACT OF LAND OUT OF LOT 6, BLOCK 36,  
HONOLULEE ASSOCIATION SUBDIVISION "D", HEDALGO COUNTY, TEXAS,  
RECORDED IN VOL. 4, PG. 38, MAP RECORDS HEDALGO COUNTY.

PROJECT NAME: \_\_\_\_\_  
PROJECT LOCATION/PROBATION COUNTY: \_\_\_\_\_  
PLANS FOR: \_\_\_\_\_  
DATE: \_\_\_\_\_

GENERAL PLAT NOTES & RESTRICTIONS

- FLOOD ZONE EASEMENT:** FLOOD ZONE DESIGNATION ZONE "C" DENOTES AN AREA OF MINIMAL FLOODING BASED ON COMMUNITY PANEL NUMBER 88054 8805 C (MAP REVISED NOVEMBER 18, 1993). FLOOD INSURANCE RATE MAP 88054 8805 C (MAP REVISED NOVEMBER 18, 1993) (48 U.S.C. SECTIONS 4001 THROUGH 4012).
- SEWERAGE:** FRONT: \_\_\_\_\_ FEET;  
REAR: \_\_\_\_\_ FEET;  
SIDE: \_\_\_\_\_ FEET, OR EASEMENT WHICHEVER IS GREATER, IN ALL CASES.
- GENERAL NOTE FOR SINGLE FAMILY RESIDENCES:** TO SHOW THREE (3) DETACHED DWELLINGS SHALL BE LOCATED ON EACH LOT, (ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT AND FIRE MARSHAL APPROVAL). APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT FOR NEW CONSTRUCTION.
- MINIMUM FINISH FLOOR NOTE:** MINIMUM FINISH FLOOR ELEVATION SHALL BE 1' ABOVE CENTERLINE OF STREET, OR 1' ABOVE NATURAL GROUND, WHICHEVER IS GREATER. FINISH FLOOR CERTIFICATE MAY BE REQUIRED FOR ALL LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME FOR APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISH FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITH A DESIGNATED FLOOD ZONE AT THE TIME OF DEVELOPMENT PERMIT APPLICATION.
- BENCHMARK NOTE:** TBM 581 IN POWER POLE LOCATED AT NORTHWEST CORNER OF SAID PROPERTY ON WEST FRONT-OF-WAY. ELEVATION 854 (NAD 83, 1988).
- DRAINAGE:** IN ACCORDANCE WITH THE HEDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HEDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO OBTAIN A TOTAL OF 3,429 CUBIC FEET, 8,000 ACRES PER ACRE OF STORM WATER RUNOFF. DRAINAGE DISTRICT NO. 1 IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: BY DEPRESSING SAID AREAS IN DRAINED AREAS TO THE PROPERTY LINES IN ACCORDANCE WITH HEDALGO COUNTY CRITERIA.
- DRAINAGE SWALE EASEMENTS:** NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY SWALES OR UTILITY EASEMENTS. EACH DRAINAGE SWALE EASEMENT SHALL BE KEPT CLEAR OF TREES, SHRUBS, PLANTINGS AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE DRAINAGE SWALE EASEMENT. THE LOT OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SWALE.
- SEWERAGE FACILITIES:** THE SUBDIVISION SHALL USE ON-LINE SEWERAGE FACILITIES IN ACCORDANCE WITH TDCO AND HEDALGO COUNTY REGULATIONS FOR SEWAGE DISPOSAL. THE SUBDIVISION IS RESPONSIBLE FOR PROVIDING AN OSSF ON ALL LOTS.
- OSSF SYSTEM:** A OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWAGE ONLY. A SEPARATE DESIGN SHALL BE SUBMITTED FOR COMMERCIAL USE AND MULTIFAMILY.
- EACH LOT ON THIS PLAT:** COMPLIES WITH THE MINIMUM 1.50 ACRE LOT AREA WITH POTABLE WATER SUPPLY.
- OSSF SYSTEM:** SHALL REQUIRE INSPECTION AND APPROVAL BY HEDALGO COUNTY AUTHORIZED DEPARTMENT.
- SOIL ANALYSIS:** HAVE BEEN SUBMITTED TO THE AUTHORIZED HEDALGO COUNTY DEPARTMENT AND SOIL REPORTS MAY BE ALSO OBTAIN ON THE UTILITY LAYOUT FOR THIS SUBDIVISION AS SUBMITTED TO THE HEDALGO COUNTY PLANNING DEPARTMENT. THE ENGINEER HAS DETERMINED THAT THE SOIL IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAIN FIELD SYSTEM BASED ON SITE VISIT AND SOIL REPORT INFORMATION DATED SEPTEMBER 7, 2007.
- APPROVED "OSSF" PERMIT:** APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPANCY A LOT.
- EACH PURCHASE CONTRACT:** MADE BETWEEN A SUBDIVISION AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT CONCERNING HOW AND WHEN WATER, SEWER, ELECTRICITY AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
- PABLO R. MATA, THE OWNER & SUBDIVIDER OF MATA GONZALEZ SUBDIVISION,** HAS AN EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET NO. 2 OF THIS PLAT.
- THERE ARE NO WATER WELLS:** WITHIN 150 FEET FROM THE BOUNDARIES OF THIS SUBDIVISION.
- NO PERMANENT STRUCTURES:** SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, DRIVES, TREES AND OTHER PLANTINGS (EXCEPT LOW, LEGS THAT 18 INCHES NATURAL HEIGHT), GRADES, GROUND COVER OR PLANTINGS AND OTHER OBSTRUCTIONS AFFECTING THE OPERATION AND MAINTENANCE OF THE EASEMENT.
- ALL PUBLIC UTILITIES:** EASEMENTS INDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 10.0 FEET AS PER THE HEDALGO COUNTY MODEL SUBDIVISION RULES. BY SHOWING THIS PLAT DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN COMPLY WITH THE OZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT, AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
- EACH PURCHASED CONTRACT:** MADE BETWEEN A SUBDIVISION AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT CONCERNING HOW AND WHEN WATER, SEWER, ELECTRICITY AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.

METES AND BOUNDS

Being 2.486 acre tract of land situated Hedalgo County, Texas, according to Lot 6, Block 36, Honolulee Association Subdivision "D", Hedalgo County, Texas, according to the map recorded in volume 4, page 38, map records Hedalgo County, and being more particularly described by metes and bounds as follows:

COMMENCING at a 1/4-section iron fence for the northeast corner of lot 5, said point being the PLACE OF BEGINNING and the northeast corner of this tract;

THENCE, South along the east line of lot 5, and the west right of way line of Tim Gill Road, a distance of 180.59 feet to a 1/4-inch iron rod found, said point being the southeast corner of this tract;

THENCE, West and parallel to the north line of lot 6, a distance of 994.43 feet to a 1/4-inch iron rod found, said point being the Southwest corner of this tract;

THENCE, North along the West line of lot 7, and 2.25 feet East of east-west and interstate post fence, a distance of 126.30 feet to a 1/4-inch iron rod found for the Northwest corner of lot 6, said point being the Northwest corner of this tract;

THENCE, East along the North line of lot 6, a distance of 286.40 feet to PLACE OF BEGINNING and containing 2.486 acres of land more or less.

COUNTY OF HEDALGO  
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF MATA GONZALEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HEDALGO COUNTY HEALTH DEPARTMENT ON \_\_\_\_\_ 2007.

HEDALGO COUNTY HEALTH DEPARTMENT \_\_\_\_\_

COUNTY OF HEDALGO  
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF MATA GONZALEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HEDALGO COUNTY HEALTH DEPARTMENT ON \_\_\_\_\_ 2007.

HEDALGO COUNTY HEALTH DEPARTMENT \_\_\_\_\_

HEDALGO COUNTY ASSISTANT CLERK/INSPECTOR \_\_\_\_\_ DATE \_\_\_\_\_

PRINCIPAL CONTACTS

NAME	PHONE	ADDRESS	CITY	STATE	ZIP
ARTURO GARCIA JR., P.E.	(254) 438-3340	901 WEST WYTHEWING, P.O. BOX 4320	MOLLEN	TX	75556
PABLO PEÑA B.P.E.#2842	(254) 438-4912	901 WEST WYTHEWING, P.O. BOX 4320	MOLLEN	TX	75556
FRAZSISCO FLORES, MANAGER	(254) 438-3340	LA JOYA WATER SUPPLY CORPORATION	MOLLEN	TX	75556