E.C.I.S.D. ELEMENTARY SCHOOL No. 30 SUBDIVISION

DATE OF PREPARATION: MAY 7, 2010

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN HIDALGO COUNTY, TEXAS, AND BEING DESCRIBED IN A DEED FROM ANTONIO AGUIRRE, JR. TO EDINBURG CONSOLIDATED INDEPENDENT SCHOOL DISTRICT DATED FEBRUARY 13, 2009, AND FILED ON FEBRUARY 18, 2009 AS DOCUMENT NUMBER 2009-1972000 OF THE OFFICIAL RECORDS OF HIDALGO COUNTY, TEXAS, BEING THE NORTHERN 20.112 ACRES OF LOT 4, SECTION 233, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, RECORDED IN VOLUME 1, PAGE 12, MAP RECORDS OF HIDALGO COUNTY, TEXAS SAVE AND EXCEPT A 0.29 ACRE TRACT CONVEYED TO HIDALGO COUNTY BY INSTRUMENT DATED JUNE 29, 2006, AND FILED JULY 7, 2006 AS DOCUMENT NUMBER 1636544 OF THE OFFICIAL RECORDS OF HIDALGO COUNTY, TEXAS.

WATERLINE EASMT LINE TABLE		
LINE	LENGTH	BEARING
L1	600.77	S09°59'08"E
L2	45.00	S80°43'33"E
L3	35.00	S80°43'33"E
L4	634.49	S09°59'08"E
L5	4.87	S09°59'08"E
L6	35.00	S09°59'08"E
L7	4.87	S09°59'08"E
L8	141.73	S80°43'33"E
L9	173.49	S80°43'33"E
L10	137.99	S80°43'33"E
L11	33.00	S09°59'08"W
L12	37.99	S09°59'08"W
L13	14.27	S09°59'08"W
L14	246.08	S09°59'08"W
L15	4.66	S09°59'08"W
L16	20.00	S09°59'08"W
L17	24.66	S09°59'08"W
L18	72.99	S09°59'08"W
L19	355.54	S09°59'08"W
L20	223.77	S09°59'08"W
L21	30.00	N09°59'08"E
L22	354.60	S09°59'08"W
L23	30.01	S09°59'08"W
L24	222.18	S09°59'08"W

LOCATION MAP

SCALE: 1" = 2000'

LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY: E.C.I.S.D. ELEMENTARY SCHOOL No. 30, IS LOCATED WITHIN HIDALGO COUNTY PRECINCT No. 4 IN THE NORTH SIDE OF HIDALGO COUNTY, ON THE SOUTHEAST CORNER OF THE INTERSECTION OF RUSSELL RD. (MILE 17 1/2 RD.) AND N. ROOTH RD. (N. 29th STREET). THE ONLY NEARBY MUNICIPALITY IS THE CITY OF McALLEN. According to the U.S. CENSUS BUREAU, THE POPULATION IS 106,414. E.C.I.S.D. ELEMENTARY SCHOOL No. 30 LIES APPROXIMATELY 200 FEET FROM McALLEN'S CITY LIMITS AND IS WITHIN THE CITY'S 5-MILE EXTRATERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE S 42.021.

GENERAL PLAT NOTES

1. FLOOD ZONE STATEMENT:
   FLOOD ZONE DESIGNATION: ZONE "X" (NO SHADE), AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOOD PLAIN.
   COMMUNITY-PANEL NO. 480334 0325 D EFFECTIVE DATE: JUNE 6, 2000
   (REVISED TO REFLECT LOMR DATED MAY 17, 2001.)
   THE AREAS WITHIN THE DRAINAGE EASEMENTS ARE WITHIN THE 100-YEAR FLOOD PLAIN.
   COMMUNITY-PANEL NO. 480334 0325 D EFFECTIVE DATE: JUNE 6, 2000 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO COUNTY, TEXAS.
2. SETBACKS:
   N. ROOTH RD (N. 29th STREET): 50.00 FEET OR GREATER FOR APPROVED SITE PLAN OR EASEMENTS
   RUSSELL RD (MILE 17 1/2 RD): 50.00 FEET OR GREATER FOR APPROVED SITE PLAN OR EASEMENTS
   N. 25th LANE: 30.00 FEET OR GREATER FOR APPROVED SITE PLAN OR EASEMENTS
   INTERIOR SIDE: 15.00 FEET OR GREATER FOR APPROVED SITE PLAN OR EASEMENTS
3. LOT 1 SHALL BE FOR SCHOOL / EDUCATIONAL INSTITUTION USE ONLY. THERE SHALL BE NO OTHER USE ALLOWED.
4. MINIMUM FINISH FLOOR NOTE: MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE THE CENTERLINE OF N. ROOTH ROAD (N. 29th STREET) AND RUSSELL ROAD (MILE 17 1/2 ROAD) OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER. AN ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME OF APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISH FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
5. BENCHMARKS (B.M.): THE FOLLOWING BENCHMARKS ARE IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS.

   B.M. NO. 1: ELEVATION=109.60, N.A.V.D. 88; DESCRIPTION: EXISTING SANITARY SEWER MANHOLE. COVER LOCATED APPROXIMATELY 70.00' NORTH AND 53.00' WEST OF THE SOUTH EAST CORNER OF BLOCK 3, M & M SUBDIVISION.

   B.M. No. 2: ELEVATION=110.06, N.A.V.D. 88; DESCRIPTION: TOP OF EXISTING COTTON-PICKER SPINDLE LOCATED AT THE SOUTH EAST CORNER OF BLOCK 3, M AND M SUBDIVISION ON THE INTERSECTION OF N. ROOTH RD (N. 29th STREET) AND RUSSELL RD (MILE 17 1/2 ROAD) APPROXIMATELY 9.00' NORTH AND 3.00' WEST OF THE SOUTH EAST CORNER OF BLOCK 3, M & M SUBDIVISION.

   MC 33: ELEVATION=118.80, N.A.V.D. 88; DESCRIPTION: 30" ALUMINUM PIPE WITH A 3-1/4" BRASS MONUMENT CAP ON TOP LOCATED AT THE EAST BOUND OF WARE RD 54 FT EAST OF THE EOP OF WARE RD AND 196 FT NORTH FROM THE CENTER LINE OF THE WATER TREATMENT PLANT DRIVEWAY.
6. DRAINAGE:
   IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT No. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 50.84 CUBIC-FEET OR 1.28 ACRE-FEET OF STORM WATER RUNOFF. DRAINAGE DETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED ON PROPOSED DRAINAGE POND. (SEE DRAINAGE REPORT ON SHEET 3.)
7. DETENTION EASEMENTS NOTE:
   NO FILL DIRT SHALL BE ALLOWED WITHIN THE DETENTION EASEMENT AFTER APPROVED FINAL INSPECTION NOR SHALL ANYTHING BE ALLOWED IN, WITHIN, OR UPON THE DETENTION EASEMENT THAT WOULD HAVE THE EFFECT OF DEVIATING FROM THE REQUIREMENTS IN NOTE 6, ABOVE, WITHOUT PRIOR APPROVAL BY THE CITY OF McALLEN AND ALLOWED WITHIN THE DETENTION EASEMENT BY THE LOCAL GOVERNMENT ENTITIES. NO STRUCTURE SHALL BE ERECTED IN DETENTION EASEMENT, AND NO BUILDING PERMIT SHALL BE ISSUED FOR ANY STRUCTURE TO BE ERECTED THEREIN. THE DETENTION EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION OF THE DETENTION EASEMENT. EDINBURG CONSOLIDATED INDEPENDENT SCHOOL DISTRICT, ITS SUCCESSORS AND ASSIGNS SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND OPERATION OF THE DRAINAGE DETENTION POND AND ITS FACILITIES.
8. THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
9. NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
10. ALL PUBLIC UTILITIES EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.00 FEET AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES. BY SIGNING THIS PLAT CONTRACTOR AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH OCCUPYING EASEMENT.
11. AN OFF-STREET PARKING LOT SITE PLAN AND DRAINAGE PLAN APPROVAL BY THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR COMMERCIAL, INDUSTRIAL, SCHOOLS AND MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR DEVELOPMENT PERMIT. NO WATER OR LIGHT CLEARANCES SHALL BE ISSUED UNTIL THE SITE PLAN, DRAINAGE PLAN AND UTILITY PLAN ARE APPROVED AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
12. ALL LOT CORNERS ARE SET 1/2 INCH IRON RODS.
13. ALL CONSTRUCTION SHALL COMPLY WITH STORM WATER POLLUTION PREVENTION PLAN (SWSP) REQUIREMENTS REQUIRED BY TCEQ.
14. UTILITY PROVIDERS:
    POTABLE WATER: SHARYLAND WATER SUPPLY CORPORATION
    SANITARY SEWER: CITY OF McALLEN
    ELECTRICITY: MAGIC VALLEY ELECTRIC CO-OP
15. DRAINAGE DETENTION POND SHALL BE CONSTRUCTED IN DESIGNATED EASEMENT AREAS AS DESIGNATED ON THE PLAT. THE PROJECT PLAT ENGINEER AT BUILDING PERMIT STAGE SHALL PROVIDE TO THE LOCAL GOVERNMENT BY THE PROJECT PLAT ENGINEER AT BUILDING PERMIT STAGE. PRIOR TO THE ISSUANCE OF A FINAL DRAINAGE DETENTION POND IS CONSTRUCTED BY OWNER AND INSPECTED BY HIDALGO COUNTY. NO FINAL LIGHT OR WATER CLEARANCE SHALL BE ISSUED UNTIL THE DRAINAGE DETENTION POND IS CONSTRUCTED BY OWNER AND INSPECTED BY HIDALGO COUNTY.
16. 4 FOOT SIDEWALK REQUIRED ON N. ROOTH ROAD (N. 29th STREET), RUSSELL ROAD (MILE 17 1/2 ROAD) AND N. 25th LANE.
17. 6 FOOT OPAQUE BUFFER REQUIRED FROM ADJACENT/BETWEEN MULTI-FAMILY RESIDENTIAL AND COMMERCIAL, OR INDUSTRIAL ZONE/USES.
18. 8 FOOT MASONRY WALL REQUIRED BETWEEN SINGLE FAMILY RESIDENTIAL AND COMMERCIAL, INDUSTRIAL OR MULTI-FAMILY RESIDENTIAL ZONE/USES.
19. SITE PLAN MUST BE APPROVED BY THE CITY OF McALLEN PLANNING AND ZONING COMMISSION PRIOR TO BUILDING PERMIT ISSUANCE.
20. AN ENGINEERED DETENTION PLAN APPROVED BY THE ENGINEERING DEPARTMENT IS REQUIRED PRIOR TO BUILDING PERMIT ISSUANCE.
21. MAINTENANCE FOR ON-SITE WATER LINE IS RESPONSIBILITY OF THE OWNER AND/OR HIS ASSIGNS. THE CITY OF McALLEN HAS THE AUTHORITY TO ACCESS, MAINTAIN AND TEST PYRE HYDRANTS.

METES AND BOUNDS

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN HIDALGO COUNTY, TEXAS, AND BEING DESCRIBED IN A DEED FROM ANTONIO AGUIRRE, JR. TO EDINBURG CONSOLIDATED INDEPENDENT SCHOOL DISTRICT DATED FEBRUARY 13, 2009, AND FILED ON FEBRUARY 18, 2009 AS DOCUMENT NUMBER 2009-1972000 OF THE OFFICIAL RECORDS OF HIDALGO COUNTY, TEXAS, BEING THE NORTHERN 20.112 ACRES OF LOT 4, SECTION 233, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, RECORDED IN VOLUME 1, PAGE 12, MAP RECORDS OF HIDALGO COUNTY, TEXAS SAVE AND EXCEPT A 0.29 ACRE TRACT CONVEYED TO HIDALGO COUNTY BY INSTRUMENT DATED JUNE 29, 2006, AND FILED JULY 7, 2006 AS DOCUMENT NUMBER 1636544 OF THE OFFICIAL RECORDS OF HIDALGO COUNTY, TEXAS, SAID EDINBURG C. I. S. D. TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A COTTON PICKER SPINDLE FOUND AT THE NORTHWEST CORNER OF THE OF THE SAID TRACT CONVEYED FROM ANTONIO AGUIRRE, JR. TO EDINBURG CONSOLIDATED INDEPENDENT SCHOOL DISTRICT AND OF THE SAID LOT 4, SECTION 233, AND ALSO BEING THE SOUTHWEST CORNER OF LOT 13, SECTION 236, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, RECORDED IN VOLUME 1, PAGE 12, MAP RECORDS OF HIDALGO COUNTY, TEXAS, THE POINT OF BEGINNING;

THENCE SOUTH 80°43'33" EAST IN PART WITH THE SOUTH BOUNDARY LINE OF THE AFORESAID LOT 13, SECTION 236, WITH THE NORTHERN BOUNDARY LINE OF THE SAID LOT 4, SECTION 233, AND WITH THE CENTERLINE OF RUSSELL ROAD (MILE 17 1/2 ROAD), AT A DISTANCE OF 1328.42 FEET A SPINDLE SET FOR THE NORTHEAST CORNER OF THE SAID LOT 4, SECTION 233, ALSO BEING THE SOUTHEAST CORNER OF THE SAID LOT 13, SECTION 236;

THENCE SOUTH 08°59'08" WEST WITH THE EAST LINE OF SAID LOT 4, SECTION 233, AND THE REFERENCED EDINBURG CONSOLIDATED SCHOOL DISTRICT TRACT, AT A DISTANCE OF 659.73 FEET A CAPPED IRON ROD FOUND FOR THE SOUTHEAST CORNER OF THE EDINBURG CONSOLIDATED SCHOOL DISTRICT TRACT;

THENCE NORTH 80°43'33" WEST WITH THE SOUTH BOUNDARY OF THE NORTHERN 20.112 ACRES, OF THE SAID LOT 4, SECTION 233, AND OF THE EDINBURG CONSOLIDATED SCHOOL DISTRICT TRACT, AT A DISTANCE OF 1287.60 FEET TO A POINT FOR CORNER FOR THE SOUTHEAST CORNER OF THE ABOVE REFERENCED SAVE AND EXCEPT 0.29 ACRE TRACT;

THENCE NORTH 08°54'52" EAST WITH THE EASTERN BOUNDARY OF THE SAID SAVE AND EXCEPT 0.29 ACRE TRACT, AT A DISTANCE OF 639.70 FEET TO A POINT FOR CORNER ON THE SOUTH RIGHT-OF-WAY OF RUSSELL ROAD (MILE 17 1/2 ROAD) AND ALSO BEING THE NORTHEAST CORNER OF THE SAID SAVE AND EXCEPT 0.29 ACRE TRACT;

THENCE NORTH 80°43'33" WEST ALONG THE NORTH BOUNDARY LINE OF THE SAID SAVE AND EXCEPT 0.29 ACRE TRACT, A DISTANCE OF 20.00 FEET TO A POINT FOR CORNER AT THE NORTHWEST CORNER OF THE SAID SAVE & EXCEPT 0.29 ACRE TRACT; SAME BEING IN THE EAST RIGHT-OF-WAY LINE OF N. ROOTH ROAD (N. 29th STREET);

THENCE SOUTH 08°54'52" WEST WITH THE WESTERN BOUNDARY OF THE SAID SAVE AND EXCEPT 0.29 ACRE TRACT AND THE EASTERN RIGHT OF WAY LINE OF N. ROOTH ROAD (N. 29th STREET), AT A DISTANCE OF 639.70 FEET A POINT FOR CORNER ON THE EAST RIGHT-OF-WAY LINE OF N. ROOTH ROAD (N. 29th STREET), SAID POINT ALSO BEING THE SOUTHWEST CORNER OF THE SAID SAVE AND EXCEPT 0.29 ACRE TRACT;

THENCE NORTH 80°43'33" WEST WITH THE SOUTH BOUNDARY LINE OF THE NORTHERN 20.112 ACRES OF THE SAID LOT 4, SECTION 233 AND OF THE EDINBURG CONSOLIDATED SCHOOL DISTRICT TRACT, AT A DISTANCE OF 20.00 FEET TO A SPINDLE SET FOR CORNER AT THE SOUTH WEST CORNER OF THE ABOVE REFERENCED LOT 4, SECTION 233 AND THE ABOVE-REFERENCED EDINBURG CONSOLIDATED INDEPENDENT SCHOOL DISTRICT AND IN THE CENTERLINE OF N. ROOTH ROAD (N. 29th STREET);

THENCE NORTH 08°54'52" EAST WITH THE CENTERLINE OF N. ROOTH ROAD (N. 29th STREET) AND THE WESTERN BOUNDARY OF THE SAID LOT 4, SECTION 233 AND THE EDINBURG CONSOLIDATED SCHOOL DISTRICT TRACT, AT A DISTANCE OF 659.73 FEET TO THE POINT AND PLACE OF BEGINNING, SAID TRACT CONTAINING 19.822 ACRES MORE OR LESS.

LEGEND

- TRANSMISSION POWER POLE
- FOUND 1/2" IRON ROD
- SET 1/2" IRON ROD
- POWER POLE
- WATER VALVE
- SANITARY SEWER MANHOLE
- FOUND COTTON PICKER SPINDLE (C.P.S.)
- SET SPINDLE
- R.O.W. – RIGHT-OF-WAY
- EOP – EDGE OF PAVEMENT
- P.O.B. – POINT OF BEGINNING
- P.O.C. – POINT OF COMMENCING
- N.E.C. – NORTH EAST CORNER
- N.W.C. – NORTH WEST CORNER
- NG – NATURAL GROUND
- LOT LINE
- CENTER LINE
- H.C.D.R. – HIDALGO COUNTY DEED RECORDS
- H.C.M.R. – HIDALGO COUNTY MAP RECORDS
- H.C.O.R. – HIDALGO COUNTY OFFICIAL RECORDS
- H.C.D.D. – HIDALGO COUNTY DRAINAGE DISTRICT
- DOC. – DOCUMENT
- S.W.S.C. – SHARYLAND WATER SUPPLY CORPORATION
- S.E.C. – SOUTH EAST CORNER
- S.W.C. – SOUTH WEST CORNER

OWNER'S ACKNOWLEDGMENT
STATE OF TEXAS
COUNTY OF HIDALGO

I (WE) THE UNDERSIGNED, OWNER(S) OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS THE E.C.I.S.D. ELEMENTARY SCHOOL No. 30 AND ADDITION OF THE HIDALGO COUNTY OF HIDALGO, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

DR. RENE GUTIERREZ, SUPERINTENDENT
EDINBURG CONSOLIDATED SCHOOL DISTRICT
411 NORTH 8th AVENUE
EDINBURG, TX 78539

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED DR. RENE GUTIERREZ, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR PURPOSES AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS_____DAY OF _____ 2010.

HIDALGO COUNTY IRRIGATION DISTRICT No. 1

THIS PLAT APPROVED BY THE HIDALGO COUNTY IRRIGATION DISTRICT NO. 1 ON THIS _____DAY OF _____ 2010.

HIDALGO COUNTY IRRIGATION DISTRICT NO. ONE WILL NOT BE RESPONSIBLE FOR DRAINAGE OR DELIVERY OF WATER TO ANY LOT IN THIS SUBDIVISION. ALSO THERE WILL NOT BE ANY PERMANENT STRUCTURES ON THE DISTRICT RIGHT-OF-WAYS AND/OR EASEMENTS.

PRESIDENT _____ SECRETARY _____

STATE OF TEXAS – CITY OF McALLEN
PLAT APPROVAL CERTIFICATE

I, THE UNDERSIGNED, MAYOR TO THE CITY OF McALLEN, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

CITY MAYOR _____ DATE _____ ATTEST: CITY SECRETARY _____ DATE _____

I, THE UNDERSIGNED CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF McALLEN, TEXAS HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISIONS REGULATIONS OF THE CITY WHEREIN MY APPROVAL IS REQUIRED.

PLANNING AND ZONING COMMISSION CHAIRMAN _____ DATE _____

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 CERTIFICATE

HIDALGO 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 NO. 49.211(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.

BY _____ DATE _____

STATE OF TEXAS – COUNTY OF HIDALGO
PLAT APPROVAL CERTIFICATE UNDER LOCAL GOVERNMENT CODE § 232.029(c)

WE, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF E.C.I.S.D. ELEMENTARY SCHOOL No. 30 WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____, 2010.

HIDALGO COUNTY JUDGE _____ ATTEST: HIDALGO COUNTY CLERK _____

RIGHT-OF-WAY DEPARTMENT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF E.C.I.S.D. ELEMENTARY SCHOOL No. 30 WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT-OF-WAY DEPARTMENT.

ON _____, 2010.

HIDALGO COUNTY RIGHT-OF-WAY DIRECTOR _____ DATE _____

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

DATED THIS_____THE DAY OF _____, 2010.

GILBERT J. GUERRA, P.E.
REGISTERED PROFESSIONAL ENGINEER
NO. 80156 – STATE OF TEXAS

STATE OF TEXAS
GILBERT J. GUERRA
80156
LICENSED
PROFESSIONAL ENGINEER

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 TRUE AND CORRECTLY MADE FROM AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON, AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN ON THE ACCOMPANYING PLAT, AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF McALLEN AND HIDALGO COUNTY, TEXAS.

DATED THIS_____THE DAY OF _____, 2010.

JAMES W. GRIFFITH, P.E., R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 1865 – STATE OF TEXAS

STATE OF TEXAS
JAMES W. GRIFFITH
1865
LICENSED
PROFESSIONAL LAND SURVEYOR

FILED FOR RECORD IN:
HIDALGO COUNTY
BY ARTURO GUAJARDO, JR.
COUNTY CLERK
ON: _____ AT _____ AM/PM
AS A RECORDING NUMBER_____
BY, _____ DEPUTY

PRINCIPAL CONTACTS:

	NAME	ADDRESS		PHONE & FAX	
OWNER:	DR. RENE GUTIERREZ, SUPERINTENDENT EDINBURG CONSOLIDATED INDEPENDENT SCHOOL DISTRICT	411 NORTH 8th AVENUE	EDINBURG, TX 78539	(956) 289-2300	(956) 383-3576
ENGINEER:	GILBERT J. GUERRA P.E.	921 SOUTH 10th AVE.	EDINBURG, TX 78539	(956) 380-5152	(956) 380-5083
SURVEYOR:	JAMES W. GRIFFITH P.E., R.P.L.S.	4000 SENDERO SPRING DRIVE	ROUND ROCK, TX 78681	(512) 626-0023	(512) 225-6275

RIO DELTA ENGINEERING
FIRM REGISTRATION No. F-7628
921 S. 10TH AVENUE
EDINBURG TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

DRAWN: IVAN GARCIA
DESIGN: GILBERT J. GUERRA
CHECKED: FRED FUENTES
SURVEYOR: JAMES W. GRIFFITH
SCALE: 1"= 60'
DATE: MAY 7, 2010

ISSUED FOR:

PLAT SHEET
E.C.I.S.D. ELEMENTARY SCHOOL No. 30 SUBDIVISION
McALLEN, TEXAS

PROJECT: SUB 09 004
PAGE NO. 1 OF 4

Y:\RDE SUBDIVISIONS 2009\SUB 09 004 - ECISD ELEMENTARY SCHOOL #30\dwg\SH PLAT 1.dwg, PLAT, 6/3/2010 4:47:48 PM, eric