



PLANNING DEPARTMENT

County Of Hidalgo

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

TO: Judge Rene Ramirez
County Commissioner's Court

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

DATE: August 24, 2010

RE: **Juan Munoz & Sons Subdivision – Pct. 1**
Final Approval

Juan Munoz & Sons Subdivision is a four (4) lot subdivision located on the West side of Mile 4 West Road approximately ¼ mile North of Mile 14 North Road.

The proposed Subdivision lies within the Rural Area of the County.

The Drainage Report was submitted to, reviewed, and approved by the H.C.D.D. No. 1 Manager on May 5, 2010. The proposed subdivision lies within a Zone “X Un-shaded” as per FEMA’s FIRM.

The proposed subdivision plat will dedicate twenty (20) feet on Mile 4 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 Jose Angel Gonzalez and approved by the Environmental Health Department. All septic tank systems have been installed, inspected and can be expected to function satisfactorily.

Water Services will be provided by North Alamo Water Supply Corporation. There is an existing six (6) inch waterline on Mile 4 North 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 June 22, 2010. 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 Hidalgo County Advisory Board convened and recommended **Final Approval** on **August 17, 2010**.