



PLANNING DEPARTMENT

County Of Hidalgo

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

TO: Judge Ramon Garcia
County Commissioner's Court

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

DATE: July 20, 2011

RE: **Reyes Family Subdivision – Pct. 4**
Final Approval

Reyes Family Subdivision is a one (1) lot subdivision located on the West side of Jackson Road approximately one mile North of Monte Cristo Road.

The proposed Subdivision lies within the City of Edinburg E.T.J. and was approved by said City.

The Drainage Report was submitted to, reviewed, and approved by the H.C.D.D. No. 1 Manager on July 2, 2010. The proposed subdivision lies within Zone "AE" as per FEMA's FIRM. As per the H.C.D.D. No. 1 approved Drainage Report the development will utilize on-site detention swales.

The proposed subdivision plat was submitted to, reviewed, and approved by J. Benito Rodriguez, ROW Agent on October 14, 2010. The proposed subdivision plat will dedicate twenty (20) feet on Jackson Road of additional Road Right of Way in accordance with the Hidalgo County Thoroughfare Plan.

Sanitary Services will be provided by OSSF. Soil Analysis Test were conducted by Jacobo Garza and approved by the Hidalgo County Environmental Health Department. The septic tank system has been installed, inspected and can be expected to function satisfactorily.

Water Services will be provided by Sharyland Water Supply Corporation. There is an existing four (4) inch waterline on Jackson Road that will serve as the primary source of water for the proposed development.

The proposed subdivision is more than 1 acre of land but less than 5 acres however, it is Not Applicable due to the dimensions of project as per Dr. Lorie Ochoa.

The Subdivision received Preliminary Approval from the Hidalgo County Commissioner's Court on May 23, 2011. 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 **July 19, 2011**.