



PLANNING DEPARTMENT

County Of Hidalgo

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

TO: Judge Ramon Garcia, County Commissioner's Court

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

DATE: March 21, 2012

RE: **La Homa Crossing Subdivision – Pct. 3**
Preliminary Approval

La Homa Crossing Subdivision is a thirteen (13) lot subdivision located on the Southeast corner of La Homa Rd. and Mile 7 North Rd.

The proposed Subdivision lies within the City of Mission E.T.J. and was approved by the Planning and Zoning and City Commission of said City.

The Drainage Report was submitted to, reviewed, and approved by the H.C.D.D. No. 1 Manager on February 03, 2011. The proposed subdivision lies within a Zone "X" (Un-shaded) as per FEMA's FIRM. As per the H.C.D.D. No. 1 approved Drainage Report, drainage will be provided by on-site drainage detention swales. The nearest drain ditch outfall is approximately ½ miles South East of the subdivision development.

The proposed subdivision plat was submitted to, reviewed by the H.C.ROW Dept. The proposed subdivision plat will dedicate twenty (20) feet on La Homa Road of additional Road Right of Way in accordance with the Hidalgo County Thoroughfare Plan.

Sanitary Sewer Services will be provided by OSSF. Septic Tanks will be installed by lot owner at development permit stage.

Water Services will be provided by Sharyland Water Supply Corporation. There is an existing six (6) inch waterline on Mile 7 North Rd. that will serve as the primary source of water for the proposed development.

The applicant has submitted the required Large Construction Site Notice or NOI as per Part II, Section E of the TPDES General Permit for Construction Activities (TXR150000) along with a copy of the Erosion Control Plan for the proposed project on March 15, 2012.

The Hidalgo County Advisory Board convened and recommended **Preliminary Approval** on **March 20, 2012** subject to staff comments, future recommendations by Planning and other departments and the approval of the City of Mission.

LOG OF ITEMS LACKING DURING SUBDIVISION REVIEW

Name of Subdivision: La Homa Crossing Phase I 2nd Review Page Page 1 of 1

Item Log	<u>DESCRIPTION OF ITEMS:</u> <i>Plat is subject to additional comments from Planning, Office of Environmental Compliance, Right of Way, Health and HCDD No. 1 prior to consideration for final approval.</i>	Date	Initials
2	1ST SHEET COMMENTS: Please label the additional road ROW dedication by this plat for La Homa Rd and Mile 7 North Rd.	03-15-2012	JRT
4	Proposed ROW line by this plat does not align with the existing South ROW line west of this subdivision development. Please refer to redline markups.		
6	Please correct labeled surveyor monument on drawing to coincide with the P.O.B. and the 13 th callout on the metes and bounds.		