



PLANNING DEPARTMENT
County Of Hidalgo

Raul E. Sesin, P.E.
Planning Administrator

TO: JUDGE RAMON GARCIA
COUNTY COMMISSIONER'S COURT

FROM: RAUL E. SESIN, P.E., PLANNING ADMINISTRATOR

DATE: MARCH 28, 2012

RE: FALCON'S NEST PHASE I SUBDIVISION NO. 1 – PCT. 4

ON NOVEMBER 14, 2006, THE COUNTY COMMISSIONERS COURT GRANTED FINAL APPROVAL WITH FINANCIAL GUARANTEE FOR THE ABOVE REFERENCED SUBDIVISION. A LETTER OF CREDIT IN THE AMOUNT OF \$10,000.00 WAS USED TO SECURE THE FUNDS FOR THE INSTALLATION OF THE REMAINING TEN (10) SEPTIC TANK SYSTEMS.

THE DEVELOPER IS REQUESTING A RELEASE OF LETTER OF CREDIT AND IS RESTRUCTURING/REPLACING THE ORIGINAL LETTER OF CREDIT WITH A CASH DEPOSIT IN THE AMOUNT OF NINE THOUSAND DOLLARS TO SECURE THE INSTALLATION OF THE REMAINING NINE (9) SEPTIC TANK SYSTEMS. ATTACHED IS A LETTER FROM THE HIDALGO COUNTY HEALTH DEPARTMENT STATING THAT FIFTEEN (15) OUT OF TWENTY FOUR (24) SEPTIC TANKS HAVE BEEN INSTALLED AND CAN BE EXPECTED TO FUNCTION PROPERLY.

STAFF HAS NO OBJECTION TO THE RELEASE OF LETTER OF CREDIT IN THE AMOUNT OF \$10,000.00 FOR THE AFOREMENTIONED IMPROVEMENTS.

LETTER OF CREDIT NO. 40610

AMOUNT \$ 10,000.00

BALANCE \$ 0

CASH DEPOSIT

AMOUNT \$ 9,000.00

BALANCE \$ 9,000.00



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RENEWAL AND EXTENSION OF IRREVOCABLE LETTER OF CREDIT NO. 40610

TO: COUNTY JUDGE, Ramon Garcia, HIDALGO COUNTY, TEXAS

DATE: April 16, 2011 Subdivision Name: Falcon's Nest Subdivision Phase I

We hereby authorize you to draw at sight on First National Bank, for the account of Garco, Ltd. up to the aggregate amount of Ten Thousand Dollars and No Cents (\$10,000.00) available by our draft, accompanied by a certification by the County Planning Department or County Judge that the following condition exists:

"A Condition of Draw exists under the Subdivision Construction Agreement dated April 6, 2010 and between Subdivider and Hidalgo County. County is in substantial compliance with the terms of said Agreement and has calculated the amount of this draft in accordance with the terms of the Agreement."

Drafts must be drawn and presented by or on April 16, 2012 by the close of business of the Issuer of this credit and must specify the date and number of this credit. Drafts will be honored within five calendar days of presentment. We hereby engage all drawers that drafts drawn and presented in accordance with this credit shall be duly honored. Partial draws are permitted and the letter of credit shall be reduced by the amount of such partial draws as well as by any reduction letter authorized by the County. The sum of such partial draws shall on no account exceed the Stated Amount of this credit will be surrendered to us.

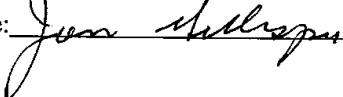
Except as expressly stated this credit shall be subject to the Uniform Customs and Practice for Documentary Credits (1983 Revision), International Chamber of Commerce (Publication No.400).

This credit is irrevocable prior to its expiration date unless both parties consent to revocation in writing.

Issuer: First National Bank

Address of Issuer: PO Box 810, Edinburg, TX 78539 956-385-3518

Officer: Jon Gillespie, Vice Chairman

Authorized Signature: 



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HIDALGO COUNTY PLANNING DEPARTMENT	
<input type="checkbox"/> UTILITY CERTIFICATE REVIEW FEE Acct # - 1100-341-30-210-003-0-000 Permit No. _____	Date <u>Feb. 27</u> 20 <u>12</u>
TOTAL	
<input type="checkbox"/> SUBDIVISION FEES Acct # - 1100-341-30-210-003-0-000 Filing/Review Fee _____ 2% Inspection Fee _____ Maps _____ Subd. Rules Book _____ Other _____	Received of: <u>Garco, Ltd.</u> \$ <u>9,000.00</u>
TOTAL	<u>Nine thousand and 00/100</u> Dollars
<input type="checkbox"/> ESCROW Acct # - 1100-341-30-210-003-0-000 1/3 Paving _____ Septic Tank - <u>9</u> <u>9,000.00</u> Other _____	Subdivision: <u>Falcon's Nest</u>
TOTAL	Cash _____ Check <u>001182</u> M.O. # _____
 THE STATE OF TEXAS COUNTY OF HIDALGO	Received by: <u>Raul E. Sesin</u>
	Precinct No. 2 & 4 RECEIPT Nº 66039 - 2/4
White - Customer Copy • Yellow - Auditor's Copy • Pink - Office Copy	
COUNTY AUDITOR'S FORM RE-PD-0001	

ORIGINAL CHECK IS PRINTED ON CHEMICAL REACTIVE PAPER AND HAS MICRO PRINTING IN THE SIGNATURE LINE



GARCO, LTD.
3910 W. Freddy Gonzalez Dr.
Edinburg, Texas 78539

Lone Star National Bank 88-1168/1149
We Make Banking Easy®
1-800-529-0322 ext. 2444

001182

2/22/2012

PAY TO THE ORDER OF HIDALGO COUNTY \$ **9,000.00

Nine Thousand and 00/100 DOLLARS

HIDALGO COUNTY

MEMO FALCON'S NEST SEPTIC TANK ESCROW

⑈001182⑈ ⑆114911687⑆ 710 13539⑈



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Planning Administrator

PLANNING DEPARTMENT

County Of Hidalgo



HEALTH DEPARTMENT COUNTY OF HIDALGO

March 23, 2012

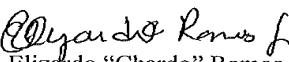
Hidalgo County Planning Department
Mr. Raul E. Sesin
1304 S. 25th St.
Edinburg, TX 78539

RE: FALCON'S NEST

Dear Mr. Sesin:

According to our records, 15 out of 24 lots in **FALCON'S NEST** have septic tank systems installed and can be expected to function properly..**FALCONS NEST SUBDIVISION** is located at FM 2812 & Doolittle in Edinburg, tx

Sincerely,


Elizardo "Chardo" Ramos
Environmental Health Division Manager

1304 S. 25th Edinbuirg, TX 78539 (956) 383-6221 Fax (956) 383-8864