



Hidalgo County Planning Department

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TO: Judge Ramon Garcia, County Commissioner's Court
FROM: Raul E. Sesin, P.E., Planning Administrator
DATE: April 18, 2012
RE: **Eduardo's No. 11 Subdivision – Pct. 3
Final Approval**

Eduardo's No.11 Subdivision is a twenty seven (27) lot subdivision located on the West side of Brushline Road approximate ½ miles north of FM 2221.

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 August 31, 2011. The proposed subdivision lies within a Zone "X" 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 3 miles south from the subdivision development.

The proposed subdivision plat was submitted to, reviewed, and approved by Jaime Salinas, ROW Agent on September 14, 2011. The proposed subdivision plat will dedicate ten (10) feet on Brushline Road of additional Road Right of Way in accordance with the Hidalgo County Thoroughfare Plan.

Sanitary Sewer Services will be provided by OSSF. All septic tanks have been installed and inspected by The Hidalgo County Environmental Health Department.

Water Services will be provided by AGUA S.U.D. There is an existing eight (8) inch waterline on Brushline Road that will serve as the primary source of water for the proposed development.

The proposed subdivision plat was reviewed by Oscar Salinas, HCOEC Inspector on March 15, 2012. Final review was completed and met requirement of the Hidalgo County MS4 permit (TXR040408) Construction Site Monitoring Program.

The Subdivision received Preliminary Approval from the Hidalgo County Commissioners Court on October 25, 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 **April 17, 2012**.