



## Hidalgo County Planning Department

**Raul E. Sesin, PE, CFM**  
*Planning Administrator*

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TO: Judge Ramon Garcia, County Commissioner's Court  
FROM: Raul E. Sesin, P.E., Planning Administrator  
DATE: May 16, 2012  
RE: **Tijerina & Rios Subdivision – Pct. 4  
Preliminary Approval**

Tijerina & Rios Subdivision is a one (1) lot subdivision located on the North side of Rogers Road approximately 380 feet west of Tower 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 November 11, 2011. The proposed subdivision lies within a Zone "X" (shaded) as per FEMA's FIRM. As per the H.C.D.D. No. 1 approved Drainage Report, drainage detention will be achieved by onsite detention swales. The nearest drain ditch is approximate 2 miles south of subdivision development.

The proposed subdivision plat was submitted to, reviewed, and approved by J. Benito Rodriguez, ROW Agent on February 17, 2012. The proposed subdivision plat will dedicate twenty (20) feet on Rogers Road of additional Road Right of Way in accordance with the Hidalgo County Thoroughfare Plan.

Sanitary Sewer Services will be provided by OSSF. Soil Analysis Test were conducted by Pablo F. Peña, and approved by the Hidalgo County Environmental Health Department.

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

The proposed subdivision plat was reviewed by Ann Marie De La Fuente, Administrative Assistant on June 07, 2012. The proposed is less than one (1) acre and is not part of a larger common plan of development. Therefore, it will not need coverage under TPDES General Permit for Construction Activities (TXR150000).

The Hidalgo County Advisory Board convened and recommended **Preliminary Approval** on **June 19, 2012** subject to staff comments and future recommendations by Planning and other departments.