



HIDALGO COUNTY PLANNING DEPARTMENT

1304 SOUTH 25TH STREET
EDINBURG TEXAS 78539
Tel. 956-318-2840 Fax. 956-318-2844

Raul E. Sesin, P.E., CFM
Planning Administrator

HIDALGO COUNTY COMMISSIONER'S COURT MEETING

DATE: 07-24-2012

PROPOSED EVERGREEN VALLEY ESTATES PHASE 6 SUBDIVISION, PRECINCT No. 4

ENGINEER: QUINTANILLA, HEADLEY AND ASSOC. DEVELOPER: TILLMIN WELCH

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE WITH VARIANCE
NUMBER OF LOTS: 16 *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL INSTITUTIONAL

LOCATION DESCRIPTION: North west corner of Val Verde Road and Mile 19 North Road.

The rural area of the County.

SUBDIVISION LIES WITHIN THE: ETJ of _____ and was approved administratively by said City.

ETJ of _____ and was approved by the P & Z and City Commission of said City

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 02-16-2012 ROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: Drainage detention swales and positive outfall via road side ditch.

DISTANCE TO A DRAIN DITCH: Approximate ¼ mile east from subdivision development.

ROAD R.O.W. DEDICATION: 20 feet on Mile 19 North Road. Additional ROW will not be required for Val Verde Road. ROW is in accordance with the Hidalgo County Thoroughfare Plan.

H.C.R.O.W. APPROVED DATE: 11-14-2011 : By, Benito Rodriguez R.O.W. AGENT

OSSF & SOIL ANALYSIS WERE CONDUCTED BY: Jose A. Gonzalez

SEWER SYSTEM: OSSF HAVE BEEN INSTALLED AND INSPECTED BY HCHD ON: 06-14-2012

SANITARY SEWER BY: _____ LINE SIZE: _____ LOCATION: _____

WATER SERVICE PROVIDER: N.A.W.S.C. LINE SIZE: 8" LOCATION: Val Verde Road

H.C.O.E.C. APPROVED DATE: 07-09-2012 : By Ann Marie De La Fuente, Administrative Assistant

SMALL CONSTRUCTION

The applicant has submitted the required small construction site notice 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.

LARGE CONSTRUCTION

The applicant has submitted the required 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.

Notice Of Termination (NOT) has been submitted. Final stabilization has been achieved on site.

REQUEST FOR FINAL APPROVAL WITH: **Cash Deposit:** Amount: \$ _____ For: OSSF(S) PAVING DRAINAGE STREET SIGNS

A Letter of Credit Financial Institution: _____ L.O.C No. _____

Amount: \$ _____ For: OSSF(S) PAVING DRAINAGE STREET SIGNS

PRELIMINARY APPROVAL FROM
THE HIDALGO COUNTY ADVISORY BOARD ON:

Apri 30, 2012.

STAFF RECOMMENDS:

Preliminary Approval subject to comments and future recommendations by planning, other departments and the approval of the City of _____.

Preliminary Approval subject comments and future recommendations by planning and other Departments

Final Approval subject to recommendations other departments

Final Approval with financial guarantee.

* This 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.