



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 COMMISSIONERS COURT MEETING

DATE: 12-03-2013

PROPOSED IDEA QUEST SUBDIVISION, PRECINCT No. 4.

ENGINEER: MELDEN & HUNT, INC. DEVELOPER: IDEA PUBLIC SCHOOL (Wyatt Truschett, Chief Officer)

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE WITH VARIANCE
NUMBER OF LOTS: *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL 1 INSTITUTIONAL

LOCATION DESCRIPTION: Southwest corner of Rooth Rd. and Russell Rd.
SUBDIVISION LIES WITHIN THE: ETJ of McAllen and was approved by the P & Z and City Commission of said City

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 10-22-13 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.
DRAINAGE DESIGN: Drainage will be accomplished by onsite detention swales.

ROAD R.O.W. DEDICATION: No dedication was necessary. Rooth Rd & Russell Rd comply with MPO Map Right of Way section.

H.C.R.O.W. APPROVED DATE: 10-21-13 : By, Joe Ochoa PCT 4 R.O.W. AGENT

H.C.H.D APPROVAL DATE: 10-16-13 by: Elizardo "Chardo" Ramos, Environmental Health Division Manager

SEWER SYSTEM: SANITARY SEWER BY CITY OF MCALLEN LINE SIZE: 8" LOCATION: 31ST STREET

WATER SERVICE PROVIDER: S.W.S.C. LINE SIZE: 8" LOCATION: on Rooth Road

H.C.O.E.C. APPROVED DATE: 10-23-13 .: By Martin Ramirez, Director of Office of Environmental Compliance

SMALL CONSTRUCTION

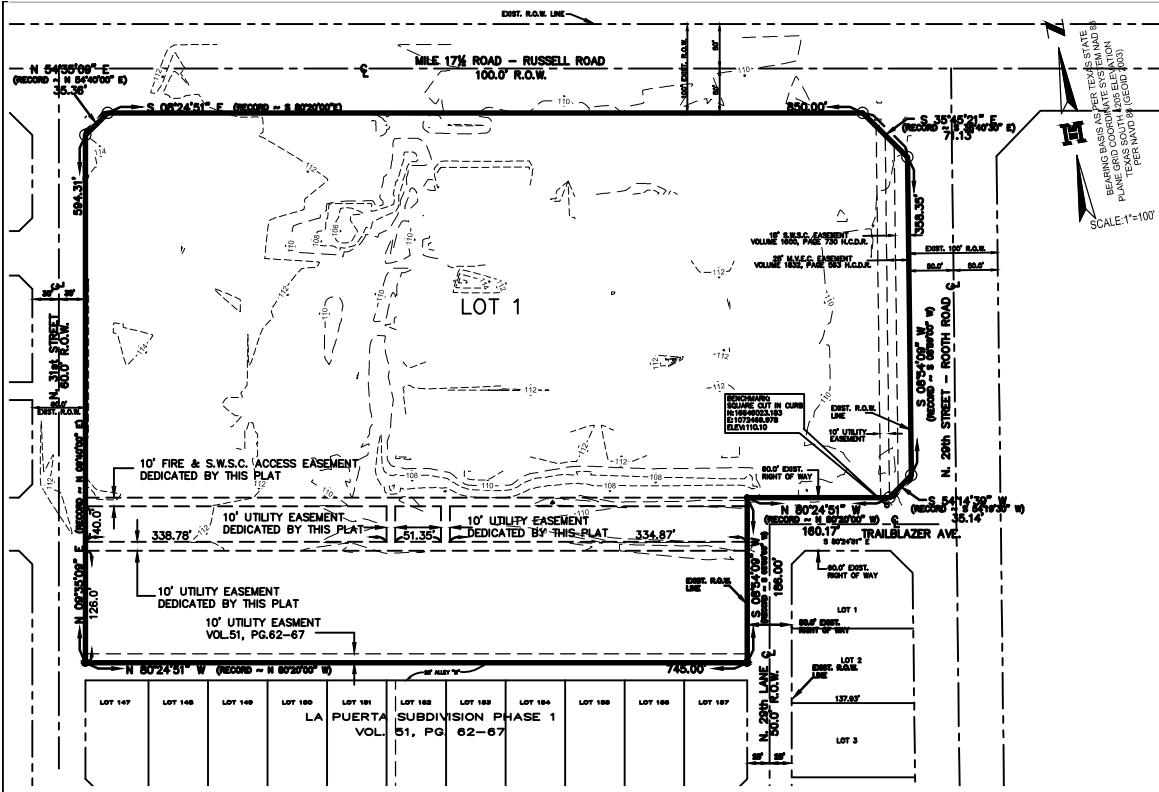
The applicant has submitted the required small construction site notice as per Part II, Section E of the TPDES General Permit for Construction Activities (TXR150000) along with a copy of the Erosion Control Plan for the proposed project.

STAFF RECOMMENDS: **Preliminary Approval** subject to comments and future recommendations by planning, other departments and the approval of the City of McAllen .

Final Approval subject to recommendations other departments

Final Approval with financial guarantee.

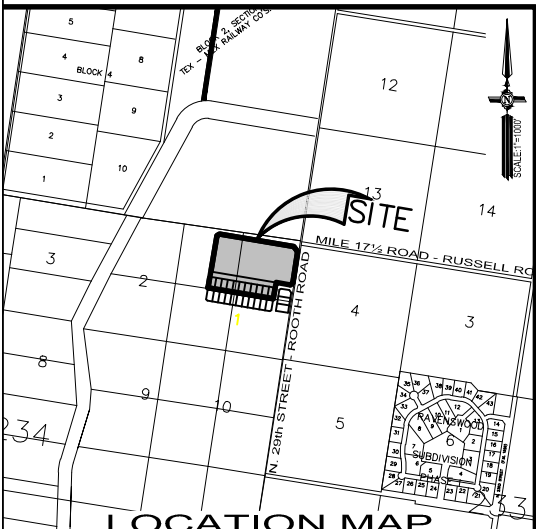
This subdivision plat has been reviewed and complies with the Hidalgo County Subdivision Rules, Texas Water Development Board Model Subdivision Rules and The Texas Local Government Code.



- LEGEND**
- FOUND No. 4 REBAR
 - SET No. 4 REBAR WITH PLASTIC CAP STAMPED MELDEN & HUNT
 - ◌ SQUARE CUT

IDEA QUEST SUBDIVISION
 BEING A RESUBDIVISION OF 12.365 ACRES
 CONSISTING OF
 9.181 ACRES BEING ALL OF LOT "A"
 2.150 ACRES BEING ALL OF LOTS 158 THRU 168
 AND 1.034 ACRES BEING THE PORTION OF
 TRAILBLAZER AVENUE ADJACENT
 SAID LOTS 158 THRU 168
 LA PUERTA SUBDIVISION
 VOLUME 51, PAGES 62-67 H.C.M.R.
 HIDALGO COUNTY, TEXAS

LOCATION OF SUBDIVISION WITH RESPECT TO EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY:
 IDEA QUEST SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT No. 4, IN THE NORTH SIDE OF HIDALGO COUNTY ON THE SOUTHWEST CORNER OF THE INTERSECTION OF RUSSELL RD. AND N. 29TH STREET (ROOTH RD.). THE ONLY NEARBY MUNICIPALITY IS THE CITY OF McALLEN, ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF McALLEN (POPULATION 133,742). IDEA QUEST SUBDIVISION LIES APPROXIMATELY 200 FEET FROM THE CITY LIMITS AND IS WITHIN THE CITY'S 5-MILE EXTRATERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE 42.021.



METES AND BOUNDS DESCRIPTION
 A TRACT OF LAND CONTAINING 12.365 ACRES SITUATED IN THE COUNTY OF HIDALGO, TEXAS, CONSISTING OF:
 9.181 ACRES BEING ALL OF LOT "A", LA PUERTA SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 51, PAGES 62-67, HIDALGO COUNTY MAP RECORDS;
 2.150 ACRES BEING ALL OF LOTS 158 THRU 168, LA PUERTA SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 51, PAGES 62-67, HIDALGO COUNTY MAP RECORDS;
 1.034 ACRES BEING THAT PORTION OF TRAILBLAZER AVENUE ADJACENT TO THE NORTH LINES OF SAID OF LOTS 158 THRU 168, LA PUERTA SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 51, PAGES 62-67, HIDALGO COUNTY MAP RECORDS;
 SAID 12.365 ACRES ALSO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

1. THENCE NORTH 80 DEGREES, 24 MINUTES, 51 SECONDS WEST (NORTH 80 DEGREES, 20 MINUTES, 00 SECONDS WEST RECORDED PLAT), ALONG THE SOUTH LINES OF SAID LOTS 158 THRU 168, LA PUERTA SUBDIVISION, A DISTANCE OF 745.00 FEET TO A NO. 4 REBAR FOUND (NORTHING: 16645998.961, EASTING: 1071550.714), AT THE SOUTHWEST CORNER OF LOT 168 FOR THE SOUTHWEST CORNER OF THIS TRACT;
2. THENCE NORTH 09 DEGREES, 35 MINUTES, 09 SECONDS EAST (NORTH 9 DEGREES, 40 MINUTES, 00 SECONDS EAST RECORDED PLAT), ALONG THE WEST LINE OF SAID LOT 168 AND THE EAST RIGHT-OF-WAY LINE OF N. 31ST STREET, AT A DISTANCE OF 111.00 FEET PASS A NO. 4 REBAR FOUND FOR THE WESTERMOST NORTHWEST CORNER OF SAID LOT 168, CONTINUING ACROSS THE RIGHT-OF-WAY OF TRAILBLAZER AVENUE, AT A DISTANCE OF 201.00 FEET PASS THE WESTERMOST SOUTHWEST CORNER OF LOT "A", LA PUERTA SUBDIVISION, CONTINUING ALONG THE WEST LINE OF SAID LOT "A" AND THE EAST RIGHT-OF-WAY LINE OF N. 31ST STREET, FOR A TOTAL DISTANCE OF 594.31 FEET TO A NO. 4 REBAR SET AT THE WESTERMOST NORTHWEST CORNER OF SAID LOT "A", FOR THE WESTERMOST NORTHWEST CORNER OF THIS TRACT;
3. THENCE NORTH 54 DEGREES, 35 MINUTES, 09 SECONDS EAST (NORTH 54 DEGREES, 40 MINUTES, 00 SECONDS EAST RECORDED PLAT), ALONG THE NORTHWEST LINE OF SAID LOT "A", LA PUERTA SUBDIVISION AND A RIGHT-OF-WAY CLIP LINE, A DISTANCE OF 35.36 FEET TO A NO. 4 REBAR SET (NORTHING: 16646605.465, EASTING: 1071678.487), AT THE EASTERMOST NORTHWEST CORNER OF SAID LOT "A", FOR THE EASTERMOST NORTHWEST CORNER OF THIS TRACT;
4. THENCE SOUTH 80 DEGREES, 24 MINUTES, 51 SECONDS EAST (SOUTH 80 DEGREES, 20 MINUTES, 00 SECONDS EAST RECORDED PLAT), ALONG THE NORTH LINE OF SAID LOT "A", LA PUERTA SUBDIVISION AND THE SOUTH RIGHT-OF-WAY LINE OF MILE 17 1/2 - RUSSELL ROAD, A DISTANCE OF 850.00 FEET TO A NO. 4 REBAR SET (NORTHING: 16646485.920, EASTING: 1072616.619), AT THE WESTERMOST NORTHEAST CORNER OF SAID LOT "A", FOR THE WESTERMOST NORTHEAST CORNER OF THIS TRACT;
5. THENCE SOUTH 35 DEGREES, 45 MINUTES, 21 SECONDS EAST (SOUTH 35 DEGREES, 40 MINUTES, 30 SECONDS EAST RECORDED PLAT), ALONG THE NORTHEAST LINE OF SAID LOT "A", LA PUERTA SUBDIVISION AND A RIGHT-OF-WAY CLIP LINE, A DISTANCE OF 71.13 FEET TO AN X MARK MADE IN CONCRETE AT THE EASTERMOST NORTHEAST CORNER OF SAID LOT "A", FOR THE EASTERMOST NORTHEAST CORNER OF THIS TRACT;
6. THENCE SOUTH 08 DEGREES, 54 MINUTES, 09 SECONDS WEST (SOUTH 8 DEGREES, 59 MINUTES, 00 SECONDS WEST RECORDED PLAT), ALONG THE EAST LINE OF SAID LOT "A", LA PUERTA SUBDIVISION AND THE WEST RIGHT-OF-WAY LINE OF N. 29TH STREET - ROOTH ROAD, A DISTANCE OF 358.35 FEET TO A NO. 4 REBAR SET AT THE EASTERMOST SOUTHWEST CORNER OF SAID LOT "A", FOR THE EASTERMOST SOUTHWEST CORNER OF THIS TRACT;
7. THENCE SOUTH 54 DEGREES, 14 MINUTES, 39 SECONDS WEST (SOUTH 54 DEGREES, 19 MINUTES, 30 SECONDS WEST RECORDED PLAT), ALONG THE SOUTHEAST LINE OF SAID LOT "A", LA PUERTA SUBDIVISION AND A RIGHT-OF-WAY CLIP LINE, A DISTANCE OF 35.14 FEET TO A NO. 4 REBAR SET AT THE WESTERMOST SOUTHWEST CORNER OF SAID LOT "A", FOR AN OUTSIDE CORNER OF THIS TRACT;
8. THENCE NORTH 80 DEGREES, 24 MINUTES, 51 SECONDS WEST (NORTH 80 DEGREES, 20 MINUTES, 00 SECONDS WEST RECORDED PLAT), ALONG THE SOUTH LINE OF SAID LOT "A", LA PUERTA SUBDIVISION AND THE NORTH RIGHT-OF-WAY LINE OF TRAILBLAZER AVENUE, A DISTANCE OF 160.17 FEET TO A NO. 4 REBAR SET FOR AN INSIDE CORNER OF THIS TRACT;
9. THENCE SOUTH 09 DEGREES, 35 MINUTES, 09 SECONDS WEST (SOUTH 9 DEGREES, 40 MINUTES 00 SECONDS WEST RECORDED PLAT), ACROSS THE RIGHT-OF-WAY OF TRAILBLAZER AVENUE, AT A DISTANCE OF 75.00 FEET PASS A NO. 4 REBAR FOUND FOR THE EASTERMOST NORTHEAST CORNER OF LOT 158, LA PUERTA SUBDIVISION, CONTINUING ALONG THE EAST LINE OF SAID LOT 158 AND THE WEST RIGHT-OF-WAY LINE OF N. 29TH LANE, FOR A TOTAL DISTANCE OF 186.00 FEET TO THE POINT OF BEGINNING, AND CONTAINING 12.365 ACRES OF LAND, MORE OR LESS.

MELDEN & HUNT INC.
 CONSULTANTS • ENGINEERS • SURVEYORS
 115 W. McINTYRE 227 N. P.M. 3167
 EDINBURG, TX 78541 EDINBURG, TX 78541
 PH: (936) 381-0981 PH: (936) 467-8226
 FAX: (936) 381-1830 FAX: (936) 468-8591
 ESTABLISHED 1947 www.meldenandhunt.com

DRAWN BY: MC _____ **DATE:** _____
IRRIGATION, CHECKED: _____ **DATE:** _____
SURVEYED, CHECKED: _____ **DATE:** _____
FINAL CHECK: _____ **DATE:** _____

- GENERAL PLAT NOTES & RESTRICTIONS:**
1. SETBACKS:
 FRONT (N. 29TH ST.): 50 FEET OR EASEMENT, WHICHEVER IS GREATER
 (N. 31ST ST.): 30 FEET OR EASEMENT, WHICHEVER IS GREATER
 CORNER (RUSSEL RD.): 50 FEET OR EASEMENT, WHICHEVER IS GREATER
 (TRAILBLAZER AVE.): 30 FEET OR EASEMENT, WHICHEVER IS GREATER
 (N. 29TH LANE): 25 FEET OR EASEMENT, WHICHEVER IS GREATER
 2. FLOOD ZONE STATEMENT:
 IN ZONE "X" (UNSHADED)
 ZONE "X" IS DEFINED AS AREAS DETERMINED TO BE OUTSIDE 500 YEAR FLOOD PLAIN.
 COMMUNITY-PANEL NUMBER: 480334 0325 D
 MAP REVISED: JUNE 6, 2000
 REVISED TO REFLECT LOMR: MAY 17, 2001
 3. DRAINAGE:
 IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 REQUIREMENTS, THIS DEVELOPER WILL BE REQUIRED TO DETAIN A TOTAL OF 51,682 CUBIC FEET (1.186 ACRE-FEET) OF STORM WATER RUNOFF.
 4. MINIMUM FINISH FLOOR NOTE:
 MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB MEASURED AT THE FRONT CENTER OF EACH LOT.
 5. 4 FEET WIDE SIDEWALKS REQUIRED ON N. 29TH STREET, RUSSELL ROAD, N. 31ST STREET, TRAILBLAZER AVE. AND N. 29TH LANE.
 6. 6 FEET OPAQUE BUFFER REQUIRED FROM ADJACENT/BETWEEN MULTI-FAMILY RESIDENTIAL AND COMMERCIAL, OR INDUSTRIAL ZONES/USES.
 7. ALL LOT CORNERS SET HALF INCH (1/2) IRON RODS OR AS NOTED.
 8. AN ENGINEERED DETENTION PLAN APPROVED BY ENGINEERING DEPT. IS REQUIRED PRIOR TO ISSUANCE OF BUILDING PERMITS.
 9. BENCHMARK NOTE:
 THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS.
 SQUARE CUT ON CURB AT THE NORTHWEST CORNER OF TRAILBLAZER AVE. & N. 29TH ST. (ROOTH RD.)
 ELEV. 110.10 N = 16646023.183 E = 1072468.978 NAD 83 TEXAS SOUTH 4205.
 10. NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS, TREES AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
 11. ALL NEW CONSTRUCTION SHALL COMPLY WITH COUNTY OF HIDALGO STORM WATER POLLUTION PREVENTION PLAN (SWPP) REQUIREMENTS.
 12. 8 FEET MASONRY WALL REQUIRED BETWEEN SINGLE FAMILY RESIDENTIAL AND COMMERCIAL, INDUSTRIAL, OR MULTI-FAMILY RESIDENTIAL ZONES/USES.
 13. TRAILBLAZER AVENUE EXISTING RIGHT OF WAY PORTION ABANDONED BY RECORDED DOCUMENT # _____
 14. EXISTING 10' ELECTRICAL EASEMENTS LOCATED BETWEEN FORMER LOTS 159 & 160, AND 164 & 165 ABANDONED BY RECORDED DOCUMENT # _____
 15. EXISTING 10' DRAINAGE EASEMENT LOCATED BETWEEN FORMER LOTS 163 AND 164 ABANDONED BY RECORDED DOCUMENT # _____

**HIDALGO COUNTY
 CERTIFICATE OF PLAT APPROVAL
 UNDER LOCAL GOVERNMENT CODE § 228.088 (A)**

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF IDEA QUEST SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____ DAY OF _____ 20____.

HIDALGO COUNTY JUDGE _____
 ATTEST: HIDALGO COUNTY CLERK _____

I, THE UNDERSIGNED, CHAIRPERSON OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF McALLEN HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

CHAIRPERSON, PLANNING COMMISSION _____ DATE _____

I, THE UNDERSIGNED, MAYOR OF THE CITY OF McALLEN, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

MAYOR, CITY OF McALLEN _____ DATE _____

HIDALGO COUNTY IRRIGATION DISTRICT NO. ONE WILL NOT BE RESPONSIBLE FOR DRAINAGE OR DELIVERY OF WATER TO ANY LOT IN THIS SUBDIVISION. ALSO THERE WILL NOT BE ANY PERMANENT STRUCTURES ON THE DISTRICT RIGHTS-OF-WAY AND/OR EASEMENTS.

PRESIDENT _____ DATE _____

SECRETARY _____ DATE _____

HIDALGO COUNTY CERTIFICATION OF PLAT APPROVAL UNDER LOCAL GOVERNMENT CODE 232.0281 (a)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF IDEA QUEST SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON THE _____ DAY OF _____ 20____.

HIDALGO COUNTY JUDGE _____ DATE _____

HIDALGO COUNTY CLERK _____ DATE _____

PRINCIPAL CONTACTS:
 NAME ADDRESS CITY & ZIP PHONE FAX
 OWNER: IDEA PUBLIC SCHOOLS 505 ANGELITA DR., SUITE 9 WESLACO, TX 78596 936-377-8000 936-447-3706
 ENGINEER: KELLEY A. HELLER-YELA EDINBURG, TX 78541 936-381-0981 936-381-1830
 SURVEYOR: FRED L. KURTH 115 WEST McINTYRE 78541 936-381-0981 936-381-1830

STATE OF TEXAS
 COUNTY OF HIDALGO:
 OWNER'S DEDICATION, CERTIFICATION AND ATTESTATION

I, WYATT TRUSCHETT, AS CHIEF FINANCIAL OFFICER OF THE 12.365-ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED IDEA QUEST SUBDIVISION, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO THE PUBLIC USE THE STREET(S), PARK AND EASEMENTS SHOWN HEREIN. I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 232.032 AND THAT

- (A) THE WATER QUALITY AND CONNECTIONS TO THE LOT(S) MEET OR WILL MEET THE MINIMUM STATE STANDARDS.
- (B) SANITARY SEWER CONNECTIONS TO THE LOT(S) OR SEPTIC TANKS MEET OR WILL MEET THE MINIMUM STATE STANDARDS.
- (C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOT(S) MEET OR WILL MEET THE MINIMUM STATE STANDARDS.
- (D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOT(S) MEET OR WILL MEET THE MINIMUM STATE STANDARDS.

I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

WYATT TRUSCHETT _____ DATE _____
 CHIEF FINANCIAL OFFICER
 IDEA PUBLIC SCHOOLS
 505 ANGELITA DR., SUITE 9
 WESLACO, TX 78596

STATE OF TEXAS
 COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 20____.

NOTARY PUBLIC, HIDALGO COUNTY, TEXAS
 MY COMMISSION EXPIRES: _____

HIDALGO COUNTY DRAINAGE DISTRICT NO.1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEX. WATER CODE 49.211 (c). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO.1
 BY: _____



FILED FOR RECORD IN
 HIDALGO COUNTY
 ARTURO GUALARDO, JR.
 HIDALGO COUNTY CLERK

ON: _____ AT _____ AM/PM
 DOCUMENT NUMBER _____
 OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS
 BY: _____ DEPUTY

RIGHT-OF-WAY DEPARTMENT APPROVAL
 I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF IDEA QUEST SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT-OF-WAY DEPARTMENT.
 ON _____ 20____

HIDALGO COUNTY RIGHT-OF-WAY DIRECTOR _____ DATE _____

STATE OF TEXAS
 COUNTY OF HIDALGO:

I, THE UNDERSIGNED, HOLDER (OR DULY AUTHORIZED OFFICER OF THE HOLDER) OF A SECURITY INTEREST IN THE ABOVE DESCRIBED PROPERTY, BEING THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS "IDEA QUEST SUBDIVISION" OF THE CITY OF McALLEN, TEXAS, DO HEREBY CONSENT TO THE SUBDIVISION OF THE PROPERTY AS PROVIDED FOR UNDER THE PLAT, AND DO HEREBY PROVIDE THAT ANY FORECLOSURE RELATING TO THE SECURITY INTEREST ON THE ABOVE DESCRIBED PROPERTY SHALL BE SUBJECT TO THE PLATTING OF THE PROPERTY AS PROVIDED FOR HEREIN.

WELLS FARGO BANK

STATE OF TEXAS
 COUNTY OF HIDALGO:

BEFORE ME THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JASON LEAL, KNOWN TO BE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 20____.

NOTARY PUBLIC FOR THE STATE OF TEXAS
 MY COMMISSION EXPIRES: _____

STATE OF TEXAS
 COUNTY OF HIDALGO:

I, THE UNDERSIGNED, KELLEY A. HELLER-YELA, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

KELLEY A. HELLER-YELA, P.E. # 97421
 DATE PREPARED: 05-21-2012
 ENGINEERING JOB No. 11044.00



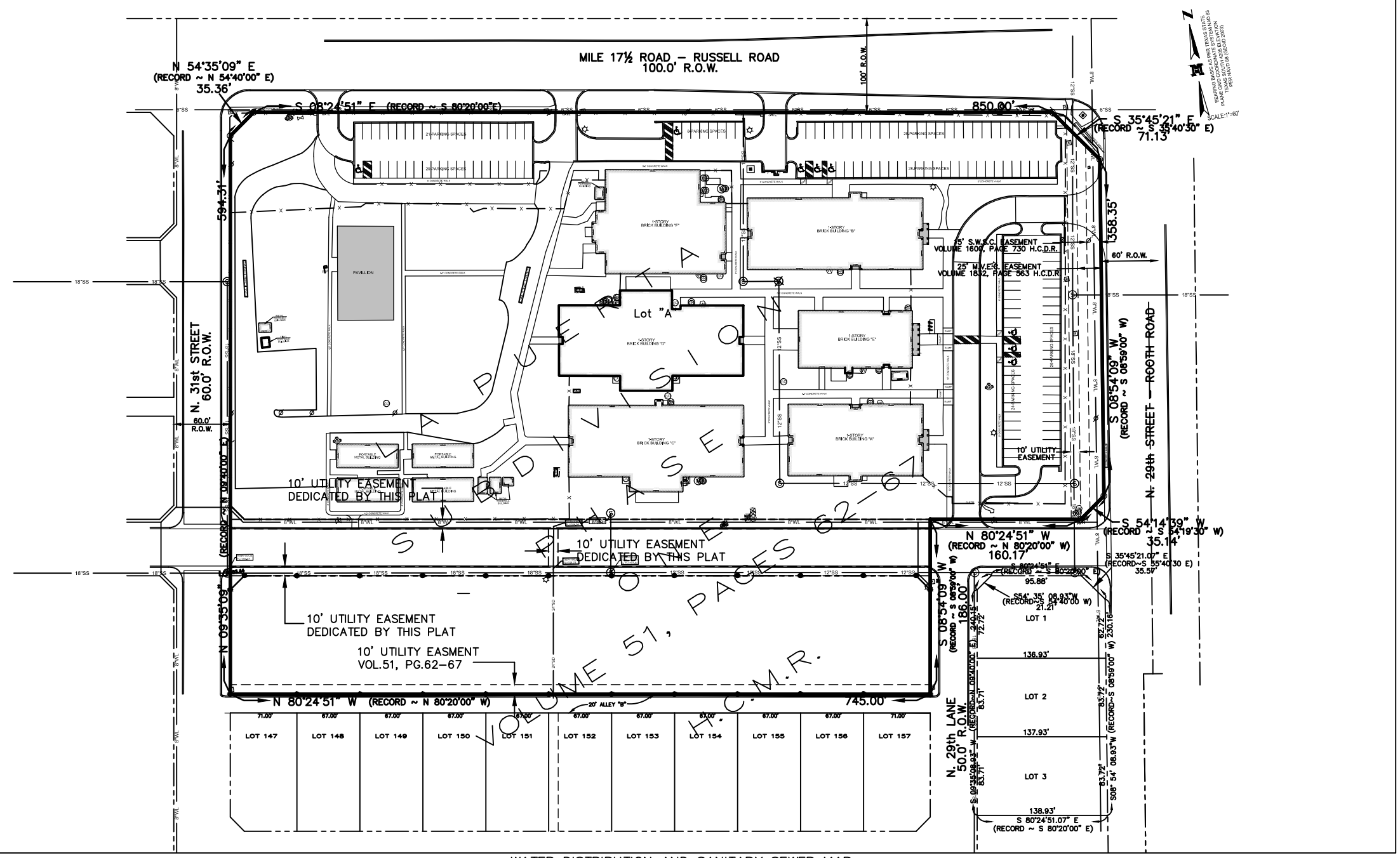
STATE OF TEXAS
 COUNTY OF HIDALGO:

I, THE UNDERSIGNED, FRED L. KURTH, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE HEREIN PRESENTED PLAT AND DESCRIPTION OF IDEA QUEST SUBDIVISION WERE PREPARED FROM A SURVEY OF THE PROPERTY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION ON MAY 25, 2012, AND THAT IT IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED.

FRED L. KURTH, R.P.L.S. # 4750
 DATE SURVEYED: 05-25-2012
 T-834, PAGES 6-34, 37, 42-49
 SURVEY JOB No. 11044.08

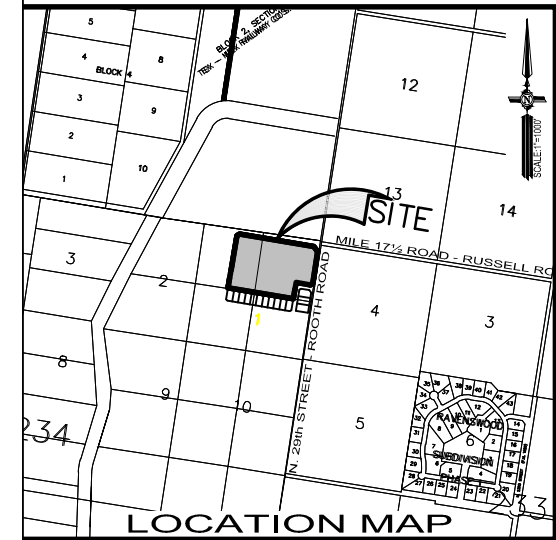


SHEET 1	
SHEET INDEX:	
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SHEET 2: WATER DISTRIBUTION AND SANITARY SEWER MAP	
SHEET 3: MAP OF TOPOGRAPHY AND DRAINAGE	



- LEGEND**
- FOUND No. 4 REBAR
 - SET No. 4 REBAR WITH PLASTIC CAP STAMPED MELDEN & HUNT
 - ⊙ FIRE HYDRANT
 - ⊕ WATER METER
 - ⊖ FIRE DEPARTMENT CONNECTION
 - ⊗ WATER VALVE MARKER
 - ⊘ FLUSH VALVE
 - ⊙ WATER VALVE
 - ⊙ SANITARY SEWER MANHOLE
- 1" --- WOOD FENCE
 --- 24" --- 24" STORM SEWER LINE
 --- 12" --- 12" SANITARY SEWER LINE
 --- 18" --- 18" SANITARY SEWER LINE

WATER DISTRIBUTION AND SANITARY SEWER MAP



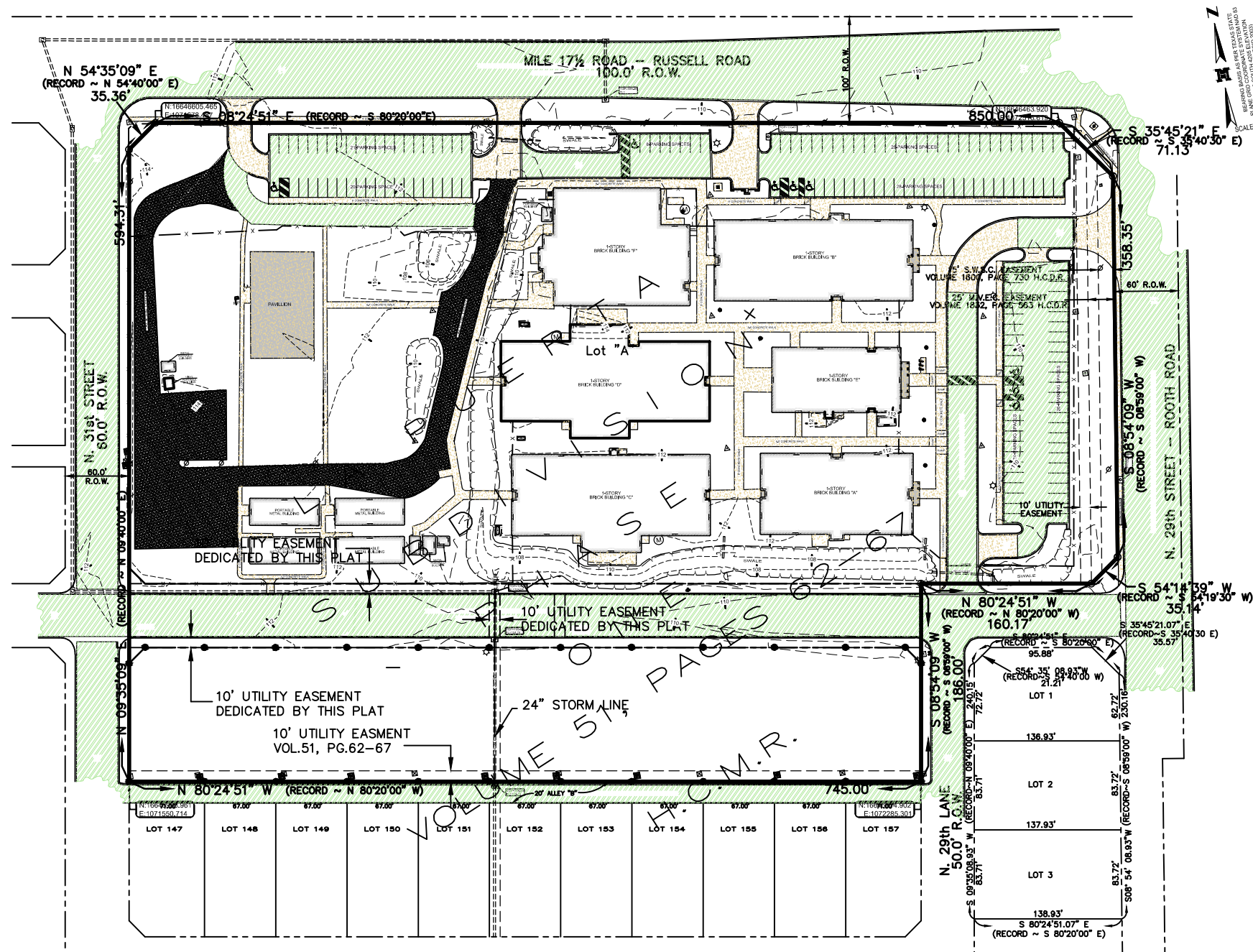
M MELDEN & HUNT INC.
 CONSULTANTS ENGINEERS SURVEYORS
 115 W. MCINTYRE 227 N. F.M. 3167
 EDINBURG, TX 78541 RO SWINE CRY, TX 76982
 PH: (956) 381-0981 PH: (956) 487-8256
 FAX: (956) 381-1839 FAX: (956) 488-8591
 ESTABLISHED 1947 www.meldenandhunt.com

FIRM #1435

FILED FOR RECORD IN
 HIDALGO COUNTY
 ARTURO GUAJARDO, JR.
 HIDALGO COUNTY CLERK

ON: _____ AT _____ AM/PM
 DOCUMENT NUMBER _____
 OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS
 BY: _____ DEPUTY

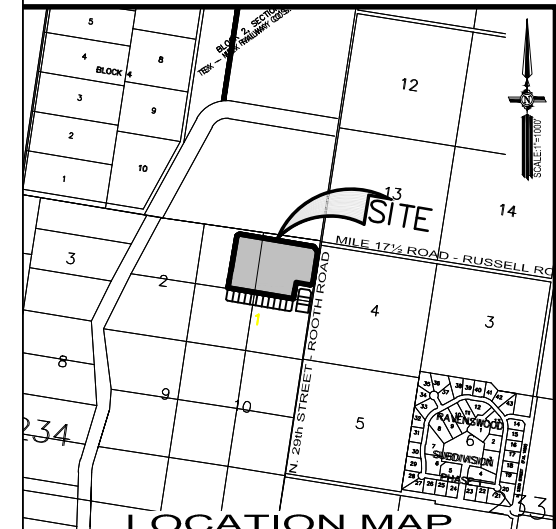
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SHEET INDEX:	
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SHEET 2:	WATER DISTRIBUTION AND SANITARY SEWER MAP
SHEET 3:	MAP OF TOPOGRAPHY AND DRAINAGE



- LEGEND**
- FOUND No.4 REBAR
 - SET No.4 REBAR WITH PLASTIC CAP STAMPED MELDEN & HUNT
 - ⊙ STORM SEWER MANHOLE
 - TYPE "A" INLET
 - ▣ TYPE "C" INLET
 - ▤ 2x2 GRATE INLET
 - BEE HIVE INLET



TOPOGRAPHY AND DRAINAGE PLAN



M MELDEN & HUNT INC.
 CONSULTANTS ENGINEERS SURVEYORS
 115 W. McINTYRE 227 N. F.M. 3167
 EDINBURG, TX 78541 RO SWINE CRY, TX 78962
 PH: (956) 381-0981 PH: (956) 487-8256
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ON: _____ AT _____ AM/PM
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SHEET 3	
SHEET INDEX:	
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