



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: 02-03-2015

PROPOSED LARA SUBDIVISION, PRECINCT No. 1.

ENGINEER: URBAN INFRASTRUCTURE GROUP DEVELOPER: NEREIDA LARA

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE WITH VARIANCE

NUMBER OF LOTS: 1 *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL INSTITUTIONAL

LOCATION DESCRIPTION: Property is located ½ mile West of Mile 6 Road and ¼ mile North of Mile 17 ½ Rd North on Saltillo Street.

SUBDIVISION LIES WITHIN THE: The rural area of the County.

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 09-30-2014 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: On site drainage detention swale.

ROAD R.O.W. DEDICATION: 50 feet onto Saltillo Street

H.C.R.O.W. FINAL APPROVAL DATE: 01-16-15 By, Roy Gonzalez PCT. 1 R.O.W. AGENT

H.C.H.D. PRELIMINARY APPROVAL DATE: 01-16-15 By, Elizardo "Chardo" Ramos Environmental Health Division Manager

SEWER SYSTEM: OSSF & SOIL ANALYSIS WERE CONDUCTED BY: Craig Gonzalez
 OSSF HAVE BEEN INSTALLED AND INSPECTED BY HCHD ON: 01-16-15

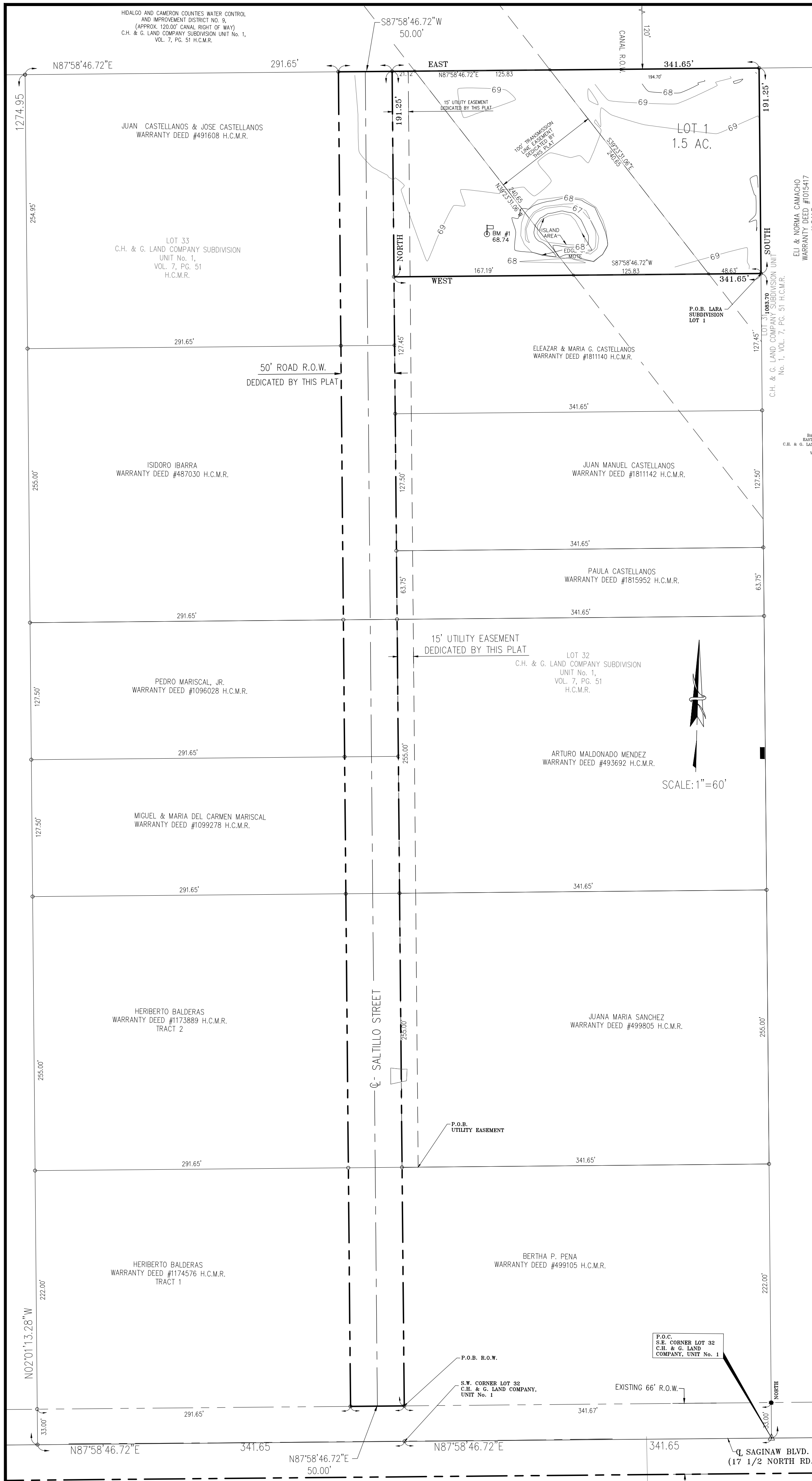
WATER SERVICE PROVIDER: N.A.W.S.C. LINE SIZE: 4" LOCATION: Saltillo St.

H.C.O.E.C. PRELIMINARY APPROVAL DATE: 12-05-14 ; By Martin Ramirez Environmental Compliance Coordinator

Proposed project was reviewed before preliminary approval and it was determined that less than one acre of soil disturbance would take place during construction and it was not part of a larger common plan of development. Coverage under TPDES General Permit for Construction Activities was not required.

STAFF RECOMMENDS: 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.



STATE OF TEXAS
HIDALGO COUNTY

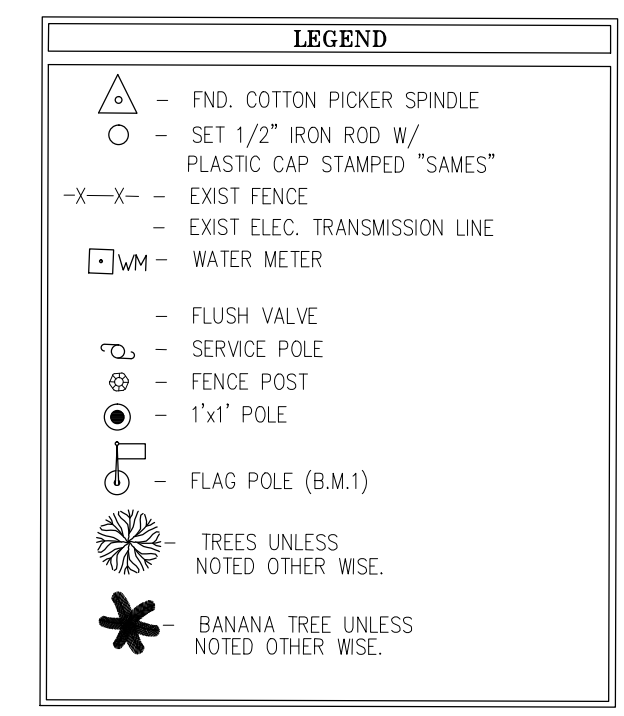
OWNERS DEDICATION, CERTIFICATION, AND ATTESTATION

WE, NERIDA LARA, ELEAZAR & MARIA G. CASTELLANOS, JUAN MANUEL CASTELLANOS, PAULA CASTELLANOS, ARTURO MALDONADO MENDEZ, JUANA MARIA SANCHEZ, BERTHA P. PENA, HERIBERTO BALDERAS, PEDRO MARISCAL, JR., MIGUEL & MARIA DEL CARMEN MARISCAL, ISIDORO IBARRA, JUAN CASTELLANOS, JOSE CASTELLANOS, AS OWNERS OF THE 2.956 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED LARA SUBDIVISION, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATED TO THE PUBLIC USE THE STREET, PARK AND EASEMENTS SHOWN HEREIN.

WE CERTIFY THAT WE HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 232.032 AN THAT

- (A) THE WATER QUALITY CONNECTIONS TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.
- (B) SANITARY SEWER CONNECTIONS TO THE LOT(S) OR SEPTIC TANKS MEET OR WILL MEET MINIMUM STATE STANDARDS.
- (C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.
- (D) GAS CONNECTIONS, IF AVAILABLE PROVIDED TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS. I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

- BY: NERIDA LARA DATE: 2015 FORDYCE, APT. 18, DONNA, TEXAS 78537 (956) 283-6778
- BY: ELEAZAR & MARIA G. CASTELLANOS DATE: (956) 563-0283
- BY: PEDRO MARISCAL, JR. DATE: P.O.B 241, ELSA, TEXAS 78543 (956) 451-1463
- BY: ISIDORO IBARRA DATE: P.O.B 1908, ELSA, TEXAS 78543 (956) 457-6147
- BY: MIGUEL & MARIA DEL CARMEN MARISCAL DATE: (956) 457-6147
- BY: JUAN MANUEL CASTELLANOS DATE: P.O.BOX 1378 ELSA, TEXAS 78543 (956) 355-0710
- BY: PAULA CASTELLANOS DATE: P.O.BOX 1378 ELSA, TEXAS 78543
- BY: ARTURO MALDONADO MENDEZ DATE: P.O.BOX 650 LA BLANCA, TEXAS 78558
- BY: HERIBERTO BALDERAS DATE: 409 N 11th DONNA, TEXAS 78537 (956) 453-4147
- BY: JUANA MARIA SANCHEZ DATE: P.O.BOX 1035 ELSA, TEXAS 78543
- BY: JUAN CASTELLANOS & JOSE CASTELLANOS DATE: 409 N 11th DONNA, TEXAS 78537 (956) 453-4147



RIGHT OF WAY EASEMENT: KNOWN ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFERREES (HEREINAFTER CALLED "GRANTOR WHETHER ONE OR MORE PERSONS ARE NAMED") IN CONSIDERATION OF ONE DOLLAR (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION, (HEREINAFTER CALLED "GRANTEE"), THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER, AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS, AND ASSIGNS EXCLUSIVE PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND THEREAFTER USE, OPERATE, INSPECT, REPAIR MAINTAIN, REPLACE, AND REMOVE WATER DISTRIBUTION LINES APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS OF THE PURPOSE FOR WHICH THE ABOVE MENTIONED RIGHTS ARE GRANTED, THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREIN GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTER LINE THEREOF BEING THE PIPELINE INSTALLED. IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON A PUBLIC ROAD AND THE CITY, COUNTY OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRE THE RELOCATION OF THIS WATER LINE AS INSTALLED, GRANTOR FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN ON THIS PLAT FOR THE PURPOSE OF LATERALLY RELOCATING SAID WATER LINE AS MAY BE NECESSARY TO CLEAR THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTER LINE THEREOF BEING THE PIPELINE AS RELOCATED. THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN, THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT SHALL CONSTITUTE AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTEE COVENANTS THAT IT IS THE OWNER OF THE ABOVE-DESCRIBED LANDS AND THAT SAID LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING: THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF THE SAID GRANTOR EXECUTED THIS INSTRUMENT THIS ____ DAY OF 20____

DEVELOPER

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 232.028(c)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF LARA SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____

HIDALGO COUNTY JUDGE _____ DATE _____

HIDALGO COUNTY CLERK _____ DATE _____

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

ON _____ AT _____ A.M./P.M.

INSTRUMENT NUMBER _____

OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY: _____ DEPUTY CLERK

STATE OF TEXAS
COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME BY THE PERSON(S) WHOSE NAME (S) IS ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PROPOSED AND CONSIDERATION THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF THE OFFICE THIS THE ____ DAY OF _____ 20____

NOTARY PUBLIC _____ DATE _____

MY COMMISSION EXPIRES _____

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF LARA SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY ENVIRONMENTAL HEALTH DEPARTMENT ON _____

ENVIRONMENTAL HEALTH DIVISION MANAGER _____ DATE _____

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 TEXAS 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 DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

DISTRICT MANAGER _____ DATE _____

HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT NO. 9
CERTIFICATE OF PLAT APPROVAL

THIS PLAT WAS APPROVED BY HIDALGO & CAMERON COUNTY IRRIGATION DISTRICT NO. 9 ON THIS DAY OF _____ 20____

1. NO IMPROVEMENTS SHALL BE PLACED ON ANY DISTRICT EASEMENT OR RIGHT-OF-WAY.

JOJO WHITE DISTRICT MANAGER _____ DATE: _____

SALTILLO STREET ROW METES AND BOUNDS DESCRIPTION:

A 1.425 ACRE TRACT OF LAND OUT OF LOT THIRTY-TWO (32), CH&G, LAND COMPANY'S SUBDIVISION UNIT NO.1, HIDALGO COUNTY, TEXAS ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 7, PAGE 51, MAP RECORDS OF HIDALGO COUNTY, TEXAS, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF LOT 32, SAID POINT BEING ON THE CENTERLINE OF SAGINAW BLVD. (MILE 17 1/2 NORTH ROAD) AND ALSO BEING THE SOUTHWEST CORNER OF LOT 31:

THENCE, DUE NORTH ALONG THE EAST LINE OF LOT 32 AND THE WEST LINE OF LOT 31 A DISTANCE OF 33.00 FEET TO THE NORTH ROW LINE OF LOT 32 THENCE, WEST ALONG THE NORTH R.O.W. LINE OF LOT 32 A DISTANCE OF 341.67 FEET TO THE POINT OF BEGINNING

THENCE, DUE NORTH A DISTANCE OF 1241.95 FEET TO THE SOUTH ROW LINE OF DISTRICT NO. 9 CANAL ROW FOR THE NORTHEAST CORNER OF THIS TRACT;

THENCE, DUE WEST ALONG THE SOUTH ROW LINE OF DISTRICT NO. 9 CANAL ROW, A DISTANCE OF 50.00 FEET FOR THE NORTHWEST CORNER OF THIS TRACT;

THENCE DUE SOUTH, A DISTANCE OF 1241.95 FEET FOR THE NORTH ROW OF LOT 32 FOR THE SOUTHWEST CORNER OF THIS TRACT;

THENCE, DUE EAST ALONG THE NORTH ROW LINE OF LOT 32, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING.

UTILITY EASEMENT METES AND BOUNDS DESCRIPTION:

A 0.351 ACRE TRACT OF LAND OUT OF LOT THIRTY-TWO (32), CH&G, LAND COMPANY'S SUBDIVISION UNIT NO.1, HIDALGO COUNTY, TEXAS ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 7, PAGE 51, MAP RECORDS OF HIDALGO COUNTY, TEXAS, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 32, SAID POINT BEING ON THE CENTERLINE OF SAGINAW BLVD. (MILE 17 1/2 NORTH ROAD) AND ALSO BEING THE SOUTHWEST CORNER OF LOT 31:

THENCE, DUE NORTH ALONG THE EAST LINE OF LOT 32 AND THE WEST LINE OF LOT 31 A DISTANCE OF 33.00 FEET TO THE NORTH ROW LINE OF LOT 32 THENCE, WEST ALONG THE NORTH R.O.W. LINE OF LOT 32 A DISTANCE OF 326.67 FEET

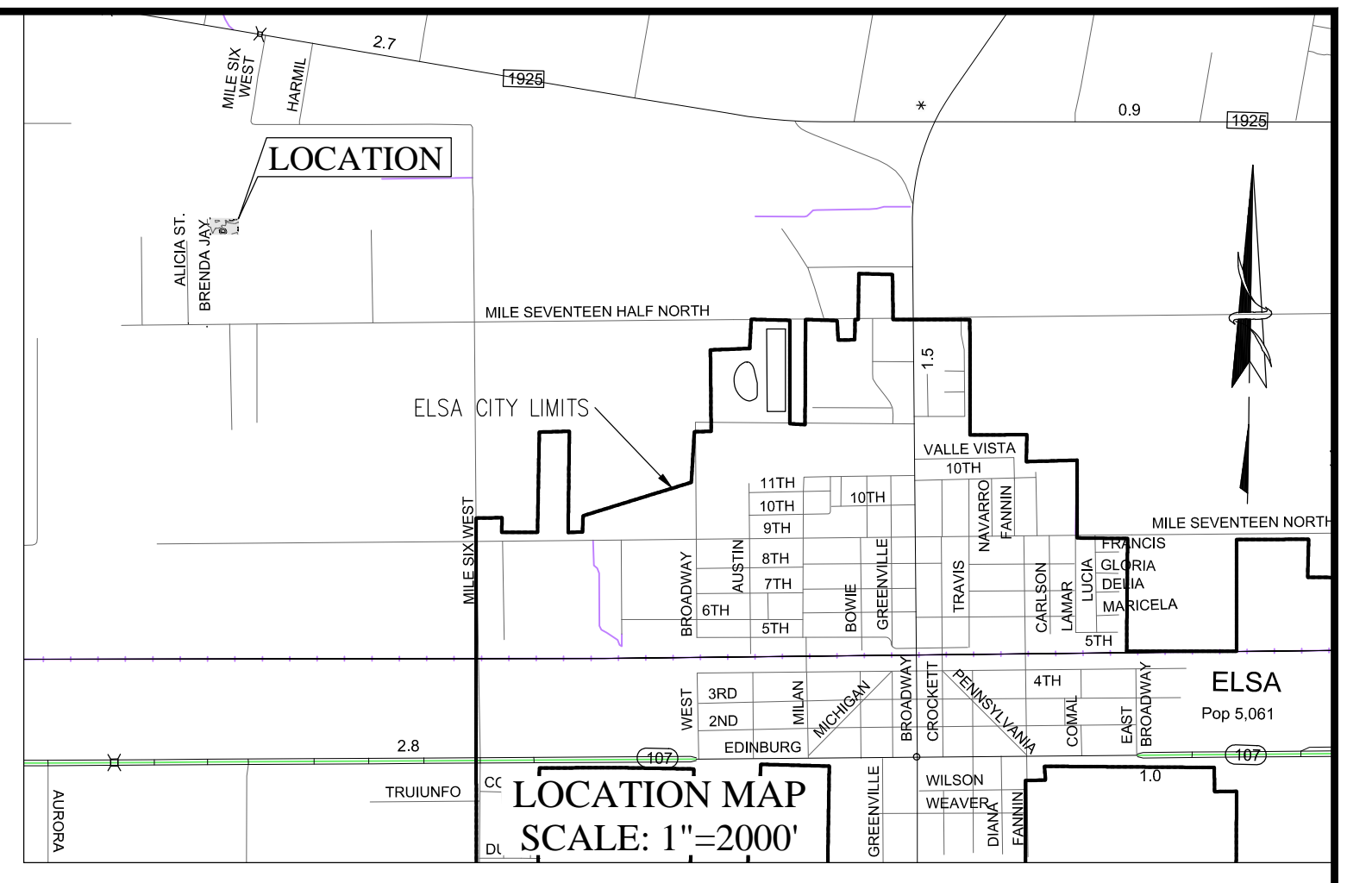
THENCE DUE NORTH A DISTANCE OF 222.00' TO THE POINT OF BEGINNING.

THENCE, CONTINUING NORTH A DISTANCE OF 1019.95 FEET TO THE SOUTH ROW LINE OF DISTRICT NO. 9 CANAL ROW FOR THE NORTHEAST CORNER OF THIS TRACT;

THENCE, DUE EAST ALONG THE SOUTH ROW LINE OF DISTRICT NO. 9 CANAL ROW, A DISTANCE OF 15.00 FEET FOR THE NORTHWEST CORNER OF THIS TRACT.

THENCE DUE SOUTH, A DISTANCE OF 1019.95 FEET FOR THE NORTH ROW OF LOT 32 FOR THE SOUTHWEST CORNER OF THIS TRACT.

THENCE, DUE EAST ALONG THE NORTH ROW LINE OF LOT 32, A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING.



LARA SUBDIVISION PLAT

LARA SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT NO.1 IN THE NORTH CENTRAL PART OF HIDALGO COUNTY AT A DISTANCE APPROXIMATELY 1.083 FEET NORTH OF THE INTERSECTION OF MILE 17 1/2 NORTH AND SALTILLO ST. THE ONLY NEARBY MUNICIPALITY IS THE CITY OF ELSA, ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF ELSA (POPULATION 5,061). LARA SUBDIVISION LIES APPROXIMATELY 1.48 MILES FROM THE CITY LIMITS OF ELSA. THE SUBDIVISION IS NOT LOCATED WITHIN ANY CITY E.T.J.

METES AND BOUNDS DESCRIPTION:

A 1.50 ACRE TRACT OF LAND OUT OF LOT THIRTY-TWO (32), CH&G, LAND COMPANY'S SUBDIVISION UNIT NO.1, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 7, PAGE 51, MAP RECORDS OF HIDALGO COUNTY, TEXAS; SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 32, SAID POINT BEING ON THE CENTERLINE OF SAGINAW BLVD. (MILE 17 1/2 NORTH ROAD) AND ALSO BEING THE SOUTHWEST CORNER OF LOT 31:

THENCE, DUE NORTH ALONG THE EAST LINE OF LOT 32 AND THE WEST LINE OF LOT 31 A DISTANCE OF 1,083.70 FEET TO THE POINT OF BEGINNING.

THENCE, DUE WEST, ALONG THE SOUTH LINE OF THIS TRACT A DISTANCE OF 341.65 FEET FOR THE SOUTHWEST CORNER OF THIS TRACT;

THENCE, DUE NORTH, ALONG THE WEST LINE OF LOT 32, AND THE EAST LINE OF LOT 33, A DISTANCE OF 191.25 FEET TO THE NORTHEAST CORNER OF LOT 32 AND THE NORTHEAST CORNER OF LOT 33 FOR THE NORTHEAST CORNER OF THIS TRACT;

THENCE DUE EAST ALONG THE NORTH LINE OF LOT 32, A DISTANCE OF 341.65 FEET FOR THE NORTHEAST CORNER OF LOT 32.

THENCE, DUE SOUTH ALONG THE EAST LINE OF LOT 32, AND THE WEST LINE OF LOT 31 A DISTANCE OF 191.25 FEET TO THE POINT OF BEGINNING.

METES AND BOUNDS DESCRIPTION:

BEING A 0.552 ACRE (24,064 SQ. FT.) TRACT OF LAND, MORE OR LESS, OUT OF A 1.5 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS THE NORTH 191.25 FEET OF LOT 32, CH & G, LAND COMPANY'S SUBDIVISION UNIT NO. 1, HIDALGO COUNTY TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 7, PAGE 51, MAP RECORDS OF HIDALGO COUNTY, TEXAS. SAID 1.50 ACRE (24,064.75 SQ. FT.) TRACT OF LAND CONVEYED TO NERIDA LARA IN WARRANTY DEED DOCUMENT NUMBER 2406975, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.

COMMENCING AT A HALF (1/2) INCH IRON ROD SET FOR THE NORTHEAST CORNER OF SAID 1.5 ACRE TRACT OF LAND, SAID POINT ALSO BEING ON THE SOUTH RIGHT-OF-WAY LINE OF AN APPROXIMATELY 120.00 FOOT CANAL RIGHT-OF-WAY, THENCE SOUTH LINE WITH THE EAST LINE OF SAID LOT 32, A DISTANCE OF 191.25 FEET TO A HALF (1/2) INCH ROD SET FOR THE SOUTHWEST CORNER OF SAID 1.5 ACRE TRACT OF LAND, THENCE WITH THE SOUTH LINE OF SAID 1.5 ACRE TRACT OF LAND, WEST A DISTANCE OF 48.63 FEET TO A POINT FOR THE SOUTHWEST CORNER OF THIS TRACT OF LAND AND THE POINT OF BEGINNING.

THENCE CONTINUING WITH THE SOUTH LINE OF SAID 1.5 ACRE TRACT OF LAND, WEST A DISTANCE OF 125.83 FEET TO A POINT FOR THE SOUTHWEST CORNER OF THIS TRACT OF LAND;

THENCE NORTH 37°22'18" WEST, A DISTANCE OF 240.65 FEET TO A POINT ON THE NORTH LINE OF SAID 1.5 ACRE TRACT OF LAND, FOR THE NORTHWEST CORNER OF THIS TRACT;

THENCE WITH THE NORTH LINE OF SAID 1.5 ACRE TRACT OF LAND, EAST A DISTANCE OF 125.83 FEET TO A POINT FOR THE NORTHEAST CORNER OF THIS TRACT;

THENCE SOUTH 37°22'18" EAST A DISTANCE OF 240.65' TO THE POINT OF BEGINNING, CONTAINING 0.552 ACRES (24,064.75 SQ. FT.) TRACT OF LAND, MORE OR LESS.

STATE OF TEXAS
HIDALGO COUNTY

I, SAMUEL D. MALDONADO, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY THAT THE MAP ON THIS SHEET SHOWING THE LOT, AND EASEMENTS OF LARA SUBDIVISION AND ITS METES AND BOUNDS DESCRIPTION WERE PREPARED FROM A SURVEY OF THE PROPERTY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION ON _____ 20____

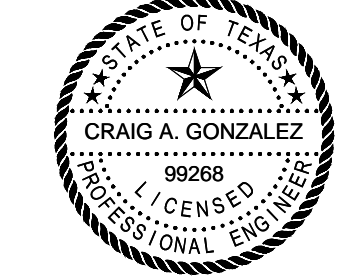
SAMUEL D. MALDONADO
R.P.L.S. No. 6027

STATE OF TEXAS
HIDALGO COUNTY

I, CRAIG A. GONZALEZ, A LICENSED ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

CRAIG A. GONZALEZ, P.E.
LICENSED PROFESSIONAL ENGINEER No. 99288

01/09/15

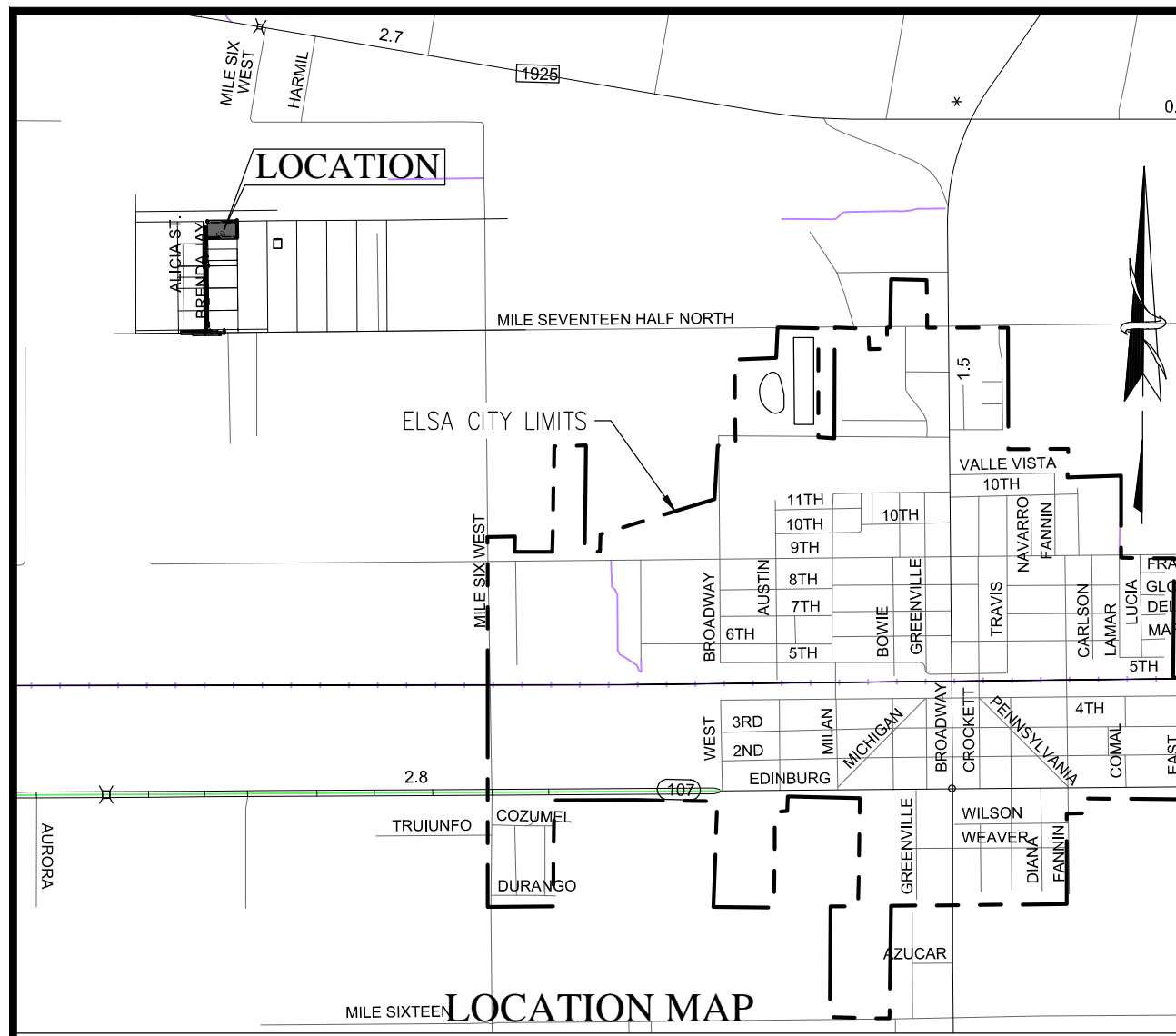


INDEX TO SHEET OF LARA SUBDIVISION

1	HEADING, INDEX, LOCATION MAP AND E.T.J., PRINCIPAL CONTACTS; PLAT WITH LOTS, STREETS, AND EASEMENT DESIGNATIONS; LEGAL DESCRIPTION (METES AND BOUNDS); OWNERS DEDICATION CERTIFICATION, ATTESTATION; ENGINEER'S & SURVEYOR'S CERTIFICATION; HIDALGO COUNTY CERTIFICATION OF PLAT APPROVAL; DESCRIPTION OF LOCATION OF SUBDIVISION WITH RESPECT TO THE E.T.J. OF A MUNICIPALITY GO AND DESIGNATE THE PRECINCT THE PROJECT IS SITUATED; COUNTY CLERK'S RECORDING CERTIFICATION; HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT NO. 9 APPROVAL, H.C.D.D. NO. 1 APPROVAL, HIDALGO COUNTY HEALTH DEPARTMENT CERTIFICATION.
2	WATER DISTRIBUTION AND SANITARY SEWER (OSSF) MAP, ENGINEERING REPORT (ENGLISH AND SPANISH VERSION), INCLUDING DESCRIPTION OF WATER AND WASTE WATER (OSSF) AND ENGINEERS CERTIFICATION (ENGLISH AND SPANISH); SUBDIVIDER CERTIFICATE AND STATEMENT, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND ENGINEERING CERTIFICATION; MAP OF UTILITIES, BUILDING SITE PLAN, TOPOGRAPHY AND DRAINAGE; PLAT NOTES AND RESTRICTIONS; REVISION NOTES.

No.	REVISION	DATE	APPROVED
1	REVISED PER 1st REVIEW COMMENTS	10-2-13	CAG
2	REVISED PER 2nd REVIEW COMMENTS	12-6-13	CAG
3	ADDED SALTILLO STREET RIGHT-OF-WAY	5-8-14	CAG
4	REVISED UTILITY EASEMENT METES AND BOUNDS	1-9-15	CAG

PRINCIPAL CONTACTS	NAME	ADDRESS	PHONE	FAX
OWNER:	NERIDA LARA	2015 FORDYCE, APT. 18, DONNA, TEXAS 78537	(956) 283-6778	
ENGINEER:	URBAN INFRASTRUCTURE GROUP INC.	407 N. SALINAS BLVD., DONNA, TEXAS 78537	(956) 464-4710	(956) 464-4717
SURVEYOR:	SAMUEL DAVD MALDONADO	200 S. CAGE BLVD. PHARR, TEXAS 78577	(956) 702-8880	(956) 702-8883



LARA SUBDIVISION PLAT

LARA SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT No.1 IN THE NORTH CENTRAL PART OF HIDALGO COUNTY AT A DISTANCE APPROXIMATELY 1,083 FEET NORTH OF THE INTERSECTION OF MILE 17 1/2 NORTH AND BRENDA JAY (SALTILLO RD.). THE ONLY NEARBY MUNICIPALITY IS THE CITY OF ELSA, ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF ELSA (POPULATION 5,061). LARA SUBDIVISION LIES APPROXIMATELY 1.48 MILES FROM THE CITY LIMITS OF ELSA. THE SUBDIVISION IS NOT LOCATED WITHIN ANY CITY E.T.A.

FINAL WATER AND SEWER ENGINEERING REPORT
 WATER SUPPLY: DESCRIPTION, COST, AND OPERABILITY DATE:
 LARA SUBDIVISION SINGLE LOT SUBDIVISION WILL BE PROVIDED WITH POTABLE WATER BY NORTH ALAMO WATER SUPPLY CORPORATION (NAWSC). THE SUBDIVIDER AND NAWSC HAVE ENTERED INTO A CONTRACT IN WHICH NAWSC HAS PROMISED TO PROVIDE SUFFICIENT WATER TO THE SUBDIVISION FOR AT LEAST 30 YEARS AND NAWSC HAS PROVIDED DOCUMENTATION TO SUFFICIENTLY ESTABLISH THE LONG TERM QUANTITY AND QUALITY OF THE AVAILABLE WATER SUPPLIES TO SERVE THE FULL DEVELOPMENT OF THIS SUBDIVISION.

NAWSC HAS AN EXISTING 4" DIAMETER WATER LINE RUNNING ALONG THE WEST SIDE OF THE RIGHT-OF-WAY OF BRENDA JAY (SALTILLO RD.). WATER DISTRIBUTION FOR LARA SUBDIVISION CONSISTS OF A SINGLE 5/8-INCH DIAMETER IRRIGATION SERVICE SAID SERVICES TERMINATE AT THE WATER METER BOXES FOR THE LOT. THE SINGLE 5/8-INCH DIAMETER SERVICE LINE AND METER BOX HAVE BEEN INSTALLED FOR THIS SINGLE LOT SUBDIVISION THERE ARE NO ADDITIONAL METERS TO BE INSTALLED.

THE ENTIRE WATER FACILITIES HAVE BEEN APPROVED AND ACCEPTED BY NAWSC AND SAID DISTRIBUTION SYSTEM IS OPERABLE AS OF THE DATE OF THE RECORDING OF THE PLAT.

SEWAGE FACILITIES DESCRIPTION; COST AND OPERABILITY DATES
 SEWAGE FROM LARA SUBDIVISION WILL BE TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN SINGLE COMPARTMENT SEPTIC TANK, AND A DRAIN FIELD ON LOT WAS INSTALLED BY PREVIOUS OWNER AND SYSTEM IS ADEQUATE AND WORKING PROPERLY. THE UNDERSIGNED PROFESSIONAL ENGINEER HAS EVALUATED THE SUITABILITY OF THE SUBDIVISION SITE FOR OSSF AND SUBMITTED A REPORT CONCLUDING THAT THE SITE IS SUITABLE FOR OSSF. THE REPORT WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT. THE LOT HAS ADEQUATE AREA FOR A REPLACEMENT DRAIN FIELD.

SOIL EVALUATION REPORT:
 THE PROPOSED SUBDIVISION IS A SINGLE 1.5 ACRE LOT. THE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A SANDY LOAM SOIL FOR THE AREA. AT LEAST TWO SOIL EXCAVATIONS WERE PERFORMED ON THE SITE, AT OPPOSITE ENDS OF THE PROPOSED DISPOSAL AREA. (ADDITIONAL BORINGS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMIT AREA). THE SOIL IS A UNIFORM SANDY LOAM EXTENDING UP TO 36" BELOW THE BOTTOM OF ANY PROPOSED EXCAVATIONS. THERE IS NO INDICATION OF GROUNDWATER OR A RESTRICTIVE LAYER WITHIN 24" OF BOTTOM OF THE PROPOSED EXCAVATIONS. THE SUBDIVISION DRAINS WELL.

PROVISION DE AGUA: DESCRIPCION, COSTO Y FECHA DE INICIO.
 LA SUBDIVISION LARA, LOTE INDIVIDUAL, RECIBIRA SU PROVISION DE AGUA POTABLE DE NORTH ALAMO WATER SUPPLY COOPERATION, (NAWSC). EL DUEÑO DE LA SUBDIVISION Y NAWSC HAN FIRMADO UN CONTRATO POR EL CUAL LA SUBDIVISION RECIBIRA SU PROVISION DE AGUA POR LOS PROXIMOS 30 ANOS. NAWSC HA PRESENTADO DOCUMENTACION PARA DEMOSTRAR A LARGO PLAZO LA CANTIDAD Y CALIDAD DE AGUA ACCESIBLE PARA SERVIR EL FUTURO DESARROLLO DE LA SUBDIVISION.

NAWSC TIENE UNA LINEA DE AGUA POTABLE DE 4" PULGADAS EN DIAMETRO Y CORRE POR LA PARTE OESTE SOBRE EL DERECHO DE PASO EN LA CALLE BRENDA JAY (SALTILLO RD).

LA DISTRIBUCION DE AGUA PARA LA SUBDIVISION LARA CONSISTE DE UNA LINEA DE IRRIGACION DE 5/8" QUE TERMINA EN LA CAJA DE MEDIDOR EN EL LOTE. LA LINEA DE 5/8" Y MEDIDOR HAN SIDO INSTALADAS EN EL LOTE. NO HAY NECESIDAD DE INSTALAR MEDIDORES EXTRAS.

DRENAJE: DESCRIPCION, GASTOS Y FECHA DE INICIO PARA FACILITAR EL DRENAJE PARA LA SUBDIVISION
 EL DRENAJE PARA LA SUBDIVISION LARA SERA TRATADO POR UN SISTEMA LOCAL DE DRENAJE ("OSSF") CONSISTE DE UN DISEÑO ESTANDAR DE UN COMPARTIMIENTO DE TANQUE SEPTICO Y DESAGUE EN EL CAMPO DEL LOTE QUE FUE INSTALADO POR EL DUEÑO ANTERIOR Y ES ADECUADO Y FUNCIONA CORRECTAMENTE. EL INGENIERO PROFESIONAL ABJORAFORMANTE A EVALUADO LA APLICABILIDAD EN LA SUBDIVISION PARA EL OSSF Y A SOMETIDO UN REPORTE CONCLUYENDO QUE EL SITIO ES APTO PARA EL SISTEMA OSSF. EL REPORTE AH SIDO REVISADO Y APROVADO POR EL DEPARTAMENTO DE SALUBRIDAD DEL CONDADO HIDALGO. EL LOTE CUENTA CON LA AREA ADECUADA PARA EL REPLASAMIENTO DEL DESAGUE EN EL CAMPO.

REPORTE DE EVALUACION DE TIERRA:
 LA SUBDIVISION PROPUESTA ES UN LOTE INDIVIDUAL DE 1.5 ACRES. EL LIBRO DE ENCUESTA DEL RESOURCE CONSERVATION SERVICE INDICA UNA TIERRA DE MOLDEO ARENOSA PARA EL AREA. AL MENOS DOS ESCABACIONES FUERON REALIZADAS EN LADOS OPUESTOS DE LA AREA DE DESAGUE. (ESCABACIONES ADICIONALES NO FUERON NECESARIAS PORQUE LA TIERRA FUE UNIFORME DENTRO DE LOS LIMITES DE LA AREA) LA TIERRA ES DE MOLDEO ARENOSO QUE SE EXTIENDE A 36 PULGADAS DEBAJO DE LAS ESCABACIONES PROFUNDAS. NO HUBO INDICACION DE AGUA O DE ALGUNA CAPA RESTRICTIVA SOBRE 24 PULGADAS DE LAS ESCABACIONES PROPUESTAS. LA SUBDIVISION DESAGUA BIEN.

LA PROPRERD TIENE UN SISTEMA LOCAL DE DRENAJE (OSSF) DISENADA PARA UNA VIVIENDA DE UNA FAMILIA. EL SISTEMA FUE INSTALADA POR LOS DUEÑOS ANTERIORES.

CERTIFICACION DEL INGENIERO:
 CON MI FIRMA, CERTIFICO QUE LOS SERVICIOS Y SISTEMAS DE AGUA Y DE DRENAJE, DESCRITOS EN ESTE DOCUMENTO CUMPLEN CON LAS MODEL SUBDIVISION RULES (LAS REGLAS GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS).

AGUA: EL SISTEMA DE SERVICIO DE AGUA FUERON INSTALADAS POR EL DUEÑO ANTERIOR.
 DRENAJE: EL SISTEMA DE SERVICIO DE AGUA FUERON INSTALADAS POR EL DUEÑO ANTERIOR.

FIRMA DE INGENIERO _____ FECHA _____

ENGINEER CERTIFICATION:
 BY MY SIGNATURE BELOW, I CERTIFY THAT THE WATER AND SEWAGE SERVICE FACILITIES DESCRIBED ABOVE ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 16.343, WATER CODE.

WATER FACILITIES - THESE FACILITIES WERE INSTALLED UNDER PREVIOUS OWNERSHIP.
 SEWAGE FACILITIES - THESE FACILITIES WERE INSTALLED UNDER PREVIOUS OWNERSHIP.

ENGINEER'S SIGNATURE _____ DATE _____

SUBDIVIDER CERTIFICATION:
 1. - BY COMPLETING THE IMPROVEMENTS DESCRIBED ON THE PLAT, SUBDIVIDER WILL COMPLY WITH MINIMUM STATE STANDARDS AND THAT (A) WATER CONNECTIONS INCLUDING WATER METERS TO THE LOTS MEET SUCH STANDARDS AND (B) SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET OR WILL MEET SUCH STANDARDS AND WILL BE CONSTRUCTED IN ACCORDANCE WITH STATE AND COUNTY REGULATIONS.
 2. - I NEREIDA LARA SUBDIVIDER OF LARA SUBDIVISION HEREBY CERTIFY SEWER PERMITS HAVE BEEN PAID AND ARE ON FILE WITH THE HIDALGO COUNTY HEALTH DEPARTMENT AND THAT AN ADEQUATE DRINKING WATER SOURCE IS IMMEDIATELY AVAILABLE TO EACH LOT OF THE TYPE QUALITY & QUANTITY TO ENABLE SAID SUBDIVISION TO HAVE ADEQUATE WATER TO COMPLY WITH THE REGULATION AND THE LAWS OF THE STATE AS REQUIRED BY STATE AND COUNTY REGULATIONS.

(OWNERS SIGNATURE) NEREIDA LARA _____

STATE OF TEXAS
 COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME BY THE PERSON(S) WHOSE NAME(S) IS (ARE) SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR PROPOSED AND CONSIDERATION THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF THE OFFICE THIS THE _____ DAY OF _____ 20____.

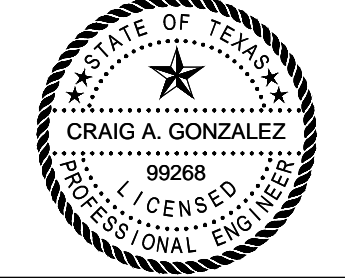
NOTARY PUBLIC _____ DATE _____

MY COMMISSION EXPIRES _____

DRAINAGE REPORT FOR LARA SUBDIVISION
LOCATION
 THE LARA SUBDIVISION IS A SINGLE 1.5 ACRE RESIDENTIAL LOT. THE PROPERTY IS LOCATED NEAR THE CITY OF ELSA, APPROXIMATELY 1,083 FEET NORTH OF THE INTERSECTION OF BRENDA JAY (SALTILLO) AND MILE 17 1/2 NORTH ROAD.
FLOODPLAIN INFORMATION
 THE PROPERTY DOES NOT CONTAIN FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) SPECIAL FLOOD HAZARD AREAS (SFHA). THE LARA SUBDIVISION IS LOCATED WITHIN FEMA COMMUNITY PANEL NUMBER 4803340350C, REVISED MAY 17, 2001.
SOIL SURVEY
 THE SOIL ON THE PROPERTY IS MORE THAN 99% HIDALGO FINE SANDY LOAM, 0 TO 1 PERCENT SLOPES (MAP SYMBOL 25), AS INDICATED IN THE USDA NATURAL RESOURCES CONSERVATION SERVICE (NRCS) WEB SOIL SURVEY FOUND IN ATTACHMENT C. LESS THAN 1% OF THE SOIL IS HIDALGO SANDY CLAY LOAM, 0 TO 1 PERCENT SLOPES (MAP SYMBOL 28).
HYDROLOGY
 THE EXISTING 1.5 ACRES CONSIST OF GRASS COVERED LAWN, AND A GRAVEL DRIVEWAY. THE PRE-DEVELOPED PEAK 10-YEAR FLOWRATE IS APPROXIMATELY 372 CFS, A TWO (2) FOOT DEEP BY 31 FOOT LONG TRIANGULAR SWALE IS PROPOSED FOR DETENTION. THE SWALE WILL HAVE A 5' WIDE OVERFLOW SPILLWAY THAT WILL SHEET FLOW FROM THE POND AT A DEPTH OF 3-INCHES AT APPROXIMATELY 2.0 CFS.
DETENTION
 A NEW DETENTION POND IS PROPOSED AT THE SOUTHEAST CORNER OF THE PROPERTY. THE 10-YEAR DETENTION VOLUME IS APPROXIMATELY 372 CUBIC FEET. A TWO (2) FOOT DEEP BY 31 FOOT LONG TRIANGULAR SWALE IS PROPOSED FOR DETENTION. THE SWALE WILL HAVE A 5' WIDE OVERFLOW SPILLWAY THAT WILL SHEET FLOW FROM THE POND AT A DEPTH OF 3-INCHES AT APPROXIMATELY 2.0 CFS.

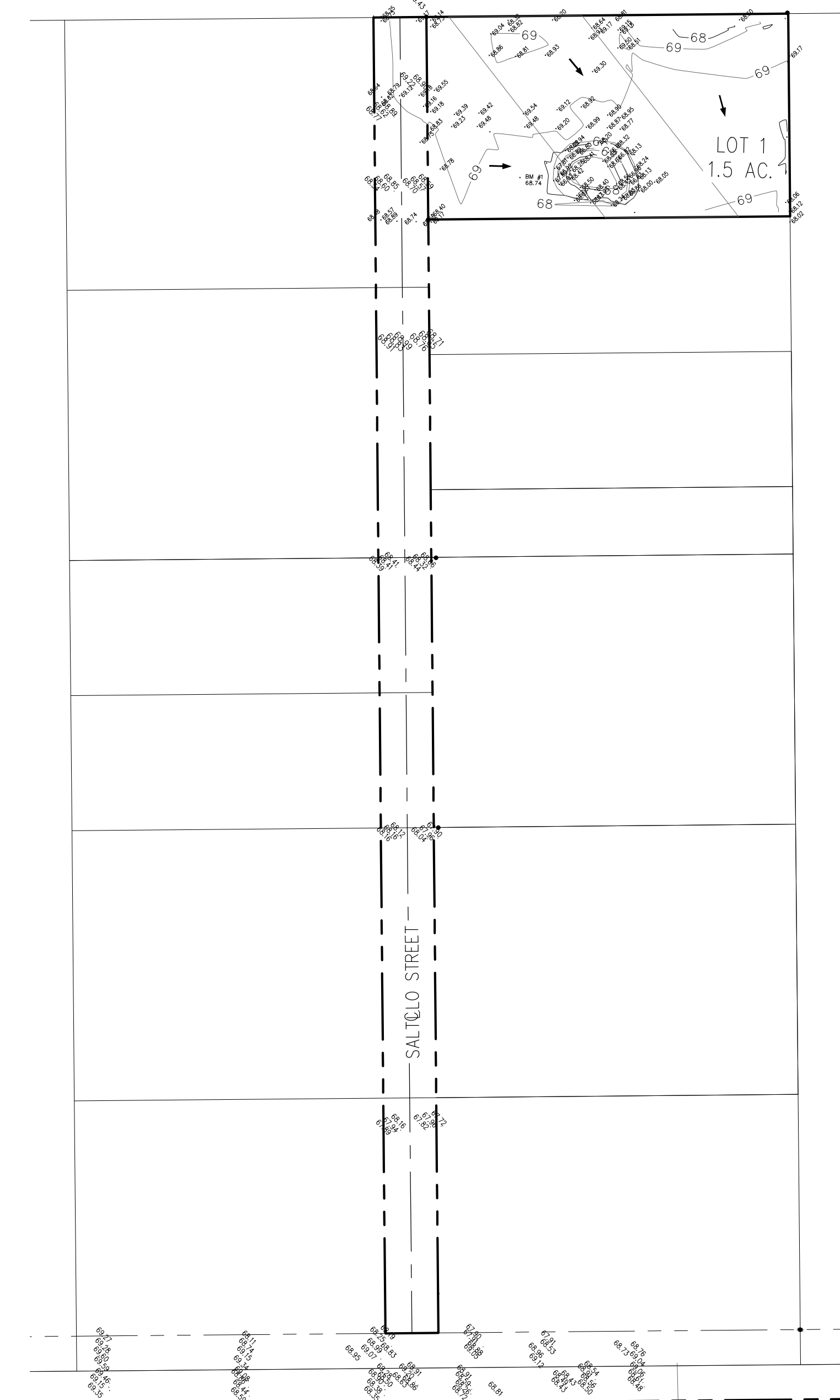
ENGINEER CERTIFICATION:
 BY MY SIGNATURE BELOW, I CERTIFY THAT THE SUBDIVISION LIES IN A FLOOD ZONE "X" (NO SHADING) AREAS TO BE OUTSIDE 500-YEAR FLOODPLAIN. COMMUNITY-PANEL NO. 480334 0350 EFFECTIVE DATE: JUNE 6, 2000 BY LOMR.

[Signature]
 CRAIG A. GONZALEZ, P.E.
 FIRM NO. F-13094
 DATE: 01/09/2015

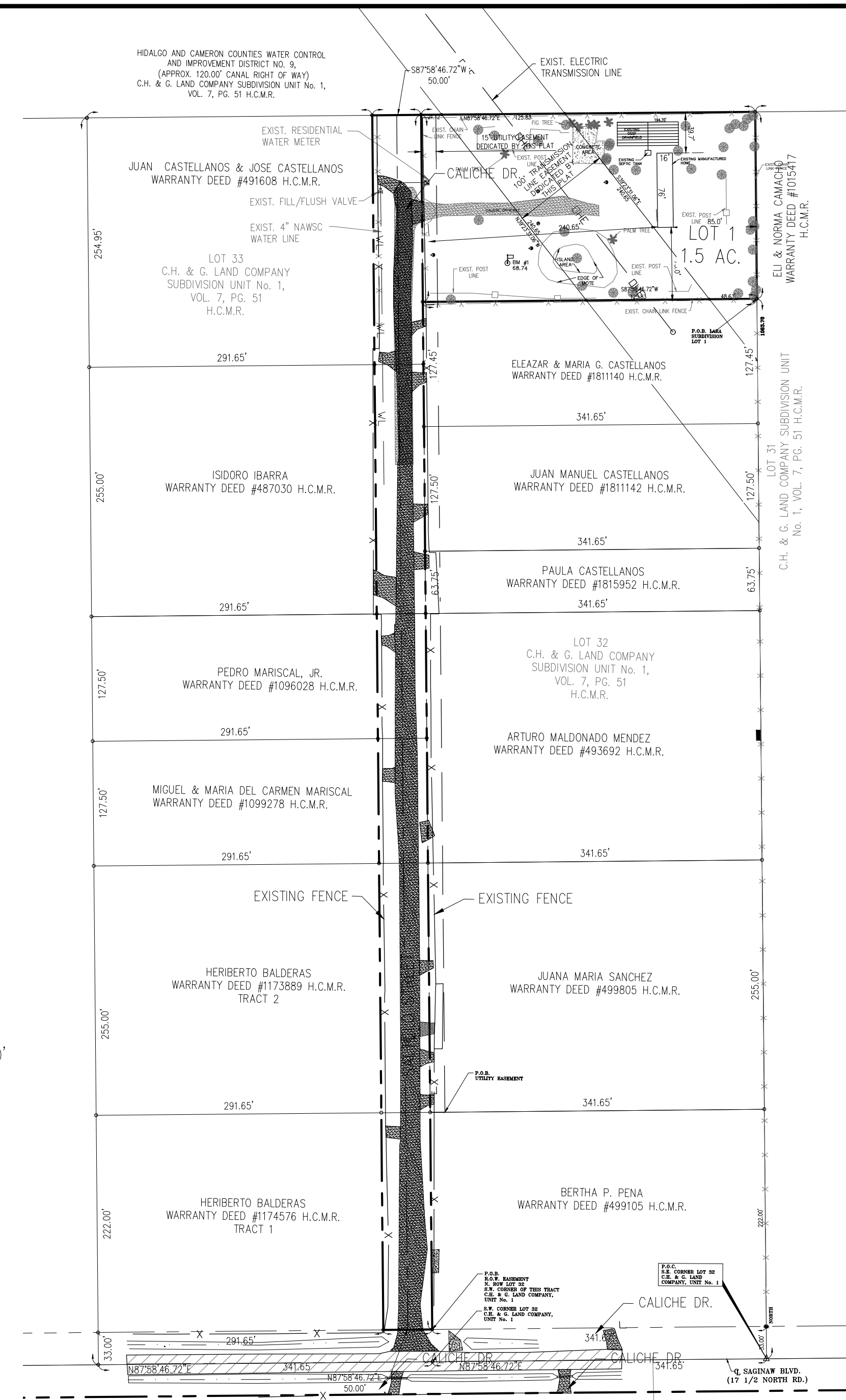


HIDALGO COUNTY GENERAL SUBDIVISION PLAT NOTES

- FLOOD ZONE STATEMENT:
 FLOOD ZONE DESIGNATION: ZONE "X" (NO SHADING)
 ZONE "X" AREAS DETERMINED TO BE OUTSIDE 500-YR. FLOODPLAIN COMMUNITY-PANEL NO. 480334 0350 C EFFECTIVE DATE: JUNE 6, 2000, REVISED MAY 17, 2001 BY LOMR.
 CONSTRUCTION OF RESIDENTIAL HOUSING WITHIN ANY AREA OF THE SUBDIVISION THAT IS IN THE 100-YEAR FLOOD PLAIN IS PROHIBITED UNLESS THE HOUSING QUALIFIES FOR INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTIONS 4001 THROUGH 4127).
- SETBACKS:
 FRONT: 25 FEET
 GARAGE DOOR: 18 FEET
 REAR: 15 FEET OR EASEMENT WHICHEVER IS GREATER
 SIDE: 6 FEET OR EASEMENT WHICHEVER IS GREATER
- NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACTS FOR DEEDS. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT.
- NO COMMERCIAL USE SHALL BE ALLOWED ON LOT.
- MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE THE CENTER LINE OF STREET OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER.
 ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME OF APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISHED FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
- THE FOLLOWING BENCHMARKS ARE IDENTIFIED ON THE FACE OF THE PLAT:
 ---BM NO. 1. - ELEV. 68.74. DESCRIPTION: BASE OF FLAG POLE FOUND ON PROPERTY. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATES SYSTEM, SOUTH ZONE, NAD. 83 DATUM.
- IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 372 CUBIC-FEET OF STORM WATER RUNOFF. DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS SHOWN ON THIS PLAT.
- NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY DRAINAGE SWALE EASEMENT. EACH DRAINAGE SWALE EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION OF THE DRAINAGE SWALE. THE LOT OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SWALE.
- NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF BUILDINGS, SHEDS, SHRUBS TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
- ALL PUBLIC UTILITIES EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.00 FEET AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES. BY SIGNING THIS PLAT, DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
- ALL CONSTRUCTION SHALL COMPLY WITH COUNTY OF HIDALGO STORM WATER POLLUTION PREVENTION PLAN (SWPPP) REQUIREMENTS.
- ON-SITE SEWAGE FACILITIES (OSSF) NOTE: THIS SUBDIVISION SHALL USE ON-SITE SEWAGE FACILITIES IN ACCORDANCE WITH TCEQ AND HIDALGO COUNTY REGULATIONS FOR SEWAGE DISPOSAL. THE SUBDIVIDER IS RESPONSIBLE FOR PROVIDING AN OSSF.
 A. OSSF SYSTEM SHALL BE DESIGNED FOR DISPOSAL OF DOMESTIC SEWERAGE ONLY.
 B. EACH LOT ON THIS PLAT COMPLES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
 C. OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED DEPARTMENT.
 D. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXCEPTS MAY BE ALSO SEEN ON THE UTILITY LAYOUT FOR THIS SUBDIVISION AS SUBMITTED TO THE HIDALGO COUNTY PLANNING DEPARTMENT. THE ENGINEER HAS DETERMINED THAT THE SOIL IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAINFIELD SYSTEM.
 E. APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPYING LOT.
- THERE ARE NO VISIBLE WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION
- NEREIDA LARA, THE OWNER & SUBDIVIDER OF LARA SUBDIVISION SUBDIVISION, RETAINS A BLANKET EASEMENT UPON LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET No.2.
- EACH PURCHASE CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
- THE PURCHASER OF EACH LOT SHALL BE RESPONSIBLE TO INSTALL DRIVEWAY CULVERT REINFORCED CONCRETE PIPE OF NO LESS THAN 15 INCHES IN DIAMETER AND 24 FEET IN LENGTH.



TOPOGRAPHY AND DRAINAGE



MASTER SITE PLAN

INDEX TO SHEET OF LARA SUBDIVISION

- HEADING, INDEX, LOCATION MAP AND E.T.A. PRINCIPAL CONTACTS; PLAT WITH LOTS, STREETS, AND EASEMENT DESIGNATIONS,LEGAL DESCRIPTION (METES AND BOUNDS); PLAT NOTES AND RESTRICTIONS; OWNERS DEDICATION CERTIFICATION, ATTESTATION; ENGINEER'S & SURVEYOR'S CERTIFICATION; HIDALGO COUNTY CERTIFICATION OF PLAT APPROVAL; DESCRIPTION OF LOCATION OF SUBDIVISION WITH RESPECT TO HIDALGO COUNTY AND E.T.A. OF MUNICIPALITY AND HIDALGO COUNTY PRECINCT DESIGNATION; COUNTY CLERK'S RECORDING CERTIFICATION; HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT No. 9 APPROVAL, H.C.D.D. No. 1 APPROVAL, HIDALGO COUNTY RIGHT-OF-WAY DEPARTMENT CERTIFICATION, HIDALGO COUNTY HEALTH DEPARTMENT CERTIFICATION.
- WATER DISTRIBUTION AND SANITARY SEWER (OSSF) MAP, ENGINEERING REPORT (ENGLISH AND SPANISH VERSION), INCLUDING DESCRIPTION OF WATER AND WASTEWATER (OSSF) AND ENGINEER'S CERTIFICATION (ENGLISH AND SPANISH); SUBDIVIDER CERTIFICATE AND STATEMENT, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND ENGINEERING CERTIFICATION; MAP OF UTILITIES, BUILDING SITE PLAN, TOPOGRAPHY AND DRAINAGE; REVISION NOTES.

No.	REVISION	DATE	APPROVED
1	REVISED PER 1st REVIEW COMMENTS	10-2-13	CAG
2	REVISED PER 2nd REVIEW COMMENTS	12-6-13	CAG
3	ADDED SALTILLO ST RIGHT-OF-WAY	5-8-14	CAG
4	REVISED UTILITY EASEMENT METES AND BOUNDS	1-9-15	CAG

