



HIDALGO COUNTY PLANNING DEPARTMENT

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

T.J. Arredondo, CFM
Director of Planning

HIDALGO COUNTY COMMISSIONERS COURT MEETING

DATE: 3-01-2016

PROPOSED ANALI SUBDIVISION, PRECINCT No. 3

ENGINEER FIRM: QUINTANILLA, HEADLEY & ASSOCIATES DEVELOPER: OSBEL FLORES

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE

NUMBER OF LOTS: 12 *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL INSTITUTIONAL

LOCATION DESCRIPTION: On the Southeast corner of Mile 9 North Road and Moorefield Road (FM 681)
SUBDIVISION LIES WITHIN THE: THE RURAL AREA OF THE COUNTY

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 03-18-14 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: Storm water will be detained within the existing low areas of each lot, and excess runoff will flow into regarded (by developer) road side ditches on Mile 9 Road & Moorefield Road

ROAD R.O.W. DEDICATION: 30 feet on to Mile 9 North Road and 30 feet to Moorefield Road.
H.C.R.O.W. FINAL APPROVAL DATE: _____ By, Victor Gallardo Pct 3 R.O.W. AGENT

H.C.H.D. PRELIMINARY APPROVAL DATE: N/A By, Elizardo Ramos, Environmental Health Division Manager

SEWER SYSTEM: OSSF & SOIL ANALYSIS WERE CONDUCTED BY: Aniceto Izaguirre

WATER SERVICE PROVIDER: Sharyland Water Supply Corp. LINE SIZE: 12" LOCATION: Moorefield Road

H.C.O.E.C. PRELIMINARY APPROVAL DATE: 2-11-16 : By Martin Ramirez, Environmental Compliance Coordinator

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.

REQUEST FOR FINAL APPROVAL WITH: **Cash Deposit: Amount: \$18,000.00 For: 12 OSSF(S) & \$24,000.00 6 SHARED DRIVEWAYS**

PRELIMINARY APPROVAL FROM THE
HIDALGO COUNTY COMMISSIONERS COURT ON: 4-22-2014

STAFF RECOMMENDS: **Preliminary Approval** subject comments and future recommendations by planning and 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.

MAP OF WATER DISTRIBUTION SYSTEM / MAPA DE DISTRIBUCION DE AGUA
 MAP OF TOPOGRAPHY AND DRAINAGE / MAPA DE TOPOGRAFIA Y DRENAJE

LOT 112, BLOCK 4, LA HOMA RANCH CITRUS GROVES
 SUBDIVISION UNIT No. 2, RECORDED IN VOLUME 8, PAGE
 9, MAP RECORDS, HIDALGO COUNTY, TEXAS.

ANALI SUBDIVISION

A 10.09 ACRE TRACT OF LAND BEING ALL OF LOT 111, BLOCK 4, LA HOMA RANCH CITRUS GROVES SUBDIVISION UNIT No. 2, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 8, PAGE 9, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 2466727, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.

DRAINAGE REPORT FOR ANALI SUBDIVISION

Anali Subdivision is a 10.09 acre tract of land being all of lot 111, block 4, La Homa Ranch Citrus Groves Subdivision Unit No. 2, Hidalgo County, Texas, according to the map or plat thereof recorded in volume 8, page 9, map records, Hidalgo County, Texas, and according to warranty deed recorded under county clerk's document number 2466727, official records, Hidalgo County, Texas. This subdivision is located at the southeast corner of Mile 9 North Road and Moorefield Road (FM 681). The proposed subdivision consists of 12 lots.

The tract is Zone "X" as per FEMA Flood Insurance Rate Map; Community Panel No. 480334 0300 D, and dated June 6, 2000.

This soil is fine sandy loam, and sandy clay loam. This soil is well drained. Permeability is moderate. Plasticity index has a range of 4-39. See attached Soil Survey of Hidalgo County, Texas tables.

Presently, the site has very minimal runoff on an easterly direction. The existing runoff for the proposed subdivision is Q = 2.62 cubic feet per second based on a 10-year storm.

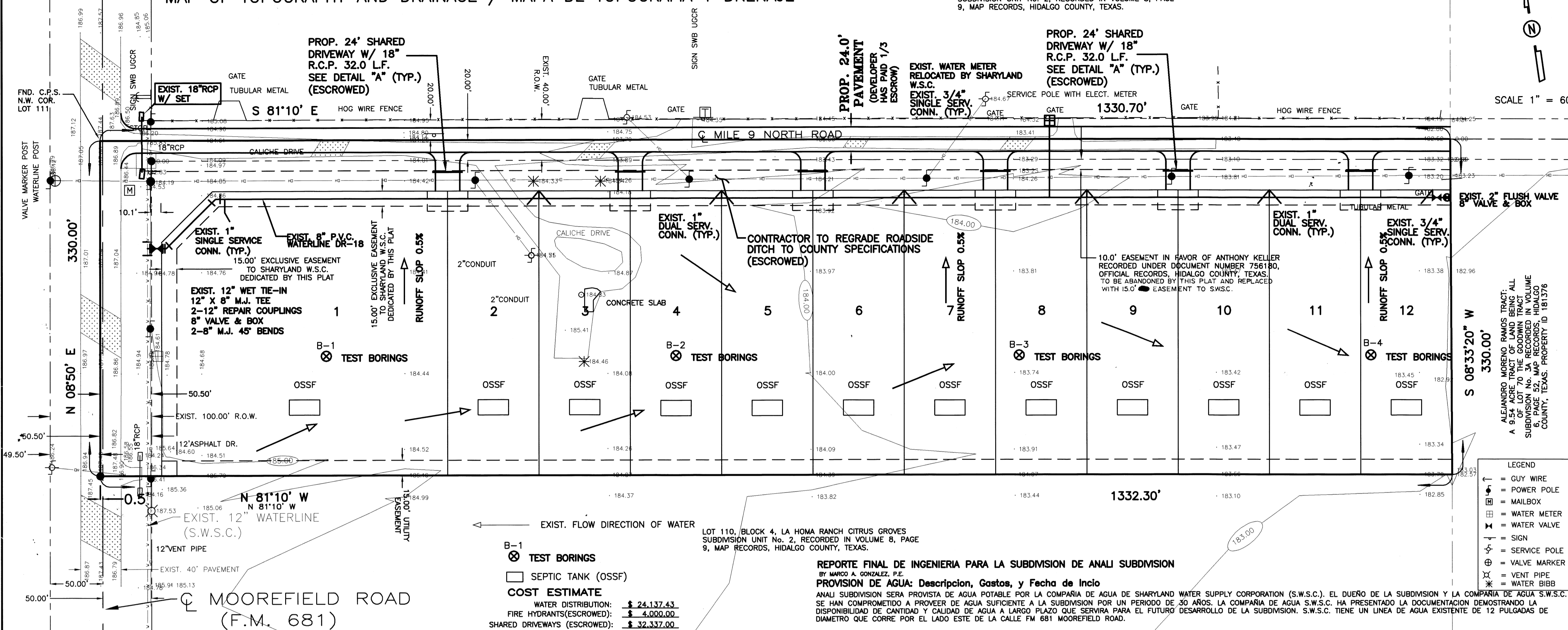
After development the runoff will be Q = 22.80 cubic feet per second for an increase of Q = 19.45 cubic feet per second. Detention will be 25,802.89 cubic feet (0.59 acre feet). The proposed detention will be obtained in the green area of the lots.

THE COUNTY DRAINAGE DITCH FLOWS NORTH THEN EAST. THE DRAINAGE DITCH CARRIES WATER EASTWARD WHERE IT EMPTIES INTO LAGUNA MADRE. THE 10 YEAR FLOOD IS CONTAINED WITHIN THE RIGHT-OF-WAY OF STREET AND WITHIN THE DRAINAGE SWALES OF THE SUBDIVISION AS SHOWN BELOW. A RESTRICTIVE COVENANT (SET OUT ON SHEET 1 UNDER PLAT NOTES AND RESTRICTIONS) PROHIBITS THE CONSTRUCTION OF RESIDENTIAL HOUSING IN ANY AREA OF THE SUBDIVISION THAT IS IN A FLOODPLAIN UNLESS THE HOUSING QUALIFIES FOR INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968. AS FURTHER NOTED ON SHEET 1, THE FINISHED FLOOR ELEVATION OF EACH HOUSE IS REQUIRED TO BE AT LEAST 18 INCHES ABOVE THE TOP OF THE AVERAGE HEIGHT OF THE CURB IN FRONT OF THE LOT. THESE MEASURES PROVIDE POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS, AVOID CONCENTRATING RUNOFF ONTO OTHER LOTS, AND COORDINATE INDIVIDUAL LOT DRAINAGE WITH THE GENERAL STORM DRAINAGE PATTERN FOR THE AREA. THE MAP BELOW ILLUSTRATES THE FLOW PATTERNS FOR THE RUNOFF.

CERTIFICATION:
 BY MY SIGNATURE BELOW, I CERTIFY THAT THE 100-YEAR FLOODPLAIN FOR ZONE "X" (AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOOD PLAN) AS DESCRIBED IN COMMUNITY PANEL NUMBER 480334 0300 C, DATED ON JUNE 6, 2000 IS CONTAINED WITHIN THE DRAINAGE OF THE SUBDIVISION, AS SHOWN BELOW.



Marco A. Gonzalez
 MARCO A. GONZALEZ
 P.E. No. 120016
 DATE 2-5-16



REPORTE FINAL DE INGENIERIA PARA LA SUBDIVISION DE ANALI SUBDIVISION

PROVISION DE AGUA: Descripción, Gastos, y Fecha de Inicio
 ANALI SUBDIVISION SERA PROVISTA DE AGUA POTABLE POR LA COMPANIA DE AGUA DE SHARYLAND WATER SUPPLY CORPORATION (S.W.S.C.). EL DUEÑO DE LA SUBDIVISION Y LA COMPANIA DE AGUA S.W.S.C. SE HAN COMPROMETIDO A PROVEER DE AGUA SUFICIENTE A LA SUBDIVISION POR UN PERIODO DE 30 AÑOS. LA COMPANIA DE AGUA S.W.S.C. HA PRESENTADO LA DOCUMENTACION DEMOSTRANDO LA DISPONIBILIDAD DE CANTIDAD Y CALIDAD DE AGUA A LARGO PLAZO QUE SERVIRA PARA EL FUTURO DESARROLLO DE LA SUBDIVISION. S.W.S.C. TIENE UNA LINEA DE AGUA EXISTENTE DE 12 PULGADAS DE DIAMETRO QUE CORRE POR EL LADO ESTE DE LA CALLE FM 681 MOOREFIELD ROAD.

LA LINEA DE AGUA DE 8" DIAMETRO 1,320.00 PIES VA ESTAR LOCALIZADO EN EL LADO SUR DE LA CALLE MILE 9 NORTH ROAD. LA LINEA TERMINA CON UNA VALVULA DE 2".

DE LA LINEA DE 8" DE DIAMETRO SE PRODUCEN CINCO (5) DOBLE-CONDUCTOS Y UNO (1) SINGULAR CONDUCTO DE AGUA DE 1 PULGADA DE DIAMETRO PARA CADA LOS LOTES Y DOS (2) CONDUCTO INDIVIDUALE DE AGUA DE 3/4 DE PULGADA DE DIAMETRO PARA CADA LOTE.

LA LINEA DE AGUA DE 8" DE DIAMETRO, LOS SINGULAR Y DOBLE-CONDUCTOS DE AGUA DE 1 PULGADA DE DIAMETRO, CONDUCTO INDIVIDUALE DE AGUA DE 3/4 DE PULGADA DE DIAMETRO, EL CONDUCTO DE 3/4 DE PULGADA DE DIAMETRO, Y LOS MEDIDORES MECANICOS DE AGUA SERAN SIDIIONSTALADOS A UN COSTO TOTAL DE US\$ 24,137.43 O US\$ 2011.45 POR LOTE. ADICIONALMENTE, EL DUEÑO DE LA SUBDIVISION PAGARA A S.W.S.C. LA CANTIDAD DE US\$ 8,068.00 O US\$ 672.33 POR SOLAR DE ACUERDO AL CONTRATO Y DOCUMENTO DE 30 AÑOS DE SERVICIO DE AGUA POTABLE EL CUAL CUBRE LOS MEDIDORES DE AGUA, INSTALACION, CONEXION Y MEMBRASIAS. EL DUEÑO DE LA SUBDIVISION TAMBIEN PAGO PARA 1 BOCA DE RIEGO (FIRE HYDRANT) A UN COSTO DE \$ 4,000.00 OBTENIDO POR EL CONDADO DE HIDALGO EN LA CANTIDAD POR CADA UNO CUAL GASTA UNA CANTIDAD TOTAL \$ 4,000.00. CUANDO EL DUEÑO DE CADA LOTE SOLICITE UN MEDIDOR DE AGUA, LA COMPANIA S.W.S.C. LO INSTALARA SIN ALGUN GASTO AL DUEÑO. EL SISTEMA DE AGUA SERAN APROBADO Y ACEPTADO POR S.W.S.C. ANTES DE LA EMISION DE PERMISOS DE OBRAS.

DRENAJE: Descripción y Gastos.

EL DRENAJE DE ANALI SUBDIVISION, TENDRA FOSAS SEPTICAS INDIVIDUALES (OSSF) CONSISTIENDO EN UN DISEÑO NORMAL, CON DOBLE COMPARTIMENTO DE FOSA SEPTICA (OSSF) Y UN CAMPO DE DRENAJE EN CADA SOLAR. EL EVALUADOR (LIC# OS 12258) DE ENSUCHE HA INSPECCIONADO, EVALUADO Y REPORTADO QUE LA UBICACION DE LA SUBDIVISION ES CONVENIENTE PARA FOSAS SEPTICAS (OSSF). EL REPORTE FUE EXAMINADO Y APROBADO POR EL DEPARTAMENTO DE SALUD DEL CONDADO DE HIDALGO.

CADA SOLAR EN LA SUBDIVISION MIDE MEDIO ACRE DE TAMARO. EL LIBRO DE SERVICIOS Y CONSERVACION DEL SUELO DEL DEPARTAMENTO DE AGRICULTURA DE LOS ESTADOS UNIDOS (USDA) INDICA UNA MEZCLA DE BARRO ARENOSO. EL EVALUADOR (LIC# OS 12258) HIZO CUATRO (4) PRUEBAS CON AGUJEROS EN EL CENTRO DE LOS LOTES 1, 4, 8 Y 12 (PRUEBAS ADICIONALES NO FUERON NECESARIAS PORQUE EL SUELO ES MUY UNIFORME DENTRO DEL AREA DELIMITADA). EL SUELO ES UNIFORME MARGA DE BARRO ARENOSO (CON TEXTURA CLASE II) EXTENDIDO A MAS DE 24 PULGADAS BAJO EL FONDO DE CUALQUIER EXCAVACION POR EL EVALUADOR (LIC# OS 12258). NO HAY PRESENCIA DE AGUA SUBTERRANEA BAJO LA CAPA DE 24 PULGADAS DE FONDO DE LAS EXCAVACIONES.

EL COSTO ESTIMADO PARA LA INSTALACION DE UN SISTEMA INDIVIDUAL DE FOSAS SEPTICAS POR SOLAR SON US\$ 1,500.00, INCLUYENDO EL COSTO DEL PERMISO REQUERIDO Y LICENCIA. EN ESTOS MOMENTOS NINGUNA FOSA SEPTICA HA SIDO INSTALADA EN EL PROCESO DE LA APROBACION FINAL, CON EL ARCHIVAMIENTO DEL PLAN FINAL, EL DUEÑO DE LA SUBDIVISION PROPORCIONARA UNA GARANTIA FINANCIERAS ADECUADAS CON DESEMPEÑO EN FORMA DE UN CHEQUE PERSONAL REPRESENTANDO UN "DEPOSITO EN EFECTIVO" OBTENIDO POR EL CONDADO DE HIDALGO EN LA CANTIDAD DE US\$ 18,000.00, QUE ES EL COSTO TOTAL ESTIMADO PARA INSTALAR UN SISTEMA DE FOSAS SEPTICAS EN CADA TERRENO. EL DUEÑO DE LA SUBDIVISION INCLUIRA EL COSTO DE UN SISTEMA DE FOSA SEPTICAS EN EL PRECIO DE VENTA DEL TERRENO.

EN CUALQUIER MOMENTO DESPUES DE QUE EL TERRENO SEA VENDIDO, EL COMPRADOR PUEDE INICIA LA INSTALACION DE UN SISTEMA SEPTICO ESCRIBIENDO O LLAMANDO AL DUEÑO DE LA SUBDIVISION Y ENTONCES ARCHIVANDO EN EL DEPARTAMENTO DE SALUD DEL CONDADO DE HIDALGO UNA APLICACION PARA UN PERMISO DE CONSTRUIR PARA UN SISTEMA SEPTICA. LAS FOSAS SEPTICAS DEBEN DE ESTAR INSTALADAS ANTES QUE EL CONDADO DE HIDALGO PUEDA APROBAR LA AUTORIZACION DE LUZ Y AGUA.

CERTIFICACION:

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). CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

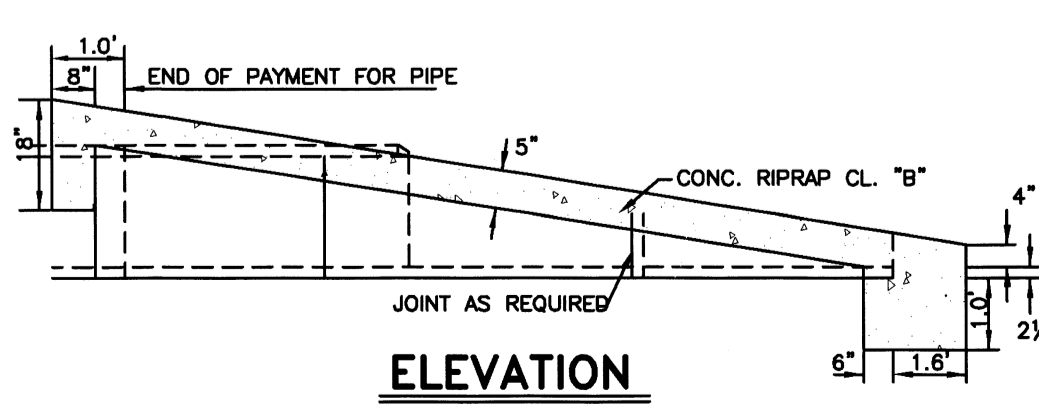
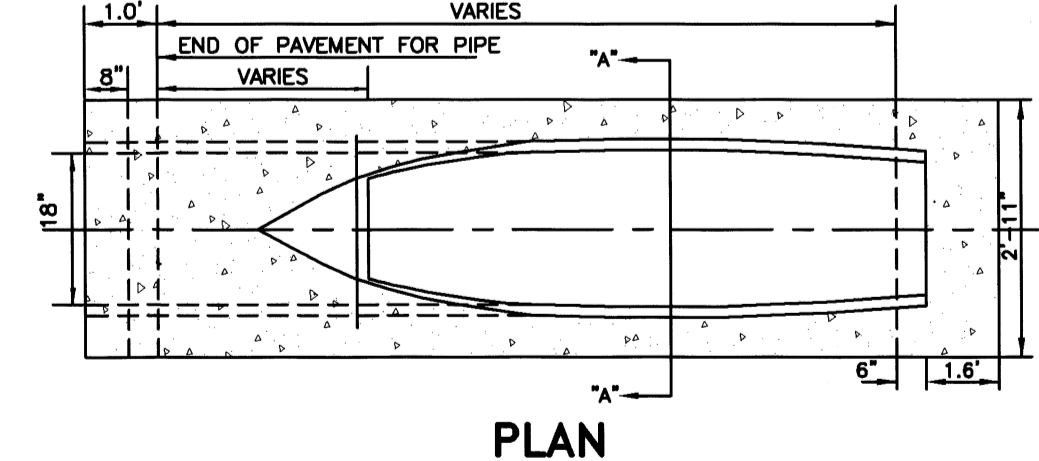
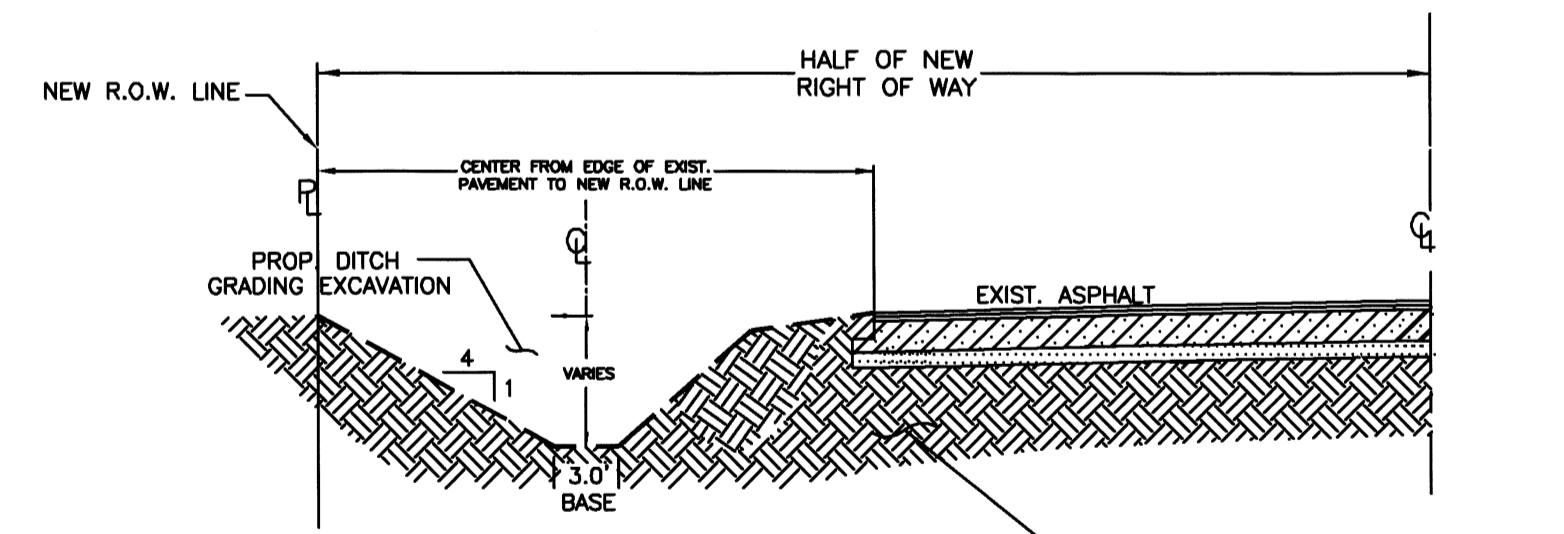
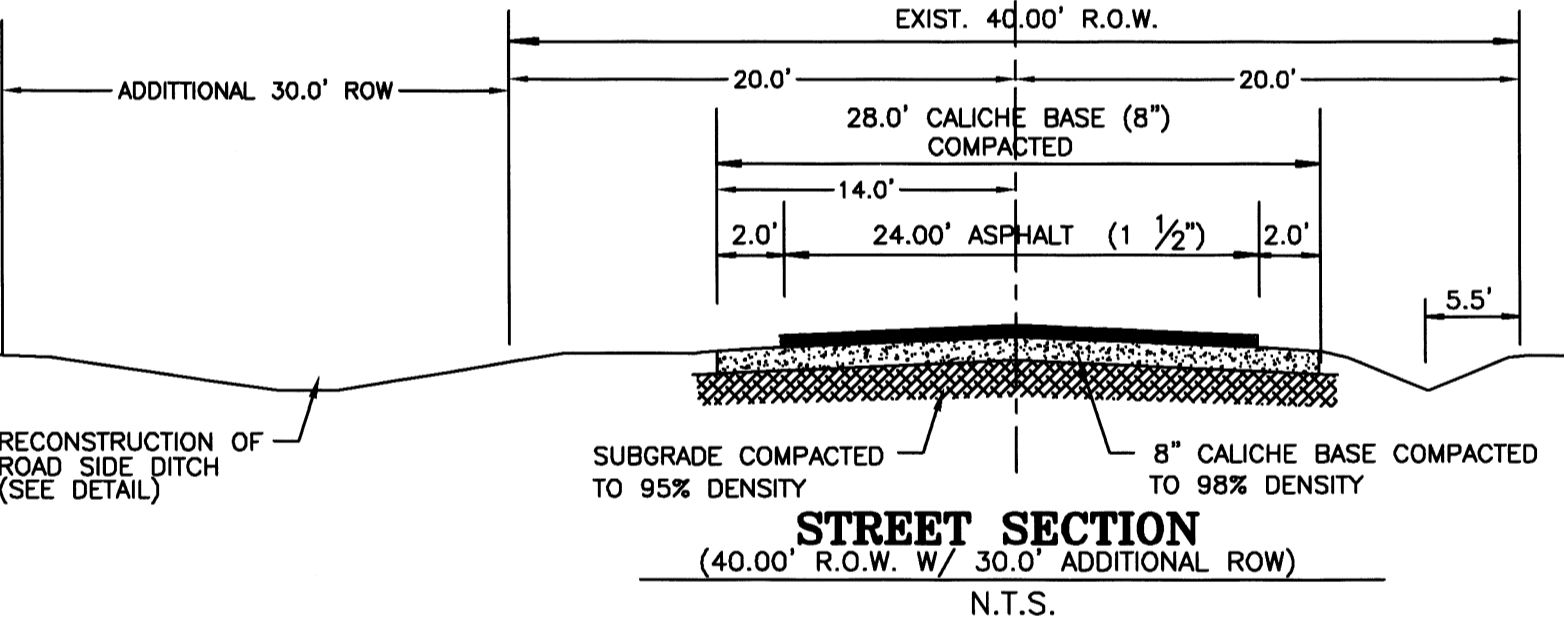
AGUA: EL SISTEMA DE AGUA FUE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA. EL COSTO TOTAL ES DE US\$ 32,205.43 O US\$ 2,683.79 POR LOTE.

DRENAJE: SE ESTIMA QUE LAS FOSAS SEPTICAS COSTARAN US\$ 1,500.00 POR LOTE (1000 INCLUSO) A UN COSTO TOTAL DE US\$ 18,000.00 PARA TODA LA SUBDIVISION.

Marco A. Gonzalez
 MARCO A. GONZALEZ
 P.E. No. 120016
 DATE 2-5-16

STATE OF TEXAS
 COUNTY OF HIDALGO
 BEFORE ME, the undersigned notary public, on this day personally appeared
OSBEL FLORES
 proved to me through his Texas Department of Public Safety Driver License to be the person whose name is subscribed to the foregoing instrument, who, being by me first duly sworn, declared that the statements therein are true and correct and acknowledged that she executed the same for the purposes and consideration thereby expressed.
 Given under my hand and seal of office this 5th day of FEBRUARY, 2016.

Lilia A. Quintanilla
 LILIA A. QUINTANILLA
 Notary Public, State of Texas
 My Commission Expires July 23, 2016



SAFETY END TREATMENT

FINAL ENGINEERING REPORT FOR ANALI SUBDIVISION

BY MARCO A. GONZALEZ, P.E.

WATER SUPPLY: Description, Costs, and Operability date

ANALI SUBDIVISION WILL BE PROVIDED WITH POTABLE WATER BY SHARYLAND WATER SUPPLY CORPORATION ("S.W.S.C."). THE SUBDIVIDER AND S.W.S.C. HAVE ENTERED INTO A CONTRACT IN WHICH S.W.S.C. PROMISED TO PROVIDE SUFFICIENT WATER TO THE SUBDIVISION FOR AT LEAST 30 YEARS AND S.W.S.C. HAVE PROVIDED DOCUMENTATION TO SUFFICIENTLY ESTABLISH THE LONG TERM QUANTITY AND QUALITY OF THE AVAILABLE WATER SUPPLIES TO SERVE THE FULL DEVELOPMENT OF THE SUBDIVISION. S.W.S.C. HAS AN EXISTING 12" DIAMETER WATERLINE RUNNING ALONG THE EAST SIDE OF (FM 681) MOOREFIELD ROAD.

FROM THE EXISTING 12" WATERLINE, AN 8" DIAMETER WATERLINE HAS BEEN INSTALLED ON THE SOUTH SIDE OF MILE 9 NORTH. IT ENDS WITH A 2" FLUSH VALVE ON THE EAST SIDE OF THE SUBDIVISION.

WATER DISTRIBUTION FOR ANALI SUBDIVISION CONSISTS OF ONE (1) SINGLE SERVICE, FIVE (5) 1" DIAMETER DUAL SERVICE LINES RUN TO PAIRS OF LOTS BEFORE SPLITTING INTO 3/4" DIAMETER SERVICE LINES AND TWO (2) 3/4" DIAMETER SINGLE SERVICE LINES. SAID SERVICES TERMINATE AT THE WATER METER BOXES FOR EACH LOT.

THE 8" DIAMETER WATERLINE, THE 1" SINGLE & DUAL SERVICE LINES, THE 3/4" SINGLE SERVICE LINE AND THE WATER METER BOXES HAS BEEN INSTALLED, AT A TOTAL COST OF \$ 24,137.43 OR \$ 2011.45 PER LOT. IN ADDITION, THE SUBDIVIDER HAS PAID S.W.S.C. THE SUM OF \$ 8,068.00 OR \$ 672.33 PER LOT AS STATED IN THE 30 YEAR WATER SERVICE AGREEMENT WHICH SUM REPRESENTS THE TOTAL COST OF WATER METER, RIGHTS ACQUISITION FEES AND ALL MEMBERSHIPS OR OTHER FEES ASSOCIATED WITH CONNECTING THE INDIVIDUAL LOTS IN THE SUBDIVISION TO S.W.S.C. THE SUBDIVIDER HAS ESCROWED ONE (1) FIRE HYDRANTS WITH THE COUNTY OF HIDALGO AT A TOTAL COST OF \$ 4,000.00 UPON REQUEST BY THE LOT OWNER, S.W.S.C. WILL PROMPTLY INSTALL AT NO CHARGE THE WATER METER FOR THAT LOT. THE ENTIRE WATER FACILITIES WILL BE APPROVED AND ACCEPTED BY S.W.S.C. PRIOR TO THE ISSUANCE OF BUILDING PERMITS.

SEWAGE FACILITIES: Description and Costs.

SEWAGE FROM ANALI SUBDIVISION, IS TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND A DRAINFIELD ON EACH LOT. THE SITE EVALUATOR (LICENSE NUMBER OS 12258) 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. HIGHLIGHTS OF THE REPORT ARE AS FOLLOWS: AND THE DRAINAGE EASEMENTS.

EACH LOT IN THE SUBDIVISION IS AT LEAST 1/2 ACRE IN SIZE THE UNITED STATES OF AGRICULTURE SOIL CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A FINE SANDY LOAM. THE SITE EVALUATOR (LICENSE NUMBER OS 12258) HAD FOUR (4) TEST BORINGS MADE AT OPPOSITE AREAS OF THE SUBDIVISION AT THE CENTERS OF LOTS 1, 4, 8 AND 12. (ADDITIONAL BORINGS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMITED AREA.) THE SOIL REPORT AS PREPARED BY THE SITE EVALUATOR (LICENSE NUMBER OS 12258) INDICATES A UNIFORM SANDY CLAY LOAM (WITH TEXTURE CLASS II) EXTENDING MORE THAN 24" BELOW THE BOTTOM OF ANY EXIST. EXCAVATIONS. THE SUBDIVISION DRAINS WELL, THE 10-YEAR FLOODPLAIN BEING CONTAINED WITHIN THE STREET AND THE DRAINAGE EASEMENTS.

THE ESTIMATED COST TO INSTALL A SEPTIC SYSTEM ON AN INDIVIDUAL LOT IS \$1,500.00, INCLUDING THE COSTS FOR THE REQUIRED PERMIT AND LICENSE. NO OSSF'S HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL. WITH THE FILING OF THIS FINAL PLAT, THE SUBDIVIDER IS PROVIDING ADEQUATE FINANCIAL GUARANTEES OF PERFORMANCE IN THE FORM OF A PERSONAL CHECK REPRESENTING A "CASH DEPOSIT" TO BE HELD BY THE COUNTY OF HIDALGO IN ESCROW IN THE AMOUNT OF \$ 18,000.00, WHICH IS THE ESTIMATED TOTAL COST TO INSTALL A SEPTIC TANK SYSTEM ON EACH LOT. THE SUBDIVIDER WILL INCLUDE THE COST OF A SEPTIC TANK SYSTEM IN THE SALE PRICE OF THE LOT.

AT ANY TIME AFTER THE LOT IS SOLD, THE PURCHASER MAY INITIATE INSTALLATION OF AN OSSF SYSTEM BY WRITING OR CALLING THE SUBDIVIDER. SUBDIVIDER SHALL BE RESPONSIBLE TO FILE WITH THE HIDALGO COUNTY HEALTH DEPARTMENT AN APPLICATION

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. I CERTIFY THAT THE ESTIMATED COSTS TO INSTALL UNCONSTRUCTED WATER AND ON-SITE SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

WATER FACILITIES- THIS FACILITY ARE FULLY CONSTRUCTED, WITH INSTALLATION OF WATER METERS, AT A TOTAL COST OF \$ 32,205.43 OR \$ 2,683.79 PER LOT.

SEWAGE FACILITIES- THESE FACILITIES FULLY CONSTRUCTED WILL COST A GRAND TOTAL OF \$ 18,000.00 WHICH EQUALS TO \$ 1,500.00 PER LOT.

Marco A. Gonzalez
 MARCO A. GONZALEZ
 P.E. No. 120016
 DATE 2-5-16

1.- BY COMPLETING THE IMPROVEMENTS DESCRIBED ON THE PLAT, SUBDIVIDER WILL COMPLY WITH MINIMUM STATE STANDARDS AND THAT (a) WATER QUALITY AND 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 BY STATE AND COUNTY REGULATIONS.

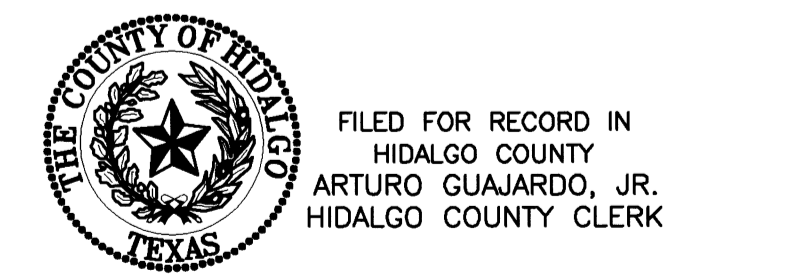
SUBDIVIDER STATEMENT:

1.- I (WE), **OSBEL FLORES** SUBDIVIDERS OF ANALI SUBDIVISION HEREBY CERTIFY SEWER PERMITS ARE REQUIRED PRIOR TO BUILDING ON ANY LOT AND THAT AN ADEQUATE DRINKING WATER SOURCE IS IMMEDIATELY AVAILABLE TO EACH LOT OF THE TYPE, QUALITY & QUANTITY TO ENABLE EACH PERSON PURCHASING A LOT HAVE ADEQUATE WATER TO COMPLY WITH THE REGULATIONS AND THE LAWS TO THE STATE AS REQUIRED BY STATE AND COUNTY REGULATIONS.

No.	Sheet	REVISION	Date	Approved

Osbel Flores
 OSBEL FLORES
 1402 SAMANTA STREET
 MISSION, TX 78574
 (956)867-0148
 DATE 2/5/2016

SHEET NO. 2	FILENAME: F:\DATA\SUBDIVISIONS\HIDALGO CO\ANALI SUBD\B-PLAT
OF 2 SHEETS	DATE PREPARED: 11-10-2015
	PREPARED BY: AG
	CHECKED BY: AG
	APPROVED BY: AG



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

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