



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: 7-26-2016

PROPOSED LA JOYA ISD ELEMENTARY SCHOOL NO. 24 SUBDIVISION, PRECINCT No. 3.

ENGINEER FIRM: HINOJOSA ENGINEERING, INC DEVELOPER: ALDA BENAVIDES, SUPERINTENDENT

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

LOCATION DESCRIPTION: WEST SIDE OF DOFFING ROAD (F.M 492) APPROXIMATELY ¼ MILE SOUTH OF MILE 8 NORTH ROAD

SUBDIVISION LIES WITHIN THE: ETJ of MISSION and was approved by the P & Z and City Commission of said City

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 8-18-08 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: DRAINAGE WILL BE PROVIDED BY STORM DRAINAGE PIPE SYSTEM AND ONSITE DETENTION POND, MAINTAINED BY LA JOYA ISD.

ROAD R.O.W. DEDICATION: 35.00 FEET ONTO DOFFING ROAD

H.C.R.O.W. FINAL APPROVAL DATE: 6-23-16 By, VICTOR GALLARDO, Pct 3 R.O.W. AGENT

SEWER SYSTEM: Package waste water treatment plant design for disposal institutional sewage in accordance with TCEQ

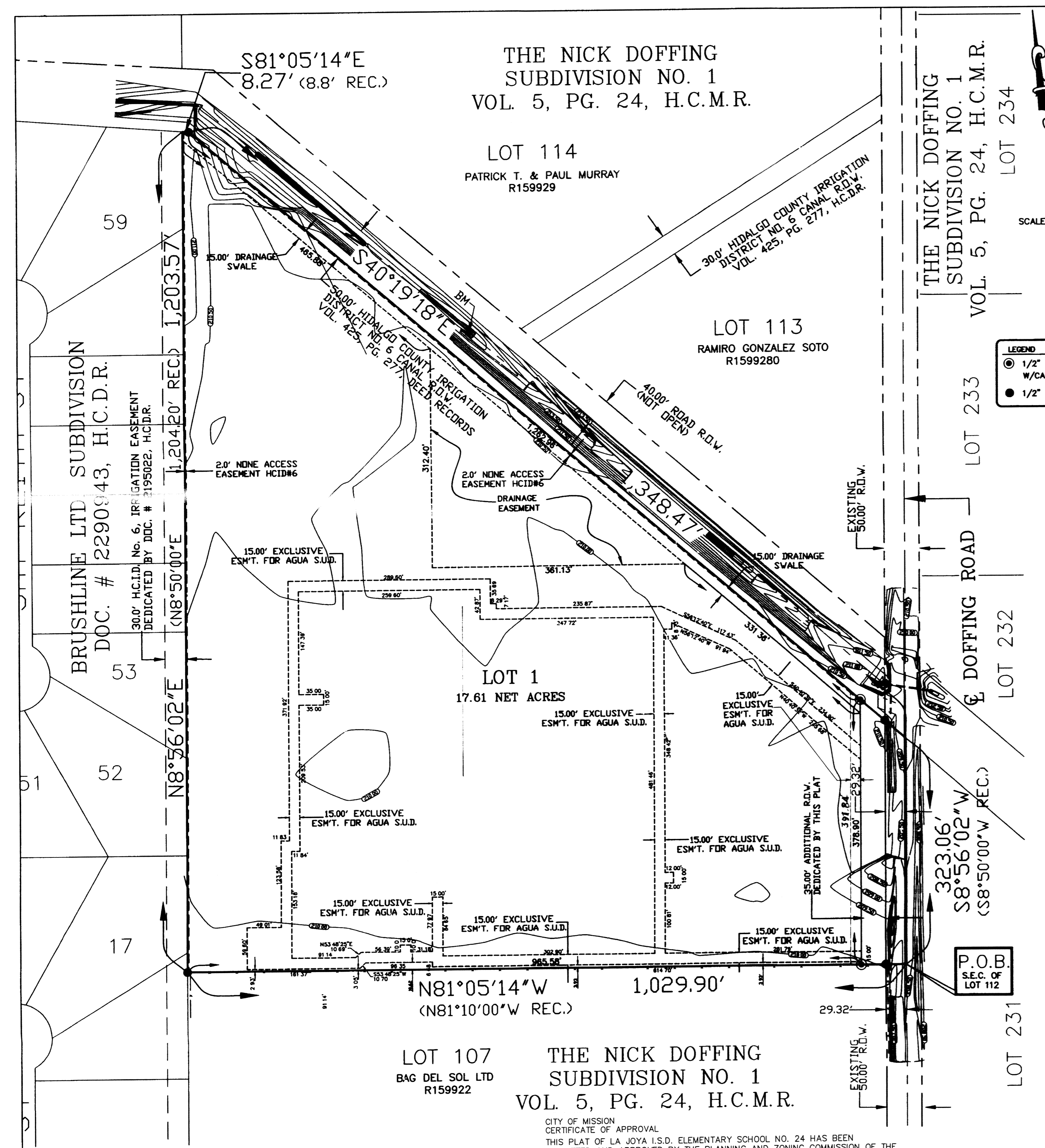
WATER SERVICE PROVIDER: AGUA SUD LINE SIZE: 12" LOCATION: DOFFING ROAD.

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

Final Approval subject to recommendations other departments

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.*



THE NICK DOFFING
SUBDIVISION NO. 1
VOL. 5, PG. 24, H.C.M.R.

LOT 114
PATRICK T. & PAUL MURRAY
R159929

LOT 113
RAMIRO GONZALEZ SOTO
R1599280

LOT 1
17.61 NET ACRES

LOT 107
BAG DEL SOL LTD
R159922

THE NICK DOFFING
SUBDIVISION NO. 1
VOL. 5, PG. 24, H.C.M.R.

CITY OF MISSION
CERTIFICATE OF APPROVAL
THIS PLAT OF LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24 HAS BEEN
SUBMITTED AND APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE
CITY OF MISSION, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION.

UNDER LOCAL GOVERNMENT CODE 212.0115(B) WE THE UNDERSIGNED CERTIFY THAT
THIS PLAT OF LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24 WAS REVIEWED AND APPROVED
BY THE CITY COUNCIL OF THE CITY OF MISSION.

MAYOR OF CITY OF MISSION
CITY SECRETARY

| NAME | ADDRESS | CITY & ZIP | PHONE | FAX |
|--------------------------------------|------------------------|-------------------|----------------|----------------|
| OWNER: SUPERINTENDENT ALDA BENAVIDES | 201 EAST EXPRESSWAY 83 | LA JOYA, TX 78560 | (956) 580-5441 | (956) 580-8890 |
| ENGINEER: RICARDO HINOJOSA | 108 W. 18TH STREET | MISSION, TX 78572 | (956) 581-0143 | (956) 581-2074 |
| SURVEYOR: JORGE RODRIGUEZ | 108 W. 18TH STREET | MISSION, TX 78572 | (956) 581-0143 | (956) 581-2074 |

SUBDIVISION
PLAT
OF
LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24
BEING AN 18.13 ACRE TRACT OF LAND, BEING ALL OF LOT 112,
THE NICK DOFFING SUBDIVISION NO. 1
AS PER MAP RECORDED IN VOLUME 5, PAGE 24 MAP RECORDS OF
HIDALGO COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF HIDALGO
OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION
I, ALDA BENAVIDES, SUPERINTENDENT, THE UNDERSIGNED, LA JOYA INDEPENDENT
SCHOOL DISTRICT, AS SUPERINTENDENT OF A TRACT OF LAND CONTAINING 18.13
ACRES ENCOMPASSED WITHIN THE PROPOSED LA JOYA I.S.D. ELEMENTARY SCHOOL
NO. 24 HEREBY DEDICATE THE LAND AS DEPICTED IN THIS SUBDIVISION
PLAT AND DEDICATE TO PUBLIC USE THE STREET, 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 LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS;
- (B) SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF THE STATE STANDARDS;
- (C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS; AND
- (D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS

I ATTEST THAT THE MATTERS ASSIGNED TO THIS SURVEY ARE TRUE AND COMPLETE.
OWNER: LA JOYA INDEPENDENT SCHOOL DISTRICT
ALDA BENAVIDES, SUPERINTENDENT
201 EAST EXPRESSWAY 83
LA JOYA, TEXAS 78560-0510

STATE OF TEXAS
COUNTY OF HIDALGO
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED
THE ABOVE NAMED TRUSTEES, KNOWN TO ME BY THE PERSON(S) WHOSE NAME(S)
IS (ARE) SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO
ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS
THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 14th DAY OF
October 20 15
NOTARY PUBLIC IN AND FOR THE
STATE OF TEXAS
MY COMMISSION EXPIRES 6/6/2019

STATE OF TEXAS
COUNTY OF HIDALGO
I, RICARDO HINOJOSA, A REGISTERED PROFESSIONAL ENGINEER IN THE
STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT HAS BEEN
GIVEN PROPER AND ADEQUATE ENGINEERING CONSIDERATION.

STATE OF TEXAS
COUNTY OF HIDALGO
I, THE UNDERSIGNED A REGISTERED PROFESSIONAL LAND SURVEYOR IN
THE STATE OF TEXAS, HEREBY CERTIFY THAT THE ABOVE PLAT AND
DESCRIPTION OF LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24 WERE PREPARED
FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION
ON THE GROUND.

JULIO C. CERDA HEREBY CERTIFY THAT THE AGUA SPECIAL UTILITY DISTRICT HAS APPROVED
THE POTABLE WATER SUPPLY PLAN FOR LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24.
HIDALGO COUNTY, TEXAS. THE AGUA SPECIAL UTILITY DISTRICT IS THE HOLDER OF A CERTIFICATE
OF PUBLIC CONVENIENCE AND NECESSITY ISSUED BY THE STATE OF TEXAS TO FURNISH POTABLE
WATER TO AN AREA IN HIDALGO COUNTY, TEXAS, THAT INCLUDES THIS SUBDIVISION, AND IS
THEREFORE OBLIGATED TO SERVE THIS SUBDIVISION WITH POTABLE WATER TO THE EXTENT REQUIRED
BY THE LAWS OF THE STATE OF TEXAS. THE AGUA SPECIAL UTILITY DISTRICT AGREES THAT IT WILL
PROVIDE WATER TO THIS SUBDIVISION AT THE TIME WHEN ALL OF THE INFRASTRUCTURE REQUIREMENTS
FOR THIS SUBDIVISION ARE MET. WATER METERS ARE IMMEDIATELY AVAILABLE FOR THIS PURPOSE UPON
COMPLETION OF THE WATER FACILITIES SHOWN ON THE PLAT OF THE SUBDIVISION.

AGUA SPECIAL UTILITY DISTRICT

JULIO C. CERDA P.E., GENERAL MANAGER
AGUA SPECIAL UTILITY DISTRICT

LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRA TERRITORIAL JURISDICTION
OF A MUNICIPALITY:
LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24
PRECINCT 3, THE WEST PART OF HIDALGO COUNTY, TEXAS, ALONG THE WEST SIDE OF
DOFFING ROAD BETWEEN MILE 7 AND MILE 8 ROADS, APPROXIMATELY 1,478.29 FEET SOUTH
OF MILE 8. THE ONLY NEARBY MUNICIPALITY IS THE CITY OF MISSION, ACCORDING TO OFFICIAL
MAPS IN THE OFFICE OF SECRETARY OF THE CITY OF MISSION (POPULATION 63,272, 2006 CENSUS).
LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24 DOES LIE ON CITY OF MISSION'S FIVE (5) MILE EXTRA-
TERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE 212.001.

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 THE 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 THE
DEVELOPER AND HIS ENGINEER TO MAKE THEIR DETERMINATIONS

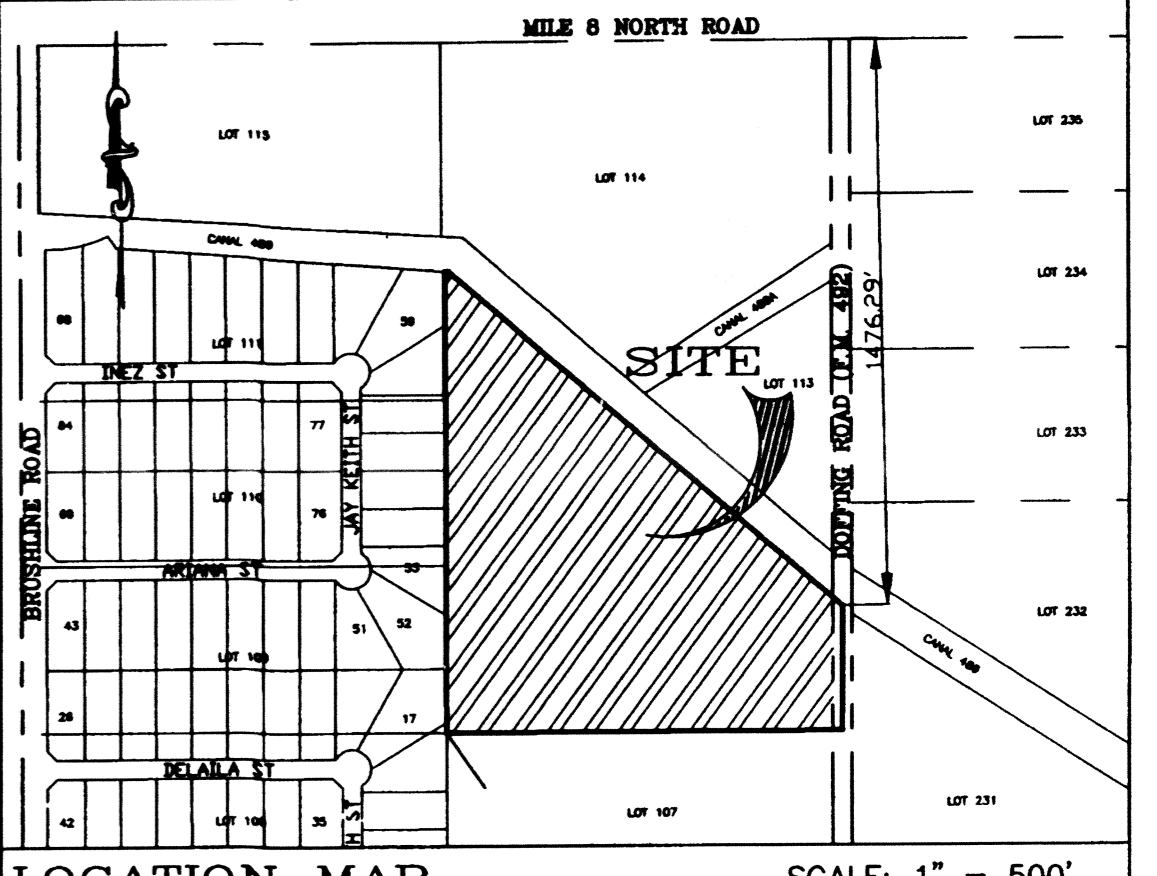
HIDALGO COUNTY DRAINAGE DISTRICT NO. 1
RAUL E. SESIN, P.E., C.F.M.
GENERAL MANAGER

LEGEND
● 1/2" IRON ROD SET
W/CAP "R.P.L.S. NO 5303"
● 1/2" IRON ROD FOUND

P.O.B.
S.E.C. OF
LOT 112

GENERAL PLAT NOTES AND RESTRICTIONS:

1. FLOOD ZONE STATEMENT:
FLOOD ZONE DESIGNATION ZONE "X"
AREAS DETERMINED TO BE OUTSIDE OF 500-YEAR FLOOD PLAIN.
COMMUNITY PANEL NO. 480334 0200 D. EFFECTIVE DATE: JUNE 06, 2000
EFFECTIVE DATE: JUNE 06, 2000
THE AREAS BETWEEN ARE WITHIN THE 100-YEAR FLOOD PLAIN.
COMMUNITY PANEL NO. 480334 0200 D. EFFECTIVE DATE: JUNE 06, 2000
OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO
COUNTY, TEXAS, AND THE LOCAL FLOOD PLAN ADMINISTRATOR IDENTIFIES
NO OTHER AREAS WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE
100-YEAR FLOOD PLAIN.
2. MINIMUM SETBACKS LINES:
FRONT.....1/2 OF THE RIGHT OF WAY NOT TO EXCEED 50 FEET
SIDE.....6 FEET OR EASEMENT WHICHEVER IS GREATER
REAR.....15 FEET OR EASEMENT WHICH EVER IS GREATER
3. GENERAL NOTE FOR SCHOOL LOTS.
LOT SHALL BE FOR SCHOOL USE ONLY. APPLICATIONS FOR CONSTRUCTION
APPROVED BY THE PLANNING DEPARTMENT, HEALTH DEPARTMENT, AND FIRE
MARSHALL ARE REQUIRED PRIOR TO OCCUPYING THE LOT.
4. MINIMUM FINISH FLOOR ELEVATION NOTE:
MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF STREET
OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER. ELEVATION
CERTIFICATE MAY BE REQUIRED FOR LOT LOCATED OUTSIDE A DESIGNATED
FLOOD ZONE AREA AT THE TIME FOR APPLICATION FOR CONSTRUCTION TO
VERIFY PRE AND POST CONSTRUCTION FINISH FLOOR ELEVATIONS. AN
ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL THE LOT WITHIN
A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT
APPLICATION.
5. BENCHMARK NOTE:
DESCRIPTION: SQUARE CUV. ELEV. 215.33 ON CONCRETE CANAL ON THE
NORTH SIDE OF PROPOSED SUBDIVISION. NAVD 88
6. DRAINAGE:
IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND
HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO
DETAIN A TOTAL OF 58,845 CUBIC- FEET OR 1.35 ACRE-FEET OF STORM
WATER RUNOFF. DRAINAGE DETENTION IN ACCORDANCE WITH THE LOCAL
REQUIREMENTS WILL BE ACCOMPLISHED. SEE SHEET NO. 2 FOR STORM
SEWER IMPROVEMENTS.
7. DRAINAGE SWALE EASEMENT NOTE:
NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY
DRAINAGE SWALES OR UTILITY EASEMENTS. EACH DRAINAGE SWALE AND
DETENTION EASEMENT SHALL BE MAINTAINED BY THE LA JOYA ELEMENTARY SCHOOL
NO. 24. DISTRICT AND KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS,
FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD
INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE DRAINAGE SWALE
EASEMENT.
8. 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 ON ALL LOTS.
A. OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF INSTITUTIONAL SEWAGE
ONLY. A SEPARATE DESIGN SHALL BE SUBMITTED FOR COMMERCIAL USE.
B. EACH LOT ON THIS PLAT COMPLETES WITH THE MINIMUM 21,780 SQUARE
FEET LOT AREA WITH POTABLE WATER SUPPLY.
C. OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO
COUNTY AUTHORITY AND 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 DRAIN FIELD SYSTEM.
E. REGISTRATION OF OSSF PERMIT APPLICATION IS REQUIRED INCLUDING LOT
PLANNING MATERIALS PRIOR TO OCCUPYING THE LOT.
9. THERE ARE NO WATER WELLS WITHIN 150.0 FEET FROM THE BOUNDARIES
ON THIS SUBDIVISION.
10. NO BUILDING CONSTRUCTION WILL BE PERMITTED OVER ANY EASEMENTS,
EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS,
TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE
HEIGHT, GROUND OVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS
THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE
EASEMENT.
11. ALL PUBLIC UTILITY EASEMENTS DEDICATED BY THIS PLAT SHALL BE A
MINIMUM WIDTH OF 15 FEET AS PER THE HIDALGO COUNTY SUBDIVISION
RULES. BY SIGNING THIS PLAT THE DEVELOPER AND ENGINEER CERTIFY THAT
ALL OTHER EASEMENTS SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH
UTILITY PROVIDER OCCUPYING AN EASEMENT.
12. AN OFF-SITE PARKING LOT SITE PLAN AND DRAINAGE PLAN APPROVED BY
THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR
SCHOOL, COMMERCIAL INDUSTRIAL & MULTI-FAMILY USE AT THE TIME OF
APPLICATION FOR CONSTRUCTION PRIOR TO ISSUANCE OF A BUILDING AND/OR
DEVELOPMENT PERMIT. NO WATER OR LIGHT CLEARANCES SHALL BE ISSUED
UNTIL THE SITE PLAN, DRAINAGE AND OSSF PLANS ARE APPROVED AND
PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH
COUNTY AND STATE STANDARDS.
13. FIRE HYDRANTS INSTALLED WITHIN THE CORPORATION'S DISTRIBUTION SYSTEM
ARE PROVIDED AT THE CONVENIENCE OF THE CORPORATION AND DO NOT
IMPLY ANY RESPONSIBILITY ON THE PART OF THE CORPORATION TO MEET
FIRE FLOW REQUIREMENTS.
14. LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24 IS BEING DESIGN FOR INSTITUTIONAL
SEWAGE IN ACCORDANCE TCEQ GUIDELINES. ENGINEER CERTIFIES BY SIGNING THIS
PLAT THAT DESIGN OF SAID SYSTEM MEETS ALL TCEQ REGULATIONS GOVERNING
THIS TYPE OF WORK.
15. HIDALGO COUNTY IRRIGATION DISTRICT NO. 6, REQUIRES AN EXPRESS NON-ACCESS
TWO FOOT EASEMENT IN FAVOR OF HIDALGO COUNTY IRRIGATION DISTRICT NO. 6
ALONG THE BOUNDARY LINE OF ANY PROPERTY ADJACENT TO OR ABUTTING H.C.I.D.
NO. 6 PROPERTIES ON ANY SUBDIVISION PLATS SUBMITTED TO H.C.I.D. NO. 6
FOR APPROVAL.
A 6' INDUSTRIAL FENCE REQUIRED.



LOCATION MAP SCALE: 1" = 500'

PREPARED BY: HINOJOSA ENGINEERING, INC.
108 W. 18TH STREET
MISSION, TEXAS 78572
DATE PREPARED: APRIL 15, 2010
DATE SURVEYED: JUNE 07, 2006 PROJECT NO. 07-163
SUBDIVISION PLAT OF
LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24
BEING A 18.13 ACRE TRACT OF LAND, MORE OR LESS, ALL OF
LOT 112, NICK DOFFING SUBDIVISION NO. 1, AS PER MAP RECORDED
IN VOLUME 5, PAGE 24, MAP RECORDS OF HIDALGO COUNTY, TEXAS.
PLAT SHEET 1 OF 4

METES & BOUNDS DESCRIPTION:
BEING AN 18.13 ACRE TRACT OF LAND, BEING ALL OF LOT 112, THE NICK
DOFFING SUBDIVISION NO. 1, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP
RECORDED IN VOLUME 5, PAGE 24, MAP RECORDS HIDALGO COUNTY. SAID 18.13
ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS
FOLLOWS:

- BEGINNING, AT THE SOUTHEAST CORNER OF LOT 112, THE NICK DOFFING
SUBDIVISION NO. 1, FOR THE POINT OF BEGINNING, AND THE SOUTHEAST CORNER
HEREOF;
- THENCE, N 81° 05' 00" W (N 81° 10' 00" W REC.), PASS AT 29.32 FEET (28.90'
REC.), A 1/2 INCH IRON ROD FOUND ON THE WEST RIGHT OF WAY LINE OF NORTH
DOFFING ROAD, AND CONTINUING A TOTAL DISTANCE OF 1,029.90 FEET TO A 1/2
INCH IRON ROD FOUND, FOR THE SOUTHWEST CORNER HEREOF;
- THENCE, N 8° 56' 02" E (N 8° 50' 00" E REC.), A DISTANCE OF 1203.57 FEET
(1,204.20' REC.), FOR THE NORTHWEST CORNER HEREOF;
- THENCE, S 81° 05' 14" E, ALONG THE SOUTH LINE OF A 50' 00" H.C.I.D. NO. 6
CANAL RIGHT-OF-WAY, A DISTANCE OF 8.27 FEET, (8.8' REC.) A 1/2 INCH IRON
ROD FOUND, FOR A CORNER HEREOF;
- THENCE, S 40° 19' 18" E, ALONG THE SOUTH LINE OF SAID 50' 00" H.C.I.D. NO. 6
CANAL RIGHT-OF-WAY PASS AT 1282.96 FEET, A 1/2 INCH IRON ROD FOUND, ON THE
WEST RIGHT OF WAY LINE OF SAID NORTH DOFFING ROAD, CONTINUING A TOTAL
DISTANCE OF 1,348.47 FEET FOR THE NORTHEAST CORNER HEREOF;
- THENCE, S 8° 56' 02" W (S 8° 50' 00" W REC.), ALONG THE EAST LINE OF LOT
112, A DISTANCE OF 323.06 FEET, FOR THE POINT OF BEGINNING, FOR THE
SOUTHEAST CORNER HEREOF;

BASIS OF BEARING AS PER TEXAS STATE PLANE COORDINATE SYSTEM (NAD 83)
SOUTH ZONE.
HIDALGO COUNTY PLAT APPROVAL
CERTIFICATE OF PLAT APPROVAL

THIS PLAT APPROVED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 6 ON THIS THE
21st DAY OF December, 2010

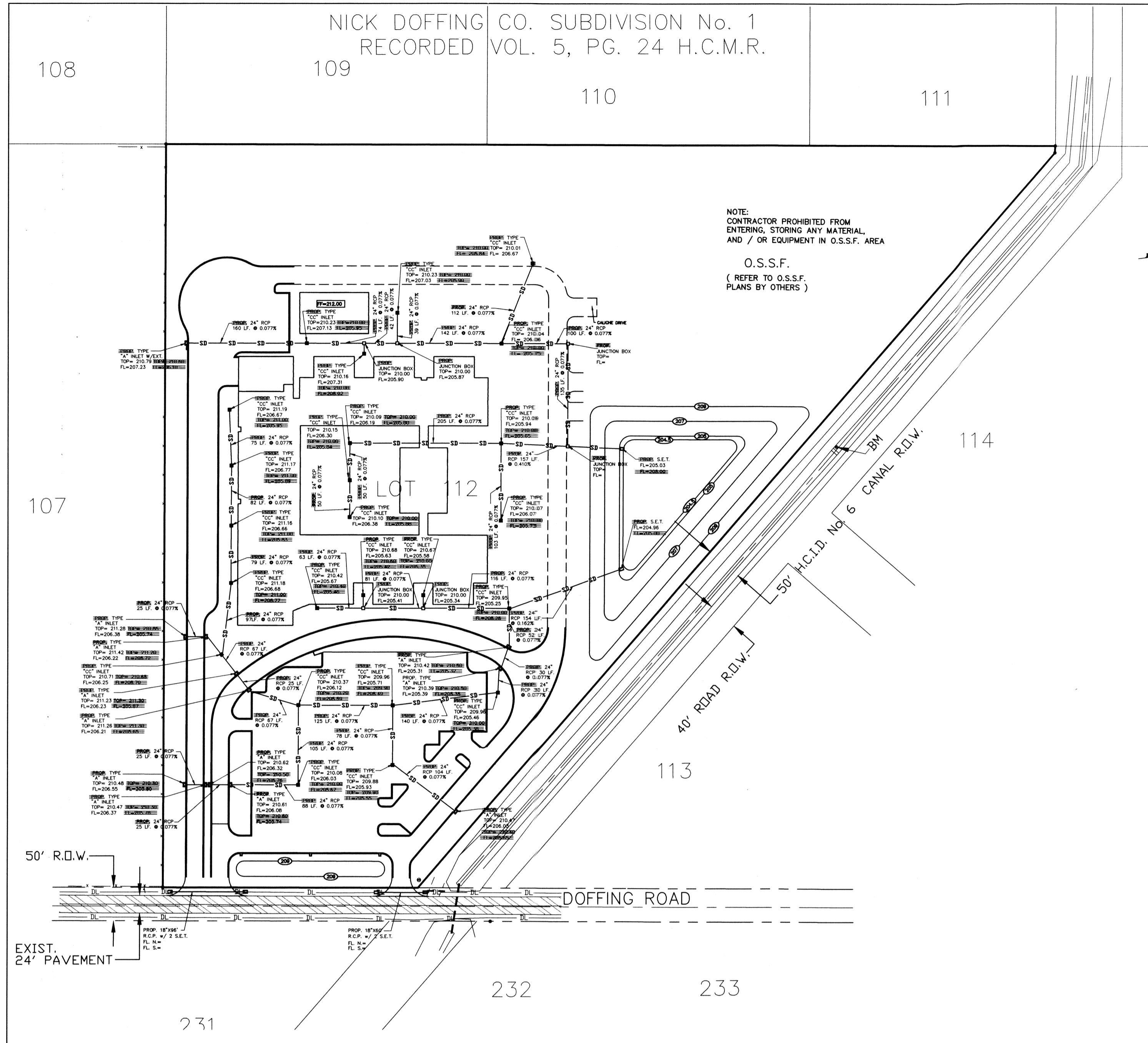
HIDALGO COUNTY IRRIGATION DISTRICT NO. 6 WILL NOT BE RESPONSIBLE FOR
DRAINAGE OR FLOW OF WATER TO ANY LOT IN THE SUBDIVISION IF DESIRED,
THIS WILL NOT BE AT DISTRICT EXPENSE.
SECRETARY PRESIDENT

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

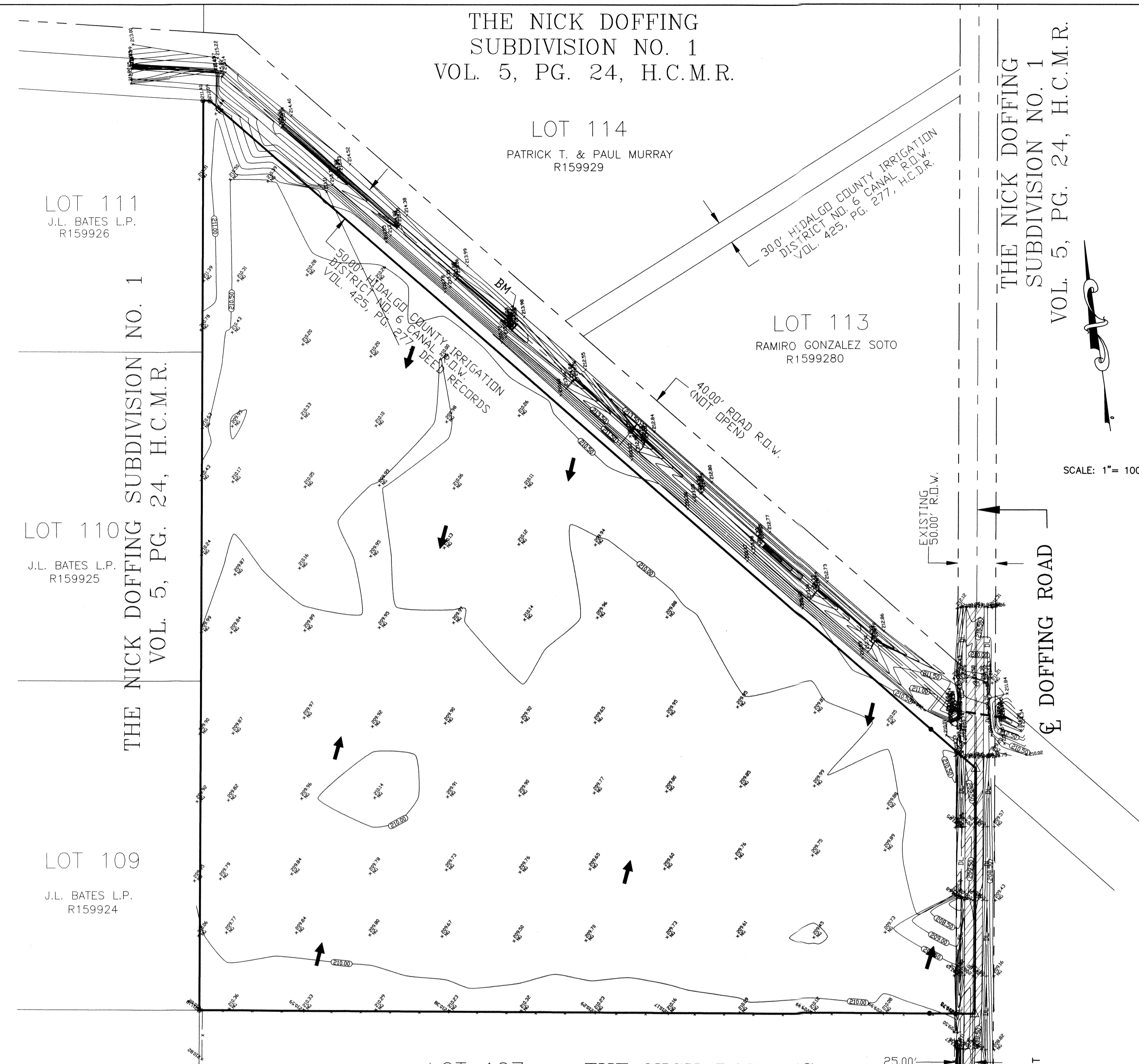
I, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF
LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24
WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT
ON _____
HIDALGO COUNTY ENVIRONMENTAL HEALTH DIVISION MANAGER DATE

| SHEET | INDEX TO SHEET OF LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24 |
|---------|---|
| SHEET 1 | HEADING INDEX; LOCATION MAP AND E.T. PRINCIPAL CONTACTS; PLAT WITH LOTS, STREETS, AND EASEMENTS; LEGAL DESCRIPTION (METES AND BOUNDS); SURVEYOR'S AND ENGINEER'S CERTIFICATION; PLAT NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION; |
| SHEET 2 | CITY CLERK'S RECEIVING CERTIFICATE; HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL; ORIGINAL LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ OF A MUNICIPALITY AND DESIGNATE THE PRECINCT THE PROJECT IS SITUATED; REVISION NOTES; TCEQ AND HERRON DPT MAP OF DRAINAGE AND TOPOGRAPHIC; LOCATION MAP (LEGEND); DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND HOW IT WILL SERVE THIS DEVELOPMENT; DRAINAGE AND ENGINEER'S ACKNOWLEDGEMENT |
| SHEET 3 | WATER DISTRIBUTION AND SANITARY SEWER (OSSF) MAP; LOCATION MAP; CONSTRUCTION DETAILS |
| SHEET 4 | CONSTRUCTION DETAILS; LOCATION MAP |

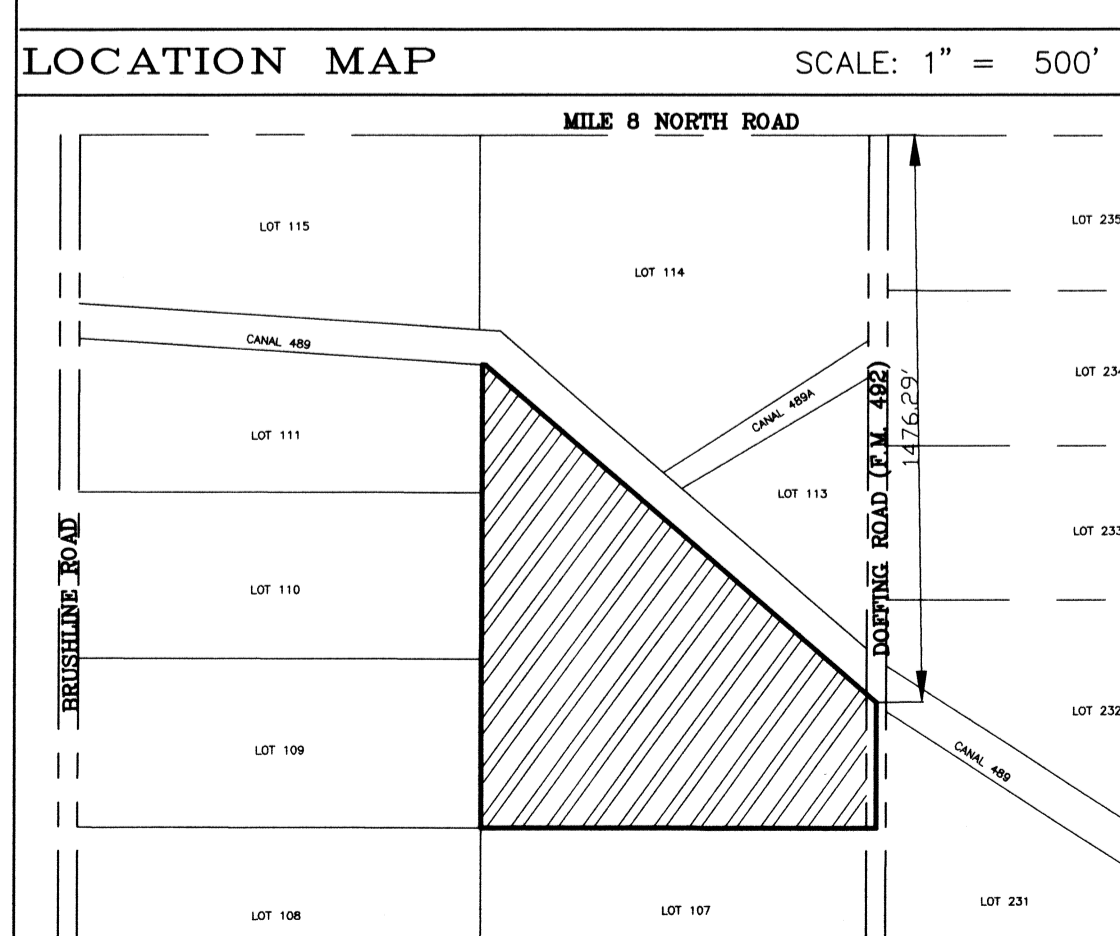
HINOJOSA ENGINEERING, INC.
STRUCTURAL ENGINEERING
CIVIL ENGINEERING & LAND SURVEYING
108 W. 18TH ST. MISSION, TEXAS
(956) 581-0143 FAX: (956) 581-2074
E-MAIL: hinojosaengrinc@aol.com
REGISTRATION NUMBER EXPIRATION DATE
F-908 9/30/2015
SURVEY REGISTRATION EXPIRATION DATE
NUMBER 10193753 12/31/2015



MAP OF DRAINAGE



MAP OF TOPOGRAPHY



- LEGEND**
- 1/2" IRON ROD FOUND
 - 1/2" IRON ROD SET
 - X- FENCE
 - ⊕ WATER VALVE MARKER
 - ⊕ POWER POLE
 - ★ PALM TREE
 - ⊕ GUY WIRE
 - T- TELEPHONE LINE
 - TELEPHONE PEDESTAL
 - B- DITCH LINE
 - OH- OVERHEAD POWERLINE

PREPARED BY: HINOJOSA ENGINEERING, INC.
 108 W. 18TH STREET
 MISSION, TEXAS 78572
 DATE PREPARED: APRIL 15, 2010
 DATE SURVEYED: JUNE 07, 2006
 PROJECT NO. 07-163
 SUBDIVISION P L A T
 OF
LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24
 BEING A 1815 ACRE TRACT OF LAND, ALL OF LOT 112,
 NICK DOFFING SUBDIVISION NO. 1
 AS PER MAP RECORDED IN VOLUME 5, PAGE 24 MAP RECORDS OF
 HIDALGO COUNTY, TEXAS
 PLAT SHEET 2 OF 4

DRAINAGE STATEMENT
 LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24
 HIDALGO COUNTY, TEXAS

LA JOYA I.S.D. ELEMENTARY SCHOOL NO. 24 IS LOCATED ON THE WEST SIDE OF DOFFING ROAD, APPROXIMATELY ONE-HALF OF A MILE NORTH OF 7 MILE ROAD, AND IS DESCRIBED AS FOLLOWS:
 LOT 112, NICK DOFFING SUBDIVISION NO. 1, AN ADDITION TO THE CITY OF MISSION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 5, PAGE 24 OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS.

BY GRAPHICAL PLOTTING THIS PROPERTY FALLS IN FLOOD ZONE "X", WHICH IS DESCRIBED AS AREAS DETERMINED TO BE OUTSIDE OF 500-YEAR FLOOD PLAIN, AS PER F.E.M.A. FLOOD INSURANCE RATE MAP WITH COMMUNITY PANEL NO. 480334 0290 D, WITH REVISED DATE OF JUNE 6, 2000. THE RUN-OFF COEFFICIENT FOR UNDEVELOPED AREAS IS 0.35. THIS RUNOFF COEFFICIENT WAS PROPOSED ACCORDING TO THE RATIONAL FORMULA COEFFICIENT FOR UNIMPROVED AREAS WITH RELATIVELY FLAT SLOPES.

USE FOR THIS LAND WILL BE AN ELEMENTARY SCHOOL SITE. THE FUTURE RUNOFF COEFFICIENT FOR THIS SUBDIVISION HAS BEEN DETERMINED TO BE 0.53. THIS RUNOFF COEFFICIENT WAS PROPOSED ACCORDING TO THE RATIONAL FORMULA FOR WEIGHTED COEFFICIENTS. THE ADDITIONAL STORM RUNOFF FOR THIS SUBDIVISION WILL BE DETAILED IN A RETENTION POND LOCATED ON THE NORTH SIDE OF THIS SITE.

DRAINAGE CALCULATIONS (SEE ATTACHED CALCULATIONS OUTPUT) FOR A 10 YEAR FREQUENCY STORM USING THE RATIONAL FORMULA REVEAL AN EXISTING RUNOFF DISCHARGE OF 4261 CFS. THE PROPOSED SUBDIVISION WILL HAVE A FUTURE RUNOFF DISCHARGE OF 58,845 CFS. THE TOTAL MAXIMUM VOLUME OF ADDITIONAL RUNOFF FOR A 10 YEAR FREQUENCY IS 58,845 CUBIC FEET.

BY MY SIGNATURE BELOW, I CERTIFY THAT THIS SUBDIVISION LIES IN FLOOD ZONE "X" - AREAS DETERMINED TO BE OUTSIDE OF 500-YEAR FLOOD PLAIN AS DESCRIBED IN COMMUNITY PANEL NUMBER 480334 0290 D, REVISED DATE OF JUNE 6, 2000. IS CONTAINED WITHIN THE GREEN AREA, POND AND DRAINAGE SWALES WITHIN THE SUBDIVISION.

Ricardo Hinojosa 8-08-13
 RICARDO HINOJOSA, P.E.
 REG. PROFESSIONAL ENGINEER, NO. 65228



HINOJOSA ENGINEERING, INC.
 STRUCTURAL ENGINEERING
 CIVIL ENGINEERING-LAND SURVEYING
 108 W. 18TH ST. MISSION, TEXAS
 (956) 581-0143 FAX: (956) 581-2074
 E-MAIL: HinojosaEngInc@aol.com
 REGISTRATION NUMBER EXPIRATION DATE
 F-908 9/30/2013

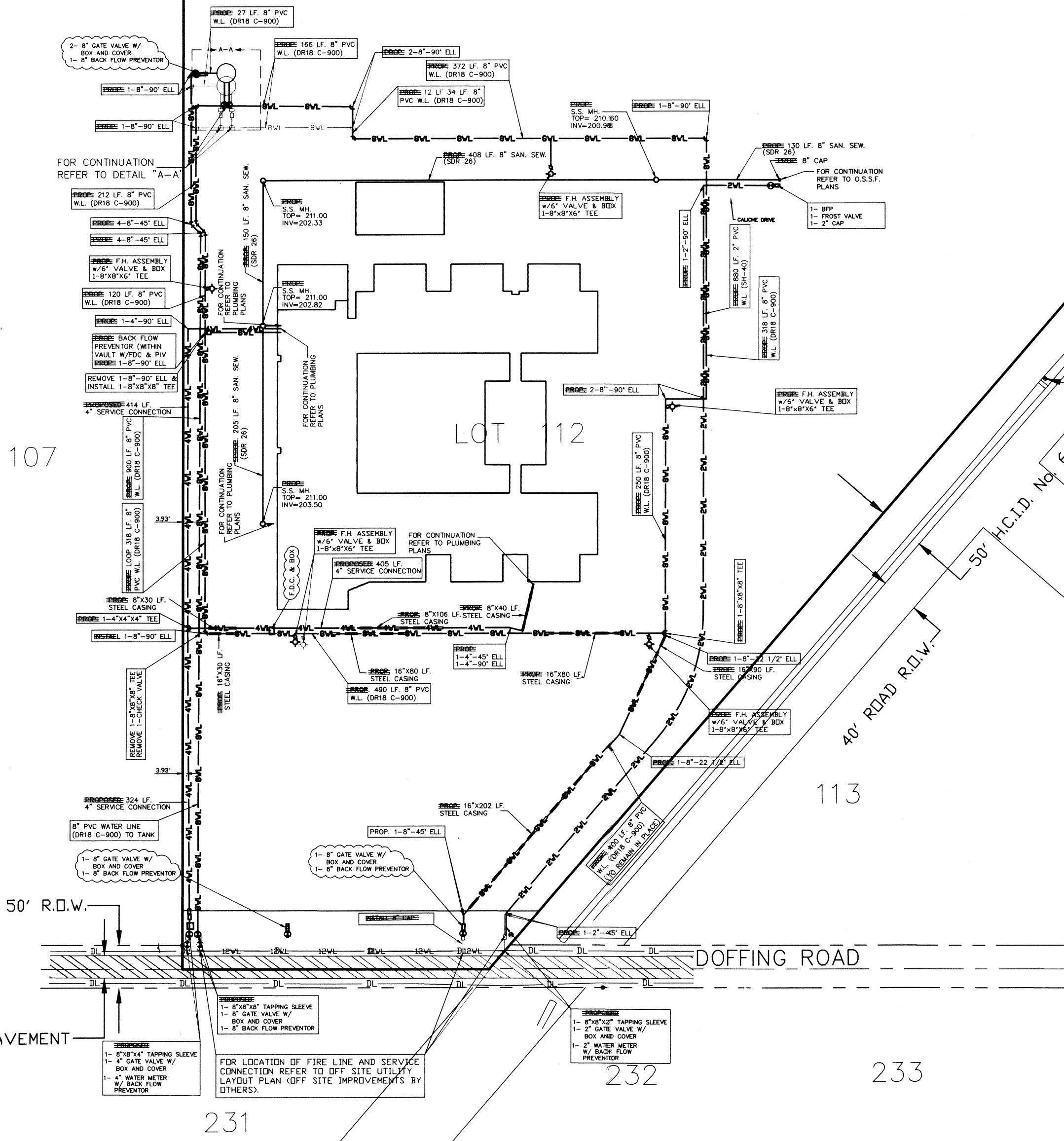
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| SHEET 4 | CONSTRUCTION DETAILS; LOCATION MAP |

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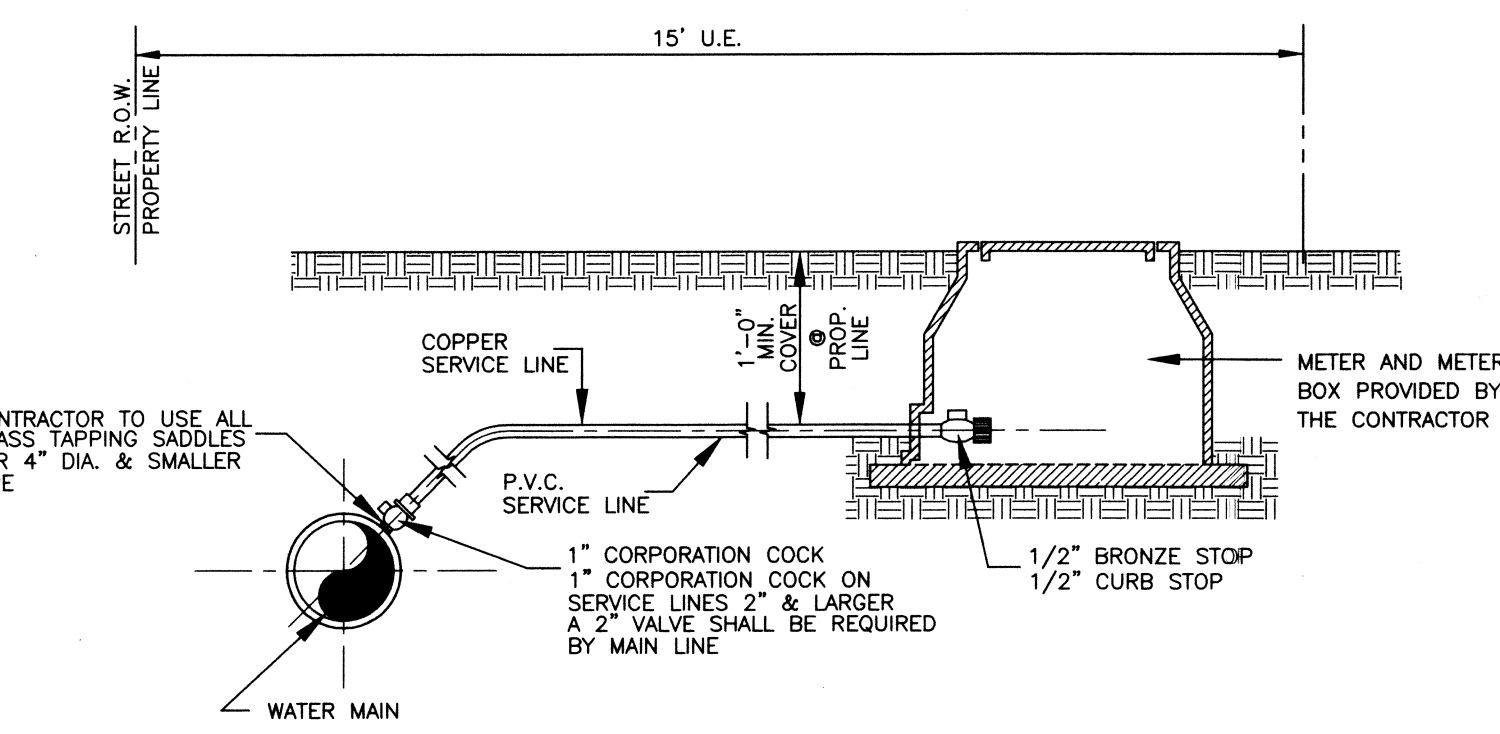
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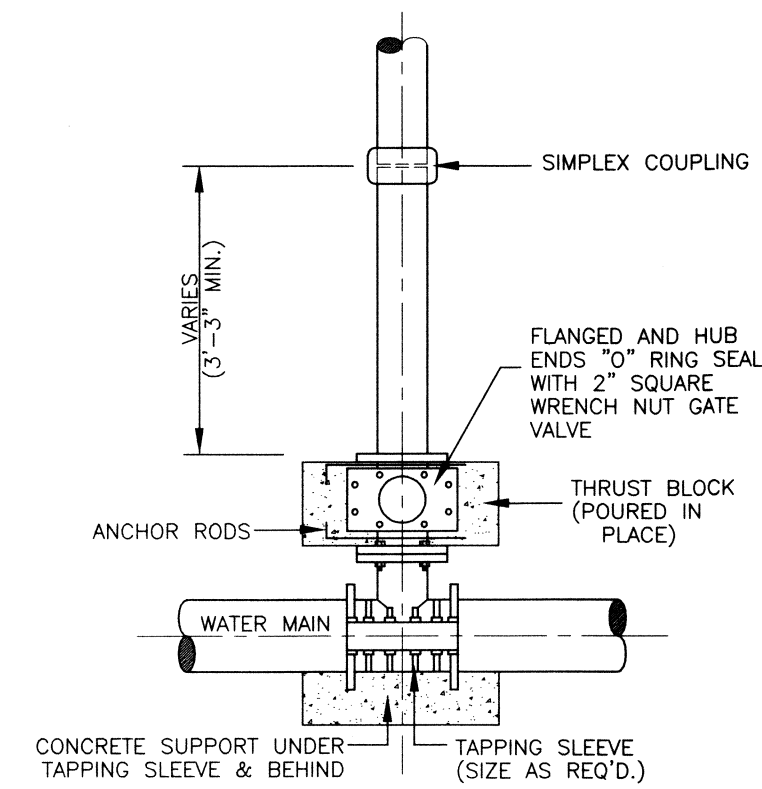
MAP OF WATER AND SEWER



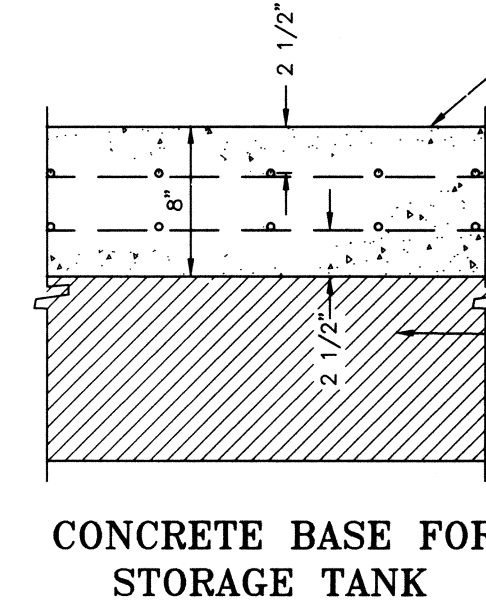
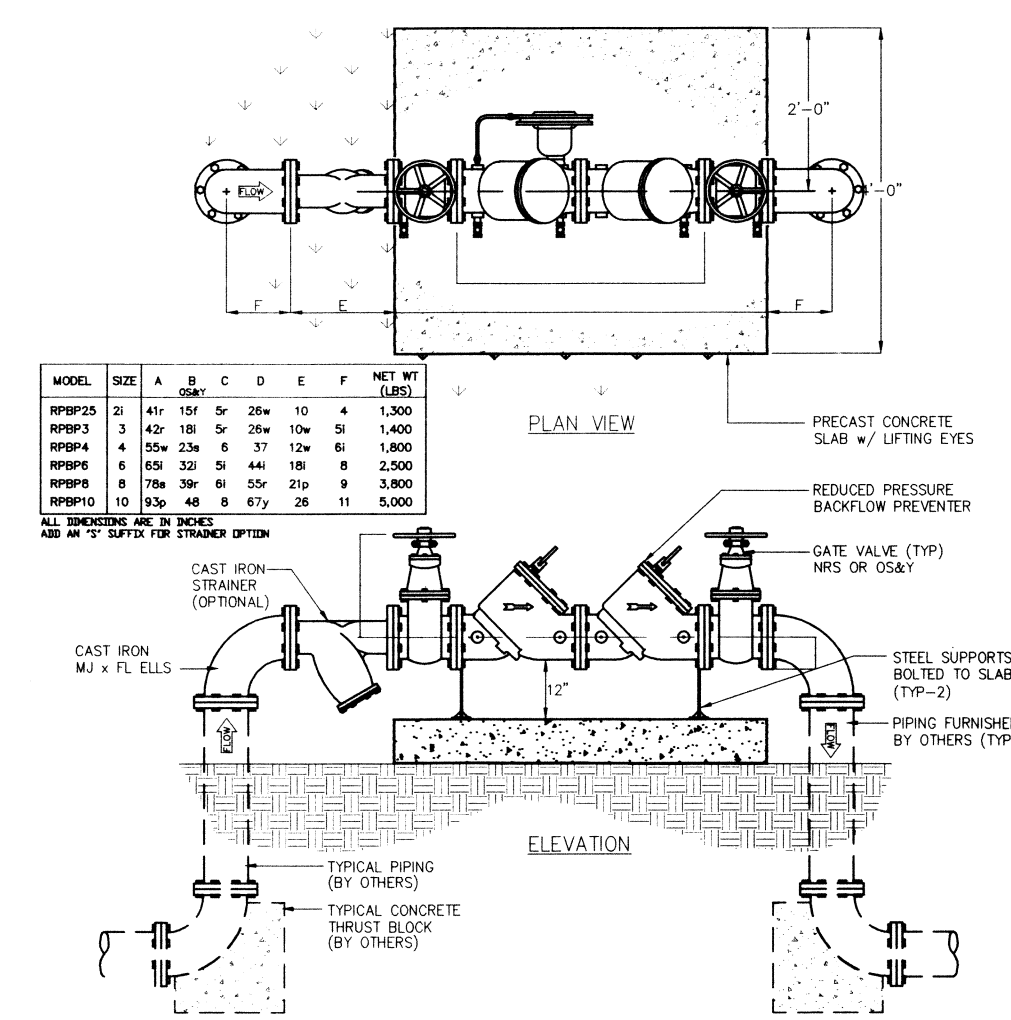
WATER SERVICE CONNECTIONS

"IF THE PURCHASER(S) OF A LOT REQUIRES A COMMERCIAL LOT AND SUBSEQUENTLY DETERMINES THAT A LARGER METER IS REQUIRED, THEN THE LUE WILL NEED TO BE CALCULATED AND APPROPRIATE FEES ON THE UPGRADE MUST BE PAID TO THE AGUA SUD PRIOR TO THE INITIATION OF SERVICE ON SUCH LARGER METERS."

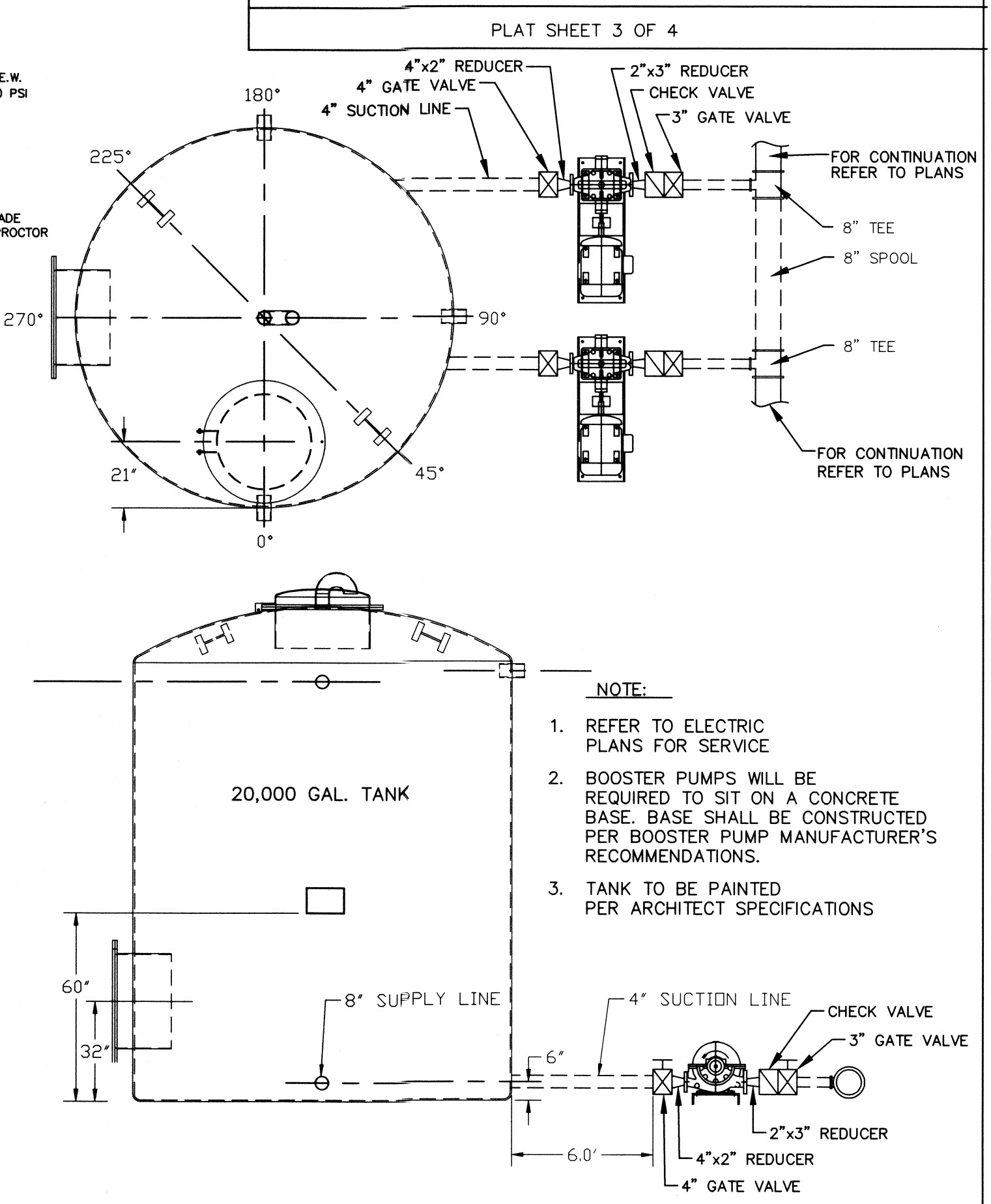
"FIRE HYDRANTS INSTALLED WITHIN THE AGUA SUD'S DISTRIBUTION SYSTEM ARE PROVIDED AT THE CONVENIENCE OF THE AGUA SUD AND DO NOT IMPLY ANY RESPONSIBILITY ON THE PART OF THE AGUA SUD TO MEET FIRE FLOW REQUIREMENTS."



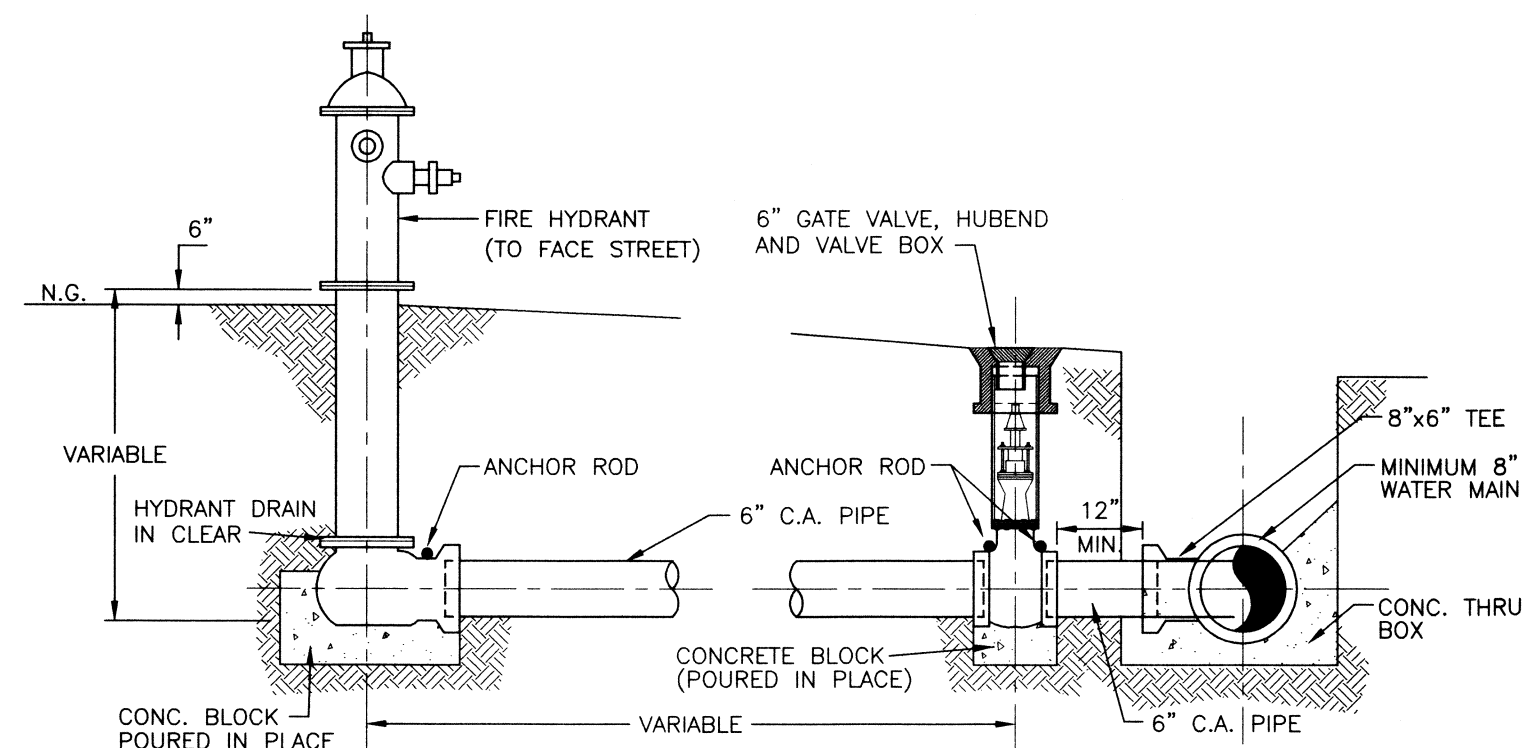
TAPPING SLEEVE and VALVE INSTALLATION



CONCRETE BASE FOR STORAGE TANK

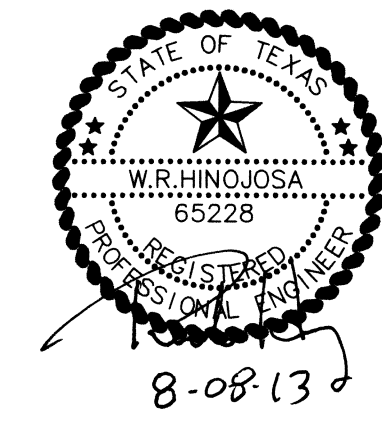


DETAIL "A-A"
N.T.S.
BOOSTER STATION



FIRE HYDRANT INSTALLATION

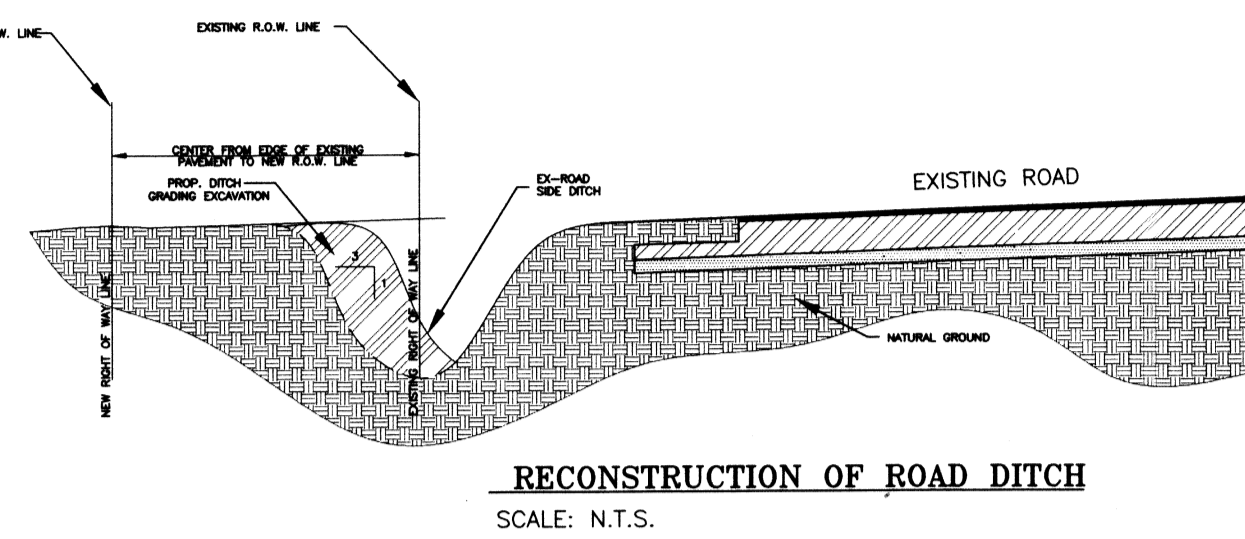
NOTE: 1.) HYDRANTS SHALL BE PLACED 3' AWAY FROM CURB
2.) FLANGE SHALL BE 6" ABOVE TOP OF CURB.



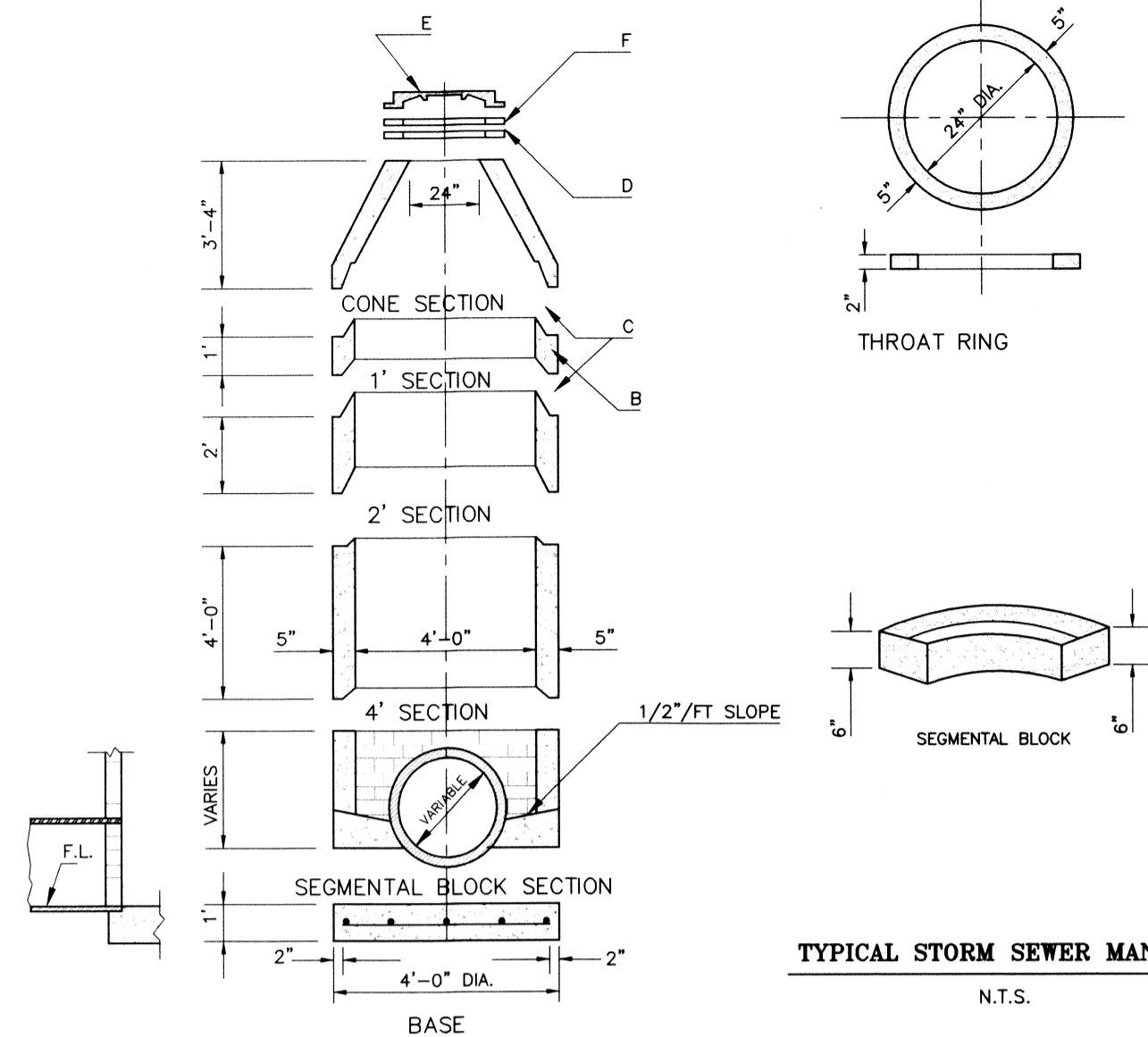
TYPICAL DETAILS &
GENERAL NOTES
SCALE: N.T.S.

HINOJOSA ENGINEERING, INC.
STRUCTURAL ENGINEERING
CIVIL ENGINEERING-LAND SURVEYING
108 W. 18TH ST. MISSION, TEXAS
(956) 581-0143 FAX: (956) 581-2074
E-MAIL: HinojosaEng@aol.com
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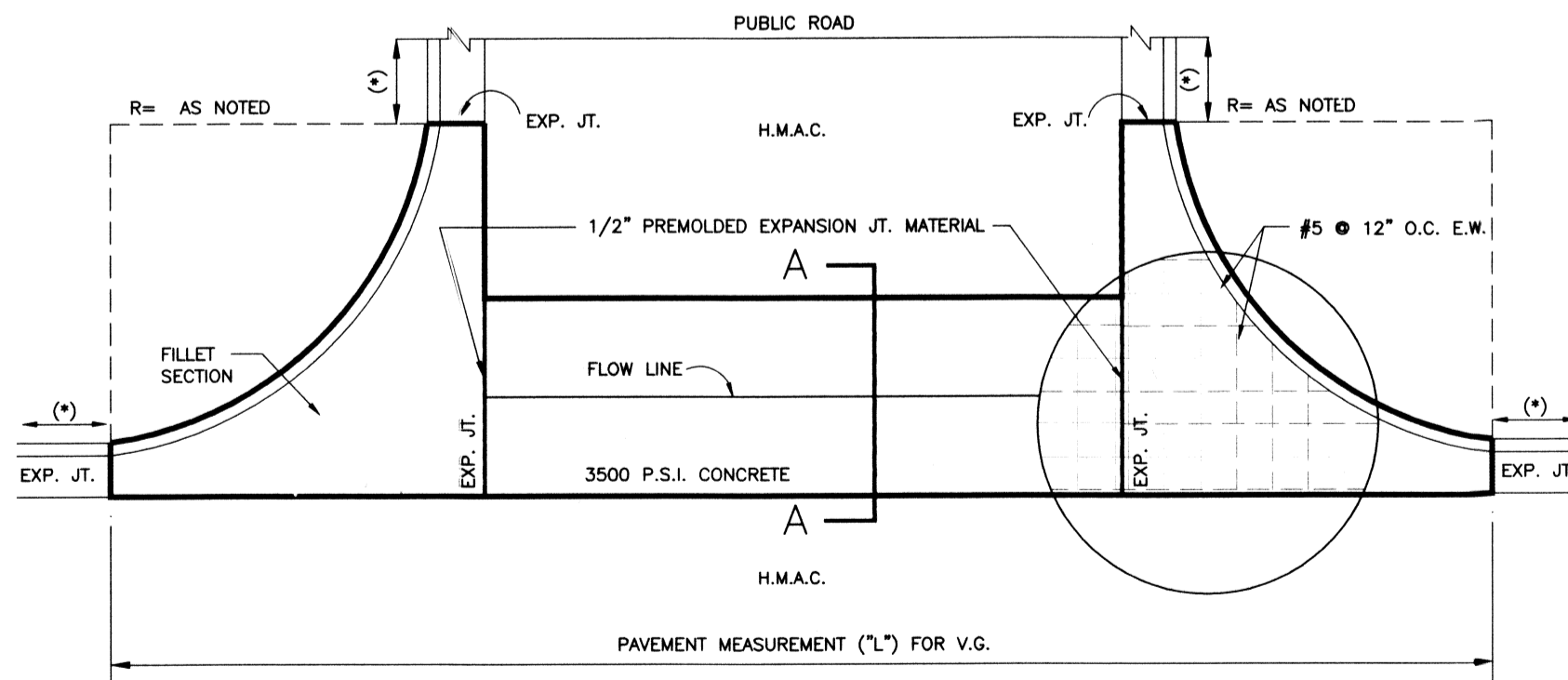
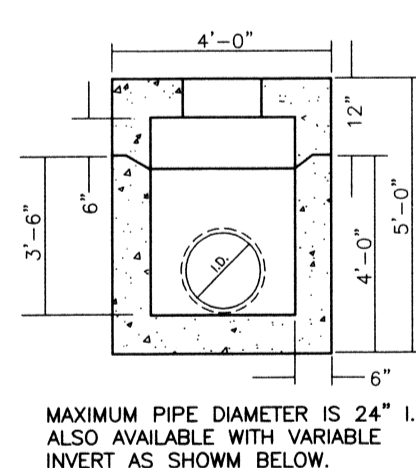
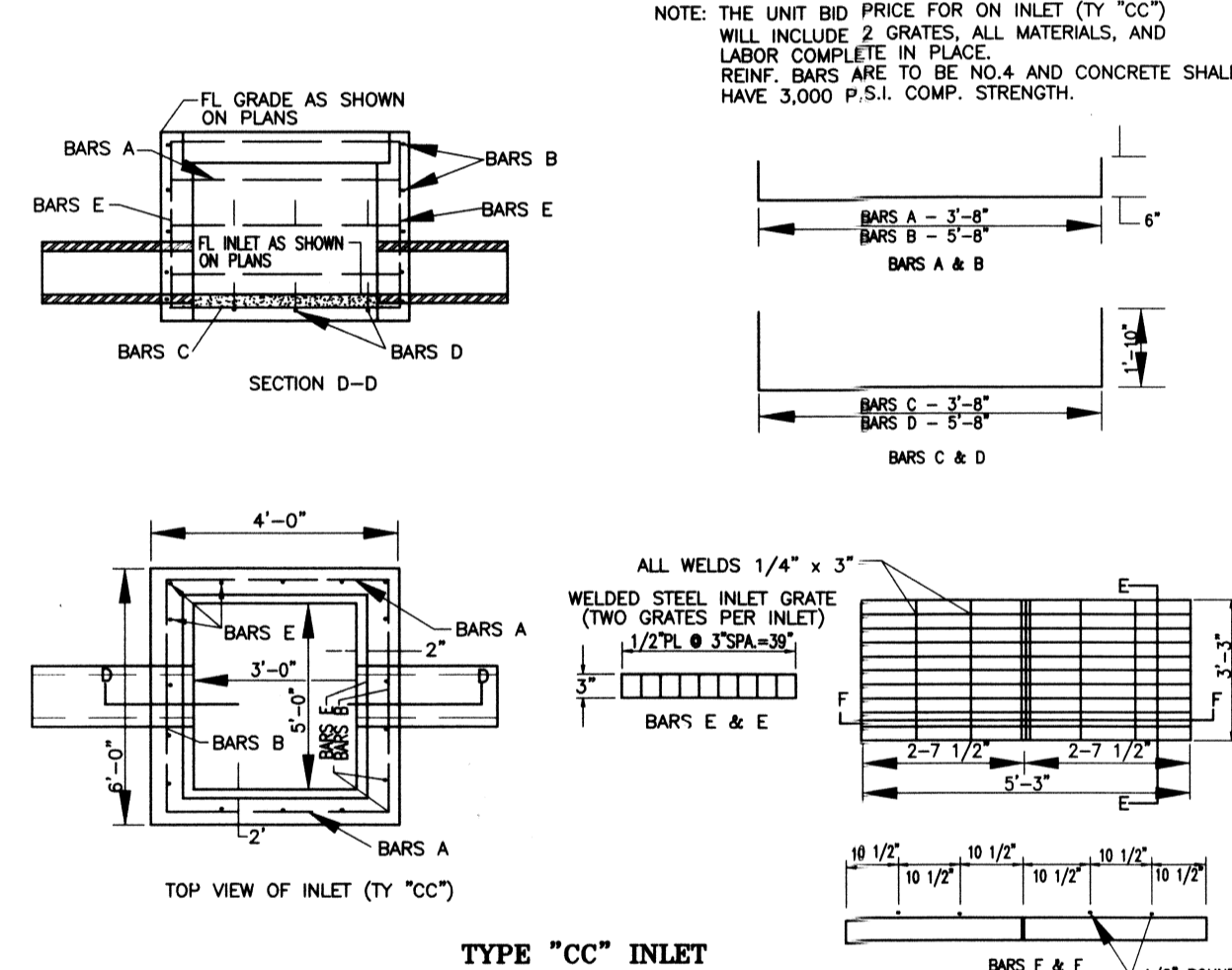
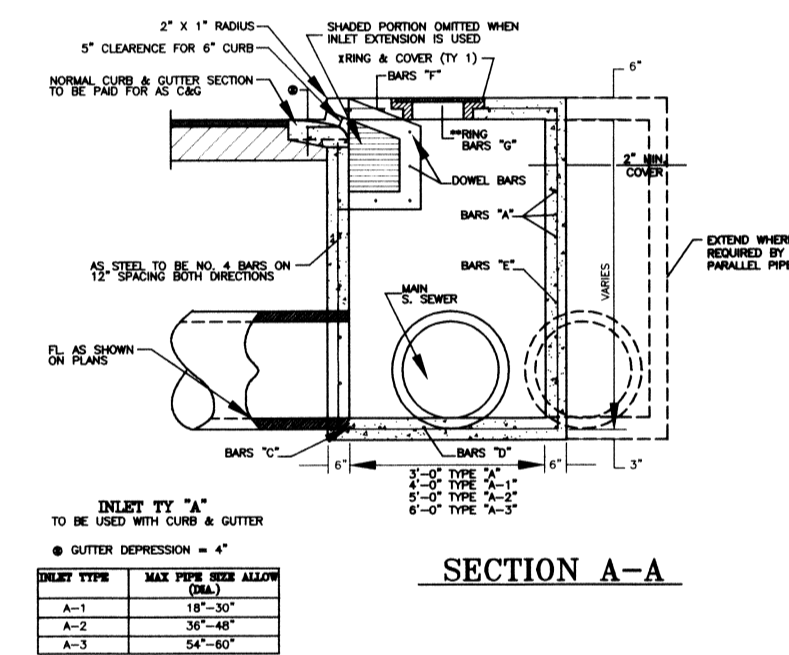
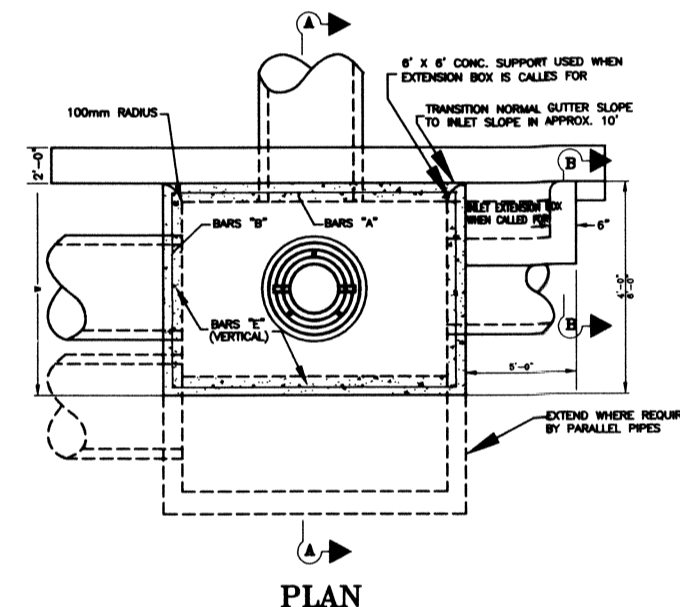
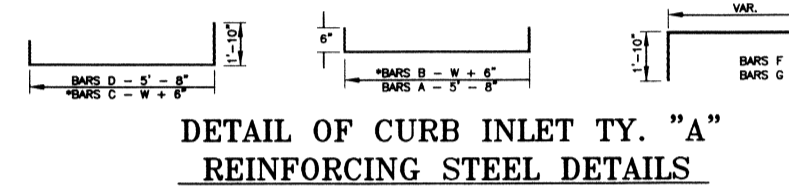
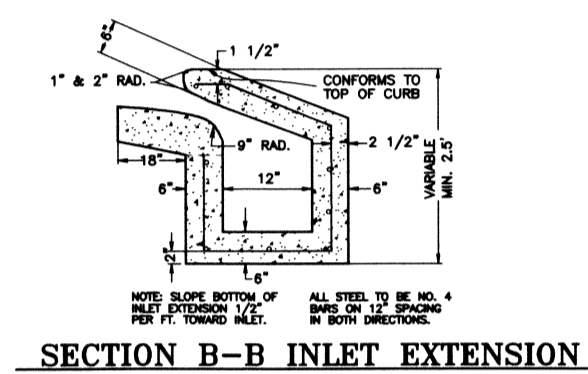
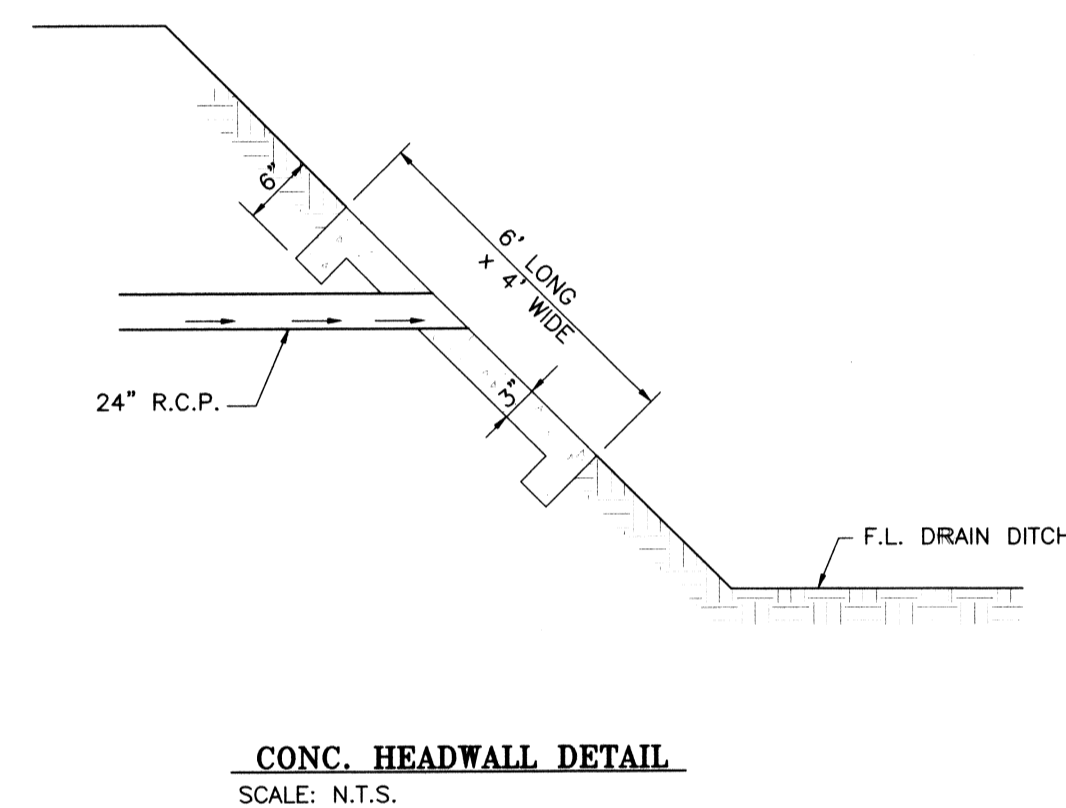
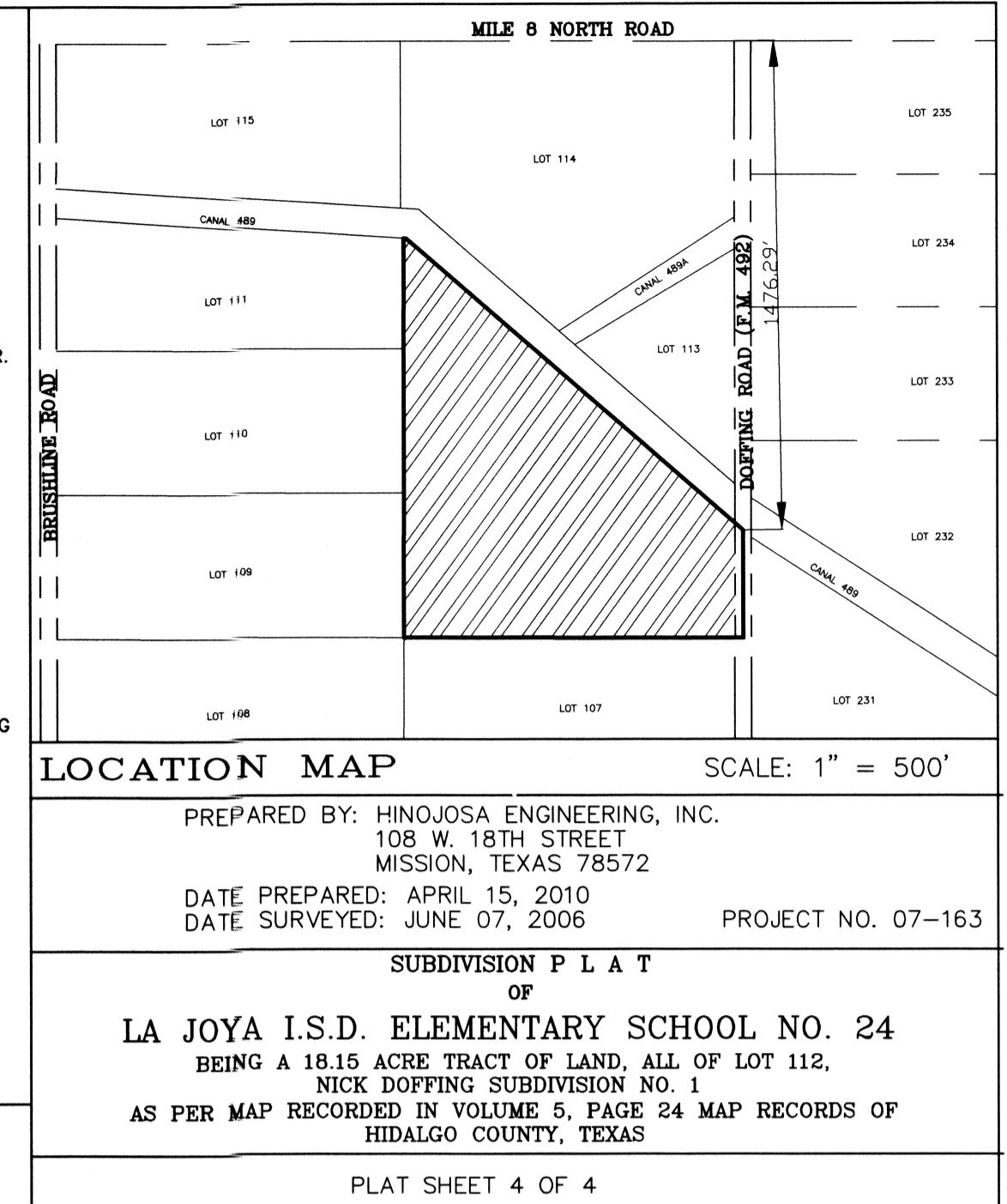
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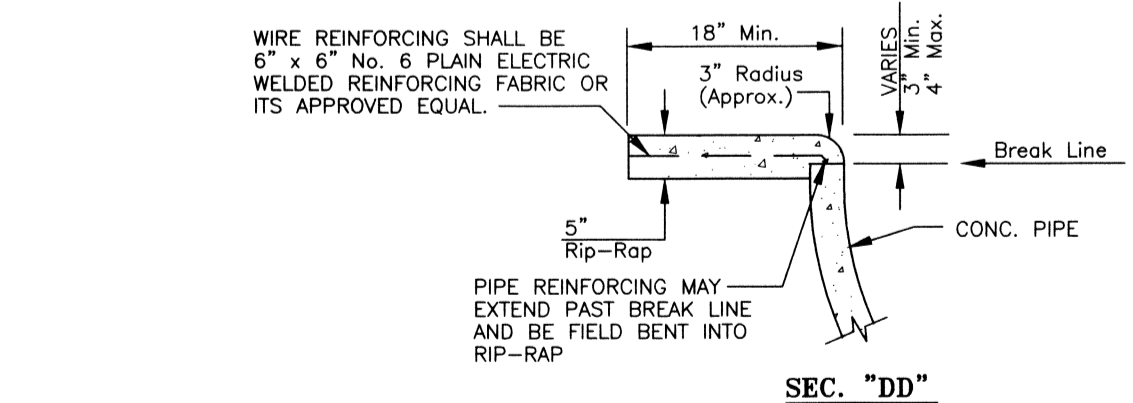
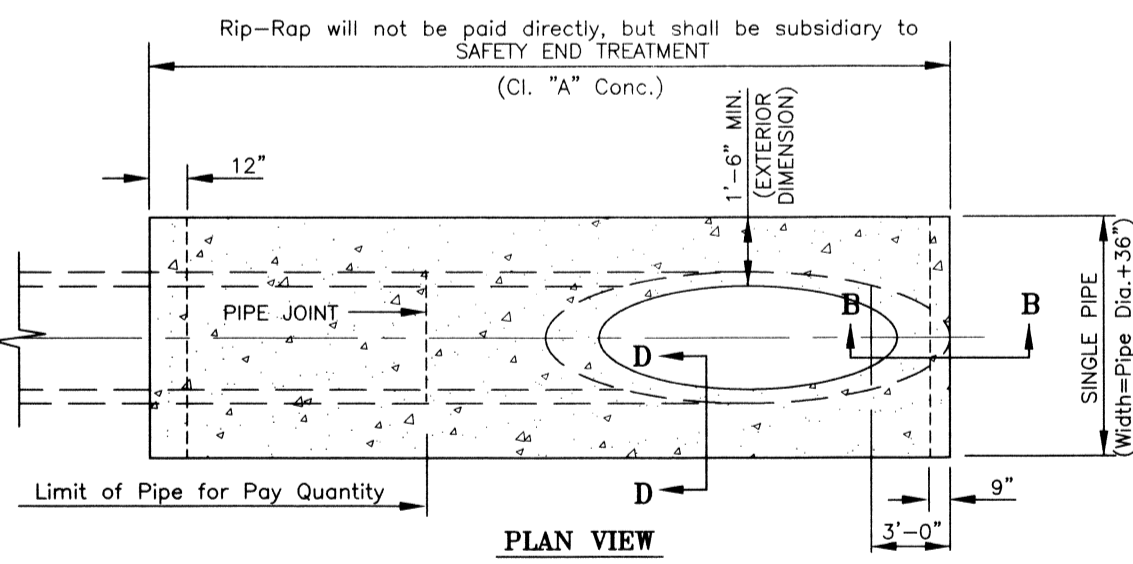
TYPICAL DETAILS & GENERAL NOTES
SCALE: N.T.S.



- GENERAL NOTES**
- SEGMENTAL BLOCKS MAY BE USED ON LARGE DIAMETER PIPES IN LIEU OF BREAKING OUT LARGE HOLES IN PRE-CAST SECTION.
 - SEGMENTAL BLOCK SECTION AND PRE-CAST SECTION MAY BE ALTERNATED.
 - PRECAST SECTIONS MAY PLACE IN ORDER.
 - FOOTING TO BE POURED ON UN-DISTURBED SOIL.
 - 1/2" OF MORTAR TO BE PLACED ON INSIDE AND OUTSIDE OF SEGMENTAL MANHOLES.
- CONSTRUCTION NOTES**
- #4 BARS AT 12" O.C. EACH WAY.
 - PRE-CAST SECTIONS.
 - MIN. OF 3 AND MAX OF 5 THROAT RING FOR FUTURE ADJUSTMENTS.
 - HEAVY STREET, CAST IRON MANHOLE RING AND COVER VULCAN VM-42 OR EQUAL RING: 5/4" HIGH, CLEAR OPENING 24" COVER: 26" DIA. 2" THICK.
 - MORTAR JOINT BETWEEN RINGS.

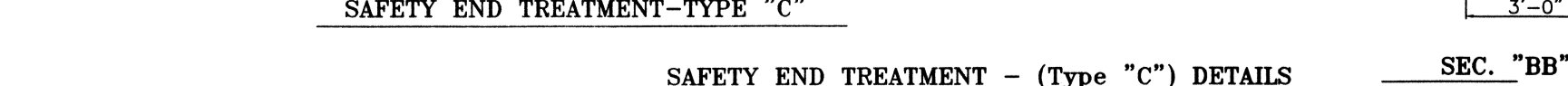
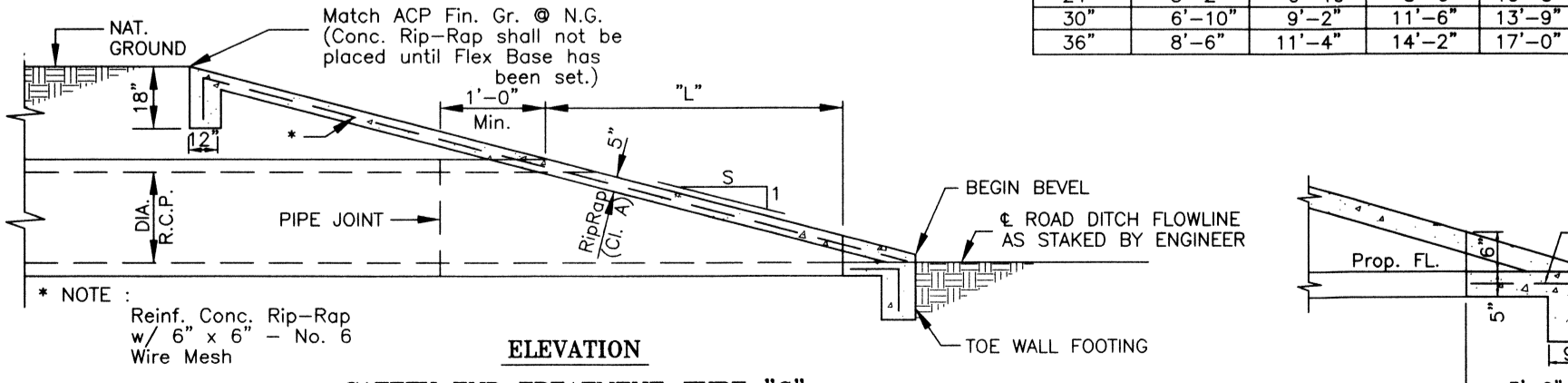


- NOTES:**
- THE VALLEY GUTTER WILL BE MEASURED FOR PAYMENT BY LENGTH AND WILL INCLUDE ALL OF THE C&G TO THE END OF THE RADIUS
 - THE FILLET SECTION AND CURB SHALL BE POURED MONOLITHICALLY.
 - 1/2" REMOLDED EXPANSION JOINTS SHALL BE PLACED AS SHOWN.
 - CONC. GUTTER AND FILLET WILL BE LAID ON FLEXIBLE BASE
- (*) PROP. C&G WITHIN THESE LIMITS WILL BE PAID FOR DIRECTLY.



SAFETY END TREATMENT PIPE LENGTHS

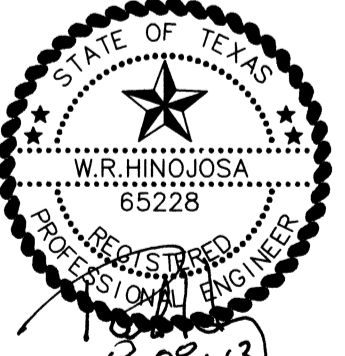
| PIPE DIA. (IN.) | 3:1 | 4:1 | 5:1 | 6:1 |
|-----------------|--------|--------|--------|--------|
| 12" | 2'-0" | 2'-8" | 3'-4" | 4'-0" |
| 15" | 2'-9" | 3'-8" | 4'-7" | 5'-6" |
| 18" | 3'-6" | 4'-8" | 5'-10" | 7'-0" |
| 24" | 5'-2" | 6'-10" | 8'-6" | 10'-3" |
| 30" | 6'-10" | 9'-2" | 11'-6" | 13'-9" |
| 36" | 8'-6" | 11'-4" | 14'-2" | 17'-0" |



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