



**Hidalgo County  
Planning  
Department**

**T.J. Arredondo, CFM**  
*Director of Planning*

**Main Office**

1304 S. 25<sup>th</sup> Street  
Edinburg, Texas 78542  
Phone (956) 318-2840  
Fax (956) 318-2844

**Engineering Projects Office**

902 N. Doolittle Road  
Edinburg, Texas 78542  
Phone (956) 292-7080  
Fax (956) 292-7089

**Precinct No. 1 Substation**

1902 Joe Stephens Ave.  
Weslaco, Texas 78596  
Phone (956) 968-4734  
Fax (956) 973-7850

**Precinct No. 3 Substation**

2401 N. Moorefield Road  
Mission, Texas 78572  
Phone (956) 205-7045  
Fax (956) 205-7049

**MEMORANDUM**

**To: JUDGE RAMON GARCIA  
COUNTY COMMISSIONER'S COURT**

**From: T.J. ARREDONDO, CFM, DIRECTOR OF PLANNING**

**Date: APRIL 03, 2017**

**Re: RIO VEGAS RANCHES SUBDIVISION – PCT. 4  
IRRIGATION IMPROVEMENT**

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ON AUGUST 23, 2016, THE HIDALGO COUNTY COMMISSIONERS COURT GRANTED FINAL APPROVAL WITH FINANCIAL GUARANTEE FOR THE ABOVE REFERENCED SUBDIVISION. THE CASH DEPOSIT IN THE AMOUNT OF TWENTY ONE THOUSAND SEVEN HUNDRED DOLLARS (\$21,700.00) WAS USED TO SECURE THE FUNDS FOR THE RELOCATION OF AN IRRIGATION LINE.

THE DEVELOPER IS REQUESTING THE REIMBURSEMENT IN THE AMOUNT OF TWENTY ONE THOUSAND SEVEN HUNDRED DOLLARS (\$21,700.00) FROM THE CASH DEPOSIT. ATTACHED IS AN ONSITE INSPECTION REPORT FROM OUR DEPARTMENT DOCUMENTING THAT THE IRRIGATION LINE HAS BEEN RELOCATED.

STAFF HAS NO OBJECTION TO THE APPROVAL FOR REIMBURSEMENT OF THE CASH DEPOSIT IN THE AMOUNT OF TWENTY ONE THOUSAND SEVEN HUNDRED DOLLARS (\$21,700.00) FOR THE AFOREMENTIONED IMPROVEMENT.

**CASH DEPOSIT**

|                   |             |
|-------------------|-------------|
| ORIGINAL AMOUNT   | \$21,700.00 |
| REIMBURSEMENT     | \$21,700.00 |
| <br>              |             |
| BALANCE REMAINING | \$0         |

**\*\*\* END OF MEMORANDUM \*\*\***



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|---|--------------------------------|--|------------------------------------|--|---------------------|-------|-------------------|-------|--|-------|------------------|-------|-------|-------|-------|-------|--|--------|--|------------------|--|---------------------|--|------------------------------------|--|-------------|--|------------------------------------|--|-------|--------------------|
| <b>HIDALGO COUNTY PLANNING DEPARTMENT</b>   |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| <table border="1"> <tr><td colspan="2">UTILITY CERTIFICATE REVIEW FEE</td></tr> <tr><td colspan="2">Acct # - 1100-341-30-210-003-0-000</td></tr> <tr><td>Permit No.</td><td>_____</td></tr> <tr><td>TOTAL</td><td>_____</td></tr> </table>  | UTILITY CERTIFICATE REVIEW FEE |  | Acct # - 1100-341-30-210-003-0-000 |  | Permit No.          | _____ | TOTAL             | _____ | Date <u>8-10-</u> 20 <u>16</u><br>Received of: <u>Garco, LTD.</u> \$ <u>21,700.00</u><br><u>Twenty-one thousand seven hundred &amp; 00/100</u> Dollars<br>Subdivision: <u>Rio Vegas Ranches Subdivision</u><br>Cash _____ Check # <u>10214</u> M.O. # _____<br>Received by: <u>[Signature]</u> |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| UTILITY CERTIFICATE REVIEW FEE  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Acct # - 1100-341-30-210-003-0-000  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Permit No.  | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| TOTAL   | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| <table border="1"> <tr><td colspan="2">SUBDIVISION FEES</td></tr> <tr><td colspan="2">Acct # - 1100-341-30-210-001-0-000</td></tr> <tr><td>Filing / Review Fee</td><td>_____</td></tr> <tr><td>2% Inspection Fee</td><td>_____</td></tr> <tr><td>Maps</td><td>_____</td></tr> <tr><td>Subd. Rules Book</td><td>_____</td></tr> <tr><td>Other</td><td>_____</td></tr> <tr><td>TOTAL</td><td>_____</td></tr> </table> | SUBDIVISION FEES               |  | Acct # - 1100-341-30-210-001-0-000 |  | Filing / Review Fee | _____ | 2% Inspection Fee | _____ | Maps   | _____ | Subd. Rules Book | _____ | Other | _____ | TOTAL | _____ | <table border="1"> <tr><td colspan="2">ESCROW</td></tr> <tr><td colspan="2">1/3 Paving _____</td></tr> <tr><td colspan="2">Septic Tank - _____</td></tr> <tr><td colspan="2">Acct # - 1100-211-00-000-018-0-000</td></tr> <tr><td colspan="2">Other _____</td></tr> <tr><td colspan="2">Acct # - 1100-211-00-000-026-0-000</td></tr> <tr><td>TOTAL</td><td><u>\$21,700.00</u></td></tr> </table> | ESCROW |  | 1/3 Paving _____ |  | Septic Tank - _____ |  | Acct # - 1100-211-00-000-018-0-000 |  | Other _____ |  | Acct # - 1100-211-00-000-026-0-000 |  | TOTAL | <u>\$21,700.00</u> |
| SUBDIVISION FEES  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Acct # - 1100-341-30-210-001-0-000  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Filing / Review Fee   | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| 2% Inspection Fee   | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Maps  | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Subd. Rules Book  | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Other   | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| TOTAL   | _____                          |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| ESCROW  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| 1/3 Paving _____  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Septic Tank - _____   |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Acct # - 1100-211-00-000-018-0-000  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Other _____   |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Acct # - 1100-211-00-000-026-0-000  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| TOTAL   | <u>\$21,700.00</u>             |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| <br>THE STATE OF TEXAS<br>COUNTY OF HIDALGO  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| Precinct No. 2/4<br><b>RECEIPT</b><br>74229-2/4<br>COUNTY AUDITOR'S FORM RE-PD-0001   |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |
| White - Customer Copy • Yellow - Auditor's Copy • Pink - Office Copy  |                                |  |                                    |  |                     |       |                   |       |  |       |                  |       |       |       |       |       |  |        |  |                  |  |                     |  |                                    |  |             |  |                                    |  |       |                    |

ORIGINAL CHECK IS PRINTED ON CHEMICAL REACTIVE PAPER AND HAS MICRO PRINTING IN THE SIGNATURE LINE

|   |  |   |
|---|--|---|
| <br><b>GARCO, LTD.</b><br>3910 W. Freddy Gonzalez Dr.<br>Edinburg, Texas 78539 | <br>TEXAS REGIONAL BANK<br>www.texasregionalbank.com<br>telexbank 956-972-5430 | 88-1733/1149<br><b>006214</b><br>8/9/2016 |
|---|--|---|

PAY TO THE ORDER OF COUNTY OF HIDALGO \$ \*\*21,700.00

Twenty-One Thousand Seven Hundred and 00/100 DOLLARS

COUNTY OF HIDALGO

MEMO RIO VEGAS RANCHES - ESCROW IRRIGATION LI

⑈006214⑈ ⑆14917335⑆ ⑆900016403⑈



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[www.co.hidalgo.tx.us](http://www.co.hidalgo.tx.us)

### RIO VEGAS RANCHES SUBDIVISION SUBDIVISION ONSITE INSPECTION CHECK LIST

#### WATER FACILITIES:

1. Service Lines: \_\_\_\_\_
2. Meter boxes (if applicable): \_\_\_\_\_
3. 30 Year water letter: \_\_\_\_\_
4. Fire Hydrant / Fillings stations: \_\_\_\_\_

#### OSSF / SANITARY SEWER:

1. Sewer Service Lines C.O.: \_\_\_\_\_
2. 30 year waste water Letter: \_\_\_\_\_
3. Septic Tanks: \_\_\_\_\_
4. Health Dept. Inspection Letter: \_\_\_\_\_

#### PAVING:

1. Street pavement & curb and gutter: \_\_\_\_\_
2. Street testing results: \_\_\_\_\_
3. Street Signs / Street Name: \_\_\_\_\_
4. Temporary Turn Around (if applicable): \_\_\_\_\_
5. Share Driveways (if applicable): \_\_\_\_\_
6. Type III barricade : \_\_\_\_\_
7. Valley Gutters: \_\_\_\_\_
8. 24" Stop bar Thermoplastic permanent pavement marking: \_\_\_\_\_

#### DRAINAGE:

1. Retention Ponds to HCDD#1 Specs: \_\_\_\_\_
2. Storm Drainage pipe installation to comply with bedding and backfill detail: \_\_\_\_\_
3. Excavation for Drain Ditch Widening: \_\_\_\_\_
4. Culvert with Safety Ends: \_\_\_\_\_
5. Re-grade County Road side Ditch: \_\_\_\_\_
6. Erosion Control Points ( If Applicable) : \_\_\_\_\_
7. Overflow structure with RIP – RAP (if applicable) : \_\_\_\_\_
8. Storm Drainage Inlets ( If Applicable): \_\_\_\_\_
9. Outfall Discharge Structure to HCDD#1 Specs: \_\_\_\_\_
10. Concrete Spill Ways (if Applicable): \_\_\_\_\_
11. Finished lot grading at 0.5 % slope to accomplish positive drainage: \_\_\_\_\_

#### OTHER IMPROVEMENTS:

1. **The existing irrigation line has been removed and relocated within the east line of the 90 feet HCDD#1 ROW dedicated by Rio Vegas Ranches Subdivision.**

ALL COMMENTS IN BLUE HAVE COMPLIED AND PASSED INSPECTION, ALL COMMENTS IN RED HAVE FAILED INSPECTION AND MUST BE ADDRESS TO COMPLY WITH COUNTY SPECIFICATIONS. ALL FAILED ITEMS SHALL BE BROUGHT TO COMPLIANCE BEFORE FINAL SUBDIVISION APPROVAL CAN BE GRANTED FROM COUNTY ADVISORY BOARD.

IF YOU HAVE ANY QUESTIONS PLEASE CALL ME AT 318-2840.

  
PLANNING INSPECTOR

03/30/2017  
DATE



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