



# HIDALGO COUNTY PLANNING DEPARTMENT

1304 SOUTH 25<sup>TH</sup> 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: 5-16-2017

PROPOSED FERNANDO GONZALEZ SUBDIVISION, PRECINCT No. 3.

ENGINEER: SAMES INC. DEVELOPER: FERNANDO GONZALEZ

PRELIMINARY APPROVAL  FINAL APPROVAL  FINAL APPROVAL WITH FINANCIAL GUARANTEE  WITH VARIANCE

NUMBER OF LOTS: 2  \*SINGLE FAMILY  \*MULTI-FAMILY  COMMERCIAL  INSTITUTIONAL

LOCATION DESCRIPTION: EAST OF DOFFING ROAD APPROXIMATELY 250 FEET SOUTH OF MILE 6 NORTH ROAD.

SUBDIVISION LIES WITHIN THE:  ETJ of MISSION and was approved administratively by said City.

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 12-27-2016 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: THE DETENTION WILL BE PROVIDED BY REGRADING THE ROAD SIDE DITCH FOR NORTH DOFFING ROAD.

ROAD R.O.W. DEDICATION: 20.00 FEET ONTO NORTH DOFFING ROAD.

H.C.R.O.W. PRELIMINARY APPROVAL DATE: 4-11-2017 By, VICTOR GALLARDO, PCT. 3 R.O.W. AGENT

H.C.H.D. PRELIMINARY APPROVAL DATE: 9-14-2015 By, Environmental Health Division Manager

SEWER SYSTEM:  OSSF & SOIL ANALYSIS WERE CONDUCTED BY: ROBERTO SALINAS

WATER SERVICE PROVIDER: AGUA S.U.D. LINE SIZE: 8" LOCATION: WEST OF NORTH DOFFING ROAD

H.C.E.O.C. PRELIMINARY APPROVAL DATE: 9-9-2016 : By MARTIN RAMIREZ Environmental Compliance Coordinator

**SMALL CONSTRUCTION**

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

PRELIMINARY APPROVAL FROM THE  
HIDALGO COUNTY COMMISSIONERS COURT ON: \_\_\_\_\_

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

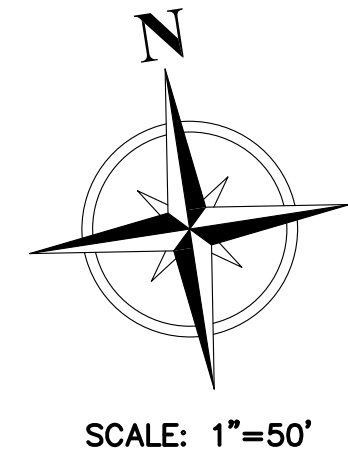
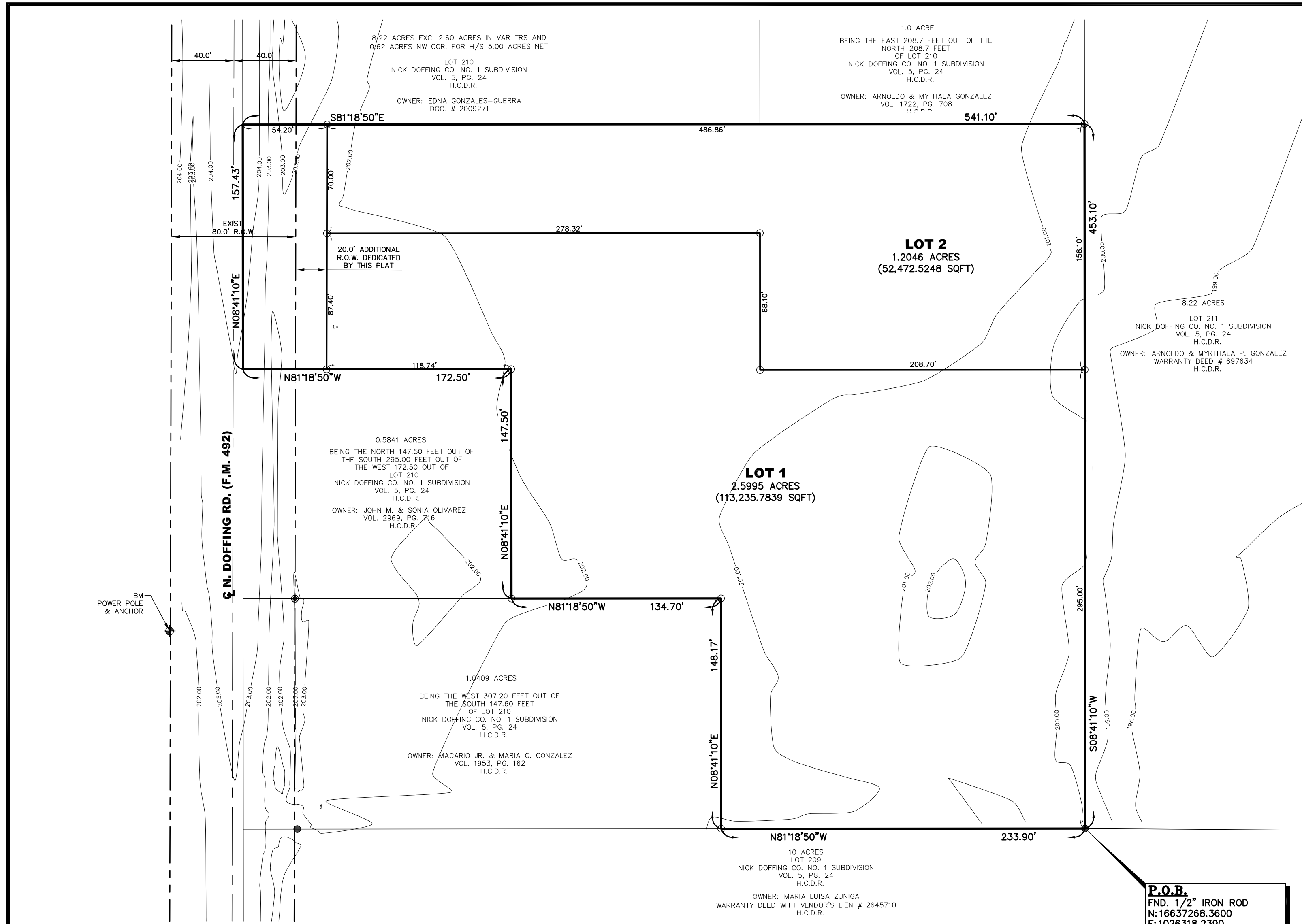
*Other departments and the approval of the City of MISSION.*

**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,*

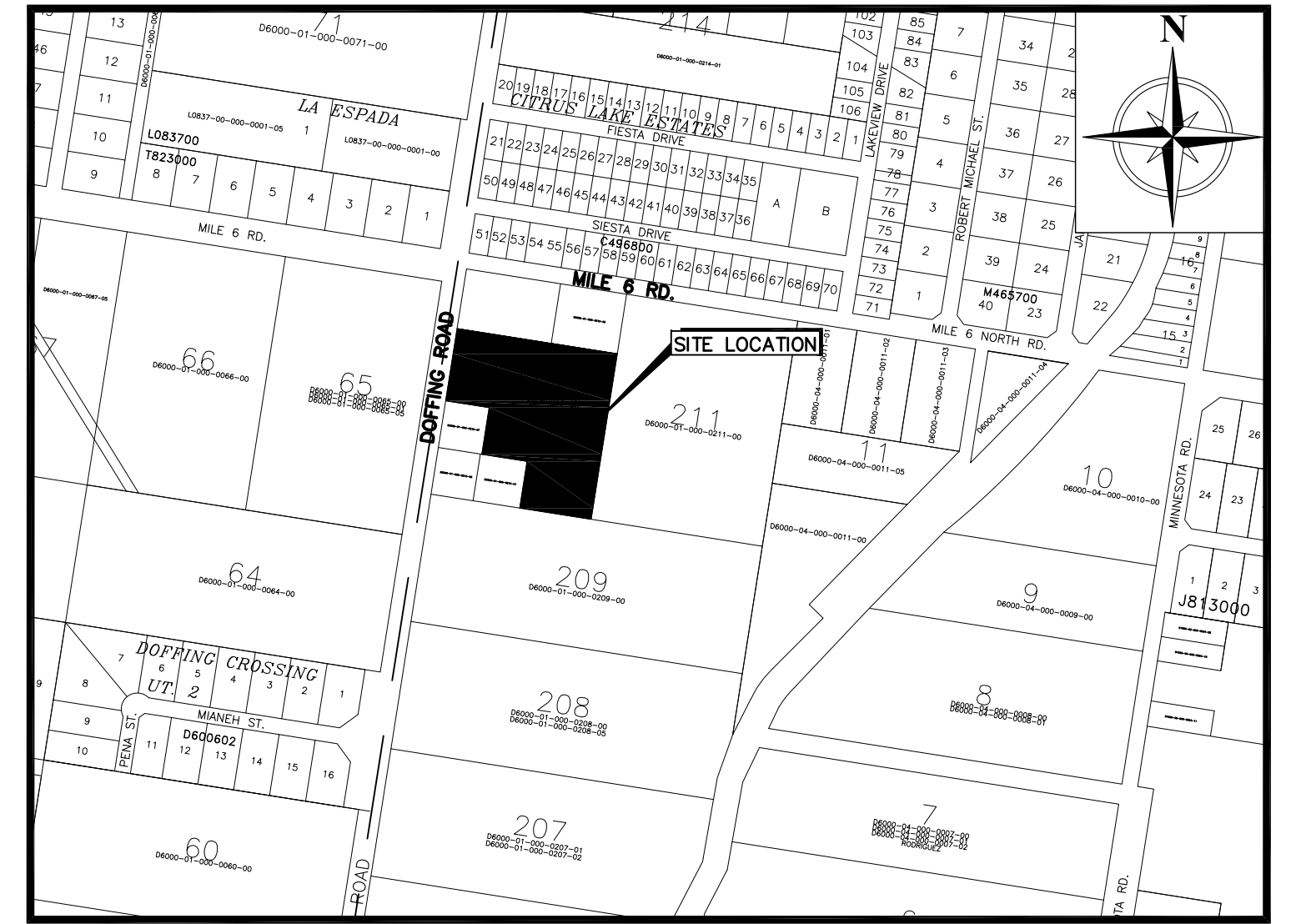
*\* Texas Water Development Board Model Subdivision Rules and The Texas Local Government Code.*



- SURVEY NOTES:**
1. ALL BEARINGS AND DISTANCE ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM, (NAD 83), TEXAS SOUTH ZONE.
  2. BASIS OF BEARING BASED ON THE SOUTH LINE OF LOT 210, THE NICK DOFFING SUBDIVISION NO. 1, VOLUME 5, PAGE 24, MAP RECORDS OF HIDALGO COUNTY, TEXAS.
  3. ALL HORIZONTAL CONTROL ON THIS PROJECT WAS ESTABLISHED UTILIZING RTK GPS METHODS.
  4. ELEVATIONS ON THIS PROJECT ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).

**LEGEND**

- - FND. 1/2" IRON ROD
- - SET 1/2" IRON ROD
- ▲ - FND. 5/8" IRON ROD
- ⊙ - FND. COTTON PICKER SPINDLE
- ⊙ - SET COTTON PICKER SPINDLE
- ⊕ - ON-SITE BENCHMARK
- R.O.W. - RIGHT OF WAY
- F.N.D. - FOUND
- P.O.C. - POINT OF COMMENCEMENT
- P.O.B. - POINT OF BEGINNING



LOCATION MAP  
SCALE: 1"=500'

LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY:

FERNANDO GONZALEZ SUBDIVISION IS LOCATED IN HIDALGO COUNTY PRECINCT NO. 3, AT THE SOUTHEAST CORNER OF N. DOFFING ROAD AND 6 MILE ROAD, ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF MISSION (POP. 83,394 - 2015 CENSUS), FERNANDO GONZALEZ SUBDIVISION LIES APPROXIMATELY 3.06 MILES FROM THE CITY LIMITS AND IS WITHIN THE CITY'S FIVE (5) MILE EXTRATERRITORIAL JURISDICTION UNDER LOCAL GOVERNMENT CODE # 42.021.

STATE OF TEXAS  
COUNTY OF HIDALGO  
COUNTY CLERK'S RECORDED CERTIFICATE

FILED FOR RECORD IN  
HIDALGO COUNTY  
ARTURO GUAJARDO, JR.  
ON: \_\_\_\_\_ AT \_\_\_\_\_ A.M./P.M.  
INSTRUMENT NUMBER  
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY: \_\_\_\_\_ DEPUTY CLERK  
ISMAEL HIDALGO

FERNANDO GONZALEZ  
SUBDIVISION

BEING A 2-LOT RESIDENTIAL SUBDIVISION CONTAINING 4.00 ACRES (174,416.63 SQ.FT.) MORE OR LESS, OUT OF LOT 210, THE NICK DOFFING SUBDIVISION NO. 1, HIDALGO COUNTY, TEXAS, ACCORDING TO MAP THEREOF RECORDED IN VOLUME 5, PAGE 24, MAP RECORDS OF HIDALGO COUNTY, TEXAS.

METES AND BOUNDS

BEING A 2-LOT RESIDENTIAL SUBDIVISION CONTAINING 4.00 ACRES (174,416.63 SQ.FT.) MORE OR LESS, OUT OF LOT 210, THE NICK DOFFING SUBDIVISION NO. 1, HIDALGO COUNTY, TEXAS, ACCORDING TO MAP THEREOF RECORDED IN VOLUME 5, PAGE 24, MAP RECORDS OF HIDALGO COUNTY, TEXAS. BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A HALF (1/2) INCH IRON ROD FOUND, FOR THE SOUTHEAST CORNER OF SAID LOT 210, AND OF THIS TRACT OF LAND, THENCE, NORTH 81°18'50" WEST, ALONG THE SOUTH LINE OF SAID LOT 210, A DISTANCE OF 233.90 FEET TO A HALF (1/2) INCH IRON ROD SET WITH A PLASTIC CAP STAMPED "SAMES", FOR AN EXTERIOR CORNER OF THIS TRACT OF LAND;

THENCE, NORTH 08°41'10" EAST, ALONG THE EAST PROPERTY LINE OF MACARIO JR. & MARIA C. GONZALEZ'S TRACT DESCRIBED IN GENERAL WARRANTY DEED, VOL. 1953, PG. 162, OFFICIAL RECORDS OF HIDALGO COUNTY, TEXAS, A DISTANCE OF 148.17 FEET TO A HALF (1/2) INCH IRON ROD SET WITH A PLASTIC CAP STAMPED "SAMES", FOR THE NORTHEAST CORNER OF MENTIONED MACARIO JR. & MARIA C. GONZALEZ'S TRACT OF LAND AND AN INTERIOR CORNER OF THIS TRACT OF LAND;

THENCE, NORTH 81°18'50" WEST, ALONG THE NORTH PROPERTY LINE OF SAID MACARIO JR. & MARIA C. GONZALEZ'S TRACT OF LAND, A DISTANCE OF 134.70 FEET TO A HALF (1/2) INCH IRON ROD SET WITH A PLASTIC CAP STAMPED "SAMES", FOR AN EXTERIOR CORNER OF THIS TRACT OF LAND;

THENCE, NORTH 08°41'10" EAST, WITH THE EAST PROPERTY LINE OF JOHN M. & SONIA OLIVAREZ'S TRACT DESCRIBED IN GENERAL WARRANTY DEED, VOL. 2969, PG. 716, OFFICIAL RECORDS OF HIDALGO COUNTY, TEXAS, A DISTANCE OF 147.50 FEET TO A HALF (1/2) INCH IRON ROD SET WITH A PLASTIC CAP STAMPED "SAMES", FOR THE NORTHEAST CORNER OF SAID JOHN M. & SONIA OLIVAREZ'S TRACT OF LAND AND FOR AN INTERIOR CORNER OF THIS TRACT OF LAND;

THENCE, NORTH 81°18'50" WEST, ALONG THE NORTH PROPERTY LINE OF SAID JOHN M. & SONIA OLIVAREZ'S TRACT OF LAND, AT 118.74 FEET PASS THE WEST LINE OF SAID LOT 210, FOR THE NORTHWEST CORNER OF SAID JOHN M. & SONIA OLIVAREZ'S TRACT OF LAND AND FOR AN EXTERIOR CORNER OF THIS TRACT OF LAND;

THENCE, NORTH 08°41'10" EAST, ALONG THE WEST LINE OF SAID LOT 210, A DISTANCE OF 157.43 FEET TO A POINT ON THE WEST LINE OF SAID LOT 210, FOR THE NORTHWEST CORNER OF THIS TRACT OF LAND;

THENCE, SOUTH 81°18'50" EAST, AT 54.20 FEET PASS A HALF (1/2) INCH IRON ROD SET WITH A PLASTIC CAP STAMPED "SAMES", A TOTAL DISTANCE OF 541.10 FEET TO A POINT ON THE EAST LINE OF SAID LOT 210 AND FOR THE NORTHEAST CORNER OF THIS TRACT OF LAND;

THENCE, SOUTH 08°41'10" WEST, A DISTANCE OF 453.10 FEET TO THE POINT OF BEGINNING, CONTAINING A 4.00 ACRE (174,416.63 SQ.FT.) TRACT OF LAND, MORE OR LESS.

GENERAL NOTES

1. THIS PROPERTY IS LOCATED WITHIN FLOOD ZONE "X". AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN, ON FLOOD INSURANCE RATE MAP-COMMUNITY PANEL NO. 480334 0290 D REVISED JUNE 6, 2000.
2. MINIMUM BUILDING SETBACK LINES SHALL BE AS FOLLOWS: FRONT=50 FEET; REAR=15 FEET; SIDE=6 FEET; OR EASEMENT, WHICHEVER IS GREATER IN ALL CASES.
3. MINIMUM FINISH FLOOR: MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER. ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME FOR 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.
4. BENCHMARK NOTE: THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS: BENCHMARK: CITY OF MISSION ETU B.M. ELV=203.75, N: 16637483.1900, E: 1025755.8770, POWER POLE & ANCHOR LOCATED ON THE WEST SIDE OF N. DOFFING ROAD.
5. IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO RETAIN A TOTAL OF 4.032 CUBIC-FEET (0.023 ACRE-FEET) OF STORM WATER RUNOFF, DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: (SEE SHEET NO. 3 FOR STORM SEWER IMPROVEMENTS.)
6. NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS, TREES, OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHTS, GRASS, OR FLOWERS), AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE EASEMENT.
7. 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.
8. THIS SUBDIVISION IS SERVED BY AGUA SPECIAL UTILITY DISTRICT.
9. 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.
10. A. OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF RESIDENTIAL SEWAGE ONLY. A SEPARATE DESIGN SHALL BE SUBMITTED FOR COMMERCIAL USE.
11. B. EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FOOT LOT AREA WITH POTABLE WATER SUPPLY.
12. C. OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED DEPARTMENT.
13. D. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXPERTS MAY BE ALSO SEEN ON THE UTILITY 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 GRANFIELD SYSTEM.
14. E. APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPANCY A LOT.
15. THERE ARE NO WATER WELLS WITHIN 150 FEET FROM BOUNDARIES OF THIS SUBDIVISION
16. FERNANDO GONZALEZ, THE OWNER & SUBDIVIDER OF FERNANDO GONZALEZ SUBDIVISION, RETAINS A BLANKET EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET NO. 2 OF THIS PLAT.
17. 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 COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER INCLUDING AN EASEMENT.
18. FIRE HYDRANTS (IF REQUIRED) ARE PLACED IN THIS SUBDIVISION AT THE REQUEST OF THE CITY OF MISSION. THE FIRE HYDRANTS ARE PLACED ON A NONE-FIRE RATED SYSTEM. THE PRESENCE OF THE FIRE HYDRANTS DOES NOT GUARANTEE THAT IT WILL FUNCTION PROPERLY DURING A FIRE, AND THE ENGINEER DOES NOT WARRANT OR IMPLY THAT IT WILL.
19. ALL CONSTRUCTION SHALL COMPLY WITH STORM WATER POLLUTION PREVENTION PLANS (SWPP) REQUIREMENTS.
20. APPLICATIONS FOR CONSTRUCTION INCLUDING THE PLANNING DEPARTMENT, OFFICE OF ENVIRONMENTAL COMPLIANCE, HEALTH DEPARTMENT AND FIRE MARSHALL ARE REQUIRED PRIOR TO OCCUPANCY THE LOT.
21. ALL IRRIGATION EASEMENTS ARE EXCLUSIVE TO HIDALGO COUNTY IRRIGATION DISTRICT NO. 6, AND THE DISTRICT ALLOWS NO OTHER UTILITIES OR USE WITHOUT EXPRESS APPROVAL.
22. NO UTILITY COMPANY OR OTHER PERSON IS ALLOWED TO CROSS ABOVE OR BELOW GROUND ANY DISTRICT EASEMENT OR RIGHT OF WAY WITH LINES, POLES, OPEN DITCHES, OR OTHER USE WITHOUT FIRST OBTAINING A CROSSING PERMIT FROM THE DISTRICT.
23. NO PERMANENT STRUCTURE (EXAMPLE, FENCES, OR DRIVEWAYS OF ANY CONSTRUCTION) WILL BE ALLOWED TO BE CONSTRUCTED OR EXIST ON ANY DISTRICT EASEMENT OR RIGHT-OF-WAY WITHOUT WRITTEN APPROVAL BY THE DISTRICT. ANY UNAUTHORIZED STRUCTURE IN THE EASEMENT AREA IS SUBJECT TO REMOVAL.
24. NO UTILITY COMPANY OR OTHER PERSON IS ALLOWED TO CONNECT TO ANY DISTRICT FACILITY WITHOUT FIRST OBTAINING A PERMIT FROM THE IRRIGATION DISTRICT. ANY CONNECTION NOT AUTHORIZED BY THE DISTRICT IS SUBJECT TO REMOVAL.
25. 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. (ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT, OFFICE OF ENVIRONMENTAL COMPLIANCE, HEALTH DEPARTMENT AND FIRE MARSHALL APPROVAL). APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY THE LOT.
26. AN OFF-STREET PARKING LOT SITE PLAN & DRAINAGE PLAN APPROVED BY THE HIDALGO COUNTY PLANNING DEPARTMENT AND THE OFFICE OF ENVIRONMENTAL COMPLIANCE SHALL BE REQUIRED FOR SCHOOLS, COMMERCIAL, INDUSTRIAL, AND MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR DEVELOPMENT PERMIT. NO WATER OR LIGHT CLEARANCES SHALL BE ISSUED UNTIL THE SITE PLAN, DRAINAGE PLAN ARE APPROVED AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
27. ALL LOTS SHALL HAVE A POST DEVELOPMENT FINISHED GRADE FROM THE REAR OF THE LOT TO THE CURB AND/OR ROADSIDE DITCH AT A 0.5% SLOPE TO ACCOMPLISH POSITIVE DRAINAGE. THIS IS IN ACCORDANCE WITH HIDALGO COUNTY APPENDIX 2: GRADE CONSTRUCTION SPECIFICATIONS 3.1.4.
28. A COMMON ACCESS DRIVE FRONTING N. DOFFING ROAD (F.M. 492) SHALL PROVIDE INGRESS AND EGRESS FOR LOT 1 AND LOT 2.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

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

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1  
BY: RAUL E. SESN, P.E., C.F.M. DATE \_\_\_\_\_  
GENERAL MANAGER

AGUA SPECIAL UTILITY DISTRICT

I, OSCAR CANCINO, HEREBY CERTIFY THAT AGUA SPECIAL UTILITY DISTRICT HAS APPROVED THE POTABLE WATER SUPPLY PLAN FOR FERNANDO GONZALEZ SUBDIVISION, 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 THE SUBDIVISION ARE MET. WATER METERS ARE IMMEDIATELY AVAILABLE FOR THIS PURPOSE UPON COMPLETION OF ALL WATER FACILITIES SHOWN ON THE PLAT OF THE SUBDIVISION.

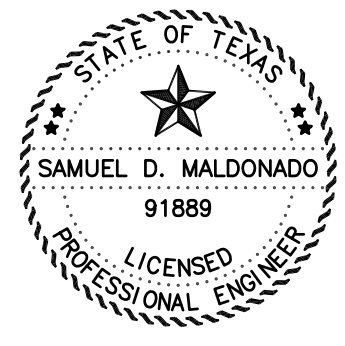
OSCAR CANCINO, MANAGER  
AGUA SPECIAL UTILITY DISTRICT

HIDALGO COUNTY IRRIGATION DISTRICT NO. 6

THIS PLAT APPROVED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 6 ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATION, TREES, FENCES, AND BUILDINGS) SHALL BE PLACED FROM HIDALGO COUNTY IRRIGATION DISTRICT NO. 6 RIGHT-OF-WAY OR EASEMENTS.

BY: \_\_\_\_\_ ATTEST: \_\_\_\_\_  
PRESIDENT SECRETARY



STATE OF TEXAS  
COUNTY OF HIDALGO

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

MAYOR, CITY OF MISSION DATE \_\_\_\_\_

CITY SECRETARY DATE \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF HIDALGO

THIS PLAT OF FERNANDO GONZALEZ SUBDIVISION, HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MISSION, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

CHAIRMAN \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF HIDALGO

I, SAMUEL D. MALDONADO DO HEREBY CERTIFY, THAT I PREPARED THIS PLAT FROM AN ACTUAL ON THE GROUND SURVEY OF THE LAND AS DESCRIBED AND THAT THE CORNER MONUMENTS SHOWN, THEREON WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION IN ACCORDANCE WITH THE PLATTING RULES AND REGULATIONS OF THE CITY OF MISSION.

SAMUEL D. MALDONADO, RPLS NO. 6027 DATE \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF HIDALGO

I, THE UNDERSIGNED, SAMUEL D. MALDONADO, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

SAMUEL D. MALDONADO, PE NO. 91889 DATE \_\_\_\_\_

STATE OF TEXAS  
CERTIFICATE OF PLAT APPROVAL  
UNDER LOCAL GOVERNMENT CODE S 232.028(a)

WE, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF FERNANDO GONZALEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT.

HIDALGO COUNTY JUDGE DATE \_\_\_\_\_

HIDALGO COUNTY CLERK DATE \_\_\_\_\_

STATE OF TEXAS  
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF FERNANDO GONZALEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY ENVIRONMENTAL HEALTH DIVISION ON \_\_\_\_\_.

HIDALGO COUNTY ENVIRONMENTAL HEALTH DIVISION MANAGER DATE \_\_\_\_\_

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

I, FERNANDO GONZALEZ, AS OWNER (S) OF THE 4.00-ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED FERNANDO GONZALEZ SUBDIVISION HEREBY SURRENDER THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATED 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 STATE STANDARDS; AND
- 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 ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

FERNANDO GONZALEZ DATE \_\_\_\_\_  
4301 ROYAL DRIVE  
MISSION, TEXAS 78574  
HIDALGO COUNTY, TEXAS

STATE OF TEXAS  
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED FERNANDO GONZALEZ KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

NOTARY PUBLIC, HIDALGO COUNTY, TEXAS \_\_\_\_\_

NO.	SHEET	REVISION	DATE	APPROVED

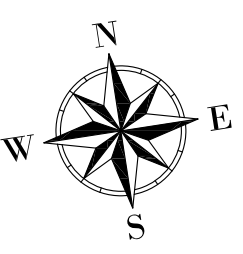
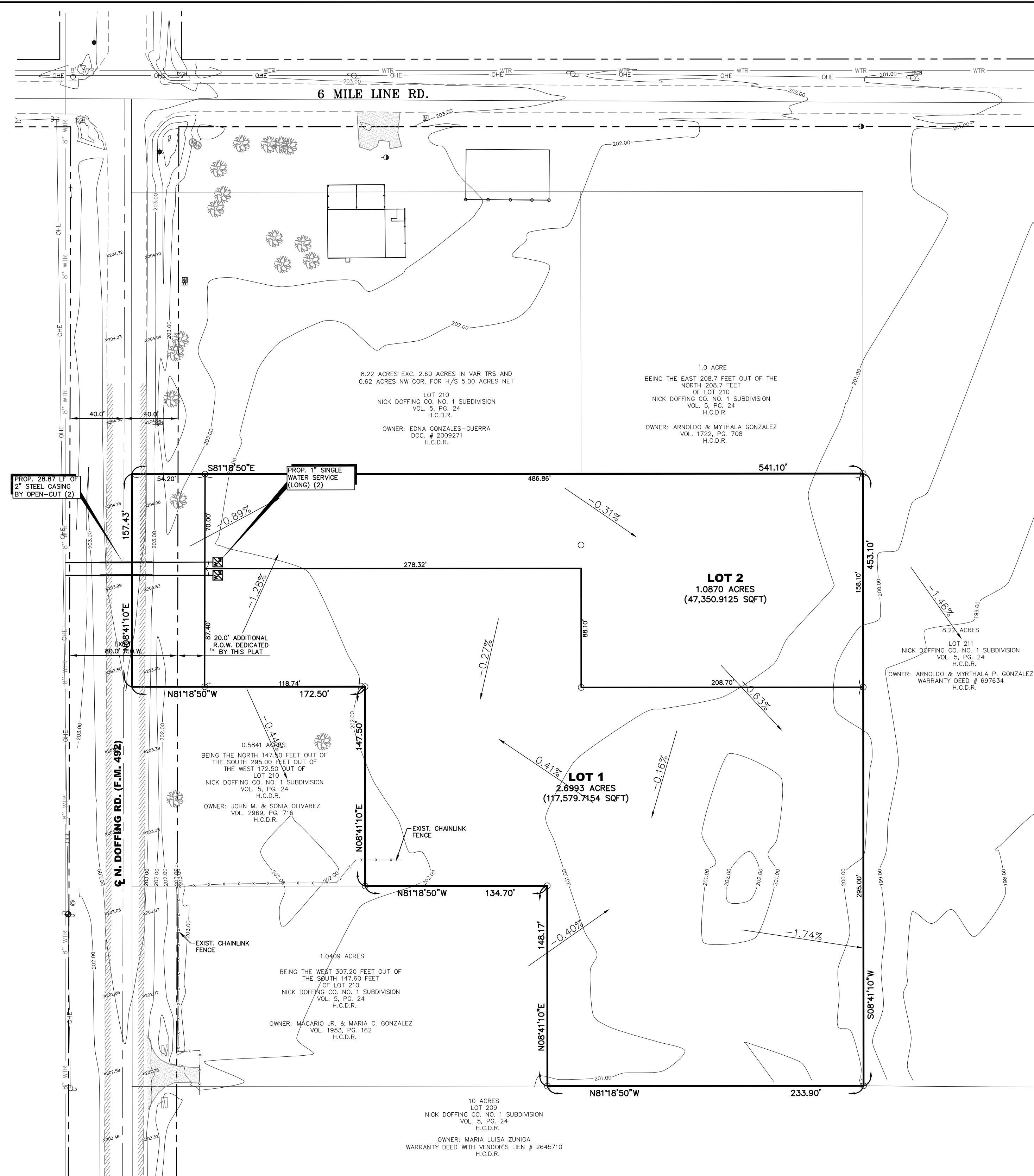
PRINCIPAL CONTACTS:

NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER: FERNANDO GONZALEZ	4301 ROYAL DRIVE	MISSION, TEXAS 78574	(956) 318-0711	N/A
ENGINEER: SAMUEL D. MALDONADO, P.E.	200 S. 10TH ST. SUITE 1607	McALLEN, TEXAS 78501	(956) 702-8880	(956) 702-8883
SURVEYOR: SAMUEL D. MALDONADO, RPLS	200 S. 10TH ST. SUITE 1607	McALLEN, TEXAS 78501	(956) 702-8880	(956) 702-8883

SHEET INDEX OF FERNANDO GONZALEZ SUBDIVISION

NO.	DESCRIPTION
1	LOCATION MAP, ETU AND DESCRIPTION OF LOCATION WITH RESPECT TO MUNICIPALITY, PRINCIPAL CONTACTS, PLAT WITH LOTS, STREETS, AND EASEMENT DESIGNATIONS, LEGAL DESCRIPTION (METES AND BOUNDS), SURVEYOR'S AND ENGINEER'S CERTIFICATION, PLAT NOTES AND RESTRICTIONS, HIDALGO COUNTY COMMISSIONER'S COURT APPROVAL, HIDALGO COUNTY ENVIRONMENTAL HEALTH DIVISION APPROVAL, OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION, NOTARY PUBLIC SIGNATURE, CITY OF MISSION PLANNING AND ZONING COMMISSION APPROVAL, CITY OF MISSION MAYOR APPROVAL, HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 APPROVAL, HIDALGO COUNTY IRRIGATION DISTRICT NO. 6 APPROVAL, COUNTY CLERK'S RECORDING CERTIFICATE, AGUA SUD APPROVAL.
2	WATER DISTRIBUTION AND SANITARY SEWER (OSSF) MAP, ENGINEERING REPORT (ENGLISH AND SPANISH VERSION), INCLUDING DESCRIPTION OF WATER AND WASTE WATER (OSSF) AND ENGINEER'S CERTIFICATION (ENGLISH AND SPANISH VERSION), SAMPLE OF LOG BORE FOR OSSF SYSTEM, TYPICAL WATER SERVICE CONNECTION, SUBDIVIDER CERTIFICATE AND STATEMENT.
3	DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND HOW IT WILL SERVE THIS DEVELOPMENT, MAP OF TOPOGRAPHY AND DRAINAGE, AND ENGINEER'S CERTIFICATION, REVISION NOTES.

**SAM Engineering & Surveying**  
200 S. 10TH ST., SUITE 1607 TEL. (956) 702-8880  
McALLEN, TEXAS 78501 FAX: (956) 702-8883  
REGISTRATION # F-10602



SCALE: 1"=50'

LEGEND	
	FND. IRON ROD
	EXIST. LIGHT POLE
	EXIST. POWER POLE
	EXIST. WATER METER
	EXIST. SANITARY SEWER MANHOLE
	EXIST. WATER VALVE
	EXIST. FIRE HYDRANT
	EXIST. FLUSH VALVE
	EXIST. PEDESTAL
	EXIST. CLEAN OUT
	EXIST. IRR. VALVE
	EXIST. CABLE SIGN
	EXIST. TRANSFORMER BOX
	EXIST. ELECTRIC BOX
	PALM TREE
	BRICK MAIL BOX
	SEPTIC TANK
	EXIST. CHAIN LINK FENCE
	EXIST. WOOD FENCE
	EXIST. UNDER GROUND CABLE
	EXIST. OVER HEAD ELECTRIC
	OSSF
	SET 1/2" IRON ROD

# FERNANDO GONZALEZ SUBDIVISION WATER AND SEWAGE UTILITY LAYOUT

**FINAL ENGINEERING REPORT:**

**WATER SUPPLY, DESCRIPTION, COST, AND OPERABILITY DATE:**  
 The Fernando Gonzalez Subdivision will be provided with potable water by Agua Special Utility District (AGUA SUD). The Fernando Gonzalez Subdivision shall consist of two (2) - 1" diameter single service line (LONG) with 2" steel casing. The services terminate at the water meter box for each lot. The subdivider will install no fire hydrants in addition. The subdivider has paid AGUA SUD the sum of \$7,500 as stated in the 30-year water service agreement which sum represents the total cost of water meters, water rights, acquisition fees, and all membership or other fees associated with connecting the individual lot in the subdivision to AGUA SUD after the installation of the water distribution system and upon request by the lot owner, AGUA SUD will promptly install at no charge the water meter for that lot.

**SEWAGE FACILITIES DESCRIPTION, COST AND OPERABILITY DATES:**  
 Sewage from Fernando Gonzalez Subdivision will be treated by individual on-site sewage facilities (OSSF) consisting of a standard design dual compartment septic tank and a drain field on each lot. 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. Each lot has adequate area for a drain field.

**SOIL EVALUATION REPORT:**  
 Each lot in the proposed subdivision is at least 1/2 acre in size. The natural resource conservation service soil survey book indicated a uniform fine sandy loam soil across the lots of the property. The soil is a uniform fine 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.

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 OSSFs have been installed as of the time of application for final plat approval, except for the existing "OSSF".

Subdivider shall be responsible to file with the Hidalgo County Health Department an application for a permit to install an OSSF. The OSSF system shall be installed on the lot prior to the county issuing a final light and water clearance.

**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 16.043, water code. I certify that the costs to install the water and the unconstructed on-site sewage facilities, discussed above, are as follows:

Water facilities - these facilities fully constructed, with the installation of water meters, will cost a grand total of \$5,000.00 which equals to \$2,500 per lot.

Sewage facilities - septic system is estimated to cost \$1,500.00 per lot (all inclusive), for a total of \$3,000.00 for the entire subdivision.

**SUBDIVIDER CERTIFICATION:**

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 constructed in accordance with state and county regulations.

**SUBDIVIDER STATEMENT:**

I (we) Fernando Gonzalez of Fernando Gonzalez 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 to have adequate water to comply with the regulations and the laws of the state as required by state and county regulations.

OWNER: FERNANDO GONZALEZ

STATE OF TEXAS  
 COUNTY OF HIDALGO  
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED FERNANDO GONZALEZ, 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 PURPOSE AND CONSIDERATION THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

NOTARY PUBLIC  
 MY COMMISSION EXPIRES \_\_\_\_\_

CONSTRUCTION COST ESTIMATE	
PAVING	=\$0.00
DRAINAGE	=\$2,000.00
WATER	=\$5,000.00
SEWER	=\$3,000.00
TOTAL	=\$10,000.00

**FINAL ENGINEERING REPORT:**

**MINISTRO DE AGUA, DESCRIPCION, COSTO, Y FECHA DE OPERABILIDAD:**  
 EL SUBDIVISION FERNANDO GONZALEZ SE SUMINISTRARA CON AGUA POTABLE POR AGUA SPECIAL UTILITY DISTRICT (AGUA SUD). EL DUEÑO Y AGUA SUD HAN FIRMADO UN CONTRATO EN EL CUAL AGUA SUD HA PROMETIDO PROPVEER SUFICIENTE AGUA PARA LA SUBDIVISION POR UN MINMO DE 30 AÑOS Y HA PROPORCIONADO DOCUMENTACION PARA ESTABUR LA CANTIDAD Y CALIDAD DE LOS SUMINISTROS DE AGUA DISPONIBLES, LA CUAL SERA SUFICIENTE Y SUBSTANCIAL PARA EL DESARROLLO COMPLETO DE ESTA SUBDIVISION.

AGUA SUD POSE UNA LINEA DE AGUA DE 8" QUE SE ENCUENTRA AL OESTE DE N. DOFFING ROAD. EL NUEVO SISTEMA DE DISTRIBUCION DE AGUA PARA LA SUBDIVISION FERNANDO GONZALEZ SERA COMPLETA DE DOS (2) LINEAS DE SERVICIO ADICIONAL DE 1" (LARGO) CON CARATULA DE ACERO DE 2" DE DIAMETRO. LOS SERVICIOS TERMINAN EN LA LINEA DE CADA LOTE. EL DUEÑO NO INSTALARA NINGUN HORNANTE. ADICIONALMENTE, EL DUEÑO LE A PAGADO A AGUA SUD LA SUMA DE \$7,500 COMO FUE REDACTADO EN LA CARTA DE 30-AÑOS.

**DRENAJE, DESCRIPCION, COSTO, Y FECHA DE OPERABILIDAD**  
 EL DRENAJE DE LA SUBDIVISION FERNANDO GONZALEZ SERA TRATADO POR ON-SITE SEWAGE FACILITIES (OSSF) QUE CONSISTE DE UN TANQUE SEPTICO CON UN COMPARTAMENTO DE DISEÑO DUAL Y UN CAMPO DE DRENAJE. EL INGENIERO PROFESIONAL HA EVALUADO LA DONEDAD DEL TERRENO PARA DICHO OSSF Y LO HA ENCONTRADO APTO. EL REPORTE FUE RECIBIDO Y APROBADO POR EL DEPARTAMENTO DE SALUBRIDAD DEL CONDADO DE HIDALGO. CADA LOTE ES INDIVIDUALMENTE APTO PARA SU CAMPO DE DRENAJE.

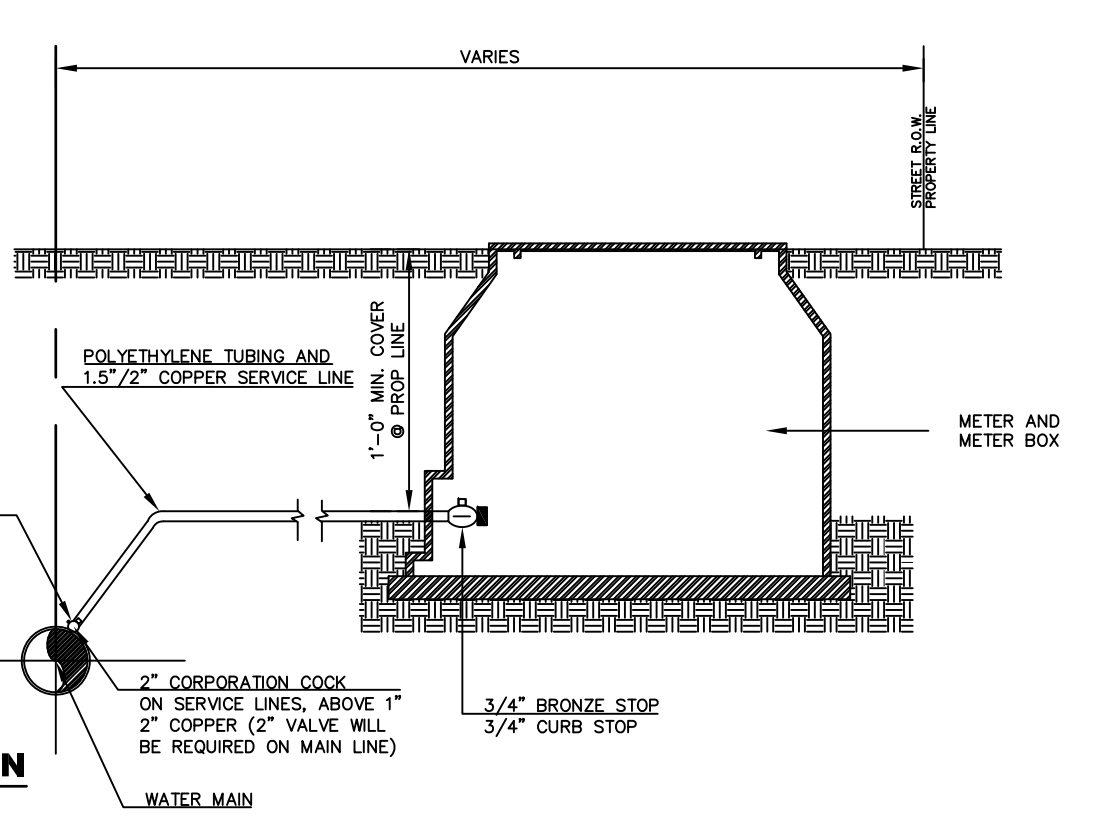
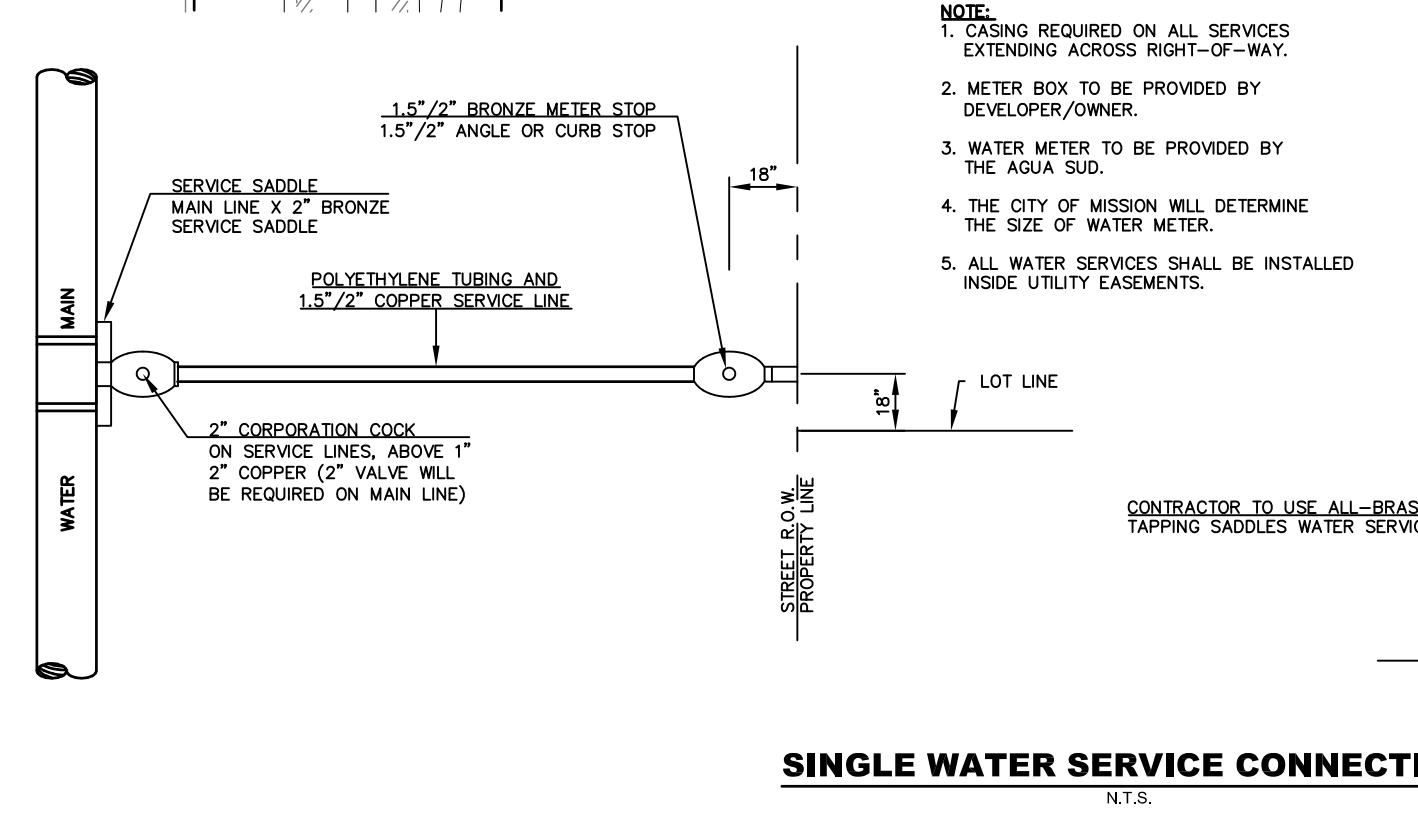
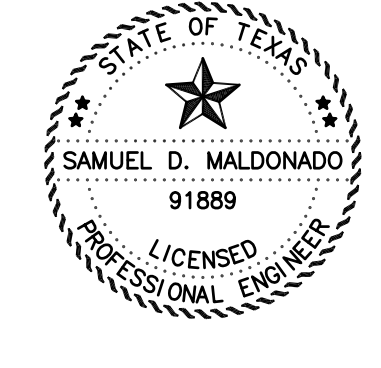
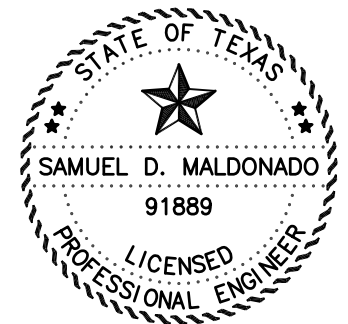
**INFORME DE EVALUACION DEL SUELO:**  
 CADA LOTE TIENE POR LO MENOS MEDIO ACRO DE AREA. EL INFORME DE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICO UN SUELO UNIFORME DEL TIPO FINE SANDY LOAM EN ESTA PROPIEDAD. EL TERRENO ES UNIFORMEMENTE FINE SANDY LOAM Y SE EXTIENDE A 36" BAJO TODAS LAS EXCAVACIONES PROPUESTAS. NO EXISTE EVIDENCIA DE AGUA 24" BAJO LA EXCAVACION MAS PROFUNDA. EL AGUA EN ESTE AREA DRENA BIEN.

EL COSTO ESTIMADO PARA LA INSTALACION DE UN SISTEMA INDIVIDUAL DE FOSAS SEPTICAS POR LOTE ES DE \$1,500, E INCLUYE EL COSTO DEL PERMISO Y LA LICENCIA. NINGUNA FOSA SEPTICA HA SIDO INSTALADA EN EL PROCESO DE LA APROBACION FINAL.

EL DUEÑO DE LA SUBDIVISION SERA RESPONSABLE DE PEDIR UN PERMISO DEL DEPARTAMENTO DE SALUBRIDAD DEL CONDADO DE HIDALGO PREVIO A LA INSTALACION DE UNA FOSA SEPTICA ADICIONAL. DICHO SISTEMA DE DRENAJE SERA INSTALADO ANTES DE QUE EL CONDADO APRUEBE LUZ Y AGUA.

**ENGINEER CERTIFICATION:**  
 I (we) FERNANDO GONZALEZ OF FERNANDO GONZALEZ 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 TO HAVE ADEQUATE WATER TO COMPLY WITH THE REGULATIONS AND THE LAWS OF THE STATE AS REQUIRED BY STATE AND COUNTY REGULATIONS.

ENGINEER'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



**SINGLE WATER SERVICE CONNECTION**  
 N.T.S.

- NOTE:**
- CASING REQUIRED ON ALL SERVICES EXTENDING ACROSS RIGHT-OF-WAY.
  - METER BOX TO BE PROVIDED BY DEVELOPER/OWNER.
  - WATER METER TO BE PROVIDED BY THE AGUA SUD.
  - THE CITY OF MISSION WILL DETERMINE THE SIZE OF WATER METER.
  - ALL WATER SERVICES SHALL BE INSTALLED INSIDE UTILITY EASEMENTS.

**PRINCIPAL CONTACTS:**

NO.	SHEET	REVISION	DATE	APPROVED

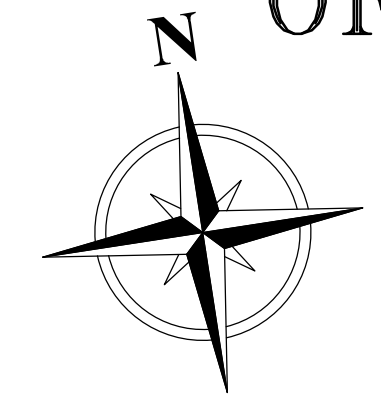
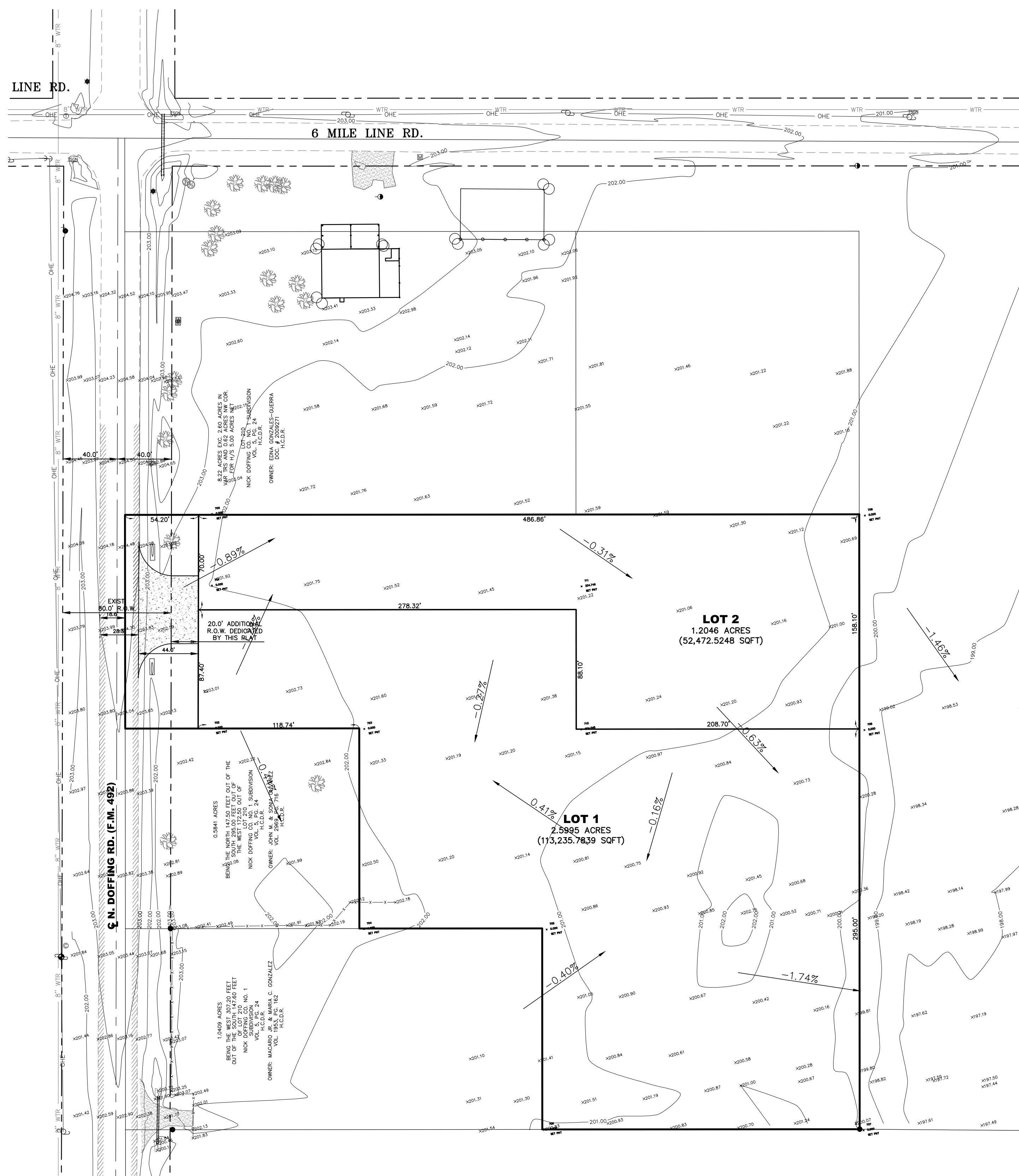
  

NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER: FERNANDO GONZALEZ	4301 ROYAL DRIVE	MISSION, TEXAS 78574	(956) 318-0711	N/A
ENGINEER: SAMUEL D. MALDONADO, P.E.	200 S. 10TH ST. SUITE 1607	McALLEN, TEXAS 78501	(956) 702-8880	(956) 702-8883
SURVEYOR: SAMUEL D. MALDONADO, RPLS	200 S. 10TH ST. SUITE 1607	McALLEN, TEXAS 78501	(956) 702-8880	(956) 702-8883

DATE OF PREPARATION: FEBRUARY 2017

**SAM Engineering & Surveying**  
 200 S. 10TH ST. SUITE 1607 TEL: (956) 702-8880  
 McALLEN, TEXAS 78501 FAX: (956) 702-8883  
 REGISTRATION # F-10602

# FERNANDO GONZALEZ SUBDIVISION DRAINAGE AND MAP OF TOPOGRAPHY LAYOUT

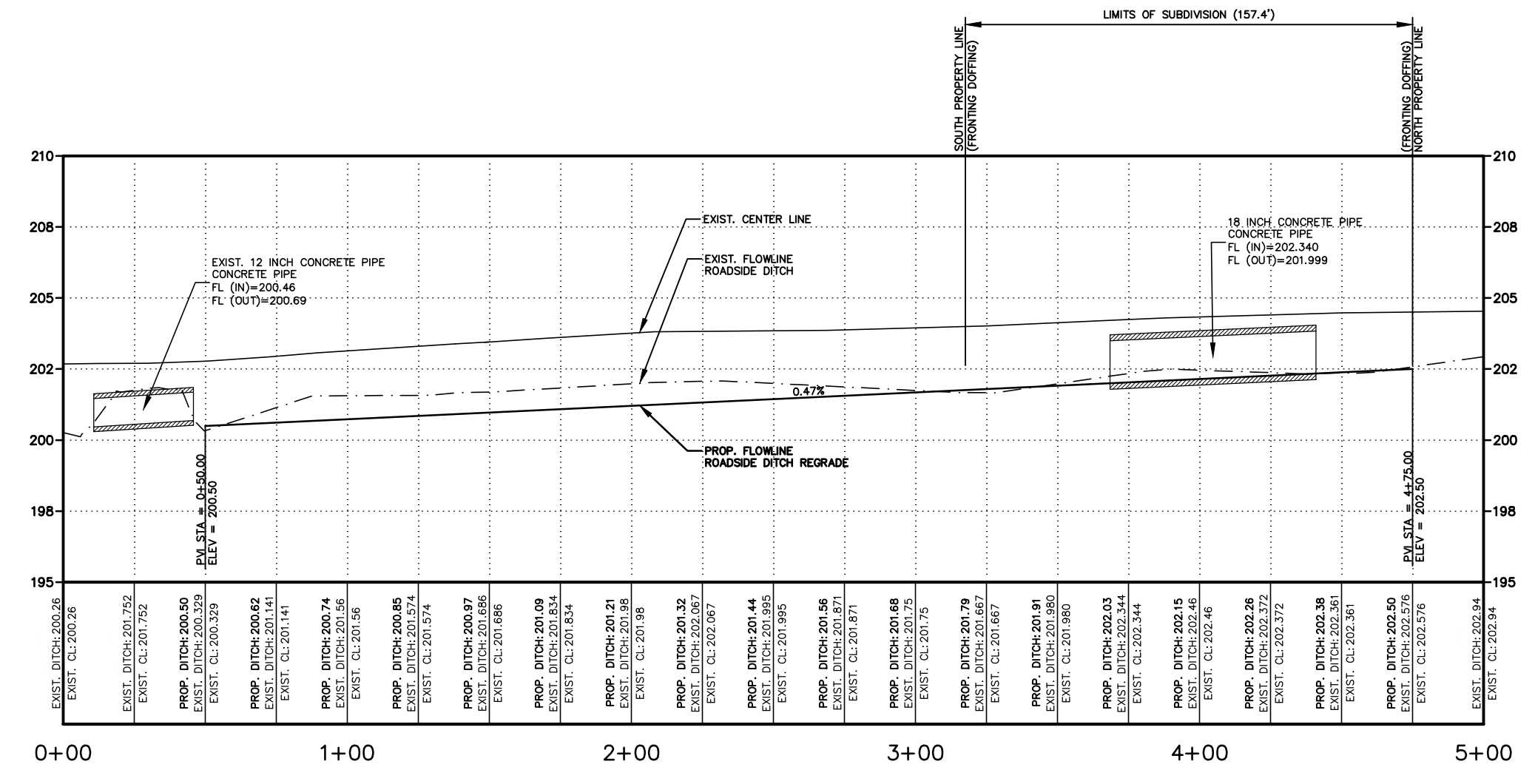
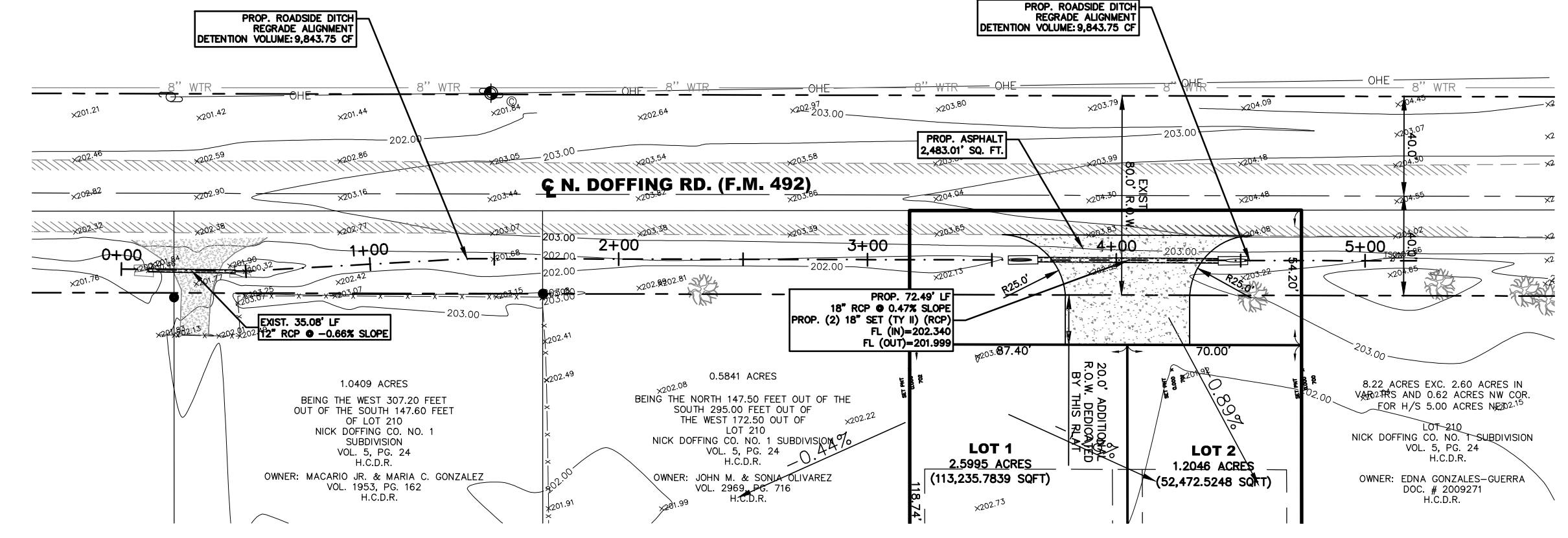


**LEGEND**

- EXIST. MAISON
- EXIST. ELECTRIC BOX
- EXIST. WATER METER
- EXIST. FIRE HYDRANT
- EXIST. POWER POLE ANCHOR
- EXIST. SERVICE PILE
- EXIST. POWER POLE
- EXIST. PEDESTAL
- EXIST. LIGHT POLE
- EXIST. TRAFFIC SIGN
- EXIST. FLUSH VALVE
- EXIST. WATER VALVE
- EXIST. GAS WARNING SIGN
- EXIST. UNDERGROUND FIBER OPTIC SIGN
- EXIST. UNDERGROUND CABLE SIGN
- EXIST. STOP SIGN
- EXIST. WATER LINE
- EXIST. SEWER LINE
- EXIST. CHAINLINK FENCE LINE
- EXIST. WOOD FENCE LINE
- EXIST. CMU FENCE LINE
- EXIST. WROUGHT IRON FENCE LINE
- EXIST. PIPE BELLAND RAIL
- EXIST. GAS LINE
- EXIST. OVER HEAD ELECTRIC
- EXIST. UNDER GROUND CABLE
- EXIST. UNDER GROUND FIBER OPTIC
- EXIST. DUCT
- EXIST. 1/2" IRON ROD
- EXIST. TREE
- EXIST. ROADWAY
- EXIST. RIGHT OF WAY
- EXIST. EDGE OF PAVEMENT
- EXIST. CONCRETE
- EXIST. ASPHALT
- EXIST. CALICHE
- EXIST. DIRT

**UTILITIES COORDINATION NOTES:**

- ONLY UTILITIES FOR WHICH INFORMATION WAS AVAILABLE ARE SHOWN. LOCATIONS AND ELEVATIONS ARE APPROXIMATE. CONTRACTOR SHALL CALL THE TEXAS 811 NUMBER (1-800-244-8877) FOR VERIFICATION OF ALL UTILITY LOCATIONS BEFORE ANY CONSTRUCTION.
- CONTRACTOR SHALL NOTIFY ALL DIS COMPANIES AND GIVE A 48-HOUR NOTICE PRIOR TO ANY EXCAVATION WITHIN TWENTY FEET OF GAS LINES. ALL GAS LINES SHALL BE VACUUM EXCAVATED USING A VAC-TRON DEVICE. IN NO CASE SHALL THE CONTRACTOR RESUME EXCAVATION AROUND GAS LINES WITHOUT THE GAS COMPANY'S REPRESENTATIVE PRESENT ON-SITE.
- PRIOR TO CONSTRUCTION, CONTRACTOR SHALL NOTIFY ADIA SUB GENERAL MANAGER (596-585-2459) TO COORDINATE INSPECTION SERVICES AND TO FIELD VERIFY ALL EXISTING WATERLINES.



**DRAINAGE REPORT**  
FERNANDO GONZALEZ SUBDIVISION  
HIDALGO COUNTY, TEXAS

IN ACCORDANCE WITH HIDALGO COUNTY AND CITY OF MISSION DRAINAGE REQUIREMENTS OF NOT INCREASING THE AMOUNT OF EXISTING STORM RUNOFF, CALCULATIONS INDICATE THAT THE RUNOFF DETENTION REQUIREMENTS WILL BE 3,028 CUBIC FEET (0.070 AC-FT) FOR LOT 1 AND 999 CUBIC FEET (0.023 AC-FT) FOR LOT 2. THE REQUIRED DETENTION VOLUME WILL BE OBTAINED BY REGRADING THE ROADSIDE DITCH ALONG N. DOFFING ROAD AND BY THE LARGE UNIMPROVED AREAS WITHIN THE LOTS.

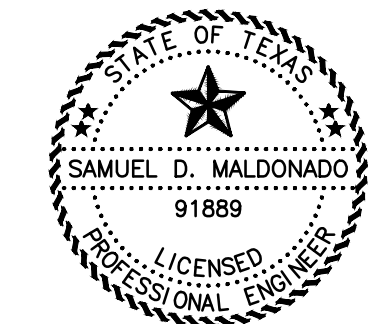
THE PROPOSED FERNANDO GONZALEZ SUBDIVISION FRONTS N. DOFFING ROAD ALONG 157.4'. THE PROPOSED ROADSIDE DITCH ALONG THIS LENGTH WILL PROVIDE 2,843.75 CF OF DETENTION VOLUME. THE REMAINING 1,092.25 CF OF DETENTION WILL BE ACCOUNTED FOR BY THE LARGE LOTS WHICH POSSESS DESIRABLE PHYSICAL CHARACTERISTICS SUCH AS: BEING WELL DRAINED, HAVING A HIGH PERMEABILITY, AND HAVING A MODERATE AVAILABLE WATER CAPACITY. HOWEVER, IN ORDER TO ACHIEVE THE DISTRICT'S REQUIREMENT OF PROVIDING A 2 FT ELEVATION DIFFERENCE FROM UPSTREAM FLOWLINE TO DOWNSTREAM FLOWLINE, THE TOTAL LENGTH OF THE PROPOSED ROADSIDE DITCH REGRADING WILL BE 525 LF. THE DETENTION VOLUME PROVIDED BY REGRADING THE ROADSIDE DITCH FOR THE ENTIRE 525 LF WILL BE 9,843.75 CF.

PERTINENT TABLES, CALCULATIONS, AND A PROFILE VIEW OF THE EXISTING FLOW CONDITIONS/PROPOSED ROADSIDE DITCH FLOW ARE ATTACHED. THE DRAINAGE PLAN FOR THIS DEVELOPMENT SHALL BE APPROVED BY THE CITY OF MISSION AT THE TIME OF ISSUANCE OF BUILDING PERMIT.

**SHEET INDEX OF FERNANDO GONZALEZ SUBDIVISION**

NO.	SHEET	REVISION	DATE	APPROVED
1	1			
2	2			
3	3			

ENGINEER'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



NO.	SHEET	REVISION	DATE	APPROVED

**PRINCIPAL CONTACTS:**

OWNER: FERNANDO GONZALEZ  
 ENGINEER: SAMUEL D. MALDONADO, P.E.  
 SURVEYOR: SAMUEL D. MALDONADO, RPLS

ADDRESS: 2806 LINCOLN AVE  
200 S. 10TH ST. SUITE 1607  
200 S. 10TH ST. SUITE 1607

CITY & ZIP: MISSION, TEXAS 78574  
McALLEN, TEXAS 78501  
McALLEN, TEXAS 78501

PHONE: (956) 318-0711  
(956) 702-8880  
(956) 702-8880

FAX: (956) 702-8883  
(956) 702-8883  
(956) 702-8883

DATE OF PREPARATION: MARCH 2017

**SAMES** SAM Engineering & Surveying  
 200 S. 10TH ST. SUITE 1607 TEL. (956) 702-8880  
 McALLEN, TEXAS 78501 FAX: (956) 702-8883  
 REGISTRATION # F-10602