



HIDALGO COUNTY PLANNING DEPARTMENT

T.J. Arredondo, CFM
Director of Planning

1304 SOUTH 25TH STREET
EDINBURG TEXAS 78539
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HIDALGO COUNTY COMMISSIONERS COURT MEETING
DATE: 8-22-2017

PROPOSED SUNSET VALLEY PHASE IV SUBDIVISION, PRECINCT No. 1.

ENGINEER: R.E. GARCIA & ASSOCIATES DEVELOPER: SANDOVAL DEVELOPMENT, LP

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE WITH VARIANCE

NUMBER OF LOTS: 16 *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL INSTITUTIONAL

LOCATION DESCRIPTION: SOUTH EAST CORNER OF STITES ROAD & VICTORIA ROAD.

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

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 11-04-2015 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: DRAINAGE IMPROVEMENTS WILL BE PROVIDED BY RECONSTRUCTING VICTORIA ROAD AND STITES ROAD SIDE DITCH.

ROAD R.O.W. DEDICATION: 10.00 FEET ON STITES ROAD AND 20.00 FEET ON VICTORIA ROAD.

H.C.R.O.W. FINAL APPROVAL DATE: 8-15-2017 By, DANNY GUZMAN, PCT. 1 R.O.W. AGENT

H.C.H.D. FINAL APPROVAL DATE: 8-14-2017 By, ENVIRONMENTAL HEALTH DIVISION MANAGER

SEWER SYSTEM: OSSF & SOIL ANALYSIS WERE CONDUCTED BY: RAUL E. GARCIA

WATER SERVICE PROVIDER: NAWSC LINE SIZE: 8" LOCATION: STITES ROAD.

H.C.O.E.C. FINAL APPROVAL DATE: 5-24-2017 : 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: \$ \$4,500.00 For: OSSF(S) 3

PRELIMINARY APPROVAL FROM THE
HIDALGO COUNTY COMMISSIONERS COURT ON:

MAY 25, 2016

STAFF RECOMMENDS:

Preliminary Approval subject to comments and future recommendations by planning, other departments and the approval of the City of DONNA.

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.

