



HIDALGO COUNTY PLANNING DEPARTMENT

T.J. Arredondo, CFM
Director of Planning

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

HIDALGO COUNTY COMMISSIONERS COURT MEETING

DATE: 12-18-2018

PROPOSED A VALADEZ #2 SUBDIVISION, PRECINCT No. 4.

ENGINEER: RIO DELTA ENGINEERING DEVELOPER: ADOLFO VALADEZ

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE WITH VARIANCE

NUMBER OF LOTS: 5 *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL INSTITUTIONAL

LOCATION DESCRIPTION: NORTH SIDE OF MILE 20 NORTH ROAD APPROXIMATELY 360 FEET EAST OF VAL VERDE ROAD.

SUBDIVISION LIES WITHIN THE: THE RURAL AREA OF THE COUNTY

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 3-01-2018 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: DRAINAGE WILL BE PROVIDED BY NATURAL PERCULATION AND SURFACE RUN-OFF ONTO MILE 20 NORTH ROAD SIDE DITCH.

ROAD R.O.W. DEDICATION: 30.00 FEET ONTO MILE 20 NORTH ROAD.

H.C.R.O.W. FINAL APPROVAL DATE: 11-27-2018 BY, JOSE OCHOA, PCT. 4 R.O.W. AGENT

H.C.H.D. FINAL APPROVAL DATE: 12-12-2018 BY, ENVIRONMENTAL HEALTH DIVISION MANAGER

SEWER SYSTEM: OSSF's (5) HAVE BEEN ESCROWED.

WATER SERVICE PROVIDER: N.A.W.S.C. LINE SIZE: 8" LOCATION: MILE 20 NORTH ROAD.

H.C.E.O.C. FINAL APPROVAL DATE: 11-30-2018: 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.

REQUEST FOR FINAL APPROVAL WITH **Cash Deposit:** Amount: \$7,500.00 For: OSSF's 5 SINGLE FAMILY.

PRELIMINARY APPROVAL FROM THE
HIDALGO COUNTY COMMISSIONERS COURT ON: APRIL 24, 2018

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

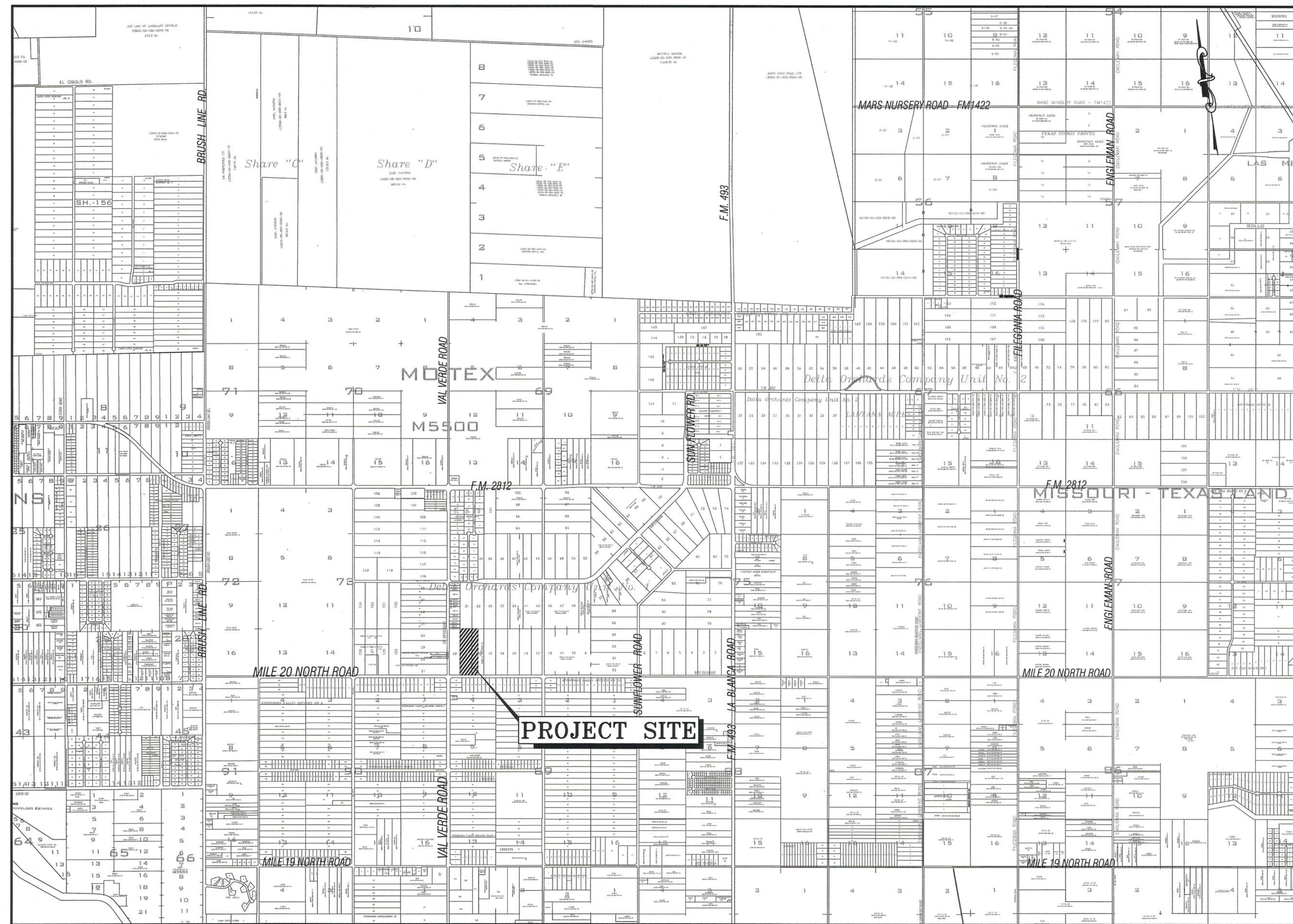
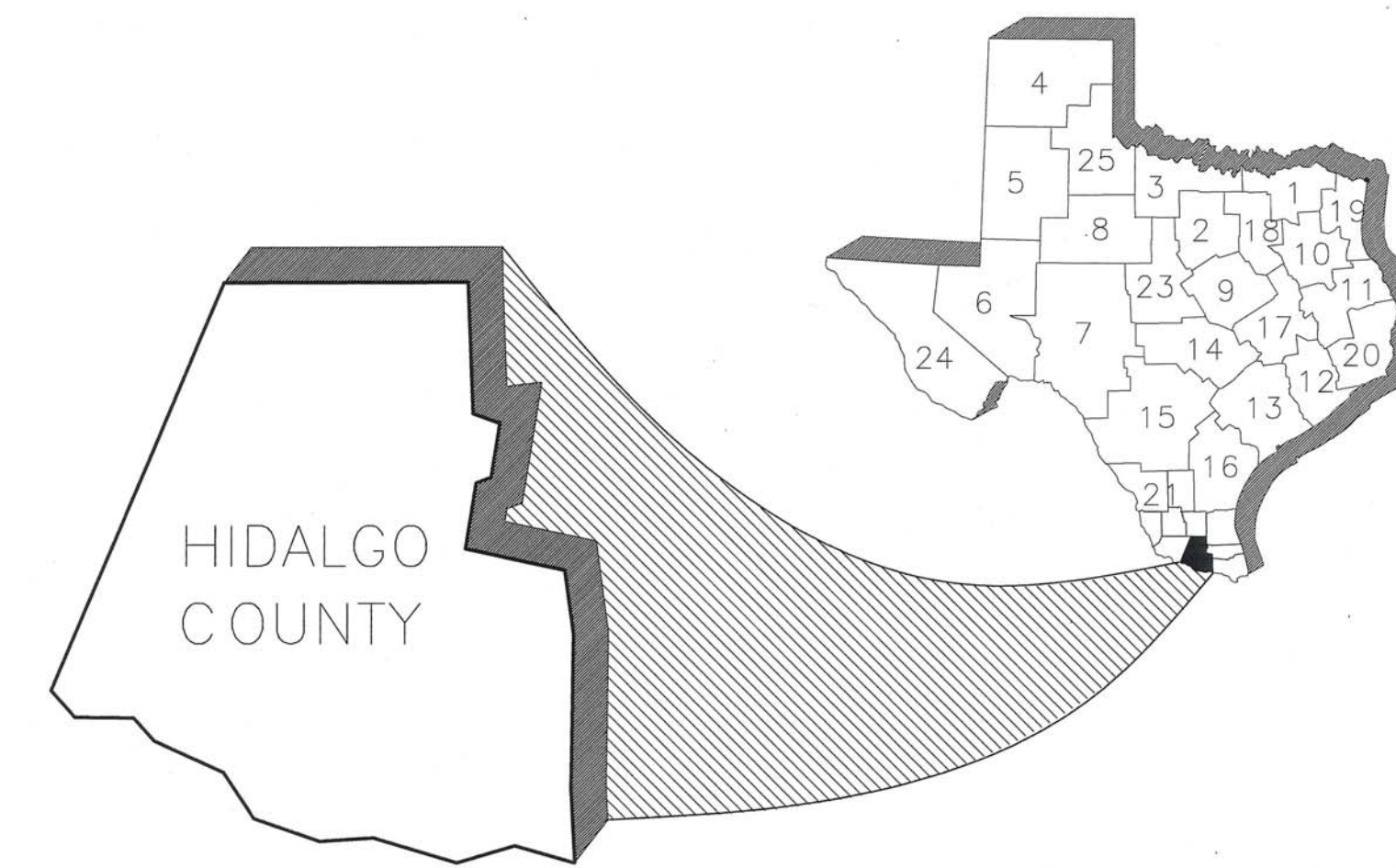
Final Approval with financial guarantee.

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.*

A VALADEZ SUBDIVISION #2

HIDALGO COUNTY, TEXAS



VICINITY MAP
SCALE: 1"=2000'

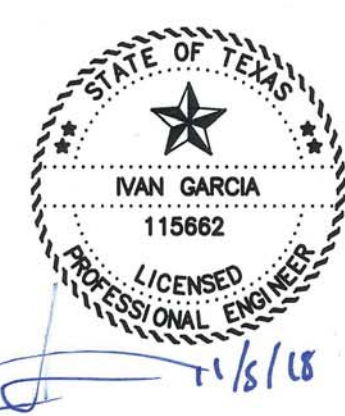
INDEX OF SHEETS

SHT#	DESCRIPTION
1	COVER SHEET
2	PLAT SHEET
3	UTILITY LAYOUT
4	DRAINAGE LAYOUT

RIO DELTA ENGINEERING
 FIRM REGISTRATION No. F-7628
 SURVEY FIRM No. 10194027
 921 S. 10TH AVENUE EDINBURG, TEXAS 78539
 (TEL) 956-380-5152 (FAX) 956-380-5083



DRAWN: ABRAHAM JAIMES
 DESIGN: IVAN GARCIA P.E. R.P.L.S.
 CHECKED: IVAN GARCIA P.E. R.P.L.S.
 SURVEYOR: IVAN GARCIA P.E. R.P.L.S.
 SCALE: AS SHOWN
 DATE: NOVEMBER, 2018



ISSUED FOR:
ASBUILT

COVER SHEET
A VALADEZ SUBDIVISION #2
HIDALGO COUNTY, TEXAS

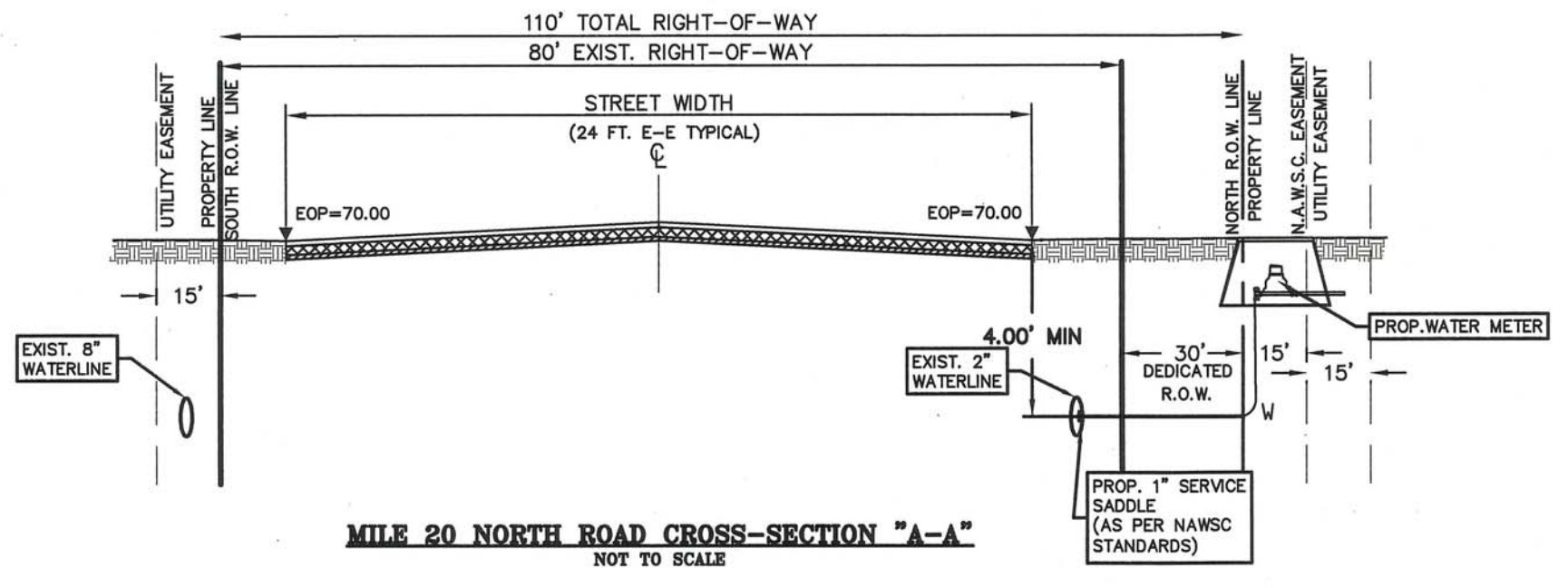
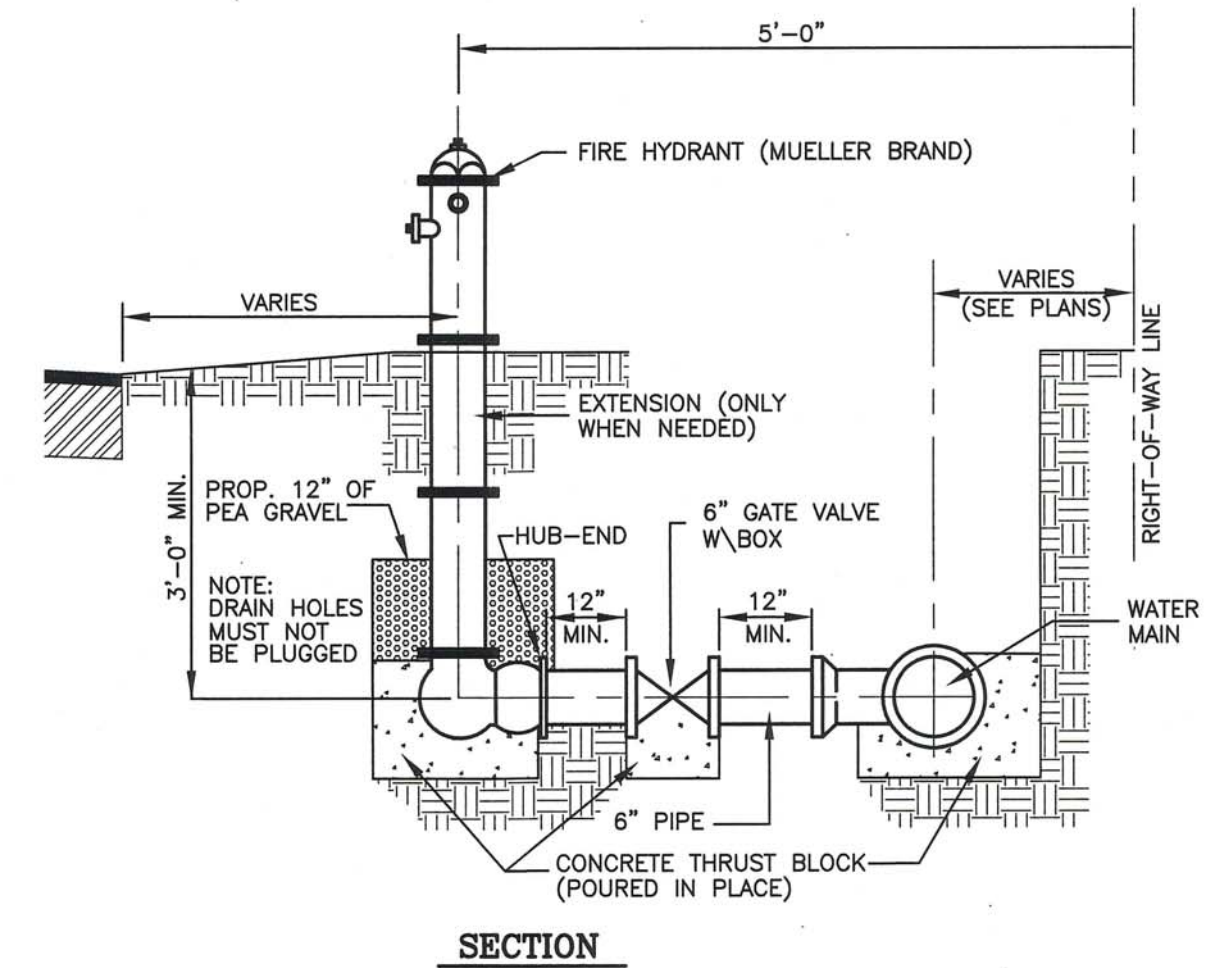
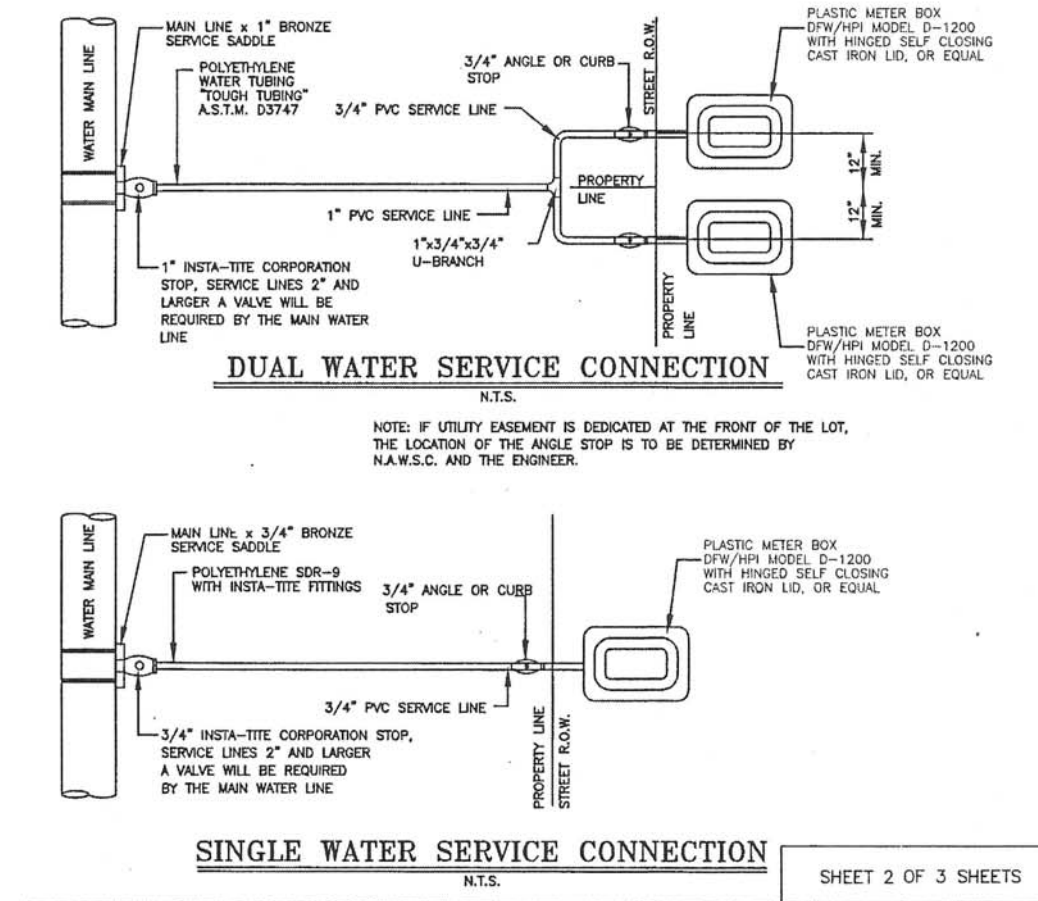
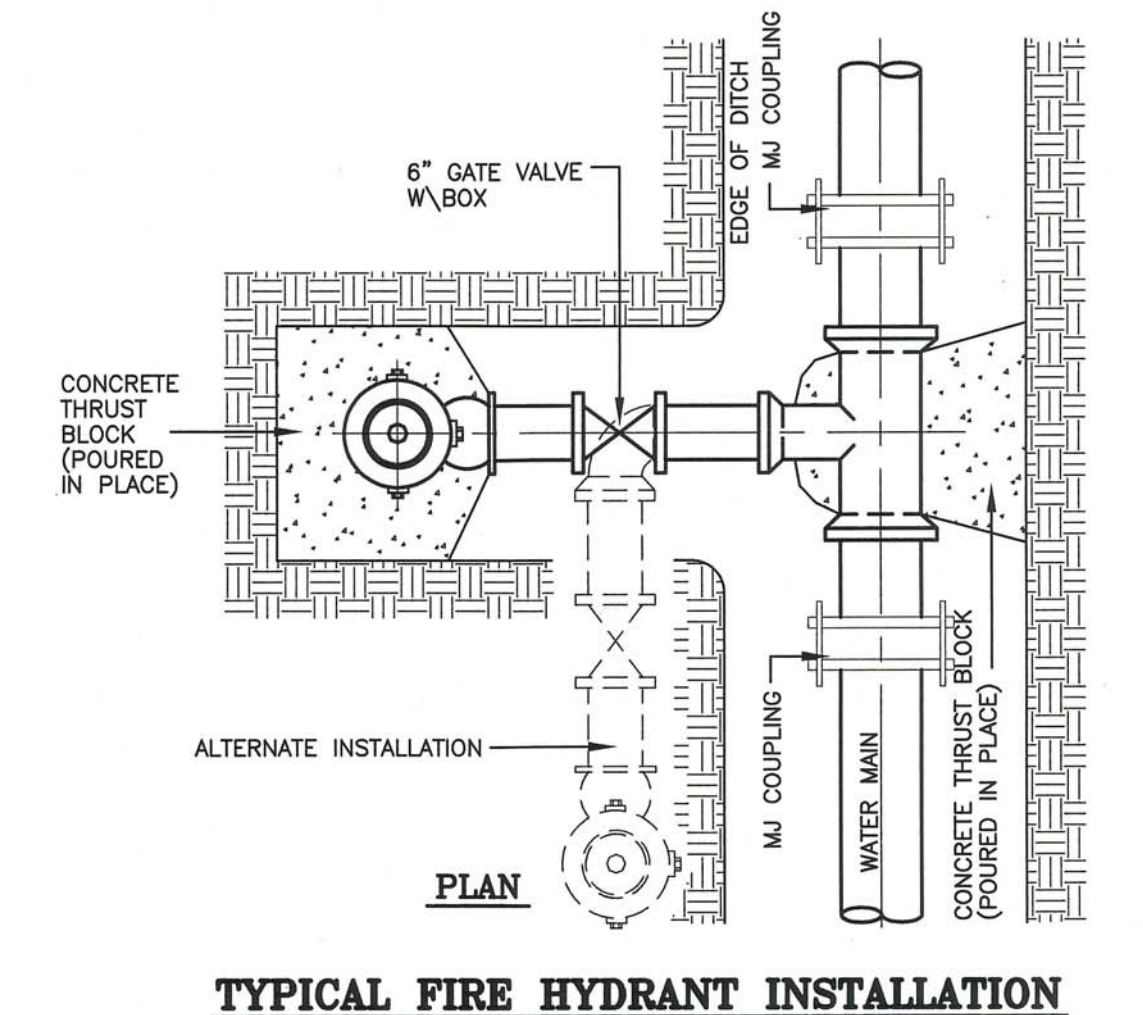
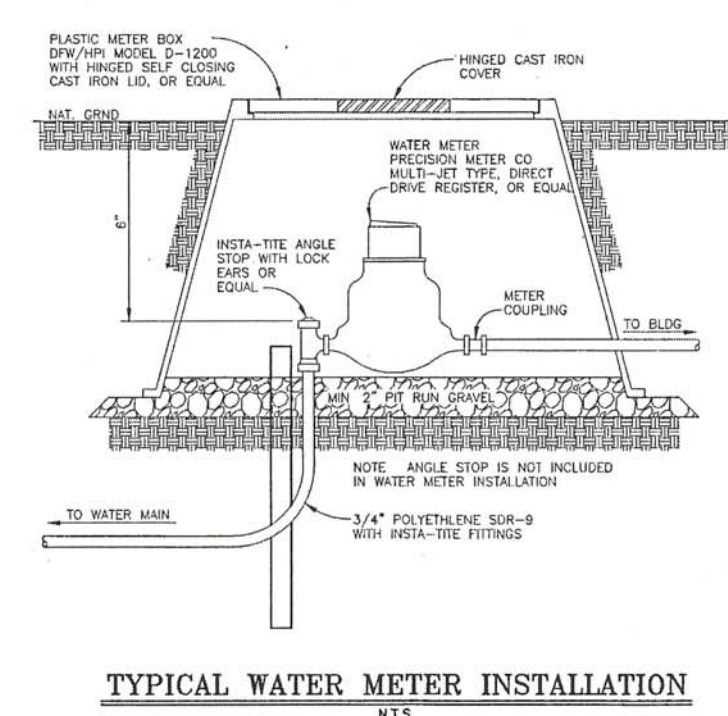
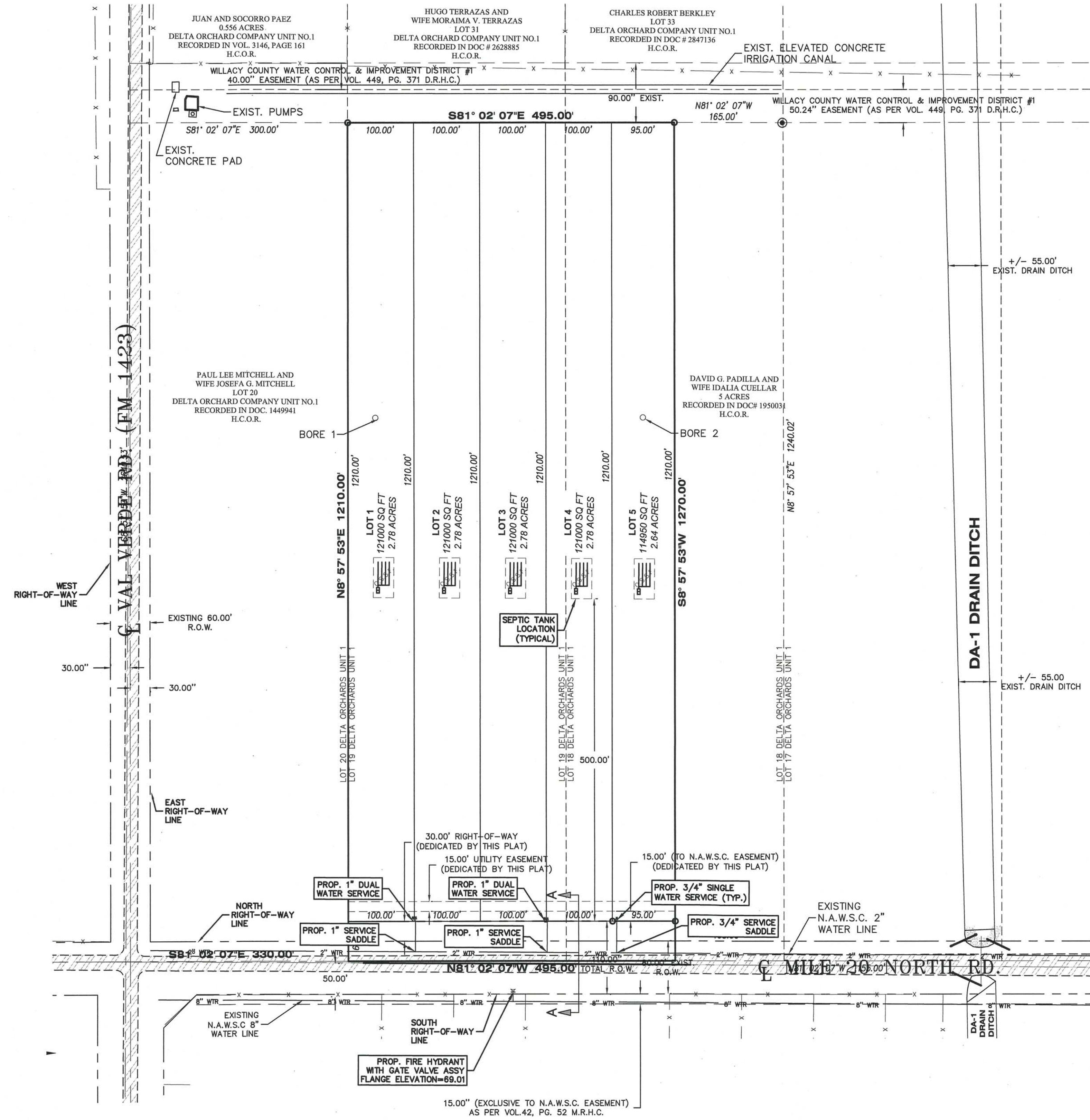
A VALADEZ SUBDIVISION #2 HIDALGO COUNTY, TEXAS

BEING A 14.43 ACRES TRACT OF LAND, SAME BEING THE WEST ONE-HALF OF LOT EIGHTEEN (18) AND ALL OF LOT NINETEEN (19),
DELTA ORCHARDS COMPANY UNIT NO.1, RECORDED IN VOLUME 6, PAGE 7, MAP RECORDS, HIDALGO COUNTY, TEXAS.

LEGEND	
	-POWER POLE
	-FIRE HYDRANT
	-SET IRON ROD
	-EXIST. 8" WATER LINE
	-EXIST. WATER SERVICE

ABBREVIATION LEGEND	
R.O.W.	RIGHT-OF-WAY
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCING
F.M.	FARM-TO-MARKET
D.R.H.C.	DEED RECORDS OF HIDALGO COUNTY
U.E.	UTILITY EASEMENT
N.A.W.S.C.	NORTH ALAMO WATER SUPPLY CORP.
O.S.S.F.	ON-SITE SEWAGE FACILITY
B-B	BACK TO BACK
E-E	EDGE TO EDGE
C	CENTER LINE

SCALE: 1" = 100'
BASIS OF BEARING
TEXAS STATE PLANE COORDINATES
NAD 83
TEXAS SOUTH ZONE (4205)
WESTERN DATA SYSTEMS NETWORK



RIO DELTA ENGINEERING

FIRM REGISTRATION No. F-7628
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

ISSUED FOR:
ASBULT

UTILITY LAYOUT

A VALADEZ SUBDIVISION #2

HIDALGO COUNTY, TEXAS

PROJECT:	ENGINEER:
NOVEMBER, 2018	IVAN GARCIA P.E. R.P.L.S.
SUB 17 028	SURVEYOR:
	IVAN GARCIA P.E. R.P.L.S.
	CHECKED:
	IVAN GARCIA P.E. R.P.L.S.
	DRAWN:
	OSCAR ALARCON JR./ABRAHAM JAMES
	SCALE:
	1"=100'
	DATE:
	NOVEMBER, 2018
	PROJECT:
	SUB 17 028
	REVISIONS:
PAGE NO.	3 OF 3

A VALADEZ SUBDIVISION #2

HIDALGO COUNTY, TEXAS

BEING A 14.43 ACRES TRACT OF LAND, SAME BEING THE WEST ONE-HALF OF LOT EIGHTEEN (18) AND ALL OF LOT NINETEEN (19), DELTA ORCHARDS COMPANY UNIT No.1, RECORDED IN VOLUME 6, PAGE 7, MAP RECORDS, HIDALGO COUNTY, TEXAS.

INDEX TO SHEETS OF A VALADEZ SUBDIVISION #2

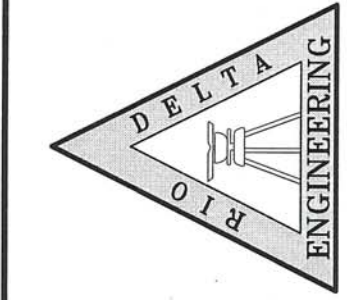
SHEET 1: HEADINGS, INDEX, LOCATION MAP, PRINCIPAL CONTACTS, MAP, LOT, STREETS, AND EASEMENT LAYOUT; DESCRIPTION (METES AND BOUNDS); ENGINEER'S AND SURVEYOR'S CERTIFICATION; PLAT NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION; COUNTY APPROVAL CERTIFICATE; COUNTY CLERK'S RECORDING CERTIFICATE; REVISION NOTES; H.C.O.D. No. 1, HIDALGO COUNTY HEALTH DEPARTMENT CERTIFICATE.

SHEET 2: ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTEWATER/OSSF AND ENGINEER'S CERTIFICATION.

SHEET 3: MAP OF TOPOGRAPHY AND DRAINAGE; DRAINAGE SWALES REVISION NOTES, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND DRAINAGE SWALES, ENGINEERING CERTIFICATION; CONSTRUCTION DETAILS.

REVISION NOTES TABLE	
DATE	DESCRIPTION

RIO DELTA ENGINEERING
 FIRM REGISTRATION No. F-7628
 SURVEY FIRM No. 10194027
 921 S. 10TH AVENUE EDINBURG, TEXAS 78539
 (TEL) 956-380-5152 (FAX) 956-380-5083

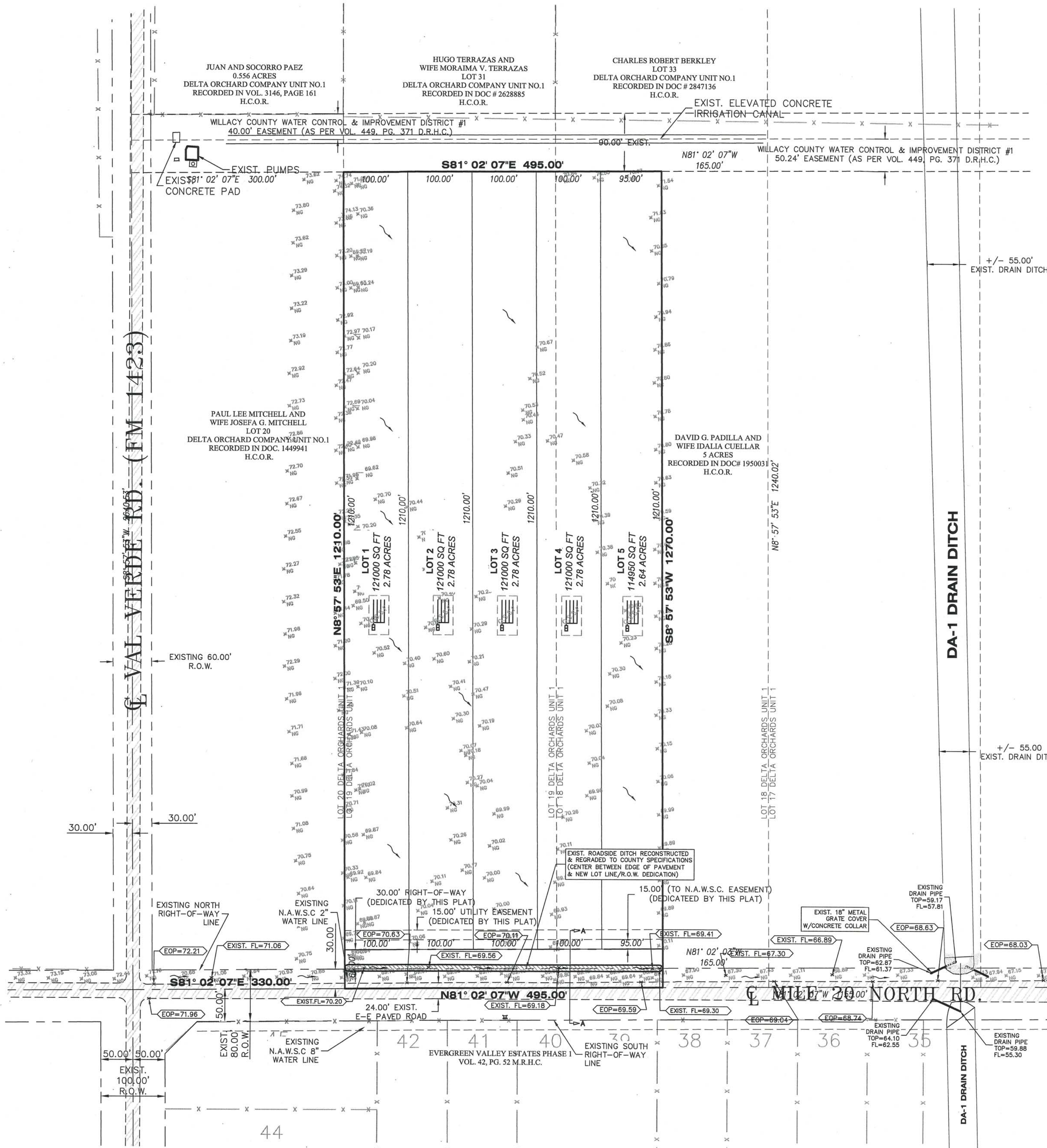


ISSUED FOR:
ASBUILT

DRAINAGE LAYOUT
 A VALADEZ SUBDIVISION #2
 HIDALGO COUNTY, TEXAS

PROJECT: 4 OF 4

ENGINEER: IVAN GARCIA P.E. R.P.L.S.
 SURVEYOR: IVAN GARCIA P.E. R.P.L.S.
 CHECKED: IVAN GARCIA P.E. R.P.L.S.
 DRAWN: OSCAR ALARCON JR./ABRAHAM JAMES
 SCALE: 1" = 100'
 DATE: NOVEMBER, 2018
 PROJECT: SUB 17 028
 REVISIONS:
 PAGE NO. 4 OF 4



SCALE: 1" = 100'
 BASIS OF BEARING
 TEXAS STATE PLANE COORDINATES
 NAD 83
 TEXAS SOUTH ZONE (4205)
 WESTERN DATA SYSTEMS NETWORK

LEGEND

- - POWER POLE
- - FIRE HYDRANT
- - SET IRON ROD
- - EXIST. 8" WATER LINE
- W — - EXIST. WATER SERVICE

ABBREVIATION LEGEND

- R.O.W. RIGHT-OF-WAY
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCING
- F.M. FARM-TO-MARKET
- D.R.H.C. DEED RECORDS OF HIDALGO COUNTY
- U.E. UTILITY EASEMENT
- N.A.W.S.C. NORTH ALAMO WATER SUPPLY CORP.
- O.S.S.F. ON-SITE SEWAGE FACILITY
- B-B BACK TO BACK
- E-E EDGE TO EDGE
- C CENTER LINE

