



# HIDALGO COUNTY PLANNING DEPARTMENT

T.J. Arredondo, CFM  
Director of Planning

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

## HIDALGO COUNTY COMMISSIONERS COURT MEETING

DATE: 6-06-2019

PROPOSED KRISHNAN SUBDIVISION, PRECINCT No. 1.

ENGINEER: R. ROBLES ENGINEERING, LLC. DEVELOPER: S. GOPAL KRISHNAN

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 VICTORIA ROAD APPROXIMATELY 450 FEET SOUTH OF LOTT 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 6-19-2018 PROPERTY LIES WITHIN FLOOD ZONE: "B" AS PER FEMA.

DRAINAGE DESIGN: DRAINAGE WILL BE PROVIDED BY NATURAL PERCULATION WITHIN THE PROPOSED LOTS AND SURFACE RUNOFF WILL DRAIN INTO VICTORIA ROAD SIDE DITCH.

ROAD R.O.W. DEDICATION: 30.00 FEET ONTO VICTORIA ROAD.

H.C.R.O.W. FINAL APPROVAL DATE: 4-05-2019 BY, DANNY GUZMAN, PCT. 1 R.O.W. AGENT

H.C.H.D. FINAL APPROVAL DATE: 4-08-2019 BY, ENVIRONMENTAL HEALTH DIVISION

SEWER SYSTEM:  OSSF's HAVE BEEN ESCROWED.

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

H.C.E.O.C. FINAL APPROVAL DATE: 3-28-2019 : 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: \$3,000.00 For:  OSSF's 2 SINGLE FAMILY.

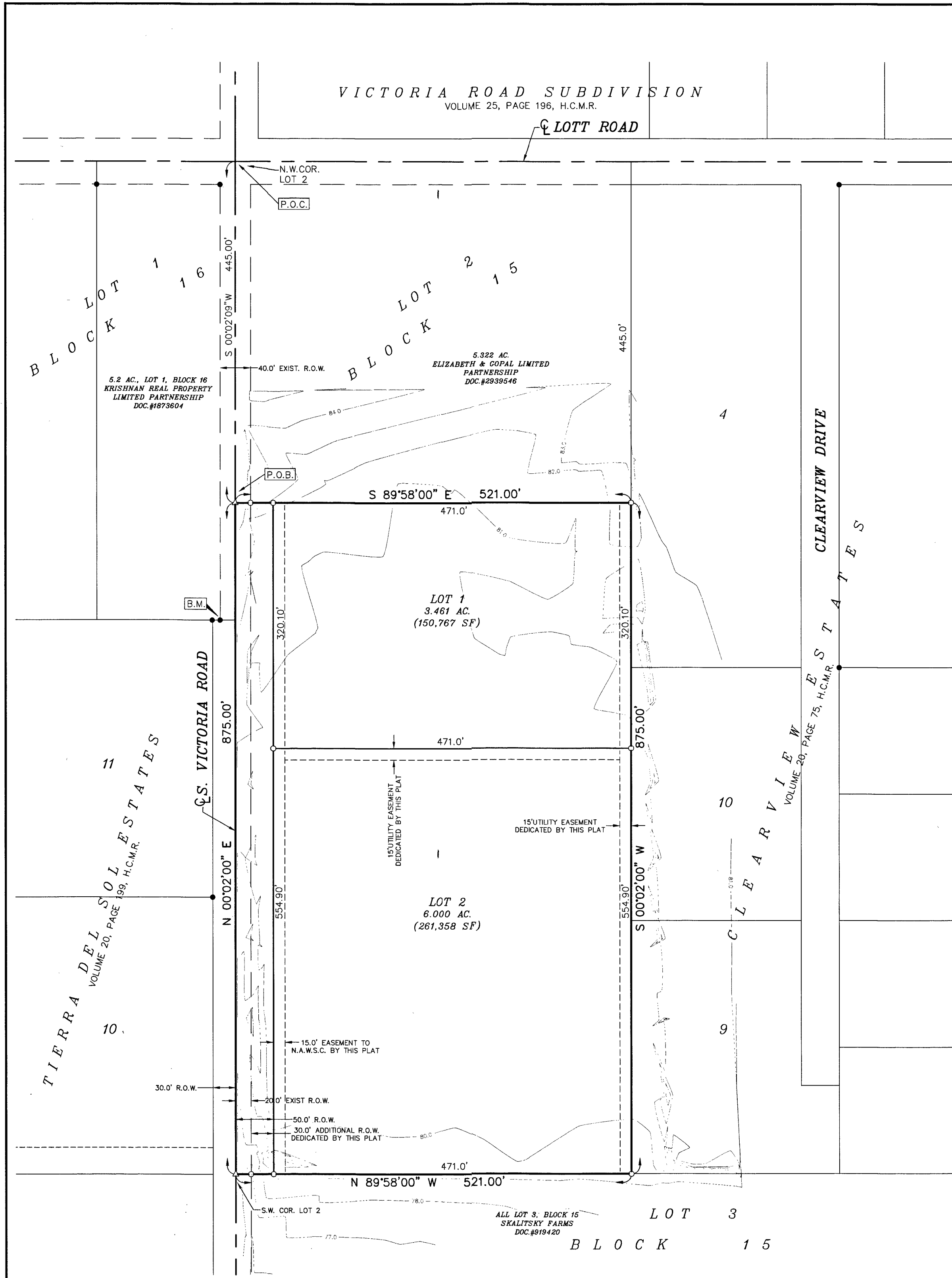
PRELIMINARY APPROVAL FROM THE  
HIDALGO COUNTY COMMISSIONERS COURT ON: OCTOBER 9, 2018

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.



**LEGEND**  
 ● Found 1/2" iron rod  
 ○ Set 1/2" iron rod with a plastic cap stamped "R&A"  
 ▲ Found cotton picker spindle  
 △ Set cotton picker spindle

SCALE: 1"=100'

**KRISHNAN SUBDIVISION**

BEING A SUBDIVISION OF 10.465 ACRES OF LAND OUT OF LOT 2, BLOCK 15, LA DONNA PLAT, HIDALGO COUNTY, TEXAS, AS PER MAP RECORDED IN VOLUME 1, PAGE 51 OF THE HIDALGO COUNTY MAP RECORDS.

**METES AND BOUNDS DESCRIPTION**  
 Being 10.465 acres of land situated in Hidalgo County, Texas and being out of Lot 2, Block 15, La Donna Plat, as per map recorded in Volume 1, Page 51 of the Hidalgo County Map Records and said 10.465 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a cotton picker spindle set on the west line of said Lot 2 and the centerline of S. Victoria Road for the northwest corner of said tract herein described; said cotton picker spindle bears SOUTH 00°02'00" WEST 445.00 feet from the northwest corner of said Lot 2;

THENCE, SOUTH 89°58'00" EAST, with a line parallel to the north line of said Lot 2, passing at 20.00 feet to a 1/2-inch iron rod with a plastic cap stamped "R&A" set for reference on the west right-of-way line of said S. Victoria Road, and continuing for a total distance of 521.00 feet to a 1/2-inch iron rod with a plastic cap stamped "R&A" set for the northeast corner of said tract herein described;

THENCE, SOUTH 00°02'00" WEST, with the west line of Lot 4 of Clearview Estates, as per map recorded in Volume 20, Page 75B of the Hidalgo County Map Records, passing at 215.00 feet the southwest corner of said Lot 4 and the northwest corner of Lot 10 of said Clearview Estates, and continuing with the west line of said Lot 10, passing at 545.00 feet the southwest corner of said Lot 10 and the northwest corner of Lot 9 of said Clearview Estates, and continuing with the west line of said Lot 9 for a total distance of 875.00 feet to a 1/2-inch iron rod with a plastic cap stamped "R&A" set on the south line of said Lot 2 for the southwest corner of said Lot 9 and the southeast corner of said tract herein described;

THENCE, NORTH 89°58'00" WEST, with the south line of said Lot 2, the north line of Lot 3, and the north line of a tract of land as described in Document #919420 of the Hidalgo County Official Records, passing at 501.00 feet to a 1/2-inch iron rod with a plastic cap stamped "R&A" set for reference on the west right-of-way line of said S. Victoria Road, and continuing for a total distance of 521.00 feet to a cotton picker spindle set on the centerline of said S. Victoria Road for the northwest corner of said Lot 3, the southwest corner of said Lot 2 and the southwest corner of said tract herein described;

THENCE, NORTH 00°02'00" EAST, with the west line of said Lot 2, the centerline of said S. Victoria Road and the east line of Tierra Del Sol Estates as per map recorded in Volume 20, page 199 of the Hidalgo County Map Records, passing at 722.00 feet the northeast corner of said Tierra Del Sol Estates and the southeast corner of a 5.2 acre tract as described in Document #1873604 of the Hidalgo County Official Records, and continuing with the east line of said 5.2 acre tract for a total distance of 875.00 feet to the POINT OF BEGINNING and containing 10.465 acres of land more or less.

**RIGHT OF WAY EASEMENT**  
 KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFEREES (HEREIN AFTER CALLED "GRANTOR" WHETHER ONE OR MORE PERSONS ARE NAMED) IN CONSIDERATION OF ONE DOLLAR (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION (HEREIN AFTER CALL "GRANTEE") THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS AND ASSIGNS, A PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL, AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE, AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS OF THE PURPOSE FOR WHICH THE ABOVE MENTIONED RIGHTS ARE GRANTED. THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE THEREOF BEING THE PIPELINE(S) INSTALLED. IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON PUBLIC ROAD AND THE CITY, COUNTY, OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRE THE RELOCATION OF THIS WATERLINE AS INSTALLED, GRANTEE FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN ON THIS PLAT FOR THE PURPOSE OF HEREBY RELOCATING SAID WATERLINE AS MAY BE NECESSARY TO CLEAR THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE BEING THE CENTER LINE OF THE PIPELINE AS RELOCATED, THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTEE BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN. THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT SHALL CONSTITUTE AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS, THE GRANTEE COVENANTS THAT IT IS THE OWNER OF THE ABOVE DESCRIBED LANDS AND THAT SAID LAND ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING: THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE, THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF THE SAID GRANTOR EXECUTED THIS INSTRUMENT THIS DAY OF January 2018.

OWNER: S. GOPAL KRISHNAN  
 ENGINEER: S. VICTORIA RD.  
 SURVEYOR: DONNA, TEXAS 78537

STATE OF TEXAS  
 HIDALGO COUNTY

OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION:

I (WE), S. GOPAL KRISHNAN AND ELIZABETH G. KRISHNAN, OWNER(S) OF THE 10.465 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED "KRISHNAN SUBDIVISION" HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE THE PUBLIC USE THE STREETS, PARKS AND EASEMENTS SHOWN HEREIN.

WE CERTIFY THAT WE HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE 232.032 AND THAT:

(A) THE WATER QUALITY AND CONNECTION TO THE LOTS MEETS OR WILL MEET THE MINIMUM STATE STANDARDS;

(B) SEWER CONNECTION 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 MINIMUM STATE STANDARDS;

(D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS MEET OR WILL MEET THE MINIMUM STATE STANDARDS.

WE ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT IS TRUE AND COMPLETE.

*[Signature]*  
 OWNER: S. GOPAL KRISHNAN  
 ADDRESS: 2306 S. VICTORIA RD.  
 DONNA, TEXAS 78537

*[Signature]*  
 OWNER: ELIZABETH G. KRISHNAN  
 ADDRESS: 2306 S. VICTORIA RD.  
 DONNA, TEXAS 78537

STATE OF TEXAS  
 HIDALGO COUNTY

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED S. GOPAL KRISHNAN AND ELIZABETH G. KRISHNAN, AND PROVED TO ME THROUGH THEIR TEXAS DEPARTMENT OF PUBLIC SAFETY DRIVER LICENSE TO BE THE PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, WHO, BEING BY ME DULY SWORN, DECLARED THAT THEIR STATEMENTS THEREIN ARE TRUE, CORRECT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREBY EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 31<sup>st</sup> DAY OF January 2018.

*[Signature]*  
 DANIEL HERRERA  
 Notary Public, State of Texas  
 Comm. Expires 02-12-2022  
 Notary ID 131446899

HIDALGO COUNTY  
 CERTIFICATE OF PLAT APPROVAL  
 UNDER LOCAL GOVERNMENT CODE §232.028(A)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF KRISHNAN SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS' COURT ON \_\_\_\_\_ 2018.

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

ATTEST: \_\_\_\_\_ DATE \_\_\_\_\_  
 HIDALGO COUNTY CLERK

HIDALGO COUNTY  
 CERTIFICATE OF PLAT APPROVAL

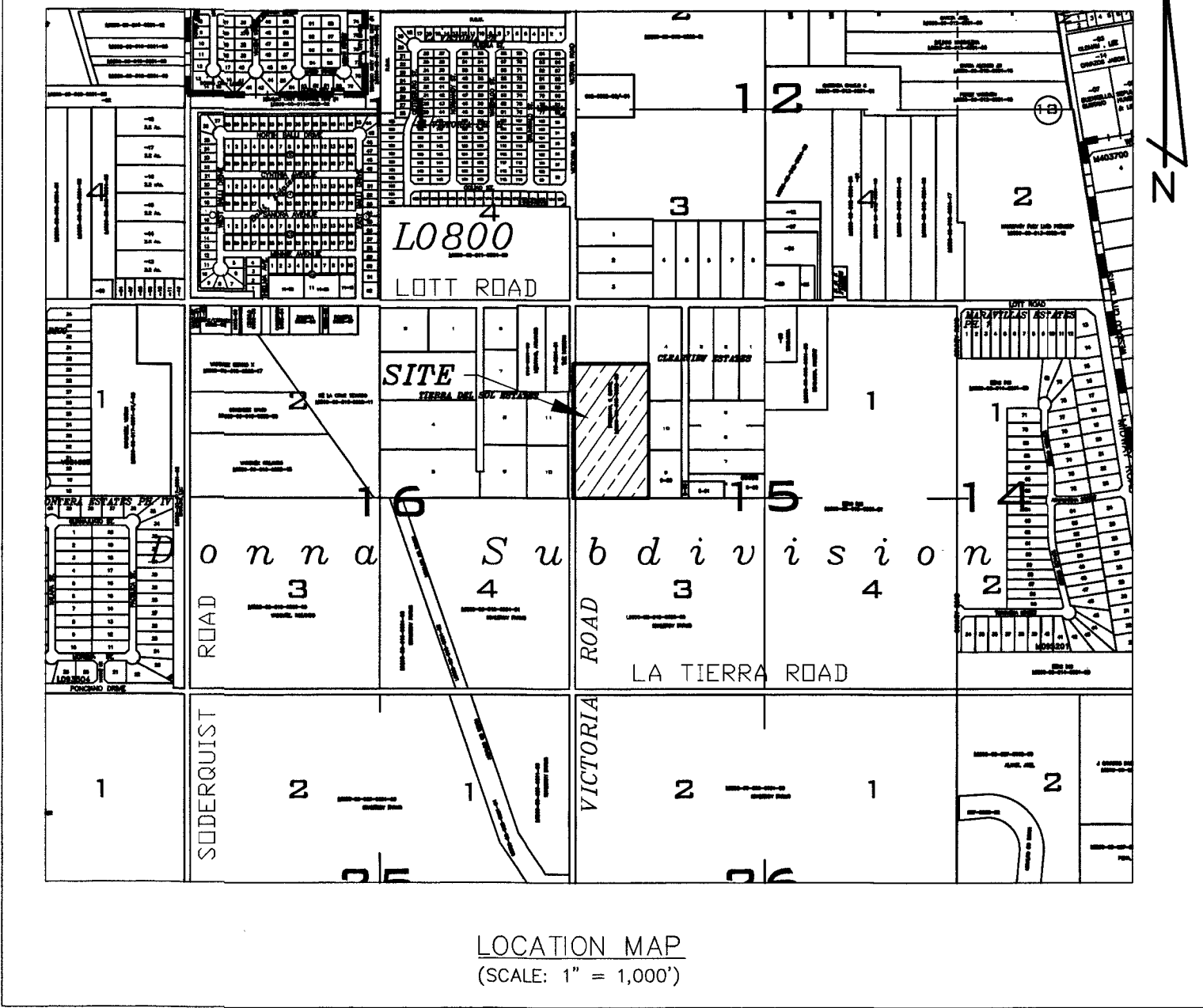
I THE UNDERSIGNED CERTIFY THAT THIS PLAT OF KRISHNAN SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON \_\_\_\_\_ 2018.

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

STATE OF TEXAS  
 COUNTY OF HIDALGO

THIS PLAT WAS REVIEWED AND APPROVED BY THE DONNA IRRIGATION DISTRICT ON THIS THE 1<sup>th</sup> DAY OF December 2018.

ATTEST:  
*[Signature]* *[Signature]*  
 PRESIDENT SECRETARY



KRISHNAN SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT NO.1 EAST OF VICTORIA ROAD APPROXIMATELY 445 FEET SOUTH OF LOTT ROAD. THE ONLY NEARBY MUNICIPALITY IS THE CITY OF DONNA ACCORDING TO THE MAP IN THE OFFICE OF THE SECRETARY OF THE CITY DONNA (POPULATION 17,429/ 2010 CENSUS). KRISHNAN SUBDIVISION LIES APPROXIMATELY 2,300 FEET SOUTH OF THE CITY LIMITS OF DONNA AND LIES WITHIN THE CITY'S 1 MILE EXTRA TERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE §42.021.

CERTIFICATION BY THE CHAIRMAN OF THE COMMISSION:  
 I, THE UNDERSIGNED CHAIRMAN OF THE PLANNING COMMISSION OF THE CITY OF DONNA, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

CHAIRMAN, PLANNING COMMISSION \_\_\_\_\_ DATE \_\_\_\_\_  
 CITY OF DONNA

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

MAYOR RICK MORALES \_\_\_\_\_ DATE \_\_\_\_\_  
 CITY OF DONNA

APPROVED BY THE DRAINAGE DISTRICT:  
 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 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 SESIN, P.E., C.F.M. \_\_\_\_\_ DATE \_\_\_\_\_  
 GENERAL MANAGER

STATE OF TEXAS  
 HIDALGO COUNTY

I THE UNDERSIGNED, REYNALDO ROBLES, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS HEREBY CERTIFY THAT THIS PLAT IS TRUE AND WAS CORRECTLY MADE AND PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

*[Signature]* *[Signature]*  
 REYNALDO ROBLES, JR. \_\_\_\_\_ DATE 1/22/19  
 REYNALDO ROBLES, JR.  
 R.P.L.S.#4032  
 PO BOX 476  
 WESLACO, TX, 78599

STATE OF TEXAS  
 HIDALGO COUNTY

I THE UNDERSIGNED, REYNALDO ROBLES, JR., A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

*[Signature]* 11-27-18  
 REYNALDO ROBLES, JR.  
 LICENSED PROFESSIONAL ENGINEER #102357  
 PO BOX 476  
 WESLACO, TX, 78599

STATE OF TEXAS  
 HIDALGO COUNTY

FILED FOR RECORD IN  
 HIDALGO COUNTY  
 ARTURO GUARDARDO, JR.  
 HIDALGO COUNTY CLERK

ON: \_\_\_\_\_ AT \_\_\_\_\_ AM/PM  
 INSTRUMENT NUMBER  
 OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS  
 BY: \_\_\_\_\_ DEPUTY

**GENERAL SUBDIVISION PLAT NOTES**

- FLOOD ZONE STATEMENT: FLOOD ZONE DESIGNATION: ZONE "B" AREAS BETWEEN THE LIMITS OF THE 100-YEAR FLOOD AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS OF LESS THAN ONE FOOT OR WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN ONE SQUARE MILE; OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD (MEDIUM SHADING), COMMUNITY-PANEL NO. 480334 525 B; EFFECTIVE DATE: JANUARY 2, 1981.
- SETBACKS:  
 FRONT: 50.00 FEET;  
 REAR: 15.00 FEET OR EASEMENT WHICHEVER IS GREATER;  
 SIDE: 6.00 FEET OR EASEMENT WHICHEVER IS GREATER
- 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 OCCUPYING THE LOT.
- MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE THE CENTER LINE OF STREET OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER. ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME OF 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.
- BENCHMARK: ELEV. 84.75; CPS IN PP LOCATED APPROXIMATELY 15.3 FEET SOUTH OF THE NORTHWEST CORNER OF THIS SUBDIVISION WITHIN THE WEST RIGHT-OF-WAY OF S. VICTORIA ROAD.
- IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 15,227 CUBIC-FEET (0.35 ACRE-FEET), OF STORM WATER RUNOFF. DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: DRAINAGE FOR THIS DEVELOPMENT WILL BE SELF CONTAINED WITHIN EXISTING LOW AREAS ON THE SOUTH SIDE OF THIS DEVELOPMENT WHICH WILL THEN OVERFLOW IN TO THE REGRADED ROADSIDE DITCH.

- NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF BUILDINGS, SHEDS, SHRUBS TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
- 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.
- 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 SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
- AN OFF-STREET PARKING LOT SITE PLAN & DRAINAGE PLAN APPROVED BY THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR COMMERCIAL 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 AND OSSF PLAN ARE APPROVED AND IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
- 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.
  - AN OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWAGE ONLY. A SEPARATE DESIGN SHALL BE SUBMITTED FOR COMMERCIAL USE.
  - EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
  - AN OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED DEPARTMENT
  - D. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXCERPTS 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 DRAINFIELD SYSTEM.
- APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPYING A LOT.
- THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
- THE PURCHASER OF EACH LOT SHALL BE RESPONSIBLE TO INSTALL DRIVEWAY CULVERT OF REINFORCED CONCRETE PIPE OF NO LESS THAN 15 INCHES IN DIAMETER AND 24 FEET IN LENGTH.
- THE PROPERTY OWNER SHALL BE RESPONSIBLE TO REMOVE AND RELOCATE THE EXISTING FENCE WITHIN THE RIGHT-OF-WAY OF S. VICTORIA ROAD UPON NOTIFICATION OF THE WIDENING/IMPROVEMENT OF SAID ROAD.

NO.	SHEET	REVISION	DATE	APPROVED

**ROBLES & ASSOCIATES, PLLC**  
 PROFESSIONAL LAND SURVEYORS

PO BOX 476  
 107 W. HUSBAND ST.  
 WESLACO, TEXAS 78596

PHONE (956) 968-2422  
 FAX (956) 968-2421  
 FIRM NO. 100967001

INDEX TO SHEETS OF KRISHNAN SUBDIVISION

SHEET	DESCRIPTION
SHEET 1	LOCATION MAP AND ETJ; PRINCIPAL CONTACTS; PLAT WITH LOTS, STREETS, AND EASEMENT DESIGNATIONS; LEGAL DESCRIPTION (METES AND BOUNDS); SURVEYOR'S AND ENGINEER'S CERTIFICATION; PLAT NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION; COUNTY CLERK'S RECORDING CERTIFICATE; HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL; DESCRIPTION OF LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ OF A MUNICIPALITY AND DESIGNATE THE PRECINCT THE PROJECT IS SITUATED; H.C.D.D. CERTIFICATE OF APPROVAL; H.C.H.D. CERTIFICATION; REVISION NOTES.
SHEET 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); TYPICAL WATER SERVICE CONNECTION; SUBDIVIDER CERTIFICATE AND STATEMENT; DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND HOW IT WILL SERVE THIS DEVELOPMENT; MAP OF TOPOGRAPHY AND DRAINAGE AND ENGINEER'S CERTIFICATION; REVISION NOTES; CONSTRUCTION DETAILS

**KRISHNAN SUBDIVISION**

BEING A SUBDIVISION OF 10.465 ACRES OF LAND OUT OF LOT 2, BLOCK 15, LA DONNA PLAT, HIDALGO COUNTY, TEXAS, AS PER MAP RECORDED IN VOLUME 1, PAGE 51 OF THE HIDALGO COUNTY MAP RECORDS

**SUBDIVIDER CERTIFICATION:**

1.- BY COMPLETING THE IMPROVEMENTS DESCRIBED ON THE PLAT, SUBDIVIDER WILL COMPLY WITH THE 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.

**SUBDIVISOR STATEMENT:**

1.- I (WE), S. GOPAL KRISHNAN AND ELIZABETH G. KRISHNAN, SUBDIVIDER(S) OF KRISHNAN 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 AND 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.

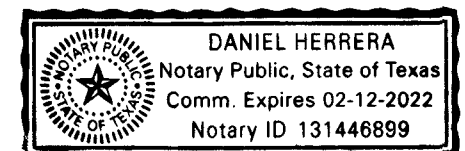
OWNER: S. GOPAL KRISHNAN  
ADDRESS: 2306 S. VICTORIA RD.  
DONNA, TEXAS 78537

OWNER: ELIZABETH G. KRISHNAN  
ADDRESS: 6306 S. VICTORIA RD.  
DONNA, TEXAS 78537

STATE OF TEXAS  
HIDALGO COUNTY

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED S. GOPAL KRISHNAN AND ELIZABETH G. KRISHNAN AND PROVED TO ME THROUGH THEIR TEXAS DEPARTMENT OF PUBLIC SAFETY DRIVER LICENSE TO BE THE PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, WHO, BEING BY ME DULY SWORN, DECLARED THAT THEIR STATEMENTS THEREIN ARE TRUE, CORRECT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREBY EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 31<sup>ST</sup> DAY OF JANUARY, 2018



Daniel Herrera  
NOTARY PUBLIC, FOR THE STATE OF TEXAS

**DRAINAGE REPORT:**

**Flood Zone Designation:**

By graphical plotting this property falls in Flood Zone "B", which is described as areas between the limits of the 100-year flood and 500-year flood; or certain areas subject to 100-year flooding with average depths less than one foot or where the contributing drainage area is less than one square mile; or areas protected by levees from the base flood (medium shading), as per F.E.M.A. flood insurance rate map with community panel No. 480334 525 B, with an effective date of January 2, 1981.

**Existing Soils:**

Per the USDA Soil Survey of Hidalgo County, the soils in this area consist predominantly of Hidalgo Fine Sandy Loam (26), Hidalgo Sandy Clay Loam (28), and Rynn Silty Clay (64). The soils on this site are listed in hydrologic group B, which consist of well drained soils with a moderate infiltration rate and hydrologic group C, which consist of soils with a slow infiltration rate.

**Pre-development Conditions:**

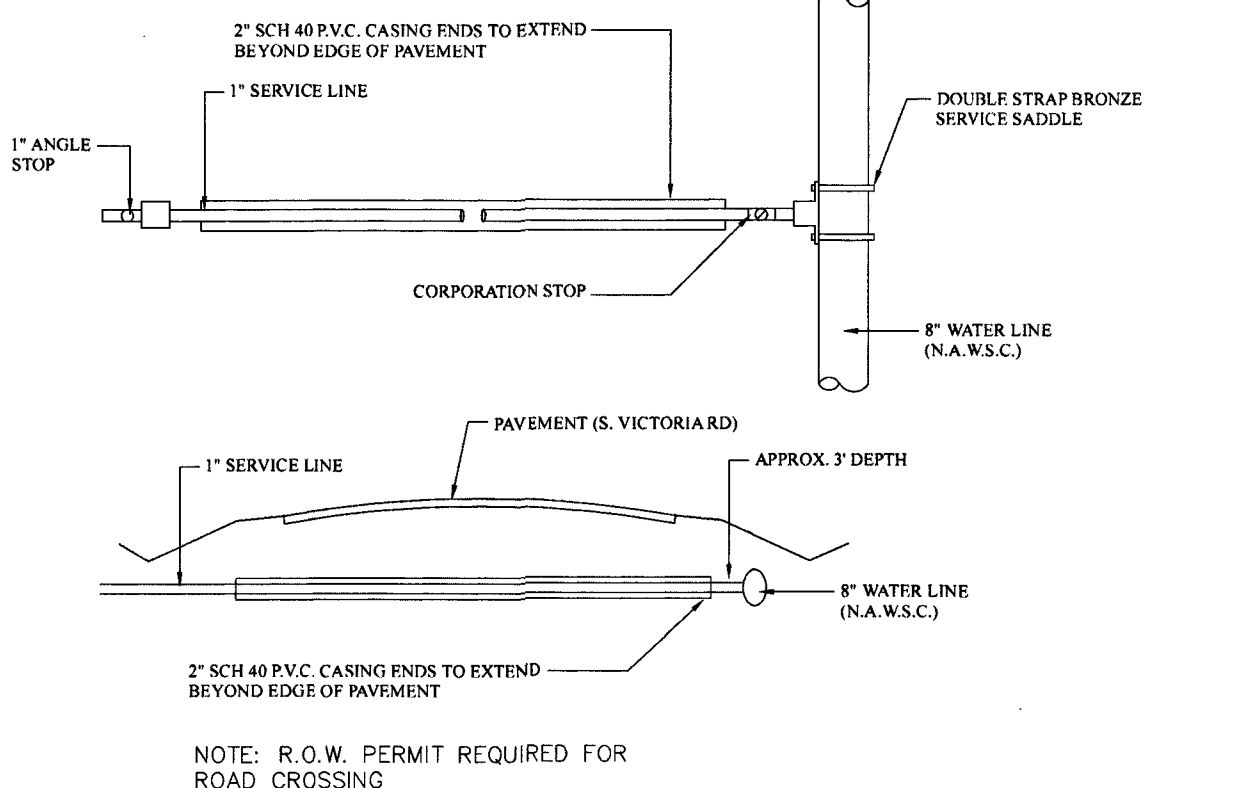
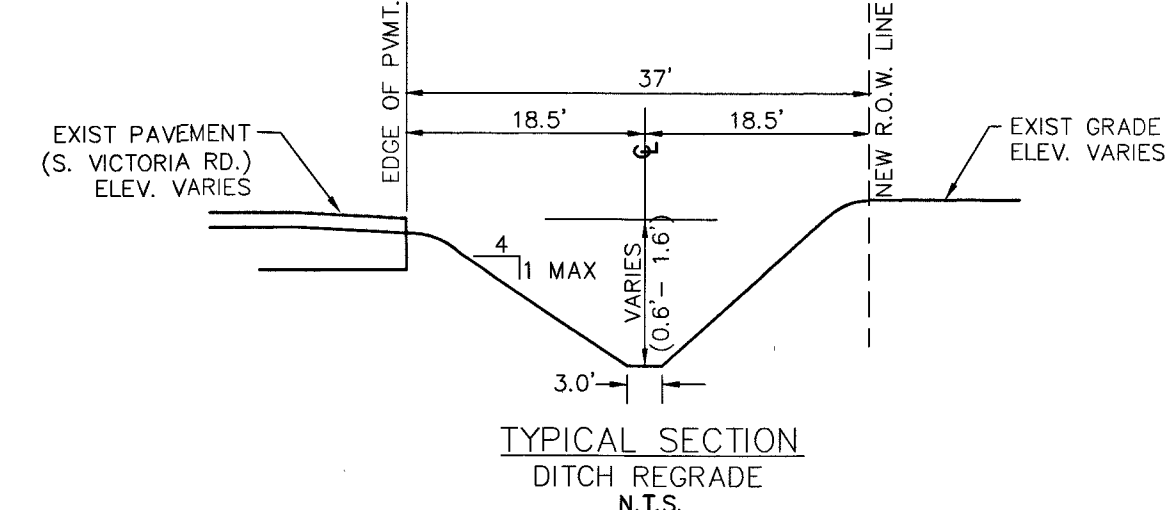
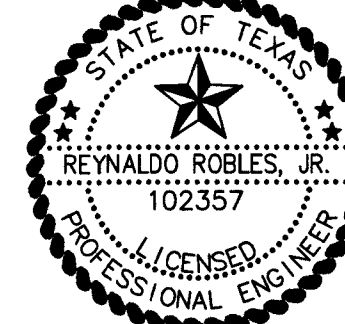
The land comprising Krishnan Subdivision is currently being utilized as open land and for agricultural use. Topographic information of the site reveals the subdivision site has a predevelopment grade of approximately 0.5% towards the southeast with an estimated predevelopment runoff of 7.35 CFS towards the southeast.

**Future Conditions:**

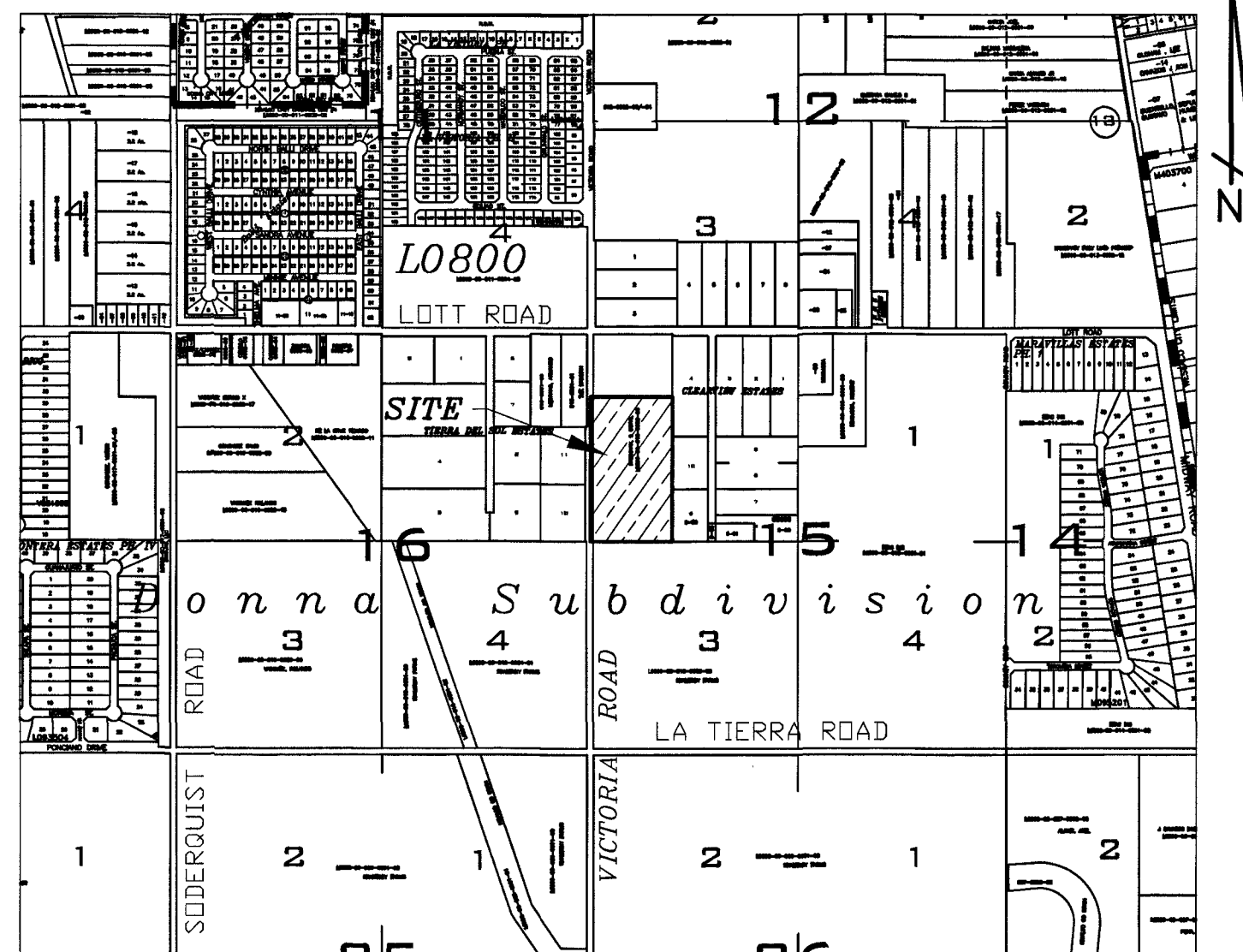
Expected future use for this subdivision will be for residential use. Drainage calculations for a pre-development 10-year frequency storm versus a post-development 10-year frequency storm using the modified rational formula reveal total maximum volume of additional run-off of 15,227 cubic feet (0.35 acre-ft), and a future Q of 17.12 CFS. This runoff will be detained in existing natural low areas and flow into the regraded roadside ditch. A drainage plan is to be approved by the County of Hidalgo at the time of issuance of building permit.

I, THE UNDERSIGNED, REYNALDO ROBLES, JR., A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

REYNALDO ROBLES, JR.  
LICENSED PROFESSIONAL ENGINEER #102357  
PO BOX 476  
WESLACO, TX, 78599



TYPICAL SERVICE CONNECTION (STREET CROSSING) N.T.S.



KRISHNAN SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT NO.1 EAST OF VICTORIA ROAD APPROXIMATELY 445 FEET SOUTH OF LOTT ROAD. THE ONLY NEARBY MUNICIPALITY IS THE CITY OF DONNA ACCORDING TO THE MAP IN THE OFFICE OF THE SECRETARY OF THE CITY DONNA (POPULATION 17,429/2015 CENSUS). KRISHNAN SUBDIVISION LIES APPROXIMATELY 2,300 FEET SOUTH OF THE CITY LIMITS OF DONNA AND LIES WITHIN THE CITY'S 1 MILE EXTRA TERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE §42.021.

**FINAL WATER AND SEWER ENGINEERING REPORT:**

**WATER SUPPLY, DESCRIPTION, COST, AND OPERABILITY DATE:**  
THIS SUBDIVISION WILL BE PROVIDED WITH POTABLE WATER BY NORTH ALAMO WATER SUPPLY CORPORATION (N.A.W.S.C.). THE SUBDIVIDER AND N.A.W.S.C. HAVE ENTERED INTO A CONTRACT IN WHICH N.A.W.S.C. HAS PROMISED TO PROVIDE SUFFICIENT WATER TO THE SUBDIVISION FOR AT LEAST 30 YEARS AND N.A.W.S.C. HAS PROVIDED DOCUMENTATION TO SUFFICIENTLY ESTABLISH THE LONG TERM QUANTITY AND QUALITY OF THE AVAILABLE WATER SUPPLIES TO SERVE THE FULL DEVELOPMENT OF THIS SUBDIVISION.

N.A.W.S.C. HAS AN EXISTING 8" DIAMETER WATER LINE RUNNING ALONG THE WEST SIDE OF S. VICTORIA ROAD. WATER DISTRIBUTION FOR THIS SUBDIVISION CONSISTS OF A 1" DUAL SERVICE CONNECTION TO THE EXISTING 8" WATERLINE WITH A BORE ACROSS S. VICTORIA ROAD AND TWO NEW WATER METERS. THE WATER METERS HAVE ALREADY BEEN INSTALLED, AT A TOTAL COST OF \$250.00. IN ADDITION, THE SUBDIVIDER HAS PAID N.A.W.S.C. THE SUM OF \$1,800.00 WHICH COVERS THE COST PER LOT AS STATED IN THE 30 YEAR WATER SERVICE AGREEMENT WHICH SUM REPRESENTS THE TOTAL COST OF WATER METER, RIGHTS ACQUISITION FEES, AND ALL MEMBERSHIP OR OTHER FEES ASSOCIATED WITH CONNECTING THE INDIVIDUAL LOTS IN THE SUBDIVISION TO N.A.W.S.C. UPON REQUEST BY THE LOT OWNER, N.A.W.S.C. WILL PROMPTLY INSTALL AT NO CHARGE THE WATER METER FOR THAT LOT. THE ENTIRE WATER FACILITIES HAVE BEEN APPROVED AND ACCEPTED BY N.A.W.S.C. AND SAID DISTRIBUTION SYSTEM IS OPERABLE AS OF THE DATE OF THE RECORDING OF THIS PLAT.

**SEWER FACILITIES DESCRIPTION, COST AND OPERABILITY DATES:**  
SEWER FROM THIS SUBDIVISION WILL BE TREATED BY INDIVIDUAL ON-SITE SEWER FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND A DRAIN FIELD ON EACH LOT. THE SITE EVALUATOR JOSE A. GONZALEZ LICENSE NO.12258 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 REPLACEMENT DRAIN FIELD.

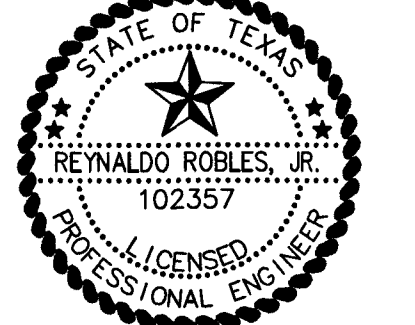
SOIL EVALUATION REPORT:  
EACH LOT IN THE PROPOSED SUBDIVISION IS AT LEAST 1/2 ACRE IN SIZE. THE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A SANDY LOAM SOIL FOR THE AREA. AT LEAST TWO SOIL EXCAVATIONS WERE PERFORMED ON THE SITE, AT OPPOSITE ENDS OF THE PROPOSED DISPOSAL AREA. (ADDITIONAL BORDERS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMIT). THE SOIL IS A UNIFORM SANDY LOAM EXTENDING UP TO 24" 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.

ALL OSSF HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL. THE HIDALGO COUNTY HEALTH DEPARTMENT HAS INSPECTED AND APPROVED THE INSTALLATION OF ALL OSSF.

**ENGINEER CERTIFICATION:**  
BY MY SIGNATURE BELOW, I CERTIFY THAT THE WATER AND SEWER SERVICE FACILITIES DESCRIBED ABOVE ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 163.001, WATER CODE. I CERTIFY THAT THE COSTS TO INSTALL THE WATER AND THE UNCONSTRUCTED ON-SITE SEWER FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

**WATER FACILITIES -** THESE FACILITIES FULLY CONSTRUCTED, WITH THE INSTALLATION OF WATER METERS, WILL COST A GRAND TOTAL OF \$4,300.00 WHICH EQUALS TO \$2,150.00 PER LOT.  
**SEWER 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.

REYNALDO ROBLES, JR. 1-22-19  
ENGINEER'S SIGNATURE DATE



**FINAL WATER AND SEWER ENGINEERING REPORT IN SPANISH:**

**PROVISIÓN DE AGUA: DESCRIPCIÓN, GASTOS Y FECHAS DE INICIO:**  
LA SUBDIVISIÓN RECIBIRÁ SU PROVISIÓN DE AGUA DE NORTH ALAMO WATER SUPPLY CORPORATION (LA COMPAÑÍA DE AGUA N.A.W.S.C.). EL DUEÑO DE LA SUBDIVISIÓN Y N.A.W.S.C. HAN FIRMADO UN CONTRATO POR EL CUAL LA SUBDIVISIÓN RECIBIRÁ SU PROVISIÓN DE AGUA POR LOS PRÓXIMOS 30 AÑOS. N.A.W.S.C. HA PRESENTADO DOCUMENTACIÓN PARA DEMOSTRAR A LARGO PLAZO LA CANTIDAD Y CALIDAD DE AGUA ACCESIBLE PARA SERVIR EL FUTURO DESARROLLO DE LA SUBDIVISIÓN.

EL SISTEMA DE PROVISIÓN DE AGUA PARA LA SUBDIVISIÓN CONSISTE DE UN CONDUCTO DE AGUA DE 8 PULGADAS DE DIÁMETRO QUE PASA POR EL LADO OESTE DE LA CARRETERA S. VICTORIA.

DEL CONDUCTO DE 8" SE CONECTARÁ UN SERVIDO DOBLE DE 1" PARA LOS LOTES 1 Y 2 CON DOS MEDIDORES MECÁNICOS DE AGUA. YA SE HAN INSTALADO LOS MEDIDORES MECÁNICOS DE AGUA A UN COSTO TOTAL DE \$ 250.00. EL DUEÑO DE LA SUBDIVISIÓN TAMBIÉN LE HA PAGADO A LA COMPAÑÍA N.A.W.S.C. \$1,800.00, QUE CUBRE EL COSTO DEL MEDIDOR MECÁNICO DE AGUA PARA CADA LOTE. ESTE PRECIO INCLUYE EL COSTO DE LA INSTALACIÓN DE CADA MEDIDOR Y LOS GASTOS DE CONEXIÓN. CUANDO EL DUEÑO DE CADA LOTE SOLICITE UN MEDIDOR DE AGUA, LA COMPAÑÍA N.A.W.S.C. LO INSTALARÁ SIN ALGÚN GASTO AL DUEÑO. EL DUEÑO DE LA SUBDIVISIÓN:

**DRENAJE: DESCRIPCIÓN, GASTOS Y FECHA DE INICIO PARA FACILITAR EL DRENAJE:** PARA LA SUBDIVISIÓN SE INSTALARÁ UNA FOSA SÉPTICA EN CADA SOLAR. ESTA FOSA SÉPTICA CONSISTE DE UN TANQUE DE MODELO DUAL Y DE UN CAMPO DE DRENAJE PARA EL SOLAR. JOSE A. GONZALEZ, LICENCIA NO.12258, HA EVALUADO EL ÁREA DONDE SE ENCUENTRA LA SUBDIVISIÓN Y HA PREPARADO UN REPORTE QUE CONCLUYE QUE ESTE TERRENO ES ADECUADO PARA ESAS FOSAS SÉPTICAS (OSSF). EL REPORTE FUE APROBADO POR EL DEPARTAMENTO DE SALUBRIDAD DEL CONDADO DE HIDALGO (HIDALGO COUNTY HEALTH DEPARTMENT) SEGUN EL REPORTE.

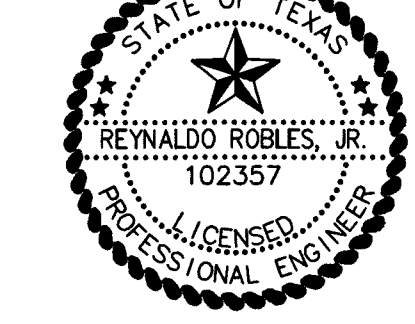
CADA LOTE EN LA SUBDIVISIÓN MIDE MEDIO ACRE. SE HICIERON DOS EXCAVACIONES DE EVALUACIÓN EN LUGARES OPUESTOS EN LA SUBDIVISIÓN (EXCAVACIONES ADICIONALES NO FUERON NECESARIAS PORQUE EL TERRENO EN ESTA ÁREA ES SIGNIFICATIVAMENTE UNIFORME). EL TERRENO ES UNIFORME (TERRENO ARCILLOSO Y SUELO FRANCO) Y SE EXTIENDE A 36 PULGADAS BAJO TODAS LAS EXCAVACIONES PROPUESTAS. NO EXISTE EVIDENCIA DE AGUA 24 PULGADAS O MÁS ARRIBA DE LO MÁS BAJO DE LAS EXCAVACIONES PROPUESTAS. EL AGUA EN ESTA ÁREA FLUYE BIEN.

EL COSTO TOTAL PARA LA INSTALACIÓN DE UN SISTEMA INDIVIDUAL DE FOSAS SÉPTICAS POR SOLAR SON 1,500.00 DÓLARES, INCLUYENDO EL COSTO DEL PERMISO REQUERIDO Y LICENCIA. LOTE 1 Y 2 TIENEN UNA FOSA SÉPTICA EXISTENTE. EL DEPARTAMENTO DE SALUBRIDAD DEL CONDADO DE HIDALGO HA INSPECCIONADO TODOS LAS FOSAS SÉPTICAS Y HA APROBADO LA INSTALACIÓN DE LAS FOSAS SÉPTICAS.

**CERTIFICACIÓN:**  
CON MI FIRMA, CERTIFICO QUE LOS SERVICIOS Y SISTEMAS DE AGUA Y DE DRENAJE, DESCRITOS EN ESTE DOCUMENTO CUMPLEN CON LAS MODEL SUBDIVISION RULES (LAS REGLAS GOBERNADORAS) ADOPTADAS EN LA SECCIÓN 16.343 DEL TEXAS WATER CODE (CÓDIGO DE AGUA DE TEXAS). CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA/SERVICIO DE AGUA YA HAN INSTALADO Y COMPLETAMENTE CONSTRUÍDO CON EL MEDIDOR MECÁNICO DE AGUA A UN COSTO TOTAL DE \$4,300.00 O \$2,150.00 POR LOTE.  
DRENAJE: SE ESTIMA QUE LA FOSA SÉPTICA COSTARÁ \$3,000.00 O \$1,500.00 POR LOTE.

REYNALDO ROBLES, JR. 1-22-19  
ENGINEER'S SIGNATURE DATE



JOB #123-18  
DRAWN BY: JH  
DATE: 9-21-18

**INDEX TO SHEETS OF KRISHNAN SUBDIVISION**

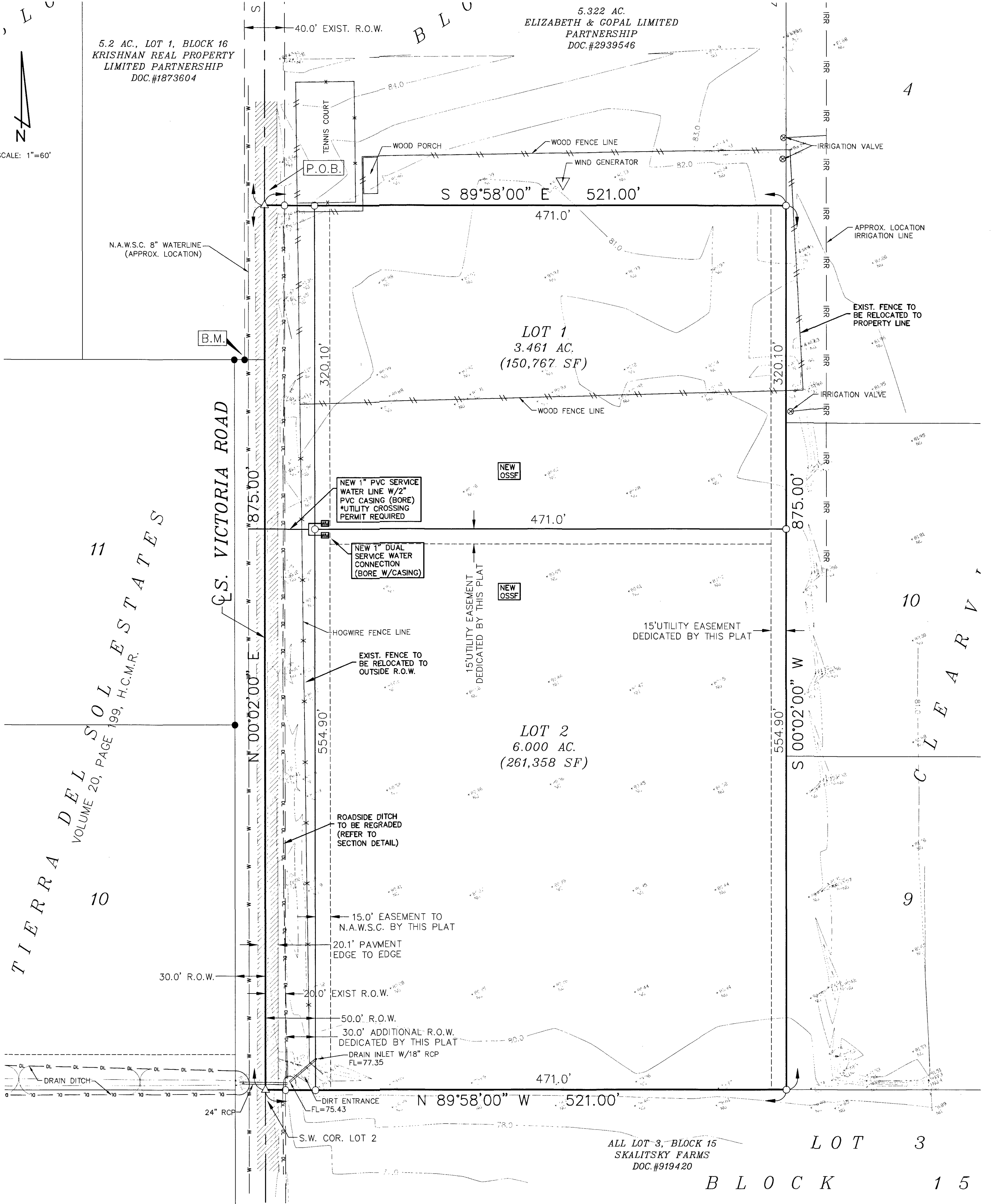
SHEET 1 LOCATION MAP AND ETJ; PRINCIPAL CONTACTS; PLAT WITH LOTS, STREETS, AND EASEMENT DESIGNATIONS; LEGAL DESCRIPTION (METES AND BOUNDS); SURVEYOR'S AND ENGINEER'S CERTIFICATION; PLAT NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION; COUNTY CLERK'S RECORDING CERTIFICATE; HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL; DESCRIPTION OF LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ OF A MUNICIPALITY AND DESIGNATE THE PRECINCT THE PROJECT IS SITUATED; H.C.C.D. CERTIFICATE OF APPROVAL; H.C.H.D. CERTIFICATION; REVISION NOTES.

SHEET 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); TYPICAL WATER SERVICE CONNECTION; SUBDIVIDER CERTIFICATE AND STATEMENT; DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND HOW IT WILL SERVE THIS DEVELOPMENT; MAP OF TOPOGRAPHY AND DRAINAGE AND ENGINEER'S CERTIFICATION; REVISION NOTES; CONSTRUCTION DETAILS.

NAME	ADDRESS	PHONE
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ENGINEER: REYNALDO ROBLES, JR.	PO BOX 476, WESLACO, TX 78599	(956) 968-2422
SURVEYOR: REYNALDO ROBLES	PO BOX 476, WESLACO, TX 78599	(956) 968-2422

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WESLACO, TEXAS 78596  
PHONE (956) 968-2422  
FAX (956) 968-2011



5.2 AC., LOT 1, BLOCK 16  
KRISHNAN REAL PROPERTY  
LIMITED PARTNERSHIP  
DOC.#1873604

5.322 AC.  
ELIZABETH & GOPAL LIMITED  
PARTNERSHIP  
DOC.#2939546

LOT 1  
3.461 AC.  
(150,767 SF)

LOT 2  
6.000 AC.  
(261,358 SF)

LOT 3

ALL LOT 3, BLOCK 15  
SKALITSKY FARMS  
DOC.#919420

BLOCK 15

SCALE: 1"=60'

TERRA DEL SOL ESTATES  
VOLUME 20, PAGE 199, H.C.M.R.