



**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

**Precinct No. 3 Substation**  
2401 N. Moorefield Road  
Mission, Texas 78572  
Phone (956) 205-7045  
Fax (956) 205-7049

**MEMORANDUM**

**To: JUDGE RICHARD F. CORTEZ  
COUNTY COMMISSIONER'S COURT**

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

**Date: MAY 14, 2020**

**Re: OAKHILL RANCH PH. 2 SUBDIVISION LOTS 62, 64, 75 – PCT. 1**

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ON APRIL 07, 2008 THE COUNTY COMMISSIONERS COURT GRANTED FINAL APPROVAL WITH LETTER OF CREDIT NO. 032708 TO SECURE THE INSTALLATION OF SIXTY SIX (66) SEPTIC TANK SYSTEMS. ON APRIL 10, 2014 THE DEVELOPER REPLACED THE ORIGINAL LETTER OF CREDIT WITH A CASH DEPOSIT IN THE AMOUNT OF FORTY SIX THOUSAND DOLLARS (\$46,000.00) TO SECURE THE INSTALLATION OF THE REMAINING FORTY SIX (46) SEPTIC TANK SYSTEMS.

THE DEVELOPER IS REQUESTING A PARTIAL REIMBURSEMENT IN THE AMOUNT OF THREE THOUSAND DOLLARS (\$3,000.00) FROM THE CASH DEPOSIT. THIS REFLECTS THE INSTALLATION OF THREE (3) ADDITIONAL SEPTIC TANK SYSTEMS. ATTACHED IS A LETTER FROM THE HIDALGO COUNTY HEALTH DEPARTMENT STATING THAT FORTY EIGHT (48) OUT OF SIXTY SIX (66) SEPTIC TANKS HAVE BEEN INSTALLED, INSPECTED, AND CAN BE EXPECTED TO FUNCTION SATISFACTORILY.

STAFF HAS NO OBJECTION TO THE APPROVAL FOR REIMBURSEMENT OF THE CASH DEPOSIT IN THE AMOUNT OF THREE THOUSAND DOLLARS (\$3,000.00) FOR THE AFOREMENTIONED IMPROVEMENT.

**CASH DEPOSIT**

ORIGINAL AMOUNT	\$46,000.00
PREVIOUS REIMBURSEMENTS	\$25,000.00
CURRENT BALANCE	\$21,000.00

REQUEST FOR 9 <sup>TH</sup> REIMBURSEMENT:	\$ 3,000.00
REMAINING BALANCE	\$18,000.00

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




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HIDALGO COUNTY PLANNING DEPARTMENT	
◦ UTILITY CERTIFICATE REVIEW FEE Acct # - 1100-341-30-210-003-0-000 Permit No. _____	Date <u>April 10</u> 20 <u>14</u>
<b>TOTAL</b>	Received of: <u>J+DMC Properties, LLC</u> \$ <u>46000.00</u>
◦ SUBDIVISION FEES Acct # - 1100-341-30-210-003-0-000 Filing/Review Fee _____ 2% Inspection Fee _____ Maps _____ Subd. Rules Book _____ Other _____	<u>Forty six thousand and 00/100</u> Dollars
<b>TOTAL</b>	Subdivision: <u>Oak Hill Ranch Ph 2</u>
◦ ESCROW Acct # - 1100-341-30-210-003-0-000 1/3 Paving _____ Septic Tank - <u>46,000.00</u> Other _____	Cash _____ Check # <u>1014</u> M.O. # _____
<b>TOTAL</b> <u>46,000.00</u>	Received by: <u>[Signature]</u>
 THE STATE OF TEXAS COUNTY OF HIDALGO	
Precinct No. 2 & 4 <b>RECEIPT</b> <b>Nº 69795 - 2/4</b>	
<small>White - Customer Copy • Yellow - Auditor's Copy • Pink - Office Copy</small>	
<small>COUNTY AUDITOR'S FORM RE-PD-0001</small>	

<b>J+DMC PROPERTIES, LLC</b> T/DOL# 07075544 2614 W. FREDDY GONZALEZ DR. EDINBURG, TX 78539 PH. 956-318-0956 956-330-4152		TEXAS REGIONAL BANK 4501 N. 10TH STREET MCALLEN, TEXAS 78504 <b>1014</b> 88-1733/1149
PAY TO THE ORDER OF County of Hidalgo		4/9/2014 \$ **46,000.00
Forty-Six Thousand and 00/100*****		DOLLARS
County of Hidalgo		
MEMO Oak Hill Ranch Ph 2 Septic Tanks		<u>[Signature]</u> AUTHORIZED SIGNATURE
⑈001014⑈ ⑆114917335⑆ ⑈041002945⑈		



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### HEALTH DEPARTMENT COUNTY OF HIDALGO

May 14, 2020

Hidalgo County Planning Department  
Mr. Tomas Arredondo  
1304 S. 25<sup>th</sup> St.  
Edinburg, TX 78539

**RE: Oak Hill Ranch Phase 2 Subdivision**

Dear Mr. Arredondo:

According to our records 48 out of 66 Septic Tank System for Oak Hill Ranch Phase 2 Subdivision have been installed. They have been inspected and can be expected to function satisfactory.

Sincerely,

Roberto Serna  
Hidalgo County  
Health Department  
Environmental Division

1304 S. 25<sup>th</sup> Edinburg, TX 78539 (956) 383-6221 Fax (956) 383-8864