



# 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: 6-23-2020

PROPOSED SAN MARCOS NO. 2 SUBDIVISION PRECINCT No. 1.

ENGINEER: QUINTANILLA, HEADLEY & ASSOCIATES DEVELOPER: ZACHARY SCURLOCK

PRELIMINARY APPROVAL  FINAL APPROVAL  FINAL APPROVAL WITH FINANCIAL GUARANTEE  WITH VARIANCE

NUMBER OF LOTS: 47  \*SINGLE FAMILY  \*MULTI-FAMILY  COMMERCIAL  INSTITUTIONAL

STREETLIGHTS: 11

FILLING STATIONS: 4

LOCATION DESCRIPTION: NORTHEAST CORNER OF MILE 19 NORTH ROAD AND FM 88.

SUBDIVISION LIES WITHIN THE:  THE RURAL AREA OF THE COUNTY

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 8-01-2019 PROPERTY LIES WITHIN FLOOD ZONE: "X" AS PER FEMA.

DRAINAGE DESIGN: DRAINAGE WILL BE PROVIDED BY STORM SEWER SYSTEM AND DETENTION WILL BE PROVIDED BY WIDENING THE EXISTING DRAIN DITCH.

ROAD R.O.W. DEDICATION: 10.00 FEET ONTO MILE 19 NORTH ROAD AND 10.00 FEET ONTO FM 88.

H.C.R.O.W. FINAL APPROVAL DATE: 5-15-2020 BY, DANNY GUZMAN, PCT. 1 R.O.W. AGENT

H.C.H.D. FINAL APPROVAL DATE: 6-08-2020 BY, ENVIRONMENTAL HEALTH DIVISION

SEWER SYSTEM:  OSSF'S HAVE BEEN INSTALLED

WATER SERVICE PROVIDER: N.A.W.S.C. LINE SIZE: 8" LOCATION: FM 88.

H.C.E.O.C. FINAL APPROVAL DATE: 5-14-2020: BY 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: \$ 12,700.00 For:  (4) FILLING STATIONS

PRELIMINARY APPROVAL FROM THE  
HIDALGO COUNTY COMMISSIONERS COURT ON: OCTOBER 08, 2019

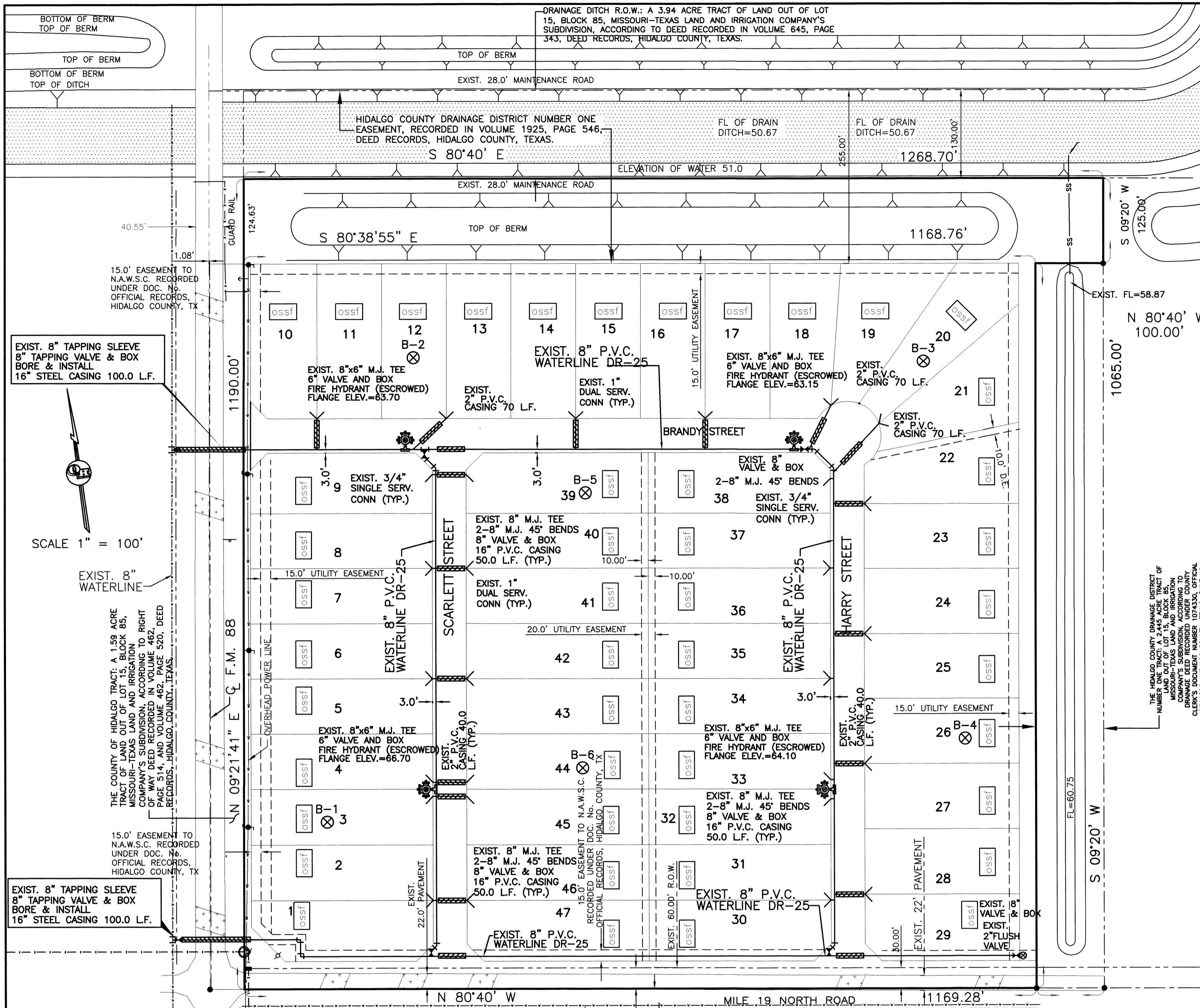
STAFF RECOMMENDS:  **Preliminary Approval** subject to comments and future recommendations by planning, other departments.

**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.*





**SUBDIVISION PLAT OF:**  
**SAN MARCOS SUBDIVISION No. 2**  
 A 32.22 ACRE TRACT OF LAND OUT OF LOT 15, BLOCK 85, MISSOURI-TEXAS LAND AND IRRIGATION COMPANY'S SUBDIVISION, ACCORDING TO THE PLAT OR MAP THEREOF RECORDED IN VOLUME 1, PAGE 29, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 3017402, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.

**REPORTE FINAL DE INGENIERIA PARA LA SUBDIVISION SAN MARCOS SUBDIVISION No. 2:**  
 POR ALFONSO QUINTANILLA, P.E.

**PROVISION DE AGUA: Descripción y Gastos.**

LA SUBDIVISION SAN MARCOS SUBDIVISION No. 2 HA SIDO PROVISTA DE AGUA POTABLE POR LA COMPAÑIA DE AGUA DE NORTH ALAMO (N.A.W.S.C.). EL DUEÑO DE LA SUBDIVISION Y LA COMPAÑIA DE AGUA N.A.W.S.C. SE HA COMPROMETIDO A PROVEER DE AGUA SUFICIENTE A LA SUBDIVISION POR UN PERIODO DE 30 AÑOS. LA COMPAÑIA DE AGUA N.A.W.S.C. HA PRESENTADO LA DOCUMENTACION DEMOSTRANDO LA DISPONIBILIDAD DE CANTIDAD Y CALIDAD DE AGUA A LARGO PLAZO QUE SERVIRIA PARA EL FUTURO DESARROLLO DE LA SUBDIVISION. N.A.W.S.C. TIENE UNA LINEA DE AGUA DE 8" DE DIAMETRO QUE CORRE POR EL LADO OESTE DE LA CALLE MILE 19 NORTH ROAD. UNA LINEA DE AGUA DE 4" DE DIAMETRO QUE CORRE POR EL LADO SUR DE LA CALLE MILE 19 NORTH ROAD.

EL SISTEMA DE PROVISION DE AGUA PARA LA SUBDIVISION CONSISTE DE UNA LINEA DE AGUA DE 8" DE DIAMETRO CONECTA CON LA LINEA EXISTENTE DE AGUA DE 8" DE DIAMETRO QUE CORRE DE NORTE A SUR EN FM. 88. LA LINEA NUEVA DE 8" DE DIAMETRO CORE AL ESTE POR EL LADO NORTE DE LA CALLE MILE 19 NORTH ROAD, TERMINANDO EN LA ESQUINA DEL SURESTE DEL LOTE 20 CON UNA VALVULA DE 2" DE DIAMETRO Y TAMBIEN SE CONECTA CON LA LINEA EXISTENTE DE 4" DE DIAMETRO QUE CORRE POR EL LADO SUR DE LA CALLE MILE 19 NORTH ROAD. UNA LINEA NUEVA DE 8" DE DIAMETRO CORRE ASIA EL NORTE POR EL LADO OESTE DE LA CALLE SCARLETT STREET ASIA CONECTARSE CON OTRA LINEA NUEVA QUE CORRE ASIA EL ESTE POR EL LADO SUR DE LA CALLE BRANDY STREET, VOLTEANDO ASIA EL SUR POR EL LADO OESTE DE LA CALLE HARRY STREET ASIA CONECTARSE CON LA LINEA NUEVA QUE CORRE AL ESTE POR LA CALLE MILE 19 NORTH ROAD.

DEL CONDUCTO DE AGUA DE 8 PULGADAS SE PRODUCEN VEINTIDOS (22) DOBLE-CONDUCTOS DE AGUA DE 1 PULGADA DE DIAMETRO PARA CADA DOS LOTES. ESTOS CONDUCTOS SE SEPARAN PARA PRODUCIR DOS CONDUCTOS DE AGUA DE 3/4" DE PULGADA DE DIAMETRO PARA CADA LOTE. ADICIONALMENTE HAY TRES (3) CONDUCTOS INDIVIDUALES DE AGUA DE 3/4" DE PULGADA DE DIAMETRO PARA CADA LOTE.

LOS DOBLE-CONDUCTOS DE AGUA DE 1 PULGADA DE DIAMETRO, EL CONDUCTO DE 3/4" DE PULGADAS DE DIAMETRO, Y LOS MEDIDORES MECANICOS DE AGUA HAN SIDO INSTALADO Y EL COSTO DE CUATRO (4) BOCAS DE REGO (FIRE HYDRANT) HA SIDO DEPOSITADO EN EL CONDOMIO DE HIDALGO A UN COSTO TOTAL DE US\$ 134,788.00 O US\$ 2,867.83 POR LOTE. EL DUEÑO DE LA SUBDIVISION TAMBIEN LE HA PAGADO A LA COMPAÑIA N.A.W.S.C. US\$ 60,839.00, QUE CUBRE EL COSTO DEL MEDIDOR MECANICO DE AGUA PARA CADA LOTE, US\$ 1,294.45. ESTE PRECIO INCLuye EL COSTO DE LA INSTALACION DE CADA MEDIDOR Y LOS GASTOS DE CONEXION, CUANDO EL DUEÑO DE CADA LOTE INSTALARE UN MEDIDOR DE AGUA. LA COMPAÑIA N.A.W.S.C. LO INSTALARA SIN ALCUN GASTO AL DUEÑO. EL DUEÑO DE LA SUBDIVISION TAMBIEN HA SIDO DEPOSITADO EN EL CONDOMIO DE HIDALGO POR CUATRO (4) BOCAS DE REGO (FIRE HYDRANT) A UN COSTO DE \$ 3,175.00 POR CADA UNO CUAL GASTA UNA CANTIDAD TOTAL \$ 12,700.00. EL SISTEMA DE AGUA ESTARA EN FUNCIONAMIENTO COMPLETO ANYTES O EN LA FECHA, EN LA CUAL LA SUBDIVISION SEA REGISTRADA EN EL CONDOMIO DE HIDALGO.

**FINAL ENGINEERING REPORT FOR SAN MARCOS SUBDIVISION No. 2:**  
 BY ALFONSO QUINTANILLA, P.E.

**WATER SUPPLY: Description and Costs.**

SAN MARCOS SUBDIVISION No. 2 WILL BE PROVIDED WITH POTABLE WATER BY THE 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 WATERLINE RUNNING ALONG THE WEST SIDE OF FM. 88, AN EXISTING 4" DIAMETER WATERLINE RUNNING ALONG THE SOUTH SIDE OF MILE 19 NORTH ROAD.

WATER SYSTEM FOR SAN MARCOS SUBDIVISION No. 2 CONSISTS OF AN 8" DIAMETER WATERLINE THAT TAPS INTO THE EXISTING 8" DIAMETER WATERLINE ON THE WEST SIDE OF FM. 88. THE 8" DIAMETER WATERLINE RUNS NORTH AND SOUTH ALONG THE WEST SIDE OF FM. 88. AN 8" DIAMETER WATERLINE RUNS ALONG THE NORTH SIDE OF MILE 19 NORTH ROAD ENDING WITH A 2" FLUSH VALVE ON THE SOUTHWEST CORNER OF LOT 29 AND IT LOOPS WITH THE 4" WATER LINE ON THE SOUTH SIDE OF MILE 19 NORTH ROAD. ANOTHER 8" DIAMETER WATERLINE RUNS ALONG THE WEST SIDE OF SCARLETT STREET LOOPING WITH THE WATER LINE THAT RUNS ON THE SOUTH SIDE OF BRANDY STREET THENCE SOUTH ALONG THE WEST SIDE OF HARRY STREET AND IT LOOPS WITH THE WATERLINE THAT RUNS EAST ON MILE 19 NORTH ROAD.

FROM THE 8" DIAMETER WATERLINE, THERE ARE TWENTY TWO (22) 1" DUAL SERVICE LINES RUNNING TO PAIR OF LOTS BEFORE SPLITTING INTO TWO 3/4" DIAMETER SINGLE SERVICE LINES THAT RUN INTO THE WATER METER BOXES FOR EACH LOT. THERE ARE THREE (3) 3/4" SINGLE SERVICE LINES THAT RUN TO THE METER BOXES OF THE LOTS.

THE 8" WATERLINE, THE 1" DUAL SERVICE LINES, THE 3/4" SINGLE SERVICE LINES AND THE METER BOXES WILL BE INSTALLED AND THE COST FOR FOUR FIRE HYDRANTS HAS BEEN ESCROWED WITH HIDALGO COUNTY AT A TOTAL COST OF \$ 134,788.00 OR \$ 2,867.83 PER LOT. THE SUBDIVIDER HAS IN ADDITION PAID N.A.W.S.C. THE SUM OF \$ 60,839.00 OR \$ 1,294.45 PER LOT, WHICH REPRESENTS THE TOTAL COST OF WATER METERS AND ALL MEMBERSHIPS OR OTHER FEES ASSOCIATED WITH CONNECTING THE INDIVIDUAL LOTS IN THE SUBDIVISION TO THE N.A.W.S.C. SYSTEM. THE SUBDIVIDER HAS ESCROWED THE COST OF FOUR (4) FIRE HYDRANTS AT A UNIT COST OF \$ 3,175.00 FOR A TOTAL COST OF \$ 12,700.00 TO THE COUNTY OF HIDALGO. THE ENTIRE WATER FACILITIES WILL BE APPROVED AND ACCEPTED BY N.A.W.S.C. AND SAID DISTRIBUTION SYSTEM IS OPERABLE AS OF THE DATE OF THE RECORDING OF THE PLAT.

**SEWAGE FACILITIES: Description and Costs.**

SEWAGE FROM THE SAN MARCOS SUBDIVISION No. 2, IS TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND A DRAINFIELD ON EACH LOT. THE SITE EVALUATOR (LICENSE NUMBER OS 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.

EACH LOT IN THE EXISTING SUBDIVISION IS AT LEAST 1/2 ACRE IN SIZE. THE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A FINE SANDY LOAM, SANDY CLAY LOAM AND CLAY LOAM SOIL FOR THE AREA. THE SITE EVALUATOR (LICENSE NUMBER OS 12258) HAD SIX (6) TEST BORINGS MADE AT OPPOSITE AREAS OF THE SUBDIVISION AT THE CENTERS OF LOTS 3, 12, 20, 26, 39 & 44. (ADDITIONAL BORINGS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMITED AREA) THE SOIL IS A UNIFORM SANDY LOAM (CLASS II) EXTENDING UP TO 36" BELOW THE BOTTOM OF ANY EXISTING EXCAVATIONS. THERE IS NO INDICATION OF GROUNDWATER OR A RESTRICTIVE LAYER WITHIN 24" OF BOTTOM OF THE EXISTING EXCAVATIONS. THE SUBDIVISION DRAINS WELL.

THE COST TO INSTALL A SEPTIC SYSTEM ON AN INDIVIDUAL LOT IS \$ 1,800.00, INCLUDING THE COST FOR THE REQUIRED PERMIT AND LICENSE. ALL OSSFS HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL AT A TOTAL COST OF \$ 84,600.00. THE HIDALGO COUNTY HEALTH DEPARTMENT HAS INSPECTED AND APPROVED THE INSTALLATION OF ALL OSSF ON THE ENTIRE SUBDIVISION.

**DRENAJE: Descripción y Gastos.**

SE INSTALARA UNA FOSA SEPTICA EN CADA SOLAR DE LA SUBDIVISION SAN MARCOS SUBDIVISION No. 2. ESTA FOSA SEPTICA CONSISTE DE UN TANCQUE SEPTICO DE MODELO DUAL Y DE UN CAMPO DE DRENAJE PARA EL SOLAR. EL EVALUADOR (LIC# OS 12258) AUTOR DE ESTE DOCUMENTO HA EVALUADO EL AREA DONDE SE ENCUENTRA LA SUBDIVISION Y HA PREPARADO UN REPORTE QUE CONCLUYE QUE ESTE TIPO DE TERRENO ES ADECUADO PARA ESSAS FOSAS SEPTICAS (OSSF). EL REPORTE FUE APROBADO POR EL DEPARTAMENTO DE SALUBRIDAD DEL CONDOMIO DE HIDALGO (HIDALGO COUNTY HEALTH DEPARTMENT) SEGUN EL REPORTE.

CADA LOTE EN LA SUBDIVISION MIDE MEDIO ACRE. EL EVALUADOR (LIC# OS 12258) HIZO SEIS (6) PRUEBAS CON AGUIEROS EN EL CENTRO DE LOS LOTES 3, 12, 20, 26, 39 & 44 (EXCAVACIONES ADICIONALES NO FUERON NECESARIAS PORQUE EL TERRENO EN ESTA AREA ES SIGNIFICATIVAMENTE UNIFORME). EL TERRENO ES UNIFORME FRANCO ARENOSO (CLASS II) Y SE EXTIENDE A 36 PULGADAS BAJO TODAS LAS EXCAVACIONES PROPUESTAS. NO EXISTE EVIDENCIA DE AGUA 24 PULGADAS MAS ARRIBA DE LO MAS BAJO DE LAS EXCAVACIONES PROPUESTAS. EL AGUA EN ESTA AREA FLUYE BIEN.

EL COSTO TOTAL PARA LA INSTALACION DE UN SISTEMA INDIVIDUAL DE FOSAS SEPTICAS POR SOLAR SON US\$ 1,800.00 INCLUYENDO EL COSTO DEL PERMISO REQUERIDO Y LICENCIA. EN ESTOS MOMENTOS TODAS LAS FOSAS SEPTICAS HAN SIDO INSTALADAS EN EL PROCESO DE LA APROBACION FINAL A UN COSTO TOTAL DE US\$ 84,600.00. EL DEPARTAMENTO DE SALUBRIDAD DEL CONDOMIO DE HIDALGO HA INSPECCIONADO TODOS LAS FOSAS SEPTICAS Y HA APROBADO LA INSTALACION DE LAS FOSAS SEPTICAS DESDE EL DE DE 20

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

SCALE 1" = 100'

EXIST. 8" TAPPING SLEEVE 8" TAPPING VALVE & BOX BORE & INSTALL 16" STEEL CASING 100.0 L.F.

EXIST. 8" WATERLINE

THE COUNTY OF HIDALGO TRACTS A 1.59 ACRE TRACT OF LAND IN BLOCK 85, MISSOURI-TEXAS LAND AND IRRIGATION COMPANY'S SUBDIVISION, ACCORDING TO DEED RECORDED IN VOLUME 1, PAGE 29, MAP RECORDS, HIDALGO COUNTY, TEXAS.

15.0' EASEMENT TO N.A.W.S.C. RECORDED UNDER DOC. NO. OFFICIAL RECORDS, HIDALGO COUNTY, TX

**WATER SUPPLY: Description and Costs.**

SAN MARCOS SUBDIVISION No. 2 WILL BE PROVIDED WITH POTABLE WATER BY THE 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 WATERLINE RUNNING ALONG THE WEST SIDE OF FM. 88, AN EXISTING 4" DIAMETER WATERLINE RUNNING ALONG THE SOUTH SIDE OF MILE 19 NORTH ROAD.

WATER SYSTEM FOR SAN MARCOS SUBDIVISION No. 2 CONSISTS OF AN 8" DIAMETER WATERLINE THAT TAPS INTO THE EXISTING 8" DIAMETER WATERLINE ON THE WEST SIDE OF FM. 88. THE 8" DIAMETER WATERLINE RUNS NORTH AND SOUTH ALONG THE WEST SIDE OF FM. 88. AN 8" DIAMETER WATERLINE RUNS ALONG THE NORTH SIDE OF MILE 19 NORTH ROAD ENDING WITH A 2" FLUSH VALVE ON THE SOUTHWEST CORNER OF LOT 29 AND IT LOOPS WITH THE 4" WATER LINE ON THE SOUTH SIDE OF MILE 19 NORTH ROAD. ANOTHER 8" DIAMETER WATERLINE RUNS ALONG THE WEST SIDE OF SCARLETT STREET LOOPING WITH THE WATER LINE THAT RUNS ON THE SOUTH SIDE OF BRANDY STREET THENCE SOUTH ALONG THE WEST SIDE OF HARRY STREET AND IT LOOPS WITH THE WATERLINE THAT RUNS EAST ON MILE 19 NORTH ROAD.

FROM THE 8" DIAMETER WATERLINE, THERE ARE TWENTY TWO (22) 1" DUAL SERVICE LINES RUNNING TO PAIR OF LOTS BEFORE SPLITTING INTO TWO 3/4" DIAMETER SINGLE SERVICE LINES THAT RUN INTO THE WATER METER BOXES FOR EACH LOT. THERE ARE THREE (3) 3/4" SINGLE SERVICE LINES THAT RUN TO THE METER BOXES OF THE LOTS.

THE 8" WATERLINE, THE 1" DUAL SERVICE LINES, THE 3/4" SINGLE SERVICE LINES AND THE METER BOXES WILL BE INSTALLED AND THE COST FOR FOUR FIRE HYDRANTS HAS BEEN ESCROWED WITH HIDALGO COUNTY AT A TOTAL COST OF \$ 134,788.00 OR \$ 2,867.83 PER LOT. THE SUBDIVIDER HAS IN ADDITION PAID N.A.W.S.C. THE SUM OF \$ 60,839.00 OR \$ 1,294.45 PER LOT, WHICH REPRESENTS THE TOTAL COST OF WATER METERS AND ALL MEMBERSHIPS OR OTHER FEES ASSOCIATED WITH CONNECTING THE INDIVIDUAL LOTS IN THE SUBDIVISION TO THE N.A.W.S.C. SYSTEM. THE SUBDIVIDER HAS ESCROWED THE COST OF FOUR (4) FIRE HYDRANTS AT A UNIT COST OF \$ 3,175.00 FOR A TOTAL COST OF \$ 12,700.00 TO THE COUNTY OF HIDALGO. THE ENTIRE WATER FACILITIES WILL BE APPROVED AND ACCEPTED BY N.A.W.S.C. AND SAID DISTRIBUTION SYSTEM IS OPERABLE AS OF THE DATE OF THE RECORDING OF THE PLAT.

**SEWAGE FACILITIES: Description and Costs.**

SEWAGE FROM THE SAN MARCOS SUBDIVISION No. 2, IS TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND A DRAINFIELD ON EACH LOT. THE SITE EVALUATOR (LICENSE NUMBER OS 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.

EACH LOT IN THE EXISTING SUBDIVISION IS AT LEAST 1/2 ACRE IN SIZE. THE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A FINE SANDY LOAM, SANDY CLAY LOAM AND CLAY LOAM SOIL FOR THE AREA. THE SITE EVALUATOR (LICENSE NUMBER OS 12258) HAD SIX (6) TEST BORINGS MADE AT OPPOSITE AREAS OF THE SUBDIVISION AT THE CENTERS OF LOTS 3, 12, 20, 26, 39 & 44. (ADDITIONAL BORINGS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMITED AREA) THE SOIL IS A UNIFORM SANDY LOAM (CLASS II) EXTENDING UP TO 36" BELOW THE BOTTOM OF ANY EXISTING EXCAVATIONS. THERE IS NO INDICATION OF GROUNDWATER OR A RESTRICTIVE LAYER WITHIN 24" OF BOTTOM OF THE EXISTING EXCAVATIONS. THE SUBDIVISION DRAINS WELL.

THE COST TO INSTALL A SEPTIC SYSTEM ON AN INDIVIDUAL LOT IS \$ 1,800.00, INCLUDING THE COST FOR THE REQUIRED PERMIT AND LICENSE. ALL OSSFS HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL AT A TOTAL COST OF \$ 84,600.00. THE HIDALGO COUNTY HEALTH DEPARTMENT HAS INSPECTED AND APPROVED THE INSTALLATION OF ALL OSSF ON THE ENTIRE SUBDIVISION.

**WATER SUPPLY: Description and Costs.**

SAN MARCOS SUBDIVISION No. 2 WILL BE PROVIDED WITH POTABLE WATER BY THE 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 WATERLINE RUNNING ALONG THE WEST SIDE OF FM. 88, AN EXISTING 4" DIAMETER WATERLINE RUNNING ALONG THE SOUTH SIDE OF MILE 19 NORTH ROAD.

WATER SYSTEM FOR SAN MARCOS SUBDIVISION No. 2 CONSISTS OF AN 8" DIAMETER WATERLINE THAT TAPS INTO THE EXISTING 8" DIAMETER WATERLINE ON THE WEST SIDE OF FM. 88. THE 8" DIAMETER WATERLINE RUNS NORTH AND SOUTH ALONG THE WEST SIDE OF FM. 88. AN 8" DIAMETER WATERLINE RUNS ALONG THE NORTH SIDE OF MILE 19 NORTH ROAD ENDING WITH A 2" FLUSH VALVE ON THE SOUTHWEST CORNER OF LOT 29 AND IT LOOPS WITH THE 4" WATER LINE ON THE SOUTH SIDE OF MILE 19 NORTH ROAD. ANOTHER 8" DIAMETER WATERLINE RUNS ALONG THE WEST SIDE OF SCARLETT STREET LOOPING WITH THE WATER LINE THAT RUNS ON THE SOUTH SIDE OF BRANDY STREET THENCE SOUTH ALONG THE WEST SIDE OF HARRY STREET AND IT LOOPS WITH THE WATERLINE THAT RUNS EAST ON MILE 19 NORTH ROAD.

FROM THE 8" DIAMETER WATERLINE, THERE ARE TWENTY TWO (22) 1" DUAL SERVICE LINES RUNNING TO PAIR OF LOTS BEFORE SPLITTING INTO TWO 3/4" DIAMETER SINGLE SERVICE LINES THAT RUN INTO THE WATER METER BOXES FOR EACH LOT. THERE ARE THREE (3) 3/4" SINGLE SERVICE LINES THAT RUN TO THE METER BOXES OF THE LOTS.

THE 8" WATERLINE, THE 1" DUAL SERVICE LINES, THE 3/4" SINGLE SERVICE LINES AND THE METER BOXES WILL BE INSTALLED AND THE COST FOR FOUR FIRE HYDRANTS HAS BEEN ESCROWED WITH HIDALGO COUNTY AT A TOTAL COST OF \$ 134,788.00 OR \$ 2,867.83 PER LOT. THE SUBDIVIDER HAS IN ADDITION PAID N.A.W.S.C. THE SUM OF \$ 60,839.00 OR \$ 1,294.45 PER LOT, WHICH REPRESENTS THE TOTAL COST OF WATER METERS AND ALL MEMBERSHIPS OR OTHER FEES ASSOCIATED WITH CONNECTING THE INDIVIDUAL LOTS IN THE SUBDIVISION TO THE N.A.W.S.C. SYSTEM. THE SUBDIVIDER HAS ESCROWED THE COST OF FOUR (4) FIRE HYDRANTS AT A UNIT COST OF \$ 3,175.00 FOR A TOTAL COST OF \$ 12,700.00 TO THE COUNTY OF HIDALGO. THE ENTIRE WATER FACILITIES WILL BE APPROVED AND ACCEPTED BY N.A.W.S.C. AND SAID DISTRIBUTION SYSTEM IS OPERABLE AS OF THE DATE OF THE RECORDING OF THE PLAT.

**SEWAGE FACILITIES: Description and Costs.**

SEWAGE FROM THE SAN MARCOS SUBDIVISION No. 2, IS TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND A DRAINFIELD ON EACH LOT. THE SITE EVALUATOR (LICENSE NUMBER OS 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.

EACH LOT IN THE EXISTING SUBDIVISION IS AT LEAST 1/2 ACRE IN SIZE. THE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A FINE SANDY LOAM, SANDY CLAY LOAM AND CLAY LOAM SOIL FOR THE AREA. THE SITE EVALUATOR (LICENSE NUMBER OS 12258) HAD SIX (6) TEST BORINGS MADE AT OPPOSITE AREAS OF THE SUBDIVISION AT THE CENTERS OF LOTS 3, 12, 20, 26, 39 & 44. (ADDITIONAL BORINGS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMITED AREA) THE SOIL IS A UNIFORM SANDY LOAM (CLASS II) EXTENDING UP TO 36" BELOW THE BOTTOM OF ANY EXISTING EXCAVATIONS. THERE IS NO INDICATION OF GROUNDWATER OR A RESTRICTIVE LAYER WITHIN 24" OF BOTTOM OF THE EXISTING EXCAVATIONS. THE SUBDIVISION DRAINS WELL.

THE COST TO INSTALL A SEPTIC SYSTEM ON AN INDIVIDUAL LOT IS \$ 1,800.00, INCLUDING THE COST FOR THE REQUIRED PERMIT AND LICENSE. ALL OSSFS HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL AT A TOTAL COST OF \$ 84,600.00. THE HIDALGO COUNTY HEALTH DEPARTMENT HAS INSPECTED AND APPROVED THE INSTALLATION OF ALL OSSF ON THE ENTIRE SUBDIVISION.

**SEWAGE FACILITIES: Description and Costs.**

SEWAGE FROM THE SAN MARCOS SUBDIVISION No. 2, IS TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND A DRAINFIELD ON EACH LOT. THE SITE EVALUATOR (LICENSE NUMBER OS 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.

EACH LOT IN THE EXISTING SUBDIVISION IS AT LEAST 1/2 ACRE IN SIZE. THE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A FINE SANDY LOAM, SANDY CLAY LOAM AND CLAY LOAM SOIL FOR THE AREA. THE SITE EVALUATOR (LICENSE NUMBER OS 12258) HAD SIX (6) TEST BORINGS MADE AT OPPOSITE AREAS OF THE SUBDIVISION AT THE CENTERS OF LOTS 3, 12, 20, 26, 39 & 44. (ADDITIONAL BORINGS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMITED AREA) THE SOIL IS A UNIFORM SANDY LOAM (CLASS II) EXTENDING UP TO 36" BELOW THE BOTTOM OF ANY EXISTING EXCAVATIONS. THERE IS NO INDICATION OF GROUNDWATER OR A RESTRICTIVE LAYER WITHIN 24" OF BOTTOM OF THE EXISTING EXCAVATIONS. THE SUBDIVISION DRAINS WELL.

THE COST TO INSTALL A SEPTIC SYSTEM ON AN INDIVIDUAL LOT IS \$ 1,800.00, INCLUDING THE COST FOR THE REQUIRED PERMIT AND LICENSE. ALL OSSFS HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL AT A TOTAL COST OF \$ 84,600.00. THE HIDALGO COUNTY HEALTH DEPARTMENT HAS INSPECTED AND APPROVED THE INSTALLATION OF ALL OSSF ON THE ENTIRE SUBDIVISION.

**SEWAGE FACILITIES: Description and Costs.**

SEWAGE FROM THE SAN MARCOS SUBDIVISION No. 2, IS TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND A DRAINFIELD ON EACH LOT. THE SITE EVALUATOR (LICENSE NUMBER OS 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.

EACH LOT IN THE EXISTING SUBDIVISION IS AT LEAST 1/2 ACRE IN SIZE. THE NATURAL RESOURCE CONSERVATION SERVICE SOIL SURVEY BOOK INDICATED A FINE SANDY LOAM, SANDY CLAY LOAM AND CLAY LOAM SOIL FOR THE AREA. THE SITE EVALUATOR (LICENSE NUMBER OS 12258) HAD SIX (6) TEST BORINGS MADE AT OPPOSITE AREAS OF THE SUBDIVISION AT THE CENTERS OF LOTS 3, 12, 20, 26, 39 & 44. (ADDITIONAL BORINGS WERE UNNECESSARY BECAUSE THE SOILS ARE VERY UNIFORM WITHIN THIS LIMITED AREA) THE SOIL IS A UNIFORM SANDY LOAM (CLASS II) EXTENDING UP TO 36" BELOW THE BOTTOM OF ANY EXISTING EXCAVATIONS. THERE IS NO INDICATION OF GROUNDWATER OR A RESTRICTIVE LAYER WITHIN 24" OF BOTTOM OF THE EXISTING EXCAVATIONS. THE SUBDIVISION DRAINS WELL.

THE COST TO INSTALL A SEPTIC SYSTEM ON AN INDIVIDUAL LOT IS \$ 1,800.00, INCLUDING THE COST FOR THE REQUIRED PERMIT AND LICENSE. ALL OSSFS HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL AT A TOTAL COST OF \$ 84,600.00. THE HIDALGO COUNTY HEALTH DEPARTMENT HAS INSPECTED AND APPROVED THE INSTALLATION OF ALL OSSF ON THE ENTIRE SUBDIVISION.

**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 16.343, WATER CODE. I CERTIFY THAT THE COSTS TO INSTALL THE CONSTRUCTED WATER AND ON-SITE SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

WATER FACILITIES—THESE FACILITIES WILL BE CONSTRUCTED, WITH THE INSTALLATION OF WATER METER BOXES HAVE COST A GRAND TOTAL OF \$ 195,627.00 WHICH EQUALS TO \$ 4,162.28 PER LOT.

SEWAGE FACILITIES—SEPTIC SYSTEM IS ESTIMATED TO COST \$ 1,800.00 PER LOT (ALL INCLUSIVE), FOR A TOTAL OF \$ 84,600.00 FOR THE ENTIRE SUBDIVISION.

**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 16.343, WATER CODE. I CERTIFY THAT THE COSTS TO INSTALL THE CONSTRUCTED WATER AND ON-SITE SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

WATER FACILITIES—THESE FACILITIES WILL BE CONSTRUCTED, WITH THE INSTALLATION OF WATER METER BOXES HAVE COST A GRAND TOTAL OF \$ 195,627.00 WHICH EQUALS TO \$ 4,162.28 PER LOT.

SEWAGE FACILITIES—SEPTIC SYSTEM IS ESTIMATED TO COST \$ 1,800.00 PER LOT (ALL INCLUSIVE), FOR A TOTAL OF \$ 84,600.00 FOR THE ENTIRE SUBDIVISION.

**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 16.343, WATER CODE. I CERTIFY THAT THE COSTS TO INSTALL THE CONSTRUCTED WATER AND ON-SITE SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

WATER FACILITIES—THESE FACILITIES WILL BE CONSTRUCTED, WITH THE INSTALLATION OF WATER METER BOXES HAVE COST A GRAND TOTAL OF \$ 195,627.00 WHICH EQUALS TO \$ 4,162.28 PER LOT.

SEWAGE FACILITIES—SEPTIC SYSTEM IS ESTIMATED TO COST \$ 1,800.00 PER LOT (ALL INCLUSIVE), FOR A TOTAL OF \$ 84,600.00 FOR THE ENTIRE SUBDIVISION.

**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 16.343, WATER CODE. I CERTIFY THAT THE COSTS TO INSTALL THE CONSTRUCTED WATER AND ON-SITE SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

WATER FACILITIES—THESE FACILITIES WILL BE CONSTRUCTED, WITH THE INSTALLATION OF WATER METER BOXES HAVE COST A GRAND TOTAL OF \$ 195,627.00 WHICH EQUALS TO \$ 4,162.28 PER LOT.

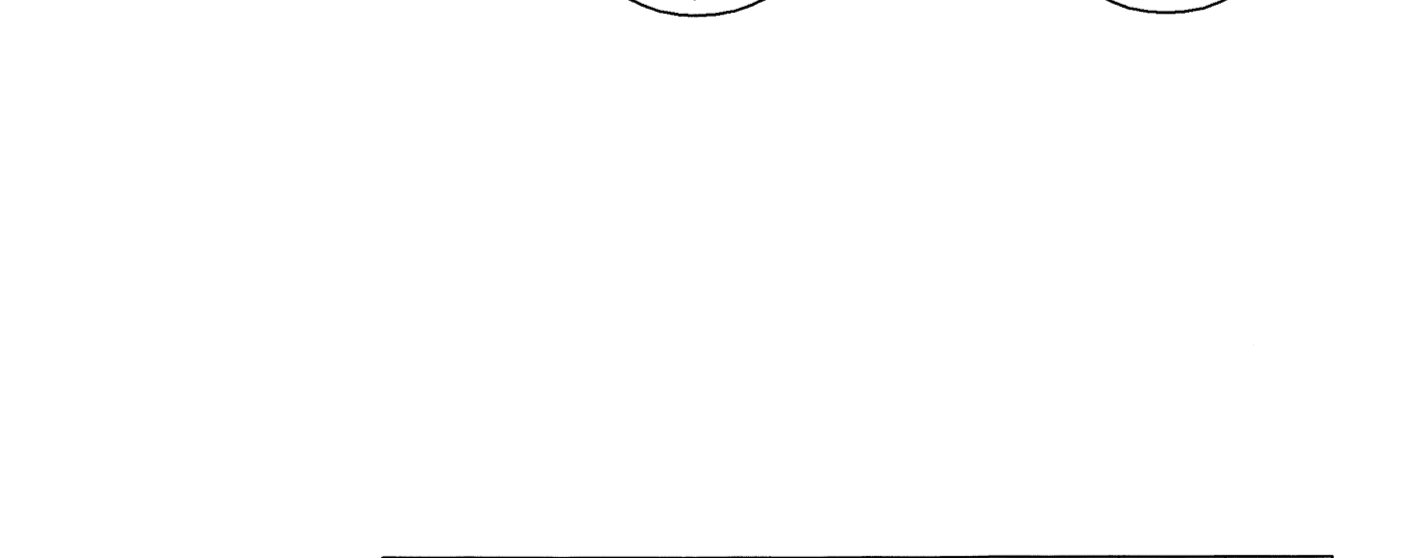
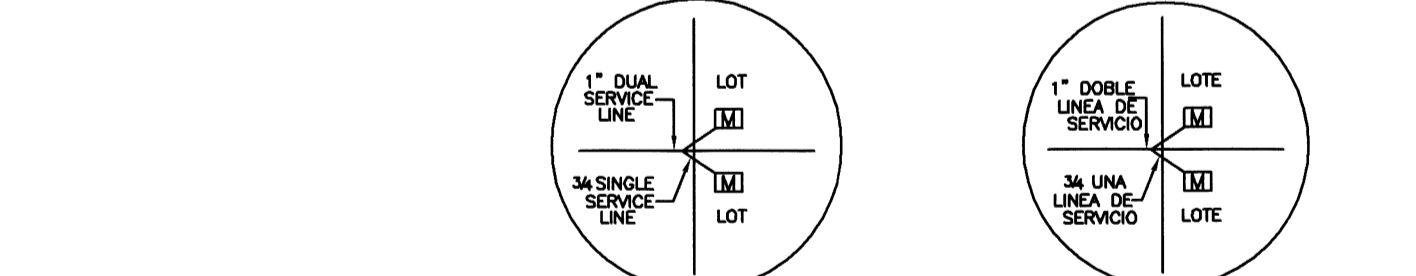
SEWAGE FACILITIES—SEPTIC SYSTEM IS ESTIMATED TO COST \$ 1,800.00 PER LOT (ALL INCLUSIVE), FOR A TOTAL OF \$ 84,600.00 FOR THE ENTIRE SUBDIVISION.

**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 16.343, WATER CODE. I CERTIFY THAT THE COSTS TO INSTALL THE CONSTRUCTED WATER AND ON-SITE SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

WATER FACILITIES—THESE FACILITIES WILL BE CONSTRUCTED, WITH THE INSTALLATION OF WATER METER BOXES HAVE COST A GRAND TOTAL OF \$ 195,627.00 WHICH EQUALS TO \$ 4,162.28 PER LOT.

SEWAGE FACILITIES—SEPTIC SYSTEM IS ESTIMATED TO COST \$ 1,800.00 PER LOT (ALL INCLUSIVE), FOR A TOTAL OF \$ 84,600.00 FOR THE ENTIRE SUBDIVISION.



No.	Sheet	REVISION	Date	Approved

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

**CERTIFICACION**

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 GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

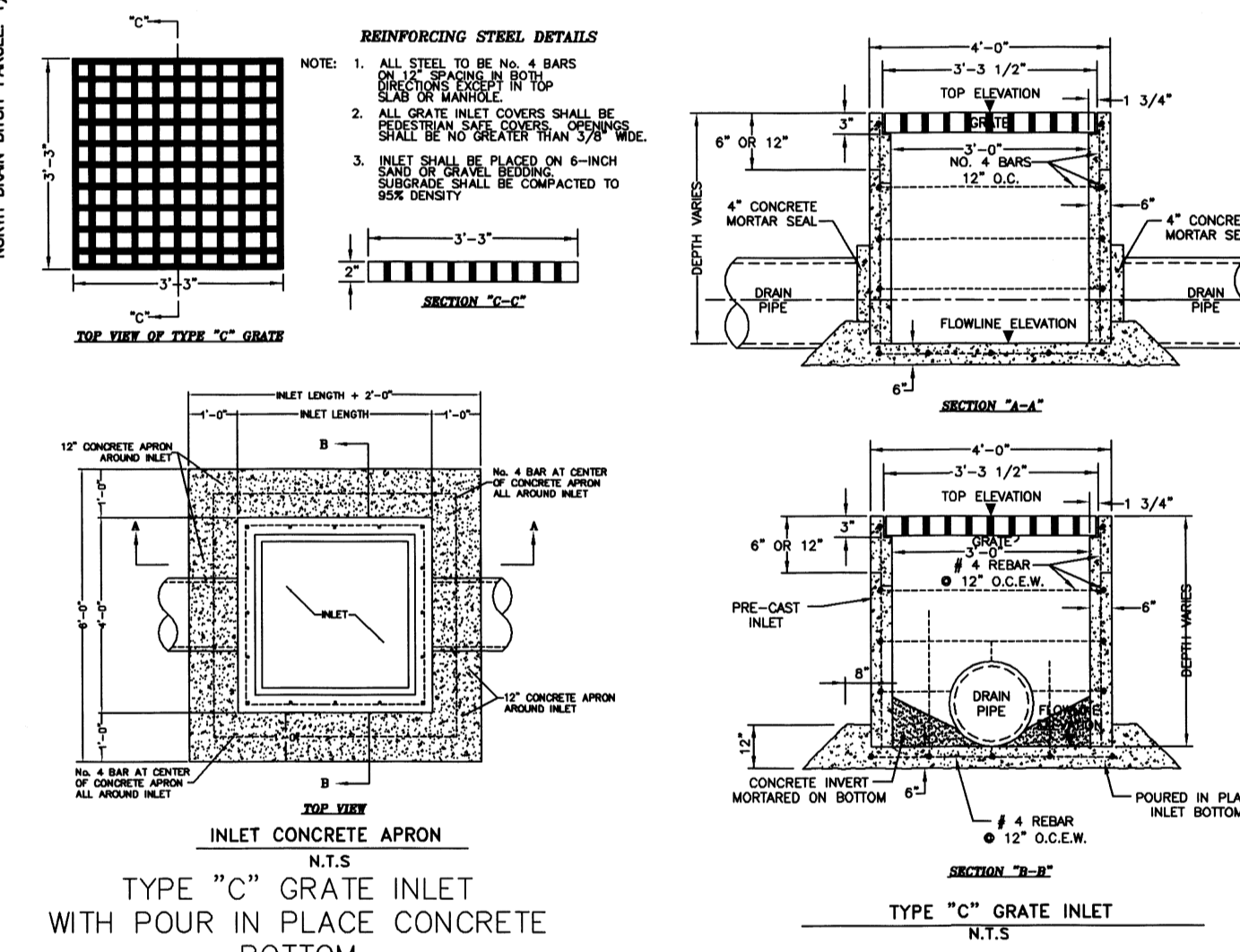
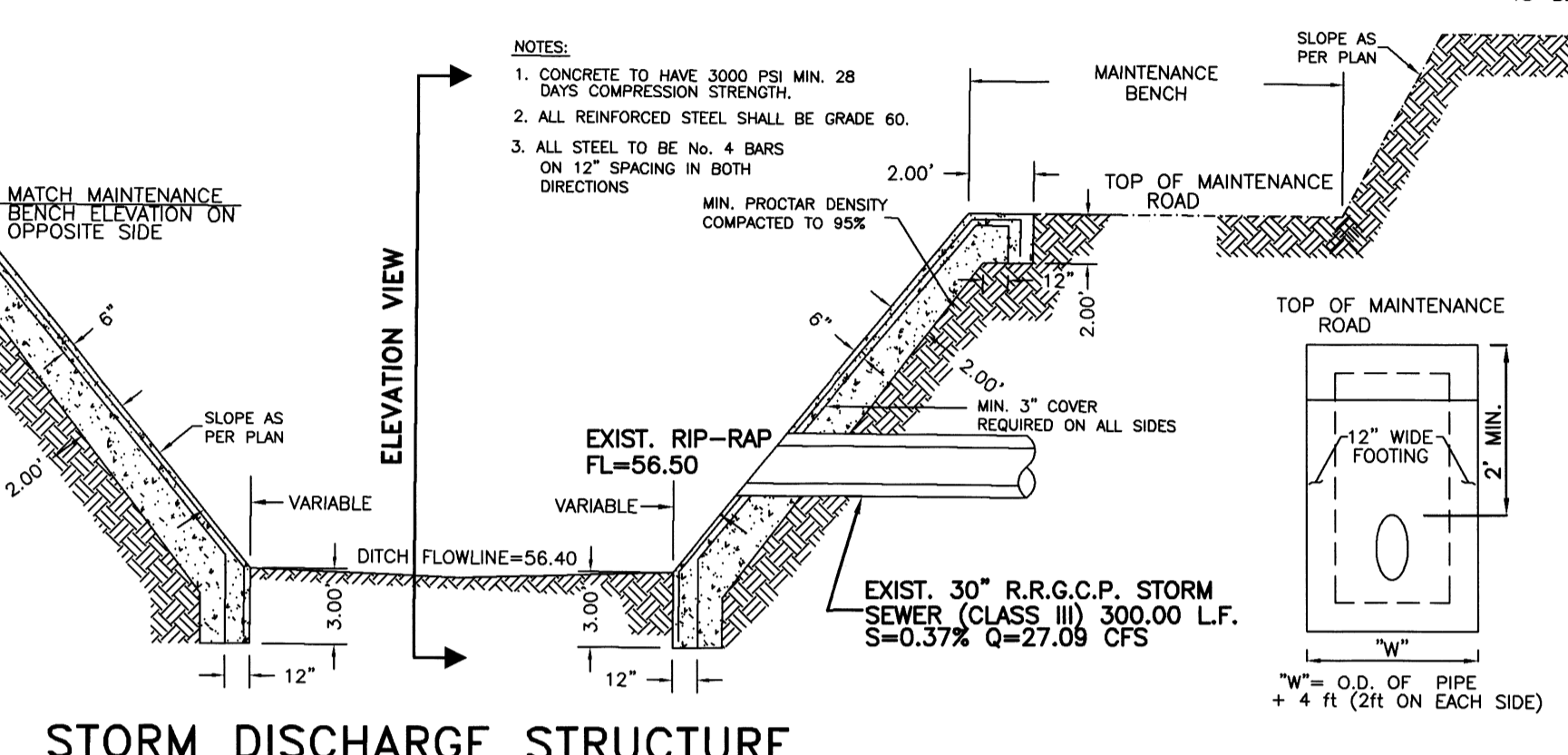
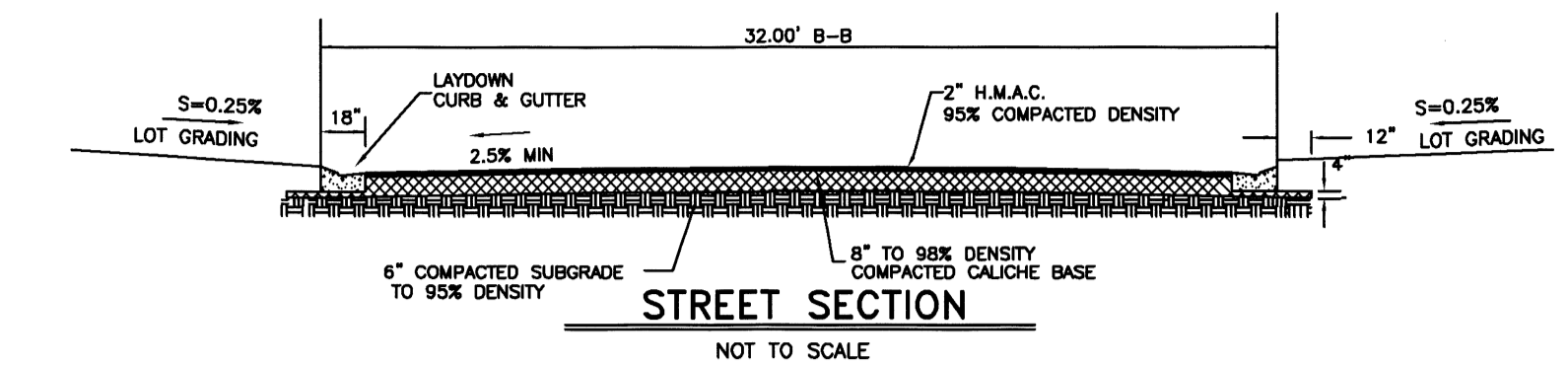
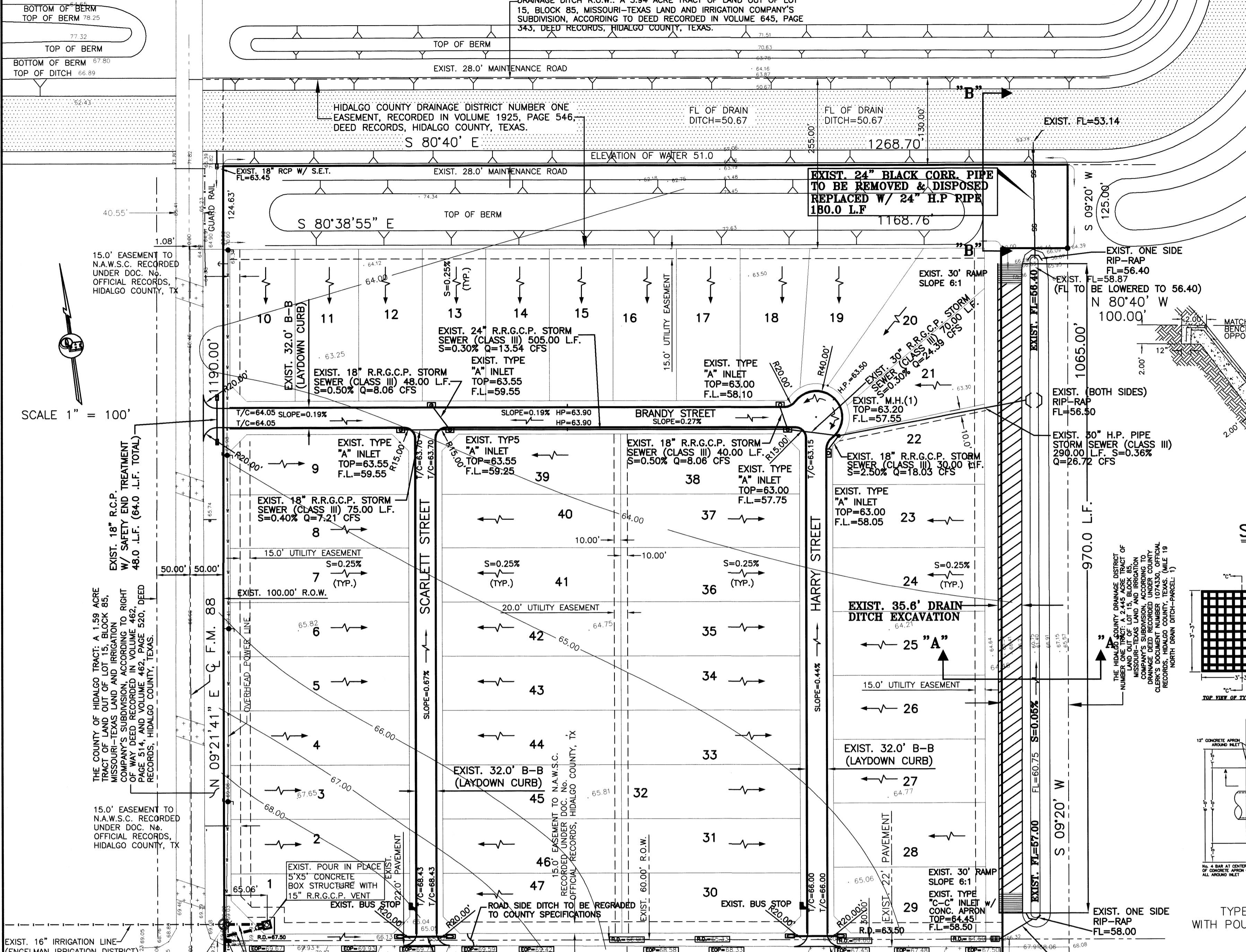
AGUA: EL SISTEMA DE AGUA ESTA TOTALMENTE CONSTRUIDO, CON LA INSTALACION DE LOS MEDIDORES DE AGUA, EL GRAN COSTO TOTAL ES DE US\$ 195,627.00 O CUAL EQUIVALE A US\$ 4,162.28 POR LOTE.

DRENAJE: SE ESTIMA QUE LA FOSA SEPTICA COSTARA \$ 1,800.00 A UN COSTO TOTAL DE \$ 84,600.00 TODA LA SUBDIVISION.

MAP OF TOPOGRAPHY AND DRAINAGE / MAPA DE TOPOGRAFIA Y DRENAJE

SAN MARCOS SUBDIVISION No. 2

A 32.22 ACRE TRACT OF LAND OUT OF LOT 15, BLOCK 85, MISSOURI-TEXAS LAND AND IRRIGATION COMPANY'S SUBDIVISION, ACCORDING TO THE PLAT OR MAP THEREOF RECORDED IN VOLUME 1, PAGE 29, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 3017402, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.



**DRAINAGE REPORT FOR SAN MARCOS SUBDIVISION No. 2**

San Marcos Subdivision No. 2 is a 32.22 acre tract of land out of Lot 15, Block 85, Missouri-Texas Land and Irrigation Company's Subdivision, Hidalgo County, Texas, according to map or plat recorded in Volume 1, Page 29, map records, Hidalgo County, Texas, and according to warranty deed with vendor's lien recorded under County Clerk's Document Number 3017402, official records, Hidalgo County, Texas. This subdivision is located on the northeast corner of the intersection of Mile 19 North Road and F.M. 88. The site is agricultural. The proposed subdivision will consist of 47 lots.

The tract is Zone "X" (unshaded), areas determined to be outside 500-year floodplain, as per FEMA Flood Insurance Rate Map, Community Panel No. 480334 0350 C, dated on June 6, 2000 and L.O.M.R. May 17, 2001.

The majority of the soil is Hidalgo (28), Racombes (48), Rio (60), Wilcox (70), and is in soil group B & D. It is a mixture of Fine Sandy Loam(SM-S), sandy clay loam (SC), and Clay Loam(CL). This soil is well drained. Surface runoff is slow. Permeability is moderate. Plasticity Index has a range of 11-32. See attached Soil Survey of Hidalgo County, Texas tables.

Presently, the site has very minimal runoff in a northeasterly direction with an approximate slope of 1%. The existing runoff for the proposed subdivision is Q=11.83 cubic feet per second based on a 10-year storm and currently outfalls into the existing Hidalgo County Drainage District No. 1 Main Floodway Channel.

After development the runoff will be Q=37.52 cubic feet per second for an increase of Q=25.69 cubic feet per second. Detention will be 77,578.65 cubic feet (1.78 acre feet) in accordance with the County's drainage requirements. The detention will be accomplished by excavating the existing Hidalgo County Drainage District No. 1 - Mile 19 North Drain Ditch located on the east side of the subdivision. The proposed drainage system consists of Type "A" inlets and storm pipes of 18", 24" and 30" that will outfall into the existing Mile 19 North Drain Ditch.

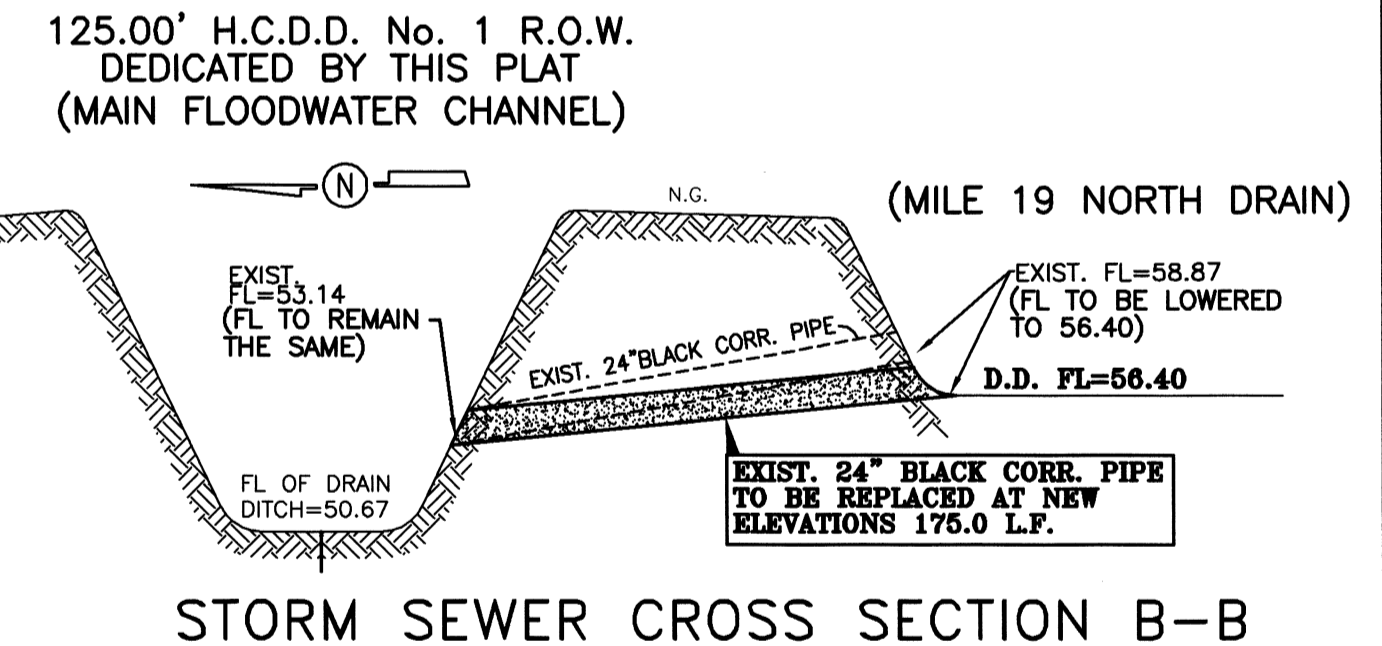
Drainage calculations are attached.

**CERTIFICATION:**

BY MY SIGNATURE BELOW, I CERTIFY THAT THE 100-YEAR FLOODPLAIN FOR ZONE "X" (UNSHADED) AS DESCRIBED IN COMMUNITY PANEL NUMBER 480334 0350 C, DATED ON JUNE 6, 2000 (REVISED MAY 17, 2001 TO REFLECT LOMR) IS CONTAINED WITHIN THE DRAINAGE OF THE SUBDIVISION, AS SHOWN BELOW.



*Alfonso Quintanilla*  
 ALFONSO QUINTANILLA  
 P.E. No. 9834  
 DATE 6-5-20

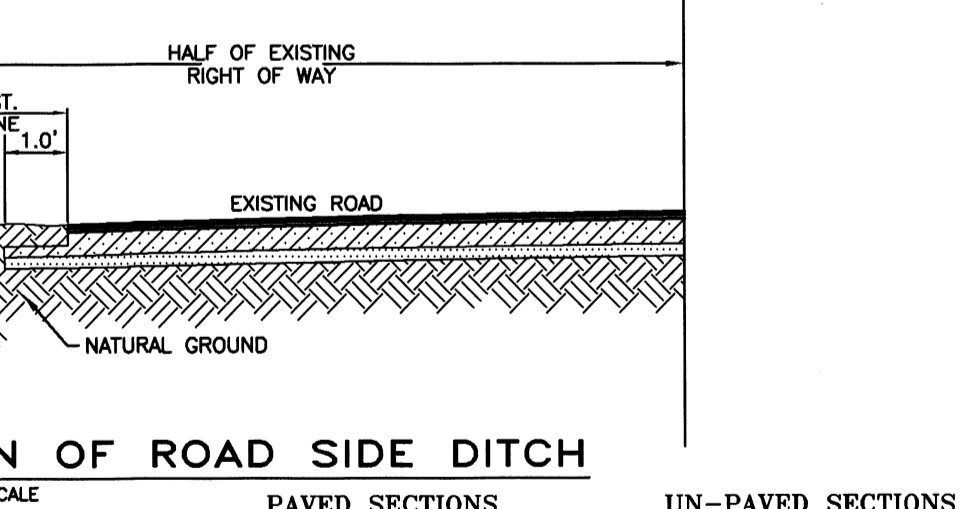
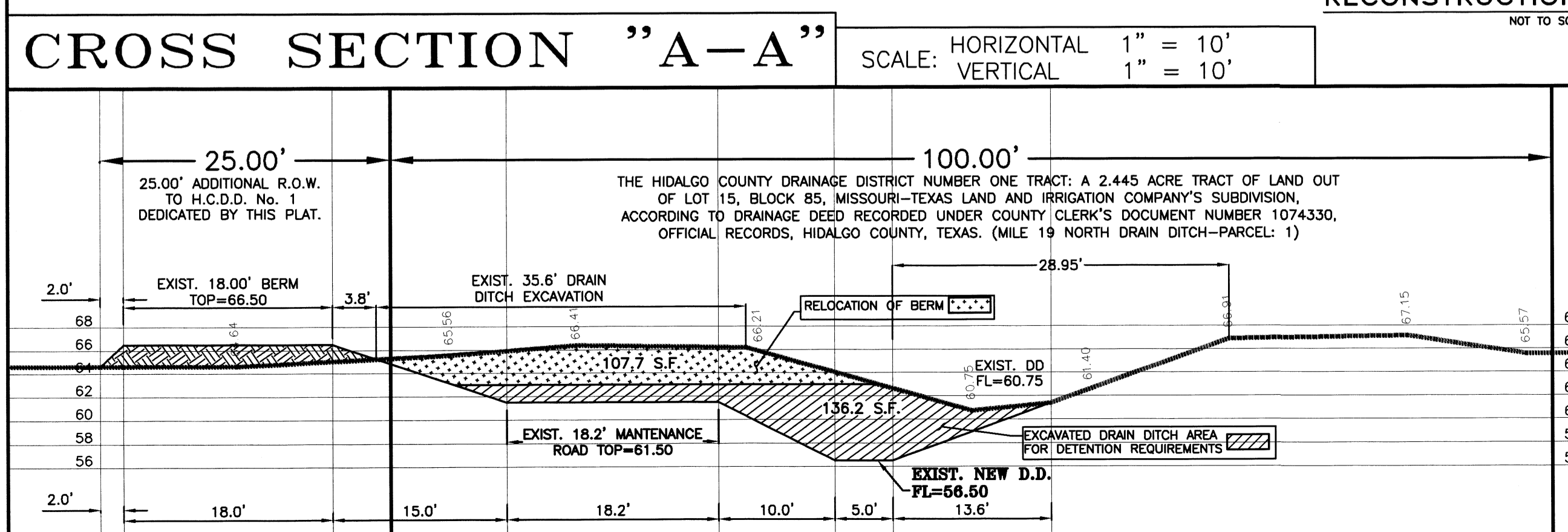


**COST ESTIMATE**

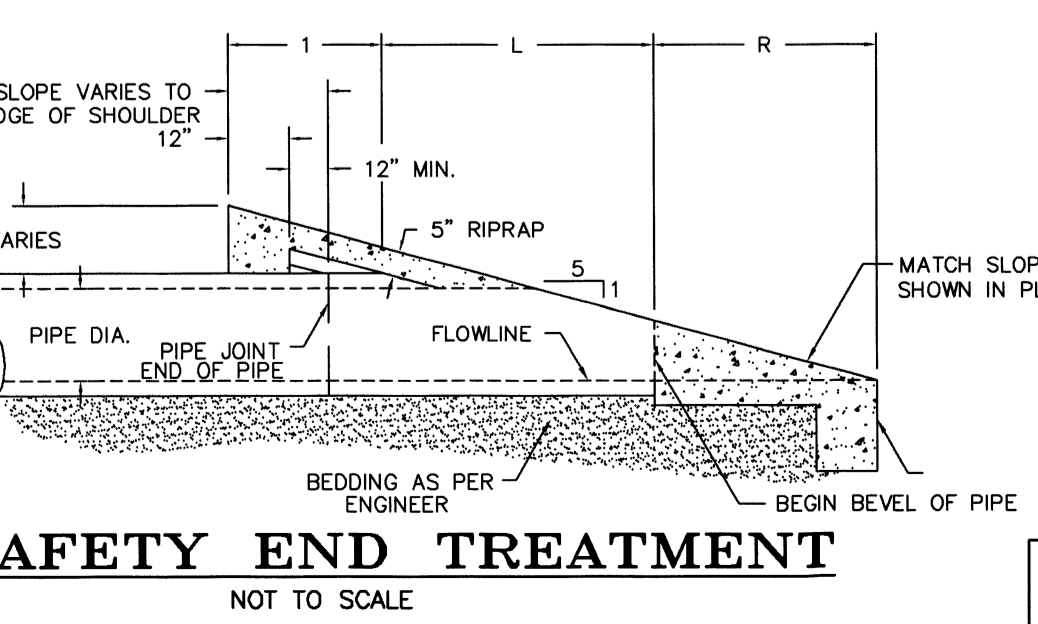
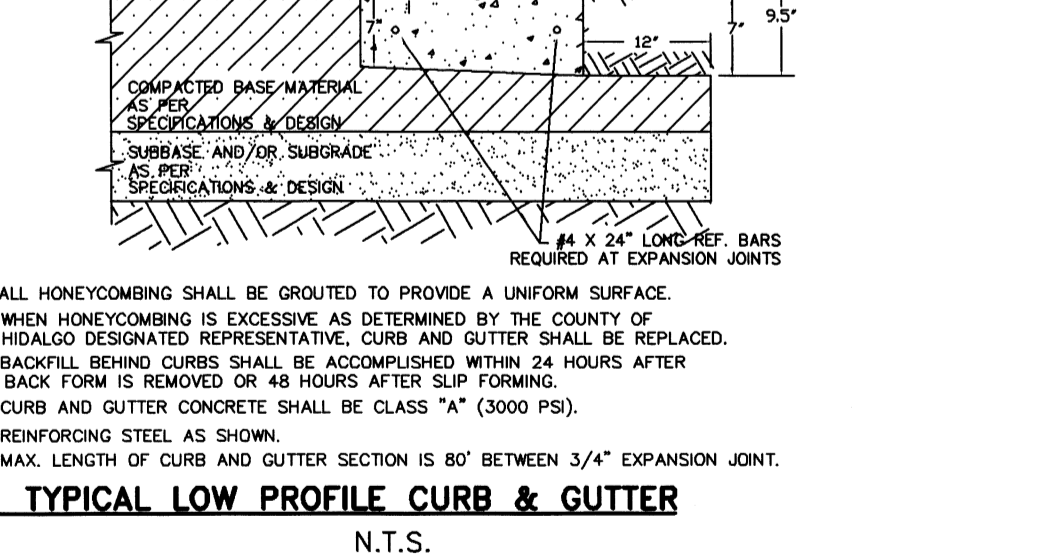
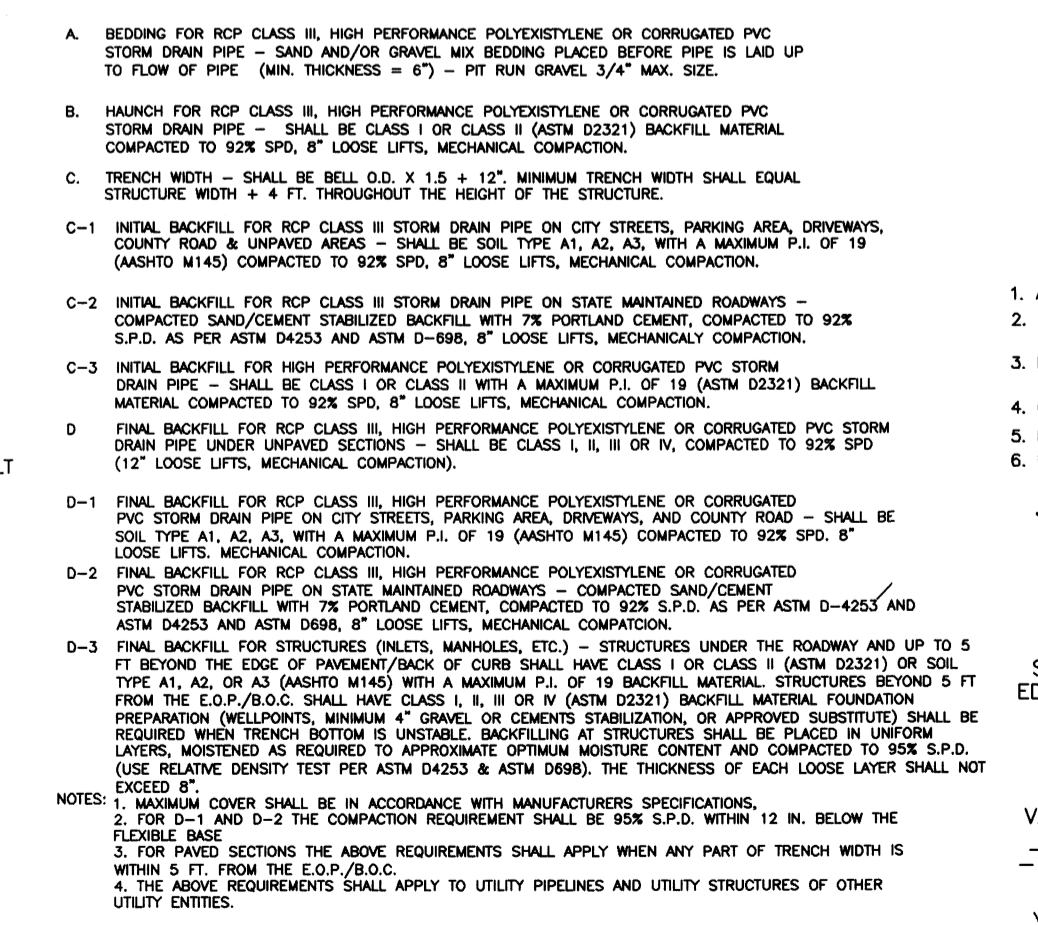
WATER DISTRIBUTION	\$ 134,288.00
DRAINAGE IMPROVEMENTS	\$ 142,191.50
PAVING IMPROVEMENTS	\$ 242,310.00
SEPTIC TANK (OSSP)	\$ 84,600.00

**LEGEND**

TOTAL DETENTION REQUIRED	- 77,578.65 C.F.
TOTAL DETENTION PROVIDED	- 144,528.00 C.F.
(940 L.F. X 136.2 S.F.) + 16,500.00 S.F.	
TOTAL DRAIN DITCH EXCAVATION	- 229,266.00 C.F.
(940 L.F. X 243.9 S.F.)	



**NOTE:**  
 DIRT EXCAVATED FROM DRAIN DITCH SHALL BE SPREAD AT LOCATION DETERMINED BY ENGINEER



**QUINTANILLA, HEADLEY AND ASSOCIATES, INC.**  
 CONSULTING ENGINEERS LAND SURVEYORS  
 124 E. STUBBS ST. PHONE 956-381-6480  
 EDINBURG, TEXAS 78539 FAX 956-381-6427  
 REGISTRATION NUMBER F-1513 ALFONSO@QQA-ENG.COM  
 SURVEYING REGISTRATION NUMBER 100411-00

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

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

No.	Sheet	REVISION	Date	Approved

REVISION NOTES

FILENAME	DATE PREPARED	DATE REVISION	PREPARED BY	CHECKED BY	APPROVED BY
F:\DATA\SUBDIV\SAN MARCOS SUBDIVISION No. 2\PAVING BPLAT	11-27-18		LG		

SHEET NO. 3 OF 3 SHEETS