



**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

**PIPELINE AND UTILITY PERMIT APPLICATION PACKET**

THE STATE OF TEXAS

COUNTY OF HIDALGO

PRECINCT   1  

**APPLICATION AND AGREEMENT FOR PIPELINE OR  
UTILITY PERMIT**

Date:   9-23-20  

North Alamo Water Supply Corp. (hereinafter referred to as "Applicant") does hereby make application to the Hidalgo County through the Hidalgo County Planning Department (hereinafter referred to as "HCPD") to construct, maintain and repair pipelines or utilities across the easements, right-of-ways, property or property interest as described below.

Information required:

1. Name, Address and Phone number of Applicant:

North Alamo Water Supply Corp.

420 S. Doolittle Road, Edinburg, Texas 78542 (956) 383-1618

2. Name, Address and Phone number of company or agency owning Pipeline or Utility (please indicate if same as Applicant):

Crossing: North Alamo Water Supply Corp.

420 S. Doolittle Road, Edinburg, Texas 78542 (956) 383-1618

3. Name, Address and Phone number of operator of Pipeline or Utility (please indicate if same as Applicant):

Crossing: North Alamo Water Supply Corp.

420 S. Doolittle Road, Edinburg, Texas 78542 (956) 383-1618

4. Name, Address and Phone number of contractor to install Pipeline or Utility:

Nordhausen Utility Construction, LLC

36970 W. Mile 7 Road, Mission, Texas 78574 (956) 432-1336

Visit Hidalgo County Planning Department on the web at [www.co.hidalgo.tx.us](http://www.co.hidalgo.tx.us)



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5. Is this a common carrier pipeline or utility? If yes, please submit the Applicant's Texas Railroad Commission Form "T-4" or similar form designating the facility:

No

6. Does Applicant have the Power of Eminent Domain?

No

7. Will the product be carried for hire or by the owner of the goods?

No

8. Name and Legal description of property owner requesting utility services if applicable:

The Three Grandes, Ltd  
Proposed Whalen Springs Subdivision

A 36.97 acre tract of land being a 0.49 of an acre tract out of Lot 229, Hall-Fifield Subdivision and all of Lots C, D, E & F, Alamo Groves Subdivision, Hidalgo County, Texas

9. Type of utility work within county road right-of-way:

Bore Crossing     Line Extension Along R.O.W.     Other Cut & Repair

10. Where is the origin of the line?

1st. Crossing - South side of Moore Road

2nd & 3rd Crossings - North side of Juarez Avenue

4th Crossing - West side Whalen Road - north side of Juarez Avenue

11. Where is the destination of the line?

1st. Crossing - East side of Moore Road

2nd & 3rd Crossings - South side of Juarez Avenue

4th Crossing - East side of Whalen Road - north side of Juarez Avenue



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- 1st. Crossing: X: 1117422.50 Y: 16583877.63  
2nd. & 3rd. Crossings:  
12. Utility Crossing Coordinate X: 1117644.07 Y: 16582547.99  
(NAD 83 Texas South FIPS 4205 feet)
- 4th Crossing: X: 1114020.40 Y: 16578565.23  
13. Number and size of lines:  
1st. Crossing - 8" P.V.C. Waterline with 16" P.V.C. Casing  
2nd. & 3rd. Crossings - 8" P.V.C. Waterline by Boring 16" P.V.C. Casing  
4th Crossing - 18" R.C.P.
14. Pressure (each line):  
50 PSI for 1st, 2nd & 3er Crossings  
0 PSI for 4th Crossing
15. Content (each line):  
Water for 1st, 2nd & 3rd Crossings  
Storm Water for 4th Crossing
16. Estimated date of installation of Pipeline or Utility:  
As soon as permit is approved



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If requested permit is granted by HCPD, Applicant, in consideration thereof, agrees and binds itself as follows:

1. All pipelines or utilities herein will be horizontally placed within the right-of-way as determined by HCPD and at a minimum depth of five (5) feet below natural ground. Depth, horizontal, and vertical location shall be confirmed by HCPD Inspectors.
2. Location map, profile, and plans concerning the proposed pipeline or utility crossing will furnished with this application.
3. HCPD will be notified in writing ten days prior to the beginning date of construction under this permit.
4. Applicant will bear the entire expense of all future relocations of any pipelines or utilities should such relocation, at the sole discretion of the Hidalgo County Commissioners Court, be necessary for improvements, alteration, or maintenance of Hidalgo County's easement or property of interest.
5. Applicant will notify the HCPD at least 48 hours prior to covering work and or completion of its work and removal of its equipment from the job site to permit HCPD to make an inspection.
6. Upon notification by the HCPD, the Applicant will promptly repair or rectify any deficiency or condition caused by the Applicant's operations or installations under this permit. Applicant will leave easement in as near the same condition or better, in the HCPD's sole judgment, as it existed prior to the commencement of the operations under this permit.
7. Hidalgo County shall not be liable or responsible for, and shall be saved and held harmless by Applicant, and further shall be indemnified by Applicant, from and against any and all suits, actions, losses, damages, claims, or liability of any character, type, or description, including all expenses of litigation, court costs, attorney's fees, and engineering fees for injury or death to any person, or injury to any property, received or sustained by any person or persons or property, arising out of, or occasioned by, directly or indirectly, the performance of Applicant under this agreement, including claims and damages arising in part from the negligence of Hidalgo County.



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It is the expressed intent of the parties to this agreement that the indemnity provided for in this section is extended by Applicant to indemnify and protect Hidalgo County from the consequences of Hidalgo County's own negligence, whether that negligence is the sole or contributory cause of the resultant injury death, or damage.

Applicant further agrees to defend, at its own expense, with attorneys acceptable to Hidalgo County and on behalf of Hidalgo County, and in the name of Hidalgo County, any claim or litigation brought against Hidalgo County in connection with any such injury, death or damage.

Before construction is begun on such pipeline or utility crossings, Applicant will furnish to the HCPD a certificate of insurance (or other security approved by the HCPD) payable to Hidalgo County and protecting Hidalgo County (as an additional named insured) against any claims for personal injuries or damages to property resulting from the operations of Applicant, its agents, servants, employees, and contractors under this permit. Insurance is to be supplied in accordance with the attached Schedule A.

8. Hidalgo County makes no warranties, expressed or implied, in the granting of this permit; nor does Hidalgo County purport to grant any property interest or exclusive privileges whatsoever by granting such permit. It is specifically understood that Hidalgo County is not the agent for, nor does it act for, the fee owners or any persons or entities having any right, or title to possession of the land upon which Hidalgo County's easement or other property interest is located. Furthermore, in granting this permit Hidalgo County makes no representation or warranty that it has any property interest, including, but not limited to, an easement or right of way, in the land upon which Applicant constructs, maintains, repairs, or modifies the pipelines or utilities, made the subject of this application, nor does Hidalgo County make any representation or warranty as to the validity, quality or extent of such property interest, if any. Applicant acknowledges its understanding that Hidalgo County in granting this permit, does not convey or grant to Applicant any rights, title or interest for which is has no legal authority to grant or convey.
9. Applicant binds itself to comply with all federal, state, and local laws or regulations and will obtain all necessary permits from all local and federal agencies required by law before installation or construction is begun.



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10. Applicant will install its pipelines and utilities in a manner and location as shown in the plans and specifications filed with HCPD in support of this application for permit. Hidalgo County Planning Department's representative may at any time make such inspection as such engineer or other representation may deem necessary to assure that the construction of the pipeline or utilities is in accordance with the plans and specifications submitted, and said engineer or representative shall have the right to temporarily suspend Applicant's work if necessary, while such inspection is being made. Should Applicant not install the pipelines or utilities in accordance with the terms and conditions of this permit, Applicant agrees that Hidalgo County shall have the right to require, at Applicant's expense, the removal of the pipelines and utilities and its replacement in conformance to said plans and specifications and conditions of this permit. Hidalgo County may revoke this permit and suspend all work hereunder if it is determined by Hidalgo County that the pipelines or utilities are not being installed in accordance with such plans and specifications and conditions of this permit. The suspension or revocation of this permit shall not be a basis for a claim for damages against Hidalgo County.
11. Except in emergency situations where it is necessary to protect life and property, Applicant will not make any change, modification, or alteration in or to the pipelines or utilities without first securing a new or amended permit from Hidalgo County prior to the making of any such change. Applicant will maintain the pipelines or utilities hereby authorized in good and safe condition, and in accordance with plans, specifications, and this permit.
12. Applicant agrees to pay HCPD a permit fee to cover administrative costs in the amount of **\$500.00**, plus a reimbursement to HCPD for any necessary engineering fees which may be incurred for the study and processing of the Application. This fee will permit a single pipeline or utility to be within County right-of-way. Applicant further agrees to pay an additional fee of **\$500.00** for each additional line included in permit application at the same location; however, more than one location may be included in a single application.

Requests to lay additional line or lines, not included in an initial permit application, must be made by separate application, with new permit fees paid accordingly and support data provided.



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Permit fees may be waived where Applicant is a state, county, municipality, or a special political subdivision.

13. The Applicant is allowed one hundred twenty days (120) from the granting of the permit to start construction of the pipelines or utilities crossings. Once started, the Applicant is allowed ninety (90) days to complete all work under such permit. All construction must be completed within two hundred ten (210) days from the date of issuance of permit. Upon application, extension of the time periods set forth in this paragraph may be granted by the Hidalgo County Commissioners Court. Such applications for extension must be received by HCPD at least thirty days before the expiration of the two hundred ten (210) days period. A new permit fee, in accordance with Paragraph 12 hereof, will be charged for each extension granted.

Construction of any pipeline or utility crossing will not begin until written approval has been given by HCPD.

14. All provisions of the Pipeline and Utility Permit Administration Policy of Hidalgo County, if any, and all amendments thereto, are hereby incorporated herein as part of the terms and conditions of this permit for all purposes.
15. Applicant warrants and represents that it has secured from all fee owners of the involved property an easement or other property rights to construct, repair or modify the pipeline or utility in the manner set forth herein.
16. This Pipeline and Utility Permit if granted by Hidalgo County is subject to any and all other requirements, specifications and conditions listed in Exhibit A attached hereto.
17. Hidalgo County requires all coordinates of all utility crossings. Horizontal datum to be in NAD 83 State Plane Texas South 4205 feet and vertical datum in NAVD 88 Geoid 12a.



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18. This permit constitutes the entire agreement between the parties with regard to the subject matter hereof, and all prior agreements, representations, and negotiations between the parties regarding the subject matter are hereby superseded. This permit shall not be altered or amended except by an agreement in writing executed by the parties hereto.

19. Applicant warrants and represents that its undersigned representative has full authority to bind Applicant to the terms and conditions of the foregoing Application and Agreement for Pipeline or Utility Permit.

DATED this 30<sup>th</sup> day of September, 20 20

Angelica Hinojosa  
(Name of Applicant – Printed or Typed)

By: Angelica Hinojosa  
Signature

Title: New Account Supervisor

STATE OF TEXAS  
COUNTY OF HIDALGO

SUBSCRIBED AND SWORN TO before me the Applicant,  
Angelica Hinojosa, on this 30<sup>th</sup> day of September, 20 20,  
to which witness my hand and seal of office.



Susan J. Headley  
Notary Public for the State of Texas

My Commission Expires: 6/26/2021



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**APPROVAL OF APPLICATION BY  
HIDALGO COUNTY PLANNING DEPARTMENT**

Came on for consideration this \_\_\_\_\_ day of \_\_\_\_\_,  
20\_\_\_\_. The above and foregoing Application for Pipeline and Utility  
Permit, and after consideration of the same by the Hidalgo County  
Commissioners Court, said Application and Agreement for Pipeline or  
Utility Permit is hereby APPROVED.

HIDALGO COUNTY:

\_\_\_\_\_  
Richard F. Cortez, County Judge



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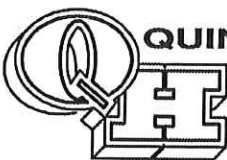
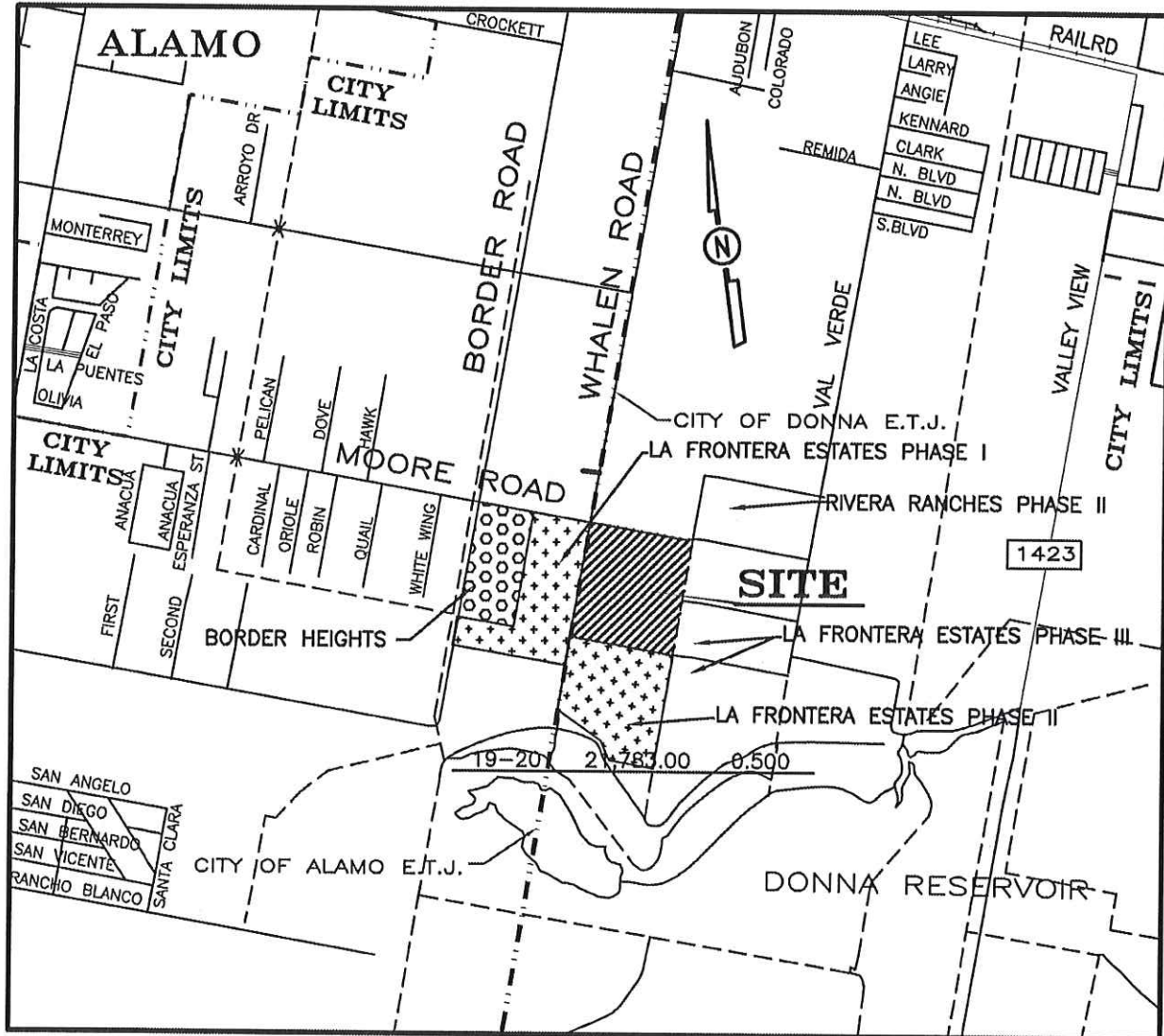
**EXHIBIT A**

(Please insert description of project location and supporting documents for proposed utility work)

# WHALEN SPRINGS SUBDIVISION

## LOCATION MAP

SCALE 1" = 2000'



**QUINTANILLA, HEADLEY AND ASSOCIATES, INC.**

CONSULTING ENGINEERS • LAND SURVEYORS

124 E. STUBBS ST.

EDINBURG, TEXAS 78539

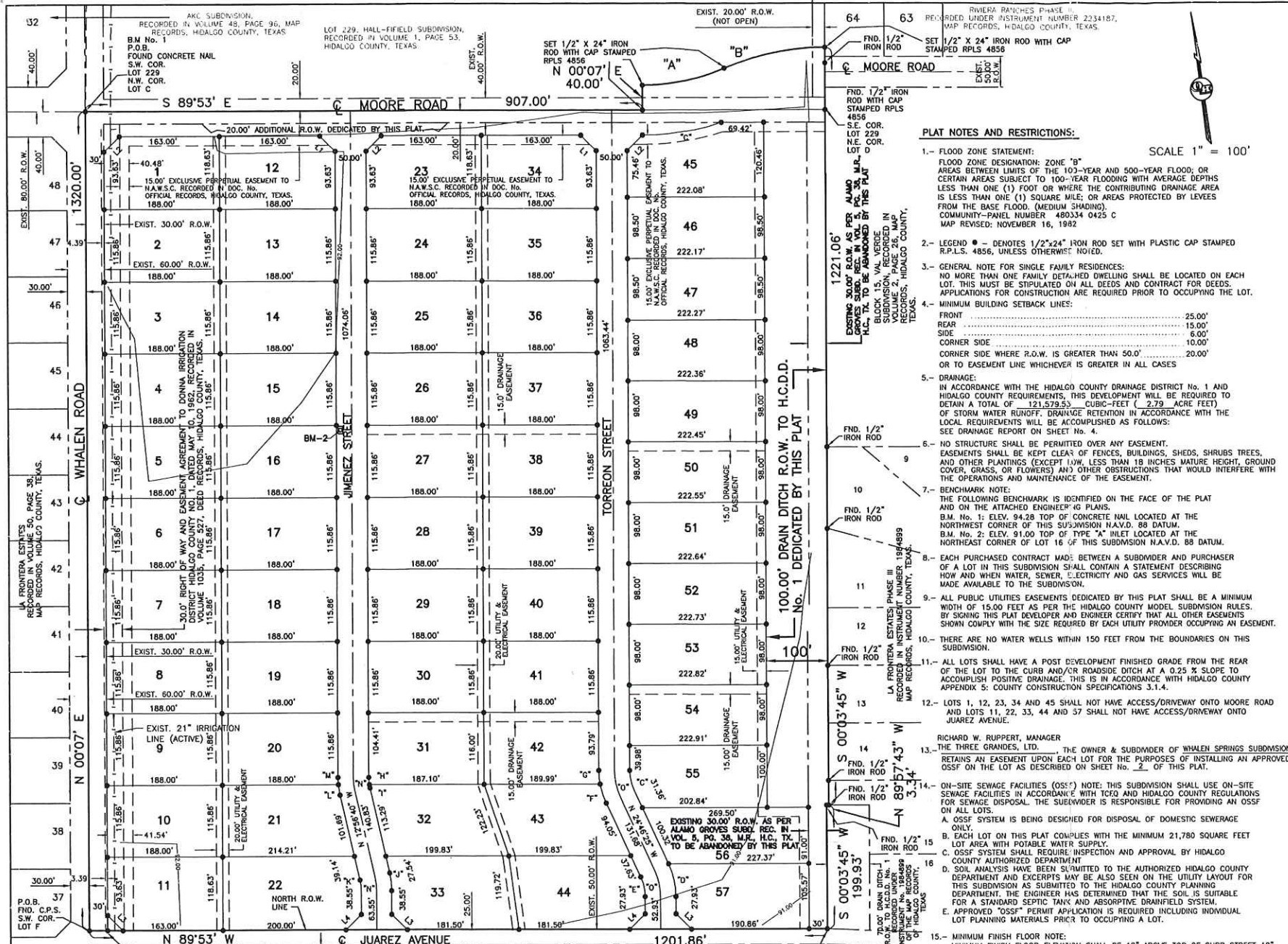
ENGINEERING REGISTRATION NUMBER F-1513

SURVEYING REGISTRATION NUMBER 100411-00

PHONE 956-381-6480

FAX 956-381-0527

ALFONSOQQ@QHA-ENG.COM



### SUBDIVISION PLAT OF: WHALEN SPRINGS SUBDIVISION

A 36.97 ACRE TRACT OF LAND BEING 0.49 OF AN ACRE OUT OF LOT 229, HALL-FIELD SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 1, PAGE 53, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ALL OF LOTS C, D, E AND F, ALAMO GROVES SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE PLAT OR MAP THEREOF RECORDED IN VOLUME 5, PAGE 38, MAP RECORDS HIDALGO COUNTY, TEXAS, AND ACCORDING TO GENERAL WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 3114009 AND 3114021, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS

STATE OF TEXAS  
COUNTY OF HIDALGO  
OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION

I, RICHARD W. RUPPERT, MANAGER OF THE THREE GRANDES, LTD., AS OWNER OF THE 36.97 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED WHALEN SPRINGS SUBDIVISION, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET, PARK, AND EASEMENTS SHOWN HEREIN. I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE §232.032 AND THAT:

- THE WATER QUALITY AND CONNECTIONS TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS;
- SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF STATE STANDARDS;
- ELECTRICAL CONNECTIONS PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS; AND
- GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS.

I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

PLAT NOTES AND RESTRICTIONS:

- FLOOD ZONE STATEMENT: FLOOD ZONE DESIGNATION: ZONE "B" AREAS BETWEEN LIMITS OF THE 103-YEAR AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR WHEREIN THE COUNTING DRAINAGE AREA IS LESS THAN ONE (1) SQUARE MILE; OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD (MEDIUM SHADING). COMMUNITY-PANEL NUMBER 480334 0425 C MAP REVISED: NOVEMBER 16, 1992
- LEGEND: DENOTES 1/2" X 24" IRON ROD SET WITH PLASTIC CAP STAMPED R.P.L.S. 4856, UNLESS OTHERWISE NOTED.
- GENERAL NOTE FOR SINGLE FAMILY RESIDENCES: NO MORE THAN ONE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACT FOR DEEDS. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT.
- MINIMUM BUILDING SETBACK LINES: FRONT ..... 25.00' REAR ..... 15.00' SIDE ..... 5.00' CORNER SIDE ..... 10.00' CORNER SIDE WHERE R.O.W. IS GREATER THAN 50.0' ..... 20.00' OR TO EASEMENT LINE WHICHEVER IS GREATER IN ALL CASES
- DRAINAGE: IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 121,579.53 CUBIC FEET (2.79 ACRE FEET) OF STORM WATER RUNOFF, DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: SEE DRAINAGE REPORT ON SHEET No. 4.
- NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS TREES, AND OTHER PLANTINGS (EXCEPT L.V.W. LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE EASEMENT.
- BENCHMARK NOTE: THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEER'S PLANS: B.M. No. 1: ELEV. 94.28 TOP OF CONCRETE HAIL LOCATED AT THE NORTHWEST CORNER OF THIS SUBDIVISION N.A.V.D. 88 DATUM. B.M. No. 2: ELEV. 91.00 TOP OF TYPE "A" INLET LOCATED AT THE NORTHEAST CORNER OF LOT 16 OF THIS SUBDIVISION N.A.V.D. 88 DATUM.
- EACH PURCHASED 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 CONFORM WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
- THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
- ALL LOTS SHALL HAVE A POST DEVELOPMENT FINISHED GRADE FROM THE REAR OF THE LOT TO THE CURB AND/OR ROADSIDE DITCH AT A 0.25% SLOPE TO ACCOMPLISH POSITIVE DRAINAGE. THIS IS IN ACCORDANCE WITH HIDALGO COUNTY APPENDIX 5: COUNTY CONSTRUCTION SPECIFICATIONS 3.1.4.
- THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
- ALL LOTS SHALL HAVE A POST DEVELOPMENT FINISHED GRADE FROM THE REAR OF THE LOT TO THE CURB AND/OR ROADSIDE DITCH AT A 0.25% SLOPE TO ACCOMPLISH POSITIVE DRAINAGE. THIS IS IN ACCORDANCE WITH HIDALGO COUNTY APPENDIX 5: COUNTY CONSTRUCTION SPECIFICATIONS 3.1.4.
- RETAINS AN EASEMENT UPON EACH LOT FOR THE PURPOSES OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET No. 2 OF THIS PLAT.
- 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.
- A OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWAGE ONLY.
- EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
- SOIL ANALYSIS HAS 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.
- E APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPANCY A LOT.
- MINIMUM FINISH FLOOR NOTE: MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB STREET 18" ABOVE THE CENTER LINE OF THE 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 FOR APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISH FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR THE DEVELOPMENT PERMIT APPLICATION.
- THE PURCHASER FOR LOTS 1 THROUGH 11 SHALL BE RESPONSIBLE TO INSTALL DRIVEWAY WITH CURB OF REINFORCED CONCRETE PIPE OF NO LESS THAN 15 INCHES IN DIAMETER AND 16 FEET IN LENGTH

SCALE 1" = 100'

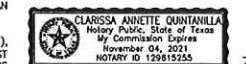
METES AND BOUNDS  
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THE THREE GRANDES, LTD.  
BY: RICHARD W. RUPPERT, MANAGER  
P.O. BOX 959  
EDINBURG, TEXAS 78540

STATE OF TEXAS  
COUNTY OF HIDALGO

BEFORE ME, the undersigned notary public, on this day personally appeared THE THREE GRANDES, LTD., BY: RICHARD W. RUPPERT, MANAGER, proved to me through his Texas Department of Public Safety Driver License to be the person whose name is subscribed to the foregoing instrument, who, being by me first duly sworn, declared that the statements therein are true and correct and acknowledged that he executed the same for the purposes and consideration thereby expressed.

Given under my hand and seal of office this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.



CLARISSA ANNETTE QUINTANILLA - NOTARY PUBLIC

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

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE WHALEN SPRINGS SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON \_\_\_\_\_

Hidalgo County Judge \_\_\_\_\_ date \_\_\_\_\_  
Hidalgo County Clerk \_\_\_\_\_ date \_\_\_\_\_

CITY OF DONNA, TX  
CERTIFICATE OF PLAT APPROVAL  
UNDER LOCAL GOVERNMENT CODE § 212.000(c) AND § 212.0115(b)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE WHALEN SPRINGS SUBDIVISION WAS REVIEWED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF \_\_\_\_\_ ON \_\_\_\_\_

Mayor of the City of DONNA \_\_\_\_\_ Date \_\_\_\_\_  
ATTEST: Secretary of the City of DONNA \_\_\_\_\_ Date \_\_\_\_\_

APPROVAL OF THE PLANNING COMMISSION OF THE CITY:  
THIS PLAT WHALEN SPRINGS SUBDIVISION HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF DONNA, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.  
ATTEST: SECRETARY \_\_\_\_\_ CHAIRMAN PLANNING COMMISSION \_\_\_\_\_

DONNA IRRIGATION DISTRICT  
THIS PLAT APPROVED BY DONNA IRRIGATION DISTRICT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

SECRETARY \_\_\_\_\_ PRESIDENT \_\_\_\_\_

COUNTY OF HIDALGO  
STATE OF TEXAS  
I, THE UNDERSIGNED, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PROPER ENGINEERING CONSIDERATIONS HAVE BEEN GIVEN TO THIS PLAT.



ALFONSO QUINTANILLA  
P.E. No. 95534  
DATE 7-13-2020

APPROVED BY 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 THE 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.  
GENERAL MANAGER  
DATE \_\_\_\_\_

THE THREE GRANDES, LTD.  
BY: RICHARD W. RUPPERT, PRESIDENT  
P.O. BOX 959  
EDINBURG, TEXAS 78540



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

BEGINS AT A CONCRETE HAIL FOUND AT THE INTERSECTION OF THE CENTERLINES OF WHALEN ROAD AND MOORE ROAD FOR THE SOUTHWEST CORNER OF LOT 229, THE NORTHWEST CORNER OF LOT C AND THE NORTHWEST CORNER OF THIS TRACT.

THENCE: S 89°53' E, ALONG THE SOUTH LINE OF LOT 229, THE NORTH LINE OF LOTS C AND D, AND THE CENTERLINE OF MOORE ROAD, A DISTANCE OF 907.00 FEET TO A 1/2" IRON ROD SET FOR STAMPED RPLS 4856 SET FOR AN INTERIOR CORNER OF THIS TRACT.

THENCE: N 00°07' E, A DISTANCE OF 40.00 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 SET FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE: ALONG A CURVE TO THE RIGHT (CURVE DATA: DELTA = 23°12'52", RADIUS = 336.68 FEET), A DISTANCE OF 136.41 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 SET FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE: ALONG A CURVE TO THE RIGHT (CURVE DATA: DELTA = 23°12'03", RADIUS = 416.68 FEET), A DISTANCE OF 168.73 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 SET ON THE EAST LINE OF LOT 229 FOR THE NORTHEAST CORNER OF THIS TRACT FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE: S 00°03'45" W, ALONG THE EAST LINE OF LOT 229, PASSING AT 40.00 FEET THE CENTERLINE OF MOORE ROAD, PASSING AT 100.99 FEET THE SOUTHWEST CORNER OF LOT 229, THE NORTHEAST CORNER OF LOT D, AND CONTINUING ALONG THE EAST LINE OF LOTS D AND E, A TOTAL DISTANCE OF 1,221.08 FEET TO A 1/2" IRON ROD FOUND FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE: N 89°53'43" W, ALONG THE EAST LINE OF LOT D, A DISTANCE OF 3.34 FEET TO A 1/2" IRON ROD FOUND FOR AN INTERIOR CORNER OF THIS TRACT.

THENCE: S 00°03'45" W, ALONG THE EAST LINE OF LOT D, A DISTANCE OF 199.93 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 FOUND ON THE WEST LINE OF JUARAZ AVENUE FOR THE SOUTHWEST CORNER OF LOT E AND THE SOUTHWEST CORNER OF THIS TRACT.

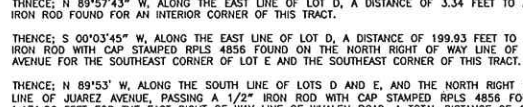
THENCE: N 89°53' W, ALONG THE SOUTH LINE OF LOTS D AND E, AND THE NORTH RIGHT OF WAY LINE OF JUARAZ AVENUE, PASSING A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 FOUND AT 1,171.86 FEET FOR THE EAST RIGHT OF WAY LINE OF WHALEN ROAD, A TOTAL DISTANCE OF 1,201.86 FEET TO A COTTON PICKER SPINDLE FOUND IN THE CENTERLINE OF WHALEN ROAD FOR THE SOUTHWEST CORNER OF LOT F AND THE SOUTHWEST CORNER OF THIS TRACT.

THENCE: N 00°07' E, ALONG THE WEST LINE OF LOTS C AND F, AND THE CENTERLINE OF WHALEN ROAD, A DISTANCE OF 1,320.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 36.97 ACRES OF LAND MORE OR LESS.

BEARINGS ARE IN ACCORDANCE WITH LA FRONTERA ESTATES PHASE II, RECORDED IN VOLUME 54, PAGE 197, MAP RECORDS, HIDALGO COUNTY, TEXAS.

STATE OF TEXAS  
COUNTY OF HIDALGO

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



ALFONSO QUINTANILLA  
R.P.L.S. No. 4856  
DATE APRIL 22, 2020

RIGHT OF WAY EASEMENT  
KNOW ALL MEN BY THESE PRESENTS, that the undersigned, owners of the property shown on the plat, their successors, assigns, and transferees (hereinafter 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, (hereinafter called "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, an exclusive 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 lands shown on this plat, together with the right of ingress and egress over Grantee'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 herein granted shall be limited to a strip of land 15' in width, the center line thereof being the pipeline installed.

In the event the easement hereby granted abuts on a public road and the City, County or State hereafter widens or relocates the public road so as to require the relocation of this water line as installed, Grantee further grants to Grantee an additional easement over and across the land shown on this plat for the purpose of laterally relocate said water line 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 center line thereof being the pipeline as relocated.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantor 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 Grantor covenants that it is the owner of the above-described lands and that said lands 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 VII 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 has executed this instrument this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

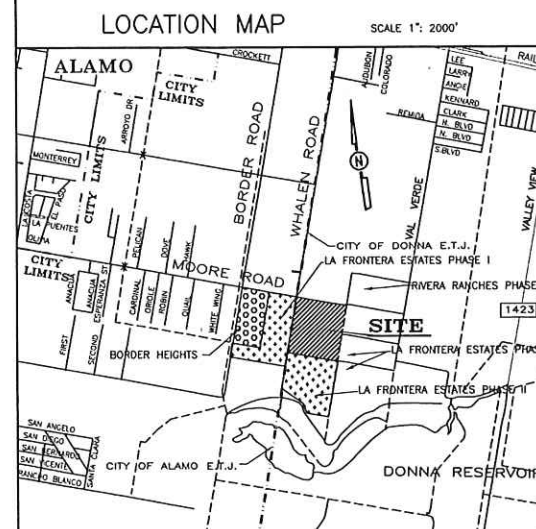
DATE \_\_\_\_\_

HIDALGO COUNTY  
CERTIFICATE OF PLAT APPROVAL  
I THE UNDERSIGNED CERTIFY THAT THIS PLAT OF WHALEN SPRINGS SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON \_\_\_\_\_

ENVIRONMENTAL HEALTH DIVISION MANAGER \_\_\_\_\_ DATE \_\_\_\_\_

DATE PREPARATION: APRIL 22, 2020

CURVE	DELTA (Δ)	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
"A"	23°12'52"	336.68'	136.41'	135.48'	N 78°30'10" E
"B"	23°12'03"	416.68'	168.73'	167.58'	N 78°30'10" E
"C"	24°53'25"	75.00'	32.58'	129.10'	N 81°12'17" E
"D"	24°53'25"	125.00'	54.30'	53.88'	N 12°19'43" W
"E"	24°53'25"	75.00'	32.58'	32.33'	S 12°19'43" W
"F"	14°39'22"	125.00'	31.97'	31.89'	S 17°26'44" E
"G"	10°14'03"	125.00'	22.33'	22.30'	S 05°00'02" E
"H"	08°33'16"	75.00'	11.63'	11.62'	N 04°19'38" W
"I"	04°10'24"	75.00'	5.46'	5.46'	N 10°51'28" W
"J"	13°03'40"	125.00'	28.49'	28.43'	S 06°24'50" E
"K"	13°03'40"	75.00'	17.10'	17.05'	S 06°24'50" E
"L"	07°18'23"	125.00'	17.03'	17.02'	S 09°02'28" E
"M"	05°15'16"	125.00'	11.46'	11.46'	S 02°30'38" E
"N"	13°03'40"	100.00'	22.80'	22.75'	N 06°24'50" W
"O"	24°53'25"	100.00'	43.44'	43.10'	N 12°19'43" W



No.	Sheet	REVISION NOTES	Date	Approval

INDEX OF SHEETS  
SHEET 1 - HEADING INDEX: LOCATION MAP AND ETC.; PRINCIPAL CONTACTS: MAP-LOT, STREETS, AND EASEMENT LAYOUT; DESCRIPTION (METES AND BOUNDS); ENGINEER'S & SURVEYOR'S CERTIFICATION; NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, ATTESTATION; COUNTY CLERK'S RECORDING CERTIFICATION; CITY OF DONNA MAYOR CERTIFICATION, CITY OF DONNA PLANNING DEPT. CERTIFICATION, HCGO NO. 1 CERTIFICATION, NORTH ALAMO WSC STATEMENT, HEALTH DEPARTMENT CERTIFICATION, DONNA IRRIGATION DISTRICT CERTIFICATION AND COUNTY JUDGE'S CERTIFICATION, REVISION NOTES.  
SHEET 2 - ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER DISTRIBUTION SYSTEM, OSSF OR WASTE WATER COLLECTION SYSTEM AND ENGINEER'S CERTIFICATION (ENGLISH AND SPANISH VERSION) SUBDIVIDER CERTIFICATE & STATEMENT, COUNTY CLERK'S RECORDING CERTIFICATION, REVISION NOTES.  
SHEET 3 - MAP OF TOPOGRAPHY AND DRAINAGE, ENGINEERING CERTIFICATION, CONSTRUCTION DETAILS, COUNTY CLERK'S RECORDING CERTIFICATION, REVISION NOTES.  
SHEET 4 - DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, ENGINEERING CERTIFICATION, CONSTRUCTION DETAILS, COUNTY CLERK'S RECORDING CERTIFICATION, REVISION NOTES.

LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY:  
WHALEN SPRINGS SUBDIVISION IS LOCATED IN SOUTH HIDALGO COUNTY SOUTH OF MOORE ROAD AND EAST SIDE OF WHALEN ROAD, THE ONLY NEARBY MUNICIPALITY IS THE CITY OF DONNA ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF DONNA (POPULATION 17,429), WHALEN SPRINGS SUBDIVISION, LIES APPROXIMATELY 1.31 MILE FROM THE CITY LIMITS AND IT IS WITHIN THE CITY'S TWO-MILE EXTRATERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE §42.021, AND LIES IN PCT. NO. 1.

PRINCIPAL CONTACTS:  
Name Address City & Zip Phone Fax  
OWNER: THE THREE GRANDES, LTD. BY: MANAGER RICHARD W. RUPPERT P.O. BOX 959 EDINBURG, TX 78540 (956)383-0868 (956)333-2301  
ENGINEER: ALFONSO QUINTANILLA 124 E. STUBBS EDINBURG, TX 78539 (956) 381-6480 (956) 381-0527  
SURVEYOR: ALFONSO QUINTANILLA 124 E. STUBBS EDINBURG, TX 78539 (956) 381-6480 (956) 381-0527

LOT #	AREA (SQ. AC.)
1	21989.94
2-10	21781.68
11-12	21989.94
13-19	21781.68
20	21783.69
21	23268.52
22	26125.74
23	21989.94
24-30	21781.68
31	21804.53
32	22359.02
33	21828.35
34	24561.43
35	22341.76
36	21822.68
37-43	21781.68
44	21989.94
45	24223.34
46	21879.57
47	21888.74
48	21786.74
49	21795.82
50	21894.81
51	21813.59
52	21823.07
53	21832.16
54	21841.24
55	21838.46
56	22607.87
57	22683.73

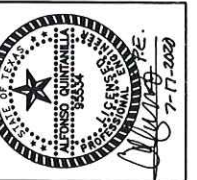
LINE DATA	BEARING	LENGTH	CURVE DATA
L1	N 44°53' E	35.36'	
L2	N 45°07' E	35.36'	
L3	N 44°53' W	35.36'	
L4	S 45°07' W	35.36'	

QUINTANILLA, HEADLEY AND ASSOCIATES, INC.  
CONSULTING ENGINEERS • LAND SURVEYORS  
124 E. STUBBS ST.  
EDINBURG, TEXAS 78539  
ENGINEERING REGISTRATION NUMBER F-1513  
SURVEYING REGISTRATION NUMBER 100411-00

SHEET NO. 1 OF 4 SHEETS	FILENAME: F:\DATA\SUBDIVISIONS\DONNA\WHALEN SPRINGS SUBDIVISION\PLAT
DATE PREPARED: APRIL 22, 2020	PREPARED BY: _____
DATE REVISION: 07-13-2020	REVISION: _____
DATE PREPARED: APRIL 22, 2020	CHECKED BY: _____
	APPROVED BY: _____

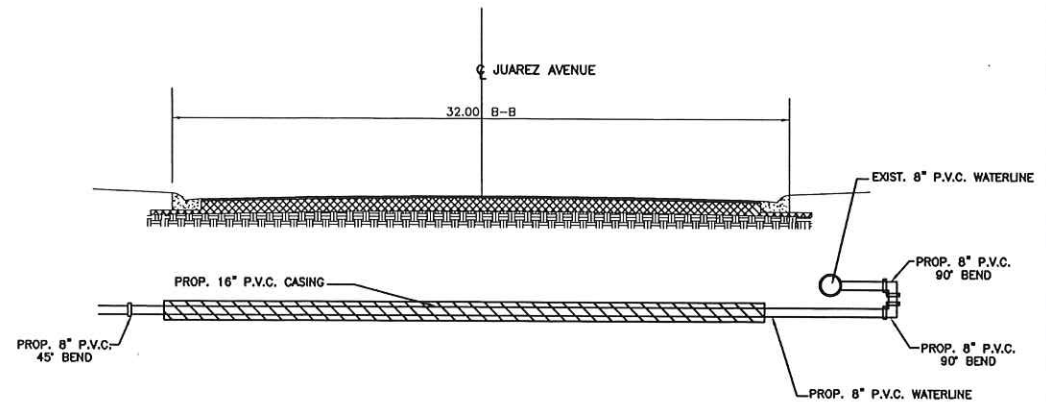
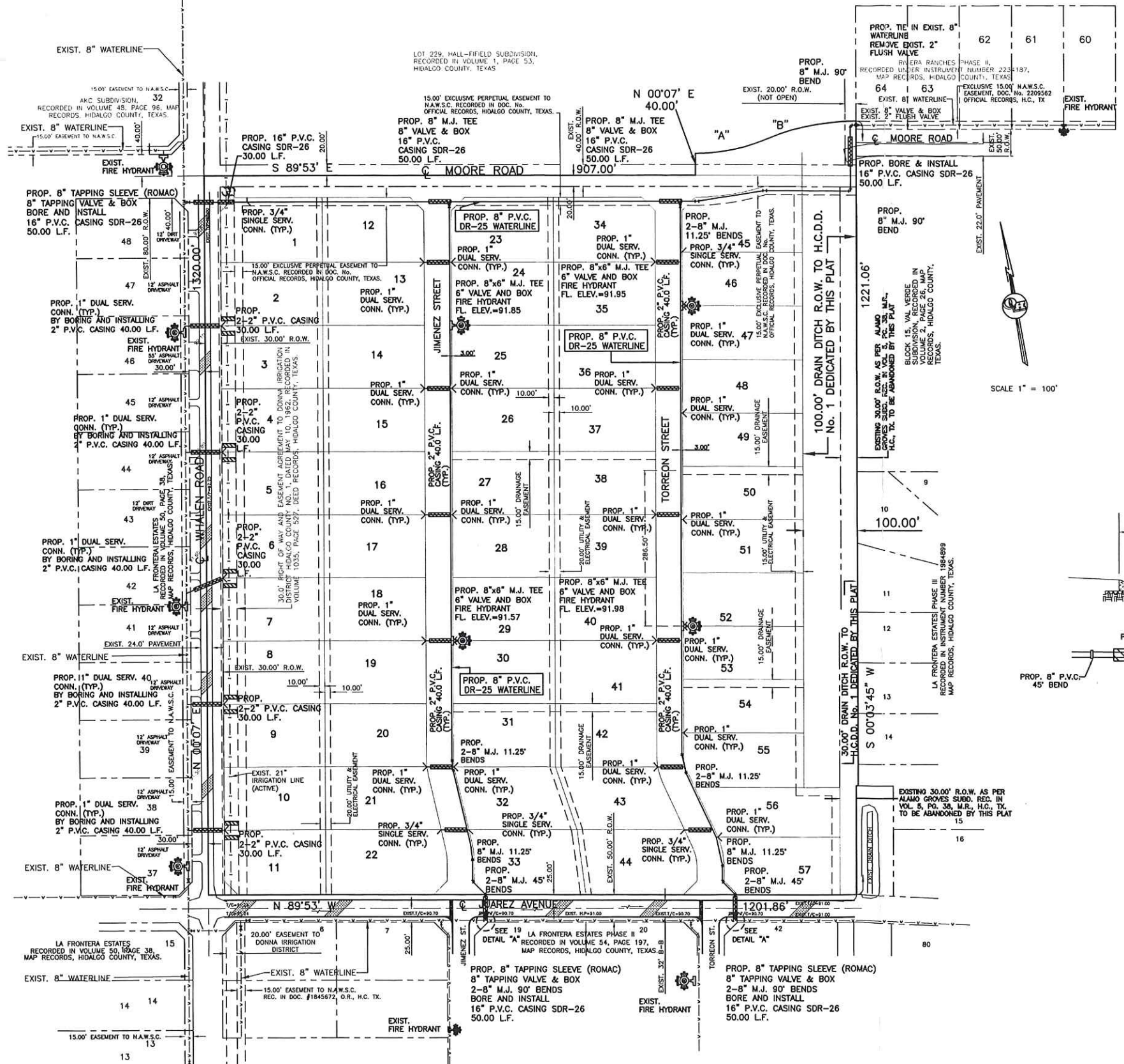
JOB NO.	05-08-2020
DATE	7-15-2020
REVISION	JLUS CVZS
SCALE	1"=100'
DRAWN BY	G.CANTU
SHEET	

WHALEN SPRINGS  
WATER DISTRIBUTION LAYOUT



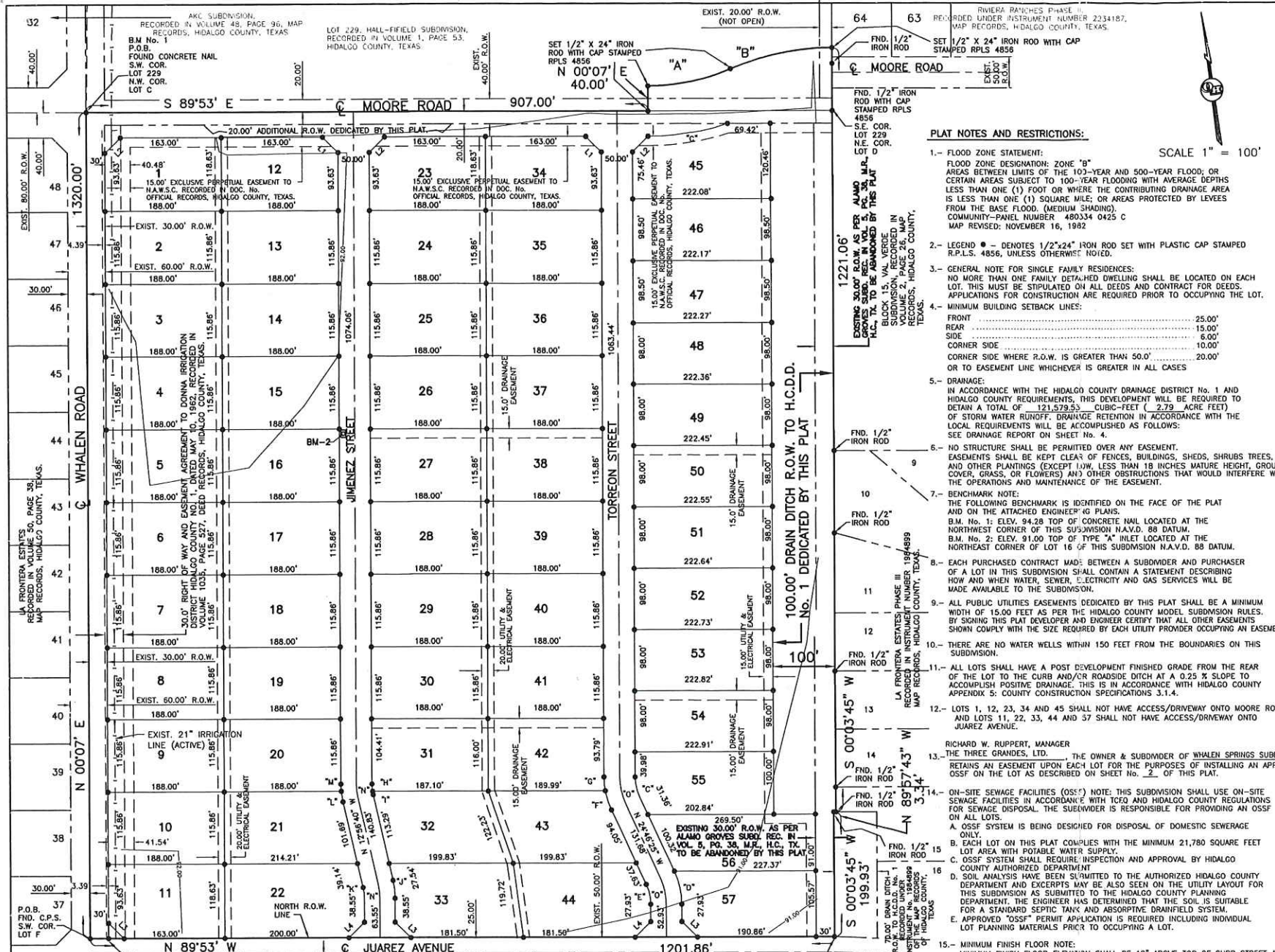
**QUINTANILLA, HEADLEY AND ASSOCIATES, INC.**  
CONSULTING ENGINEERS  
124 E. STUBBS ST.  
EDINBURG, TEXAS 78539  
ENGINEERING REGISTRATION NUMBER F-1513  
SURVEYING REGISTRATION NUMBER 100411-00

**LAND SURVEYORS**  
PHONE 956-381-6480  
FAX 956-381-0527  
ALFONSO@QHA-ENG.COM



STREET SECTION  
DETAIL "A"  
NOT TO SCALE

F:\DATA\SUBD\DONNA\WHALEN SPRINGS\DWGS\WATER PAVE			
DATE PREPARED	PREPARED BY	CHECKED BY	APPROVED BY
05-19-2020	G.CANTU		
DATE REVISED	REVISED BY	CHECKED BY	APPROVED BY
7-15-2020	JLUS CVZS		



### SUBDIVISION PLAT OF: WHALEN SPRINGS SUBDIVISION

A 36.97 ACRE TRACT OF LAND BEING 0.49 OF AN ACRE OUT OF LOT 229, HALL-FIELD SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 1, PAGE 53, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ALL OF LOTS C, D, E AND F, ALAMO GROVES SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE PLAT OR MAP THEREOF RECORDED IN VOLUME 5, PAGE 38, MAP RECORDS HIDALGO COUNTY, TEXAS, AND ACCORDING TO GENERAL WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 3114009 AND 3114021, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS

STATE OF TEXAS  
COUNTY OF HIDALGO  
OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION

I, RICHARD W. RUPPERT, MANAGER OF THE THREE GRANDES, LTD., AS OWNER OF THE 36.97 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED WHALEN SPRINGS SUBDIVISION, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET, PARK, AND EASEMENTS SHOWN HEREIN. I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE §232.032 AND THAT:

- THE WATER QUALITY AND CONNECTIONS TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS;
- SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF STATE STANDARDS;
- ELECTRICAL CONNECTIONS PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS; AND
- GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS.

I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

**PLAT NOTES AND RESTRICTIONS:**

- FLOOD ZONE STATEMENT: FLOOD ZONE DESIGNATION: ZONE "B" AREAS BETWEEN LIMITS OF THE 103-YEAR AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR WHEREIN THE COEXISTING DRAINAGE AREA IS LESS THAN ONE (1) SQUARE MILE; OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD (MEDIUM SHADING). COMMUNITY-PANEL NUMBER 480334 0425 C MAP REVISED: NOVEMBER 16, 1992
- LEGEND: DENOTES 1/2" X 24" IRON ROD SET WITH PLASTIC CAP STAMPED R.P.L.S. 4856, UNLESS OTHERWISE NOTED.
- GENERAL NOTE FOR SINGLE FAMILY RESIDENCES: NO MORE THAN ONE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACT FOR DEEDS. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT.
- MINIMUM BUILDING SETBACK LINES: FRONT ..... 25.00' REAR ..... 15.00' SIDE ..... 5.00' CORNER SIDE ..... 10.00' CORNER SIDE WHERE R.O.W. IS GREATER THAN 50.0' ..... 20.00' OR TO EASEMENT LINE WHICHEVER IS GREATER IN ALL CASES
- DRAINAGE: IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 121,579.53 CUBIC FEET (2.79 ACRE FEET) OF STORM WATER RUNOFF, DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: SEE DRAINAGE REPORT ON SHEET No. 4.
- NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS TREES, AND OTHER PLANTINGS (EXCEPT L.V.W. LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE EASEMENT.
- BENCHMARK NOTE: THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEER'S PLANS: B.M. No. 1: ELEV. 94.28 TOP OF CONCRETE HAIL LOCATED AT THE NORTHWEST CORNER OF THIS SUBDIVISION N.A.V.D. 88 DATUM. B.M. No. 2: ELEV. 91.00 TOP OF TYPE "A" INLET LOCATED AT THE NORTHEAST CORNER OF LOT 16 OF THIS SUBDIVISION N.A.V.D. 88 DATUM.
- EACH PURCHASED 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 CONFORM WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
- THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
- ALL LOTS SHALL HAVE A POST DEVELOPMENT FINISHED GRADE FROM THE REAR OF THE LOT TO THE CURB AND/OR ROADSIDE DITCH AT A 0.25% SLOPE TO ACCOMPLISH POSITIVE DRAINAGE. THIS IS IN ACCORDANCE WITH HIDALGO COUNTY APPENDIX 5: COUNTY CONSTRUCTION SPECIFICATIONS 3.1.4.
- LOTS 1, 12, 23, 34 AND 45 SHALL NOT HAVE ACCESS/DRIVEWAY ONTO MOORE ROAD AND LOTS 11, 22, 33, 44 AND 37 SHALL NOT HAVE ACCESS/DRIVEWAY ONTO JUAREZ AVENUE.
- RICHARD W. RUPPERT, MANAGER OF THE THREE GRANDES, LTD., THE OWNER & SUBDIVIDER OF WHALEN SPRINGS SUBDIVISION, RETAINS AN EASEMENT UPON EACH LOT FOR THE PURPOSES OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET No. 2 OF THIS PLAT.
- 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.
- A OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWAGE ONLY.
- EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
- SOSS SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED DEPARTMENT.
- SOIL ANALYSIS HAS 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 SOSS IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAINFIELD SYSTEM.
- APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPANCY A LOT.
- MINIMUM FINISH FLOOR NOTE: MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB STREET 18" ABOVE THE CENTER LINE OF THE 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 FOR APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISH FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITH A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
- THE PURCHASER FOR LOTS 1 THROUGH 11 SHALL BE RESPONSIBLE TO INSTALL DRIVEWAY WITH CURB OF REINFORCED CONCRETE PIPE OF NO LESS THAN 15 INCHES IN DIAMETER AND 16 FEET IN LENGTH

**METES AND BOUNDS**

A 36.97 ACRE TRACT OF LAND BEING 0.49 OF AN ACRE OUT OF LOT 229, HALL-FIELD SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 1, PAGE 53, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ALL OF LOTS C, D, E AND F, ALAMO GROVES SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE PLAT OR MAP THEREOF RECORDED IN VOLUME 5, PAGE 38, MAP RECORDS HIDALGO COUNTY, TEXAS, AND ACCORDING TO GENERAL WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 3114009 AND 3114021, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, REFERENCE TO WHICH IS HERE MADE FOR ALL PURPOSES AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS.

BEGINNING AT A CONCRETE HAIL FOUND AT THE INTERSECTION OF THE CENTERLINES OF WHALEN ROAD AND MOORE ROAD FOR THE SOUTHWEST CORNER OF LOT 229, THE NORTHWEST CORNER OF LOT C AND THE NORTHWEST CORNER OF THIS TRACT.

THENCE: S 89°53' E, ALONG THE SOUTH LINE OF LOT 229, THE NORTH LINE OF LOTS C AND D, AND THE CENTERLINE OF MOORE ROAD, A DISTANCE OF 907.00 FEET TO A 1/2" IRON ROD SET FOR STAMPED RPLS 4856 SET FOR AN INTERIOR CORNER OF THIS TRACT.

THENCE: N 00°07' E, A DISTANCE OF 40.00 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 SET FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE: ALONG A CURVE TO THE RIGHT (CURVE DATA: DELTA = 23°12'52", RADIUS = 336.68 FEET), A DISTANCE OF 136.41 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 SET FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE: ALONG A CURVE TO THE RIGHT (CURVE DATA: DELTA = 23°12'03", RADIUS = 416.68 FEET), A DISTANCE OF 168.73 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 SET ON THE EAST LINE OF LOT 229 FOR THE NORTHEAST CORNER OF THIS TRACT.

THENCE: S 00°03'45" W, ALONG THE EAST LINE OF LOT 229, PASSING AT 40.00 FEET THE CENTERLINE OF MOORE ROAD, PASSING AT 100.99 FEET THE SOUTHWEST CORNER OF LOT 229, THE NORTHEAST CORNER OF LOT D, AND CONTINUING ALONG THE EAST LINE OF LOTS D AND E, A TOTAL DISTANCE OF 1,221.08 FEET TO A 1/2" IRON ROD FOUND FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE: N 89°53'43" W, ALONG THE EAST LINE OF LOT D, A DISTANCE OF 3.34 FEET TO A 1/2" IRON ROD FOUND FOR AN INTERIOR CORNER OF THIS TRACT.

THENCE: S 00°03'45" W, ALONG THE EAST LINE OF LOT D, A DISTANCE OF 199.93 FEET TO A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 FOUND ON THE WEST LINE OF JUAREZ AVENUE FOR THE SOUTHWEST CORNER OF LOT E AND THE SOUTHWEST CORNER OF THIS TRACT.

THENCE: N 89°53' W, ALONG THE SOUTH LINE OF LOTS D AND E, AND THE NORTH RIGHT OF WAY LINE OF JUAREZ AVENUE, PASSING A 1/2" IRON ROD WITH CAP STAMPED RPLS 4856 FOUND AT 1,171.86 FEET FOR THE EAST RIGHT OF WAY LINE OF WHALEN ROAD, A TOTAL DISTANCE OF 1,201.86 FEET TO A COTTON PICKER SPINDLE FOUND IN THE CENTERLINE OF WHALEN ROAD FOR THE SOUTHWEST CORNER OF LOT F AND THE SOUTHWEST CORNER OF THIS TRACT.

THENCE: N 00°07' E, ALONG THE WEST LINE OF LOTS C AND F, AND THE CENTERLINE OF WHALEN ROAD, A DISTANCE OF 1,320.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 36.97 ACRES OF LAND MORE OR LESS.

BEARINGS ARE IN ACCORDANCE WITH LA FRONTERA ESTATES PHASE II, RECORDED IN VOLUME 54, PAGE 197, MAP RECORDS, HIDALGO COUNTY, TEXAS.

THE THREE GRANDES, LTD.  
BY: RICHARD W. RUPPERT, MANAGER  
P.O. BOX 959  
EDINBURG, TEXAS 78540

STATE OF TEXAS  
COUNTY OF HIDALGO

BEFORE ME, the undersigned notary public, on this day personally appeared THE THREE GRANDES, LTD., BY: RICHARD W. RUPPERT, MANAGER, proved to me through his Texas Department of Public Safety Driver License to be the person whose name is subscribed to the foregoing instrument, who, being by me first duly sworn, declared that the statements therein are true and correct and acknowledged that he executed the same for the purposes and consideration thereby expressed.

Given under my hand and seal of office this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.



CLARISSA ANNETTE QUINTANILLA - NOTARY PUBLIC

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

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE WHALEN SPRINGS SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON \_\_\_\_\_

Hidalgo County Judge \_\_\_\_\_ date \_\_\_\_\_  
Hidalgo County Clerk \_\_\_\_\_ date \_\_\_\_\_

CITY OF DONNA, TX  
CERTIFICATE OF PLAT APPROVAL  
UNDER LOCAL GOVERNMENT CODE § 212.000(c) AND § 212.0115(b)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE WHALEN SPRINGS SUBDIVISION WAS REVIEWED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF \_\_\_\_\_ ON \_\_\_\_\_

Mayor of the City of DONNA \_\_\_\_\_ Date \_\_\_\_\_  
ATTEST: Secretary of the City of DONNA \_\_\_\_\_ Date \_\_\_\_\_

APPROVAL OF THE PLANNING COMMISSION OF THE CITY:  
THIS PLAT WHALEN SPRINGS SUBDIVISION HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF DONNA, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

ATTEST: SECRETARY \_\_\_\_\_ CHAIRMAN PLANNING COMMISSION \_\_\_\_\_

DONNA IRRIGATION DISTRICT  
THIS PLAT APPROVED BY DONNA IRRIGATION DISTRICT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

SECRETARY \_\_\_\_\_ PRESIDENT \_\_\_\_\_

COUNTY OF HIDALGO  
STATE OF TEXAS

I, THE UNDERSIGNED, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PROPER ENGINEERING CONSIDERATIONS HAVE BEEN GIVEN TO THIS PLAT.



ALFONSO QUINTANILLA  
P.E. No. 95534  
DATE 7-13-2020

APPROVED BY 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 THE 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., GENERAL MANAGER  
DATE \_\_\_\_\_

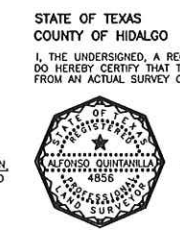
THE THREE GRANDES, LTD.  
BY: RICHARD W. RUPPERT, PRESIDENT  
P.O. BOX 959  
EDINBURG, TEXAS 78540



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



ALFONSO QUINTANILLA  
R.P.L.S. No. 4856  
DATE APRIL 22, 2020

STATE OF TEXAS  
COUNTY OF HIDALGO

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

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, owners of the property shown on the plat, their successors, assigns, and transferees (hereinafter 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, (hereinafter called "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, an exclusive 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 lands shown on this plat, together with the right of ingress and egress over Grantee'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 herein granted shall be limited to a strip of land 15' in width, the center line thereof being the pipeline installed.

In the event the easement hereby granted abuts on a public road and the City, County or State hereafter widens or relocates the public road so as to require the relocation of this water line as installed, Grantee further grants to Grantee an additional easement over and across the land shown on this plat for the purpose of laterally relocate said water line 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 center line thereof being the pipeline as relocated.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantor 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 Grantor covenants that it is the owner of the above-described lands and that said lands 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 VII 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 has executed this instrument this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR 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 LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING:

IN WITNESS WHEREOF, the said Grantor has executed this instrument this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

DATE \_\_\_\_\_

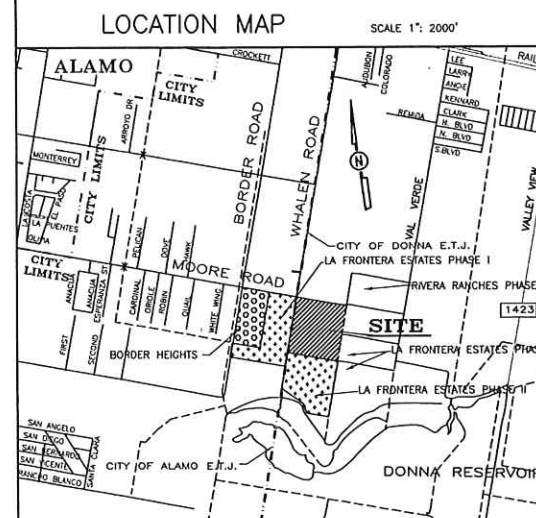
THE THREE GRANDES, LTD.  
BY: RICHARD W. RUPPERT, PRESIDENT  
P.O. BOX 959  
EDINBURG, TEXAS 78540

HIDALGO COUNTY  
CERTIFICATE OF PLAT APPROVAL

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

ENVIRONMENTAL HEALTH DIVISION MANAGER \_\_\_\_\_ DATE \_\_\_\_\_

DATE OF PREPARATION: APRIL 22, 2020



REVISION NOTES

No.	Sheet	REVISION	Date	Approved

INDEX OF SHEETS

SHEET 1 - HEADING INDEX: LOCATION MAP AND ETC.; PRINCIPAL CONTACTS: MAP, LOT, STREETS, AND EASEMENT LAYOUT; DESCRIPTION (METES AND BOUNDS); ENGINEER'S & SURVEYOR'S CERTIFICATION; NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, ATTESTATION; COUNTY CLERK'S RECORDING CERTIFICATION; CITY OF DONNA MAYOR CERTIFICATION, CITY OF DONNA PLANNING DEPT. CERTIFICATION, HCGO NO. 1 CERTIFICATION, NORTH ALAMO WSD STATEMENT, HEALTH DEPARTMENT CERTIFICATION, DONNA IRRIGATION DISTRICT CERTIFICATION AND COUNTY JUDGE'S CERTIFICATION, REVISION NOTES.

SHEET 2 - ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER DISTRIBUTION SYSTEM, OSSF OR WASTE WATER COLLECTION SYSTEM AND ENGINEER'S CERTIFICATION (ENGLISH AND SPANISH VERSION) SUBDIVIDER CERTIFICATE & STATEMENT, COUNTY CLERK'S RECORDING CERTIFICATION, REVISION NOTES.

SHEET 3 - MAP OF TOPOGRAPHY AND DRAINAGE, ENGINEERING CERTIFICATION, CONSTRUCTION DETAILS, COUNTY CLERK'S RECORDING CERTIFICATION, REVISION NOTES.

SHEET 4 - DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, ENGINEERING CERTIFICATION, CONSTRUCTION DETAILS, COUNTY CLERK'S RECORDING CERTIFICATION, REVISION NOTES.

LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY:  
WHALEN SPRINGS SUBDIVISION IS LOCATED IN SOUTH HIDALGO COUNTY SOUTH OF MOORE ROAD AND EAST SIDE OF WHALEN ROAD, THE ONLY NEARBY MUNICIPALITY IS THE CITY OF DONNA ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF DONNA (POPULATION 17,429), WHALEN SPRINGS SUBDIVISION, LIES APPROXIMATELY 1.31 MILE FROM THE CITY LIMITS AND IT IS WITHIN THE CITY'S TWO-MILE EXTRATERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE §42.021, AND LIES IN PCT. NO. 1.

PRINCIPAL CONTACTS:

Name	Address	City & Zip	Phone	Fax
OWNER: THE THREE GRANDES, LTD. BY: MANAGER RICHARD W. RUPPERT	P.O. BOX 959	EDINBURG, TX 78540	(956)383-0868	(956)333-2301
ENGINEER: ALFONSO QUINTANILLA	124 E. STUBBS	EDINBURG, TX 78539	(956) 381-6480	(956) 381-0527
SURVEYOR: ALFONSO QUINTANILLA	124 E. STUBBS	EDINBURG, TX 78539	(956) 381-6480	(956) 381-0527

LOT #	AREA (SQ. AC.)
1	21989.94
2-10	21781.68
11-12	21989.94
13-19	21781.68
20	21783.69
21	23268.52
22	26125.74
23	21989.94
24-30	21781.68
31	21804.53
32	22359.02
33	21828.35
34	24561.43
35	22341.76
36	21822.68
37-43	21781.68
44	21989.94
45	24223.34
46	21879.57
47	21888.74
48	21786.74
49	21795.82
50	21894.81
51	21813.59
52	21823.07
53	21832.16
54	21841.24
55	21838.46
56	22607.87
57	22683.73

LINE DATA TABLE

DATA	BEARING	LENGTH	CURVE	DELTA (Δ)	RADIUS	ARCH LENGTH	CHORD	CHORD BEARING
L1	N 44°53' E	35.36'	"A"	23°12'52"	336.68'	136.41'	135.48'	N 78°30'10" E
L2	N 45°07' E	35.36'	"B"	23°12'03"	416.68'	168.73'	167.58'	N 78°30'10" E
L3	N 44°53' W	35.36'	"C"	24°53'25"	75.00'	32.58'	129.10'	N 81°12'17" E
L4	S 45°07' W	35.36'	"D"	24°53'25"	125.00'	54.30'	53.88'	N 12°19'43" E
"E"	24°53'25"	75.00'	"E"	14°39'22"	125.00'	31.97'	31.89'	S 17°26'44" E
"F"	10°14'03"	125.00'	"F"	04°10'24"	75.00'	5.46'	5.46'	S 05°00'02" E
"G"	08°33'16"	75.00'	"G"	13°03'40"	125.00'	28.49'	28.43'	S 06°24'50" E
"H"	13°03'40"	75.00'	"H"	07°18'23"	125.00'	17.10'	17.05'	S 02°24'50" E
"I"	07°18'23"	125.00'	"I"	05°15'16"	125.00'	11.46'	11.46'	S 02°30'38" E
"J"	13°03'40"	100.00'	"J"	13°03'40"	100.00'	22.80'	22.75'	N 08°24'50" W
"K"	24°53'25"	100.00'	"K"	24°53'25"	100.00'	43.44'	43.10'	N 12°19'43" W

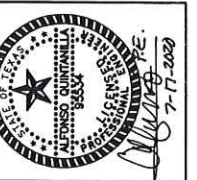
QUINTANILLA, HEADLEY AND ASSOCIATES, INC.  
CONSULTING ENGINEERS • LAND SURVEYORS  
124 E. STUBBS ST.  
EDINBURG, TEXAS 78539  
PHONE 956-381-6480  
ENGINEERING REGISTRATION NUMBER F-1513  
SURVEYING REGISTRATION NUMBER 100411-00  
FAX 956-381-0527  
ALFONSO@QA-ENG.COM

SHEET NO. 1 OF 4 SHEETS

FILE NAME	DATE PREPARED	PREPARED BY	CHECKED BY	APPROVED BY
F:\DATA\SUBDIVISIONS\DONNA\WHALEN SPRINGS SUBDIVISION\PLAT	APRIL 22, 2020	LG	ALUS	ALUS
	DATE REVISION	REVISION BY	CHECKED BY	APPROVED BY
	07-13-2020	ALUS	ALUS	ALUS

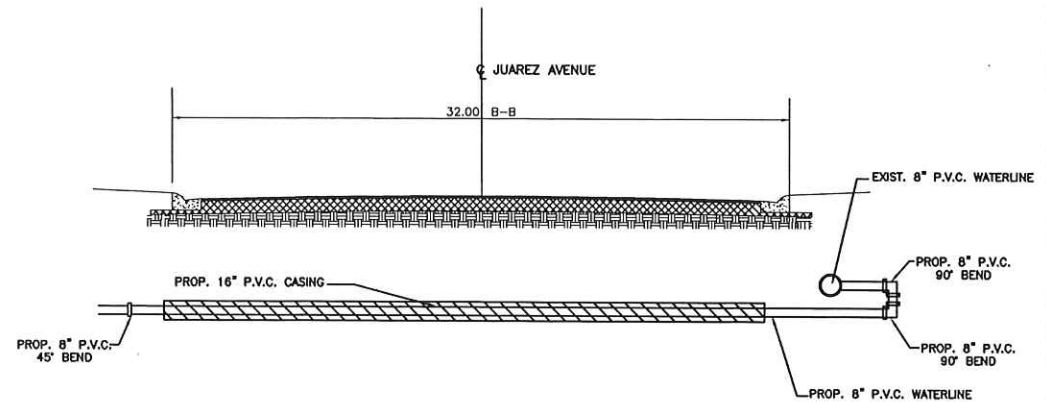
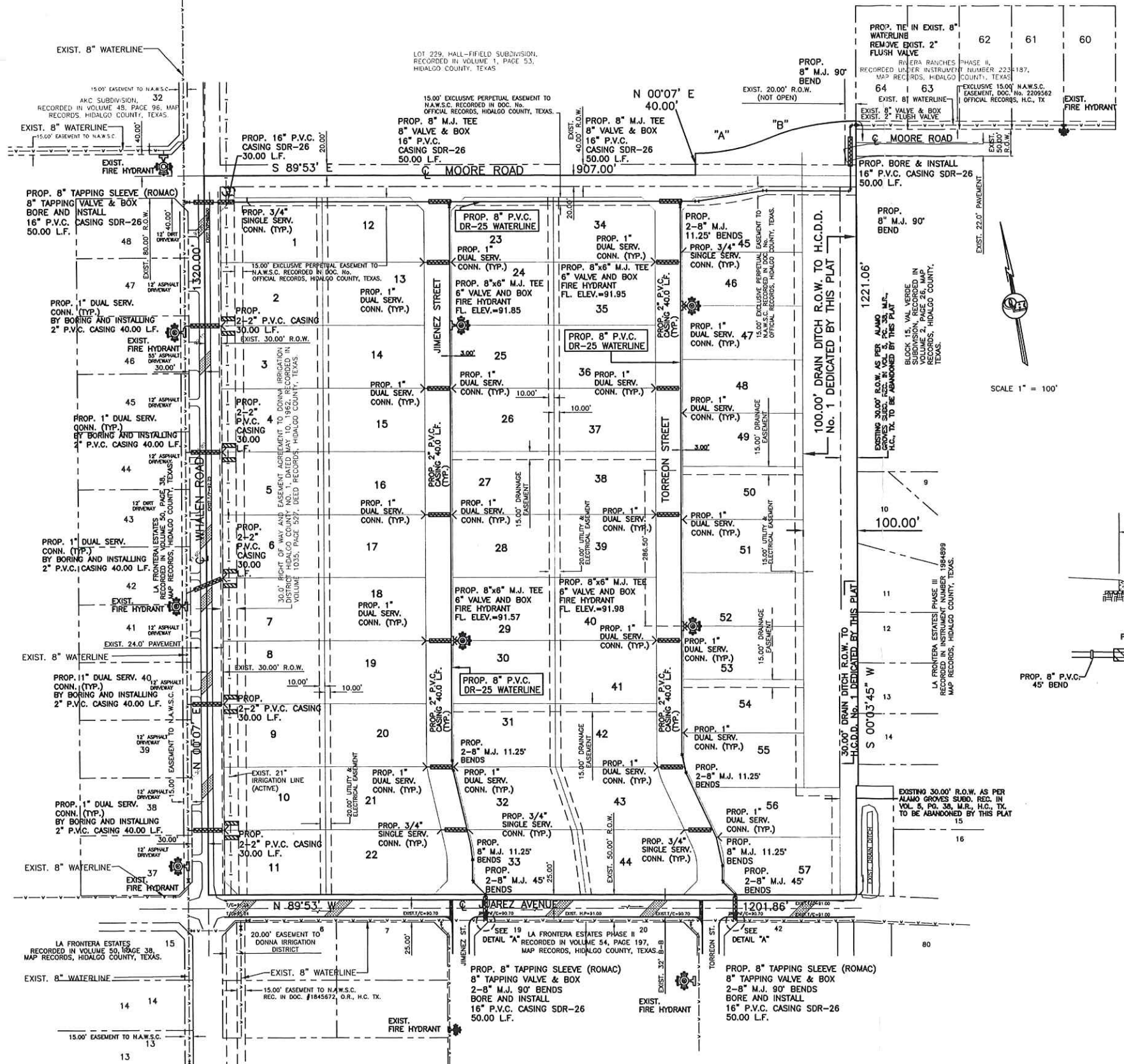
JOB NO.	05-08-2020
DATE	7-15-2020
REVISION	JLUS CVZS
SCALE	1"=100'
DRAWN BY	G.CANTU
SHEET	

WHALEN SPRINGS  
WATER DISTRIBUTION LAYOUT



**QUINTANILLA, HEADLEY AND ASSOCIATES, INC.**  
CONSULTING ENGINEERS  
124 E. STUBBS ST.  
EDINBURG, TEXAS 78539  
ENGINEERING REGISTRATION NUMBER F-1513  
SURVEYING REGISTRATION NUMBER 100411-00

**LAND SURVEYORS**  
PHONE 956-381-6480  
FAX 956-381-0527  
ALFONSO@QHA-ENG.COM



STREET SECTION  
DETAIL "A"  
NOT TO SCALE

F:\DATA\SUBD\DONNA\WHALEN SPRINGS\DWGS\WATER PAVE			
DATE PREPARED	PREPARED BY	CHECKED BY	APPROVED BY
05-19-2020	G.CANTU		
DATE REVISED	REVISED BY	CHECKED BY	APPROVED BY
7-15-2020	JLUS CVZS		



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
5/22/2020

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Shepard Insurance Agency 5801 N 10th St Ste 600 Mcallen TX 78504	<b>CONTACT NAME:</b> PHONE (A/C, No, Ext): 956-686-3888      FAX (A/C, No): 956-682-5650 E-MAIL ADDRESS: erma@shepins.com	
	<b>INSURER(S) AFFORDING COVERAGE</b>	<b>NAIC #</b>
<b>INSURED</b> Nordhausen Utility Construction, LLC 36970 W. Mile 7 Rd. Mission TX 78574	INSURER A : United Fire Lloyds	43559
	INSURER B : Texas Mutual Insurance Company	22945
	INSURER C :	
	INSURER D :	
INSURER E :		
INSURER F :		

**COVERAGES**      **CERTIFICATE NUMBER:** 1711452210      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> <b>COMMERCIAL GENERAL LIABILITY</b> <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:			85323510	3/10/2020	3/10/2021	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
A	<input checked="" type="checkbox"/> <b>AUTOMOBILE LIABILITY</b> <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY			85323510	3/10/2020	3/10/2021	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input checked="" type="checkbox"/> <b>UMBRELLA LIAB</b> <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input checked="" type="checkbox"/> RETENTION \$ 0			85323510	3/10/2020	3/10/2021	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000 \$
B	<input checked="" type="checkbox"/> <b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) <input type="checkbox"/> Y/N If yes, describe under DESCRIPTION OF OPERATIONS below		N/A	0001316730	12/8/2019	12/8/2020	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)  
General Liability: Automatic Additional Insured & Blanket Waiver of Subrogation included per form CG72080717 & Primary & Non-Contributory wording included per form CG20010413.  
Business Auto: Additional Insured & Waiver of Subrogation included per form CA71090117.  
Umbrella: Additional Insured will be as per underlying per form CU00010413.  
Workers Comp: Blanket Waiver of Subrogation applies per form WC420304E.

<b>CERTIFICATE HOLDER</b>  Hidalgo County 1304 S. 25th Street Edinburg TX 78542	<b>CANCELLATION</b>  SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE 