



**Hidalgo County
Planning
Department**

T.J. Arredondo, CFM
Director of Planning

Main Office

1304 S. 25th Street
Edinburg, Texas 78542
Phone (956) 318-2840
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Precinct No. 1 Substation


1900 Joe Stephens Ave. Ste. A
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2401 N. Moorefield Road
Mission, Texas 78572
Phone (956) 205-7045
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MEMORANDUM

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

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

Date: AUGUST 9, 2021

Re: OAKHILL RANCH PH. 2 SUBDIVISION LOTS 65, 66, 69, 85 – PCT. 1

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

THE DEVELOPER IS REQUESTING A PARTIAL REIMBURSEMENT IN THE AMOUNT OF FOUR THOUSAND DOLLARS (\$4,000.00) FROM THE CASH DEPOSIT. THIS REFLECTS THE INSTALLATION OF FOUR (4) ADDITIONAL SEPTIC TANK SYSTEMS. ATTACHED IS A LETTER FROM THE HIDALGO COUNTY HEALTH DEPARTMENT STATING THAT FIFTY TWO (52) OUT OF SIXTY SIX (66) SEPTIC TANKS HAVE BEEN INSTALLED, INSPECTED, AND CAN BE EXPECTED TO FUNCTION SATISFACTORILY.

STAFF HAS NO OBJECTION TO THE APPROVAL FOR REIMBURSEMENT OF THE CASH DEPOSIT IN THE AMOUNT OF FOUR THOUSAND DOLLARS (\$4,000.00) FOR THE AFOREMENTIONED IMPROVEMENT.

CASH DEPOSIT

ORIGINAL AMOUNT	\$46,000.00
PREVIOUS REIMBURSEMENTS	\$28,000.00
CURRENT BALANCE	\$18,000.00

REQUEST FOR 10 TH REIMBURSEMENT:	\$ 4,000.00
REMAINING BALANCE AFTER APPROVAL:	\$14,000.00

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



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

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



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HEALTH DEPARTMENT COUNTY OF HIDALGO

August 09, 2021

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

RE: Oak Hill Ranch Phase 2 Subdivision

Dear Mr. Arredondo:

According to our records 52 out of 66 Septic Tank System for Oak Hill Ranch Phase 2 Subdivision have been installed. They have been inspected and can be expected to function satisfactory.

Sincerely,

Roberto Serna
Hidalgo County
Health Department
Environmental Division

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