



**Hidalgo County
Planning
Department**

T.J. Arredondo
Director of Planning

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MEMORANDUM

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

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

Date: MAY 5, 2023

Re: THE DISTRICT NORTH WESLACO SUBDIVISION LOTS 41 & 53 – PCT. 1

ON JANUARY 25, 2022 THE COUNTY COMMISSIONERS COURT GRANTED FINAL APPROVAL WITH FINANCIAL GUARANTEE FOR THE ABOVE REFERENCED SUBDIVISION. THE CASH DEPOSIT IN THE AMOUNT OF EIGHTY EIGHT THOUSAND FIVE HUNDRED DOLLARS (\$88,500.00) WAS USED TO SECURE THE FUNDS FOR THE INSTALLATION OF FIFTY NINE (59) SEPTIC TANK SYSTEMS.

THE DEVELOPER IS REQUESTING A PARTIAL REIMBURSEMENT OF THE CASH DEPOSIT IN THE AMOUNT OF THREE THOUSAND DOLLARS (\$3,000.00) WHICH REFLECTS THE INSTALLATION OF TWO (2) SEPTIC TANK SYSTEMS. ATTACHED IS A LETTER FROM THE HIDALGO COUNTY HEALTH DEPARTMENT STATING THAT TWO (2) SEPTIC TANKS HAVE BEEN INSTALLED, INSPECTED AND CAN BE EXPECTED TO FUNCTION SATISFACTORILY.

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

CASH DEPOSIT

ORIGINAL AMOUNT FOR OSSF'S	\$88,500.00
PREVIOUS REIMBURSEMENTS:	\$ 6,000.00
REQUEST FOR 3 RD OSSF REIMBURSEMENT:	\$ 3,000.00
BALANCE FOR OSSF'S AFTER APPROVAL:	\$ 79,500.00

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



**HIDALGO COUNTY
HEALTH & HUMAN SERVICES**

Ivan Melendez, MD, MBA
Health Authority/Chief Physician

Eduardo Olivarez
Chief Administrative Officer

Environmental Health Division

—MEMORANDUM—

May 4, 2023

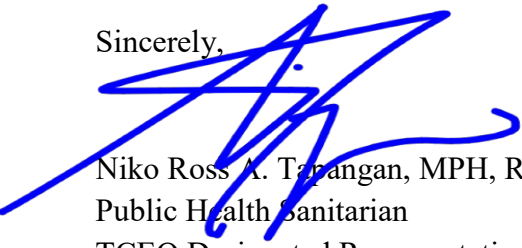
Hidalgo County Planning Department
2818 S Bus Hwy 281
Edinburg, TX 78539

**OSSF UPDATE
THE DISTRICT-NORTH WESLACO SUBDIVISION
LOTS 41 & 53**

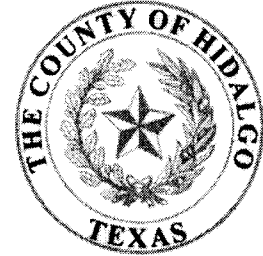
To whom it may concern,

Our records indicate that two (2) OSSF Systems have been installed, inspected, and approved at The District-North Weslaco Subdivision (Lots 41 & 53). The OSSF Systems can be expected to function at a satisfactory level.

Sincerely,


Niko Ross A. Tapangan, MPH, RS
Public Health Sanitarian
TCEQ Designated Representative (#OS0035768)

OSSF – Form G: Inspection Report



Permit#: 54348

Owner: EGON CONSTRUCTION, LLC

Location: 26.210927, -98.001505

Legal Description: THE DISTRICT NORTH WESLACO

Lot#: 41 Block#: _____ Section/F. Tract#: _____

Tank Type: _____ CONCRETE

Inside Diameter: _____ 5'

Inside Length of Sides: _____ 5'

Liq. Depths or Dist. From Tank Bottom to Outlet Bottom: _____ 48"

Airspace (approx.): _____ 3"

Gallon Cap. (approx.): _____ 2 x 500gal = 1,000 gal

Commercial
▪ Type: _____

Residential
▪ # Bedrooms: 4
▪ Sq. Ft., (est.) < 3,500

Other: _____

Vacant Lot

Drain Field: Trench: Bed: _____ Evapotranspiration: _____

Distance from Private/Public Well: To Tank: N/A To Drainfield: N/A

Distance from Foundation: To Tank: 28' To Drainfield: 34'

Distance from Property Line: To Tank: 11' To Drainfield: 7'

Trench Depth: 30" Trench Width: 24"

Backfill Material: Ib: _____ II: _____ III:

Pipe: Brand (if known): SB2-8" Type: STD. GRAVELLESS No. of Feet: 360'

Gravel Drainfield (if applicable): Natural: N/A Crushed: N/A Washed: N/A

Amount: N/A Yards or Tons

Gravel Generally Consistent 12" depth throughout field..... N/A Yes No

Porous Media Uniform (0.72-2.0 inches)..... N/A Yes No

General Conditions and Workmanship:

Solid Lines from House Schedule 40 with Cleanout..... Yes No

T's Installed at least 25% of Liquid Level..... Yes No

Inlet and Outlet Flow Clearly Marked..... Yes No

Manufacturer's Name, Address, & Tank Capacity Visible..... Yes No

Port Holes 12" in Diameter..... Yes No

Septic Tank Sturdy & Water-Tight..... Yes No

Trench or Bed Bottom Essentially Level..... Yes No

Perforated Pipe Generally Level throughout Field..... Yes No

End Caps provided on Drainfield (if not looped)..... Yes No

Geo-Textile Fabric used for Permeable Soil Barrier..... Yes No

Installer: ISAAC MATA License#: 4378

Remarks: _____

360' x 4' = 1,440 SQ FT INSTALLED

INSPECTION PASSED. OK TO ISSUE PENDING UTILITIES.

Inspector: D. GARZA License#: OS 0037161

Date of Inspection: 09/22/2022



OSSF – Form G: Inspection Report

Permit#: 54382

Owner: EGON CONSTRUCTION, LLC

Location: 26.210801, -98.000066

Legal Description: THE DISTRICT NORTH WESLACO

Lot#: 53 Block#: _____ Section/F. Tract#: _____

Tank Type: _____ CONCRETE

Inside Diameter: _____ 5'

Inside Length of Sides: _____ 5'

Liq. Depths or Dist. From Tank Bottom to Outlet Bottom: _____ 48"

Airspace (approx.): _____ 3"

Gallon Cap. (approx.): _____ 2 x 500gal = 1,000 gal

Commercial
▪ Type: _____

Residential
▪ # Bedrooms: 3
▪ Sq. Ft., (est.) < 2,500

Other: _____

Vacant Lot

Drain Field: Trench: X Bed: _____ Evapotranspiration: _____

Distance from **Private/Public Well**: To Tank: _____ N/A To Drainfield: _____ N/A

Distance from Foundation: To Tank: _____ 24' To Drainfield: _____ 30'

Distance from Property Line: To Tank: _____ 9' To Drainfield: _____ 11'

Trench Depth: _____ 28" Trench Width: _____ 24"

Backfill Material: Ib: _____ II: _____ III: _____ X

Pipe: Brand (if known): _____ SB2-8" Type: STD. GRAVELLESS No. of Feet: _____ 300'

Gravel Drainfield (if applicable): Natural: _____ N/A Crushed: _____ N/A Washed: _____ N/A

Amount: _____ N/A Yards or Tons

Gravel Generally Consistent 12" depth throughout field..... N/A Yes No

Porous Media Uniform (0.72-2.0 inches)..... N/A Yes No

General Conditions and Workmanship:

Solid Lines from House Schedule 40 with Cleanout..... Yes No

T's Installed at least 25% of Liquid Level..... Yes No

Inlet and Outlet Flow Clearly Marked..... Yes No

Manufacturer's Name, Address, & Tank Capacity Visible..... Yes No

Port Holes 12" in Diameter..... Yes No

Septic Tank Sturdy & Water-Tight..... Yes No

Trench or Bed Bottom Essentially Level..... Yes No

Perforated Pipe Generally Level throughout Field..... Yes No

End Caps provided on Drainfield (if not looped)..... Yes No

Geo-Textile Fabric used for Permeable Soil Barrier..... Yes No

Installer: _____ ISAAC MATA License#: 4378

Remarks: _____

300' x 4' = 1200 SQ FT INSTALLED. 3BR HOME.

INSPECTION PASSED. OK TO ISSUE PENDING UTILITIES.

Inspector: D. GARZA License#: OS 0037161

Date of Inspection: 10/11/2022