



HIDALGO COUNTY PLANNING DEPARTMENT

T.J. Arredondo
Director of Planning

2818 S. BUSINESS HWY 281
EDINBURG TEXAS 78539
Tel. 956-318-2840 Fax. 956-318-2844

HIDALGO COUNTY COMMISSIONERS COURT MEETING

DATE: 5-30-2023

PROPOSED AGOSTADERO DEL GATO PHASE 1 SUBDIVISION, PRECINCT No. 2.

ENGINEER RIO DELTA ENGINEERING DEVELOPER: MCALLEN INVESTMENTSPARTNERS, LTD.

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE WITH VARIANCE

NUMBER OF LOTS: 85 *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL INSTITUTIONAL

ESTIMATED NUMBER OF STREETLIGHTS: 12

FILLING STATIONS: 7

LOCATION DESCRIPTION: SOUTH OF EL GATO ROAD PPROXIMATELY 1/2 MILE EAST FROM TOWER ROAD.

SUBDIVISION LIES WITHIN THE: ETJ OF ALAMO.

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 3-21-2023 PROPERTY LIES WITHIN FLOOD ZONE: "B" 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: 30.0 FEET ONTO EL GATO RD.

H.C.R.O.W. PRELIMINARY APPROVAL DATE: 5-16-2023 BY, PRECINCT 2 R.O.W. AGENT

H.C.H.D. PRELIMINARY APPROVAL DATE: 5-16-2023 BY, ENVIRONMENTAL HEALTH DIVISION MANAGER

SEWER SYSTEM: SEWER M.H.W.S.C. LINE SIZE: 8" LOCATION: EL GATO ROAD

WATER SERVICE PROVIDER: M.H.W.S.C. LINE SIZE: 12" LOCATION: EL GATO ROAD.

H.C.E.O.C. PRELIMINARY APPROVAL DATE: 5-1-2023 : 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.

PRELIMINARY APPROVAL FROM THE
HIDALGO COUNTY COMMISSIONERS COURT ON: N/A

STAFF RECOMMENDS: **Preliminary Approval** *subject to comments and future recommendations by planning, Other departments, and the approval of the City of ALAMO.*

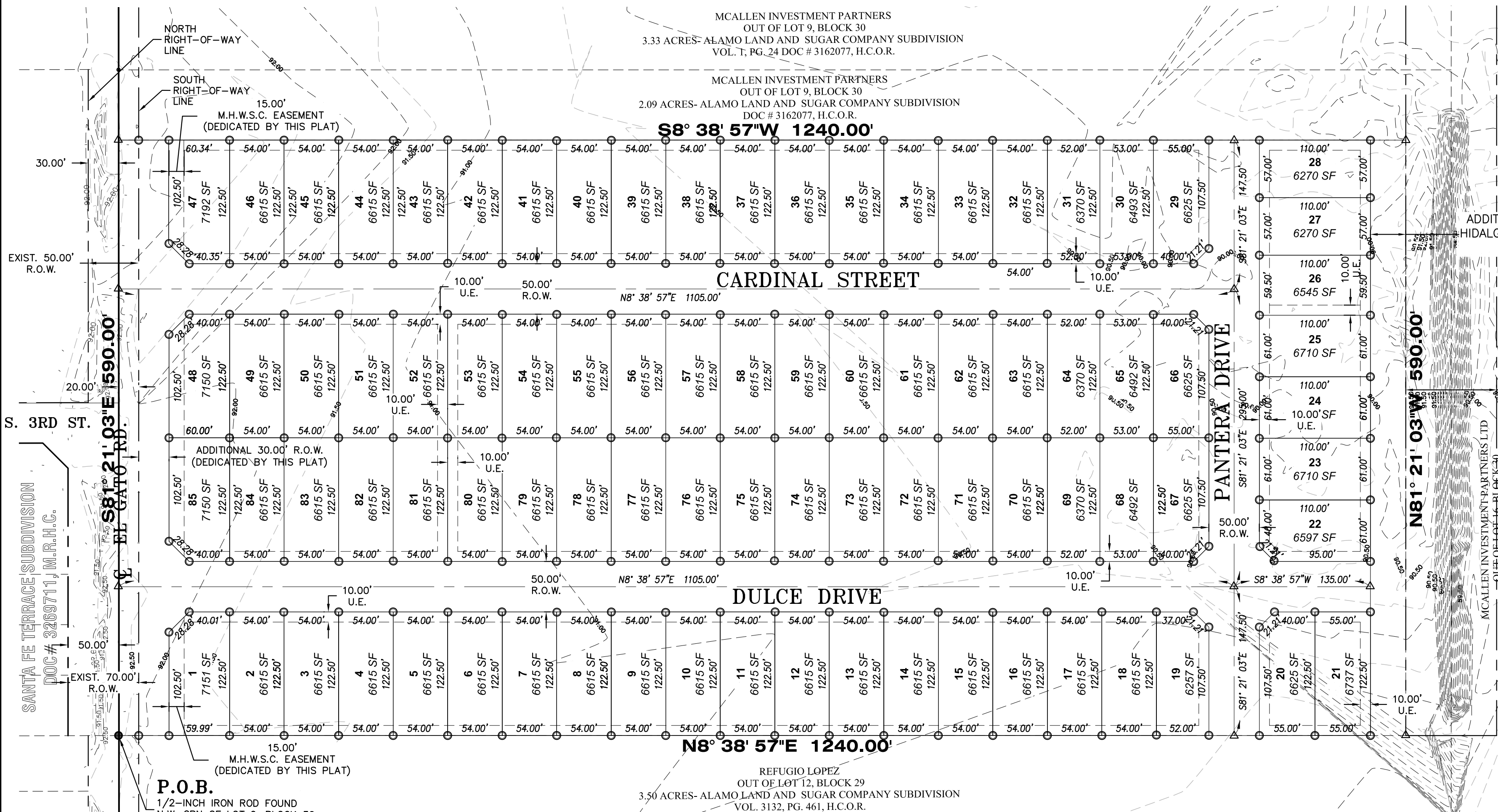
Final Approval *subject to recommendations other departments*

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.

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AGOSTADERO DEL GATO PHASE 1 SUBDIVISION

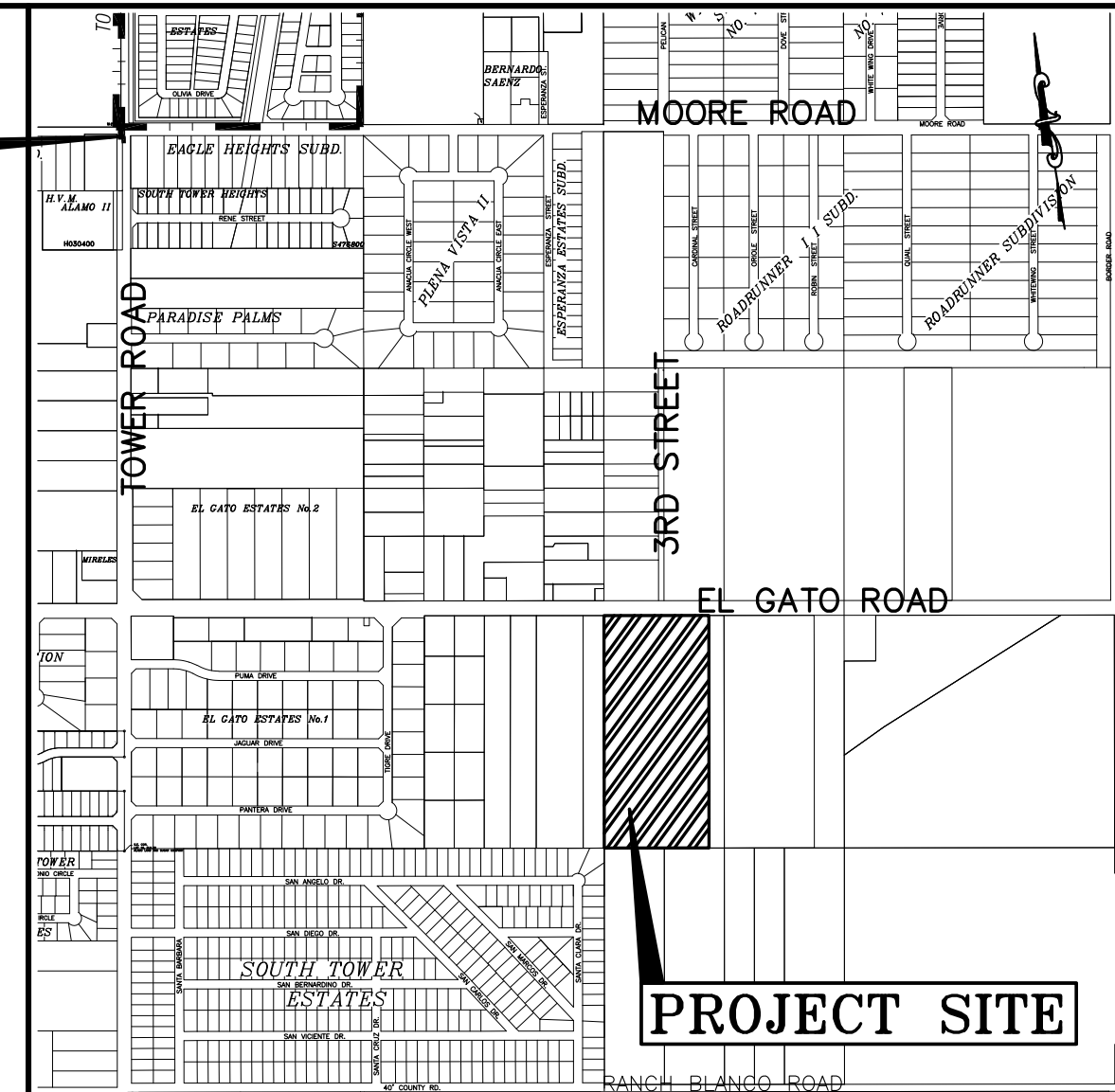
BEING A 17.27 ACRES TRACT OF LAND, OUT OF LOT 9, BLOCK 30, ALAMO LAND AND SUGAR COMPANY'S SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 1, PAGE 24, MAP RECORDS, HIDALGO COUNTY, TEXAS.



SCALE: 1"=80'
BEARING BASIS
TEXAS STATE PLANE
COORDINATES
(NAD 83)

LEGEND

- - SET 1/2 INCH IRON ROD
- - FOUND 1/2 INCH IRON ROD
- △ - COTTON PICKER SPINDLE SET
- M.R.H.C. - MAP RECORDS OF HIDALGO COUNTY
- ⊕ - CENTER LINE
- U.E. - UTILITY EASEMENT
- D.E. - DRAINAGE EASEMENT
- M.H.W.S.C. - MILITARY HIGHWAY WATER SUPPLY CORPORATION
- H.C.I.D. No.2 - HIDALGO COUNTY IRRIGATION DISTRICT #2
- D.R.H.C. - DEED RECORDS OF HIDALGO COUNTY
- O.R.H.C. - OFFICIAL RECORDS OF HIDALGO COUNTY
- (XXX) - PLAT CALL VOL 37, PG 74, H.C.M.R.
- XXX - MEASURED
- R.O.W. - RIGHT-OF-WAY
- P.O.B. - POINT OF BEGINNING
- P.O.C. - POINT OF COMMENCING
- S.W.C. - SOUTHWEST CORNER
- F.T. - FARM TRACT
- F.M. - FARM-TO-MARKET



LOCATION MAP SCALE: 1"=1,000'
LOCATION OF AGOSTADERO DEL GATO PHASE 1 SUBDIVISION WITH RESPECT TO THE JURISDICTION OF THE ALAMO MUNICIPALITY:

AGOSTADERO DEL GATO PHASE 1 SUBDIVISION IS LOCATED APPROX. 2680 FEET EAST FROM THE INTERSECTION BETWEEN EL GATO ROAD AND TOWER ROAD, SOUTH SIDE OF EL GATO ROAD. THE NEARBY MUNICIPALITY IS THE CITY OF ALAMO. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF ALAMO, AGOSTADERO DEL GATO PHASE 1 SUBDIVISION LIES APPROXIMATELY HALF OF MILE EAST FROM THE CITY LIMITS AND IS WITHIN THE CITY OF ALAMO TWO-MILE EXTRA TERRITORIAL JURISDICTION AS PER LOCAL GOVERNMENT CODE § 42.021, IN HIDALGO COUNTY PRECINCT 1. THE ESTIMATED POPULATION OF THE CITY OF ALAMO IS 19,493 (2020 CENSUS) AS PER THE 2020 UNITED STATES CENSUS BUREAU.

RIO DELTA ENGINEERING

FIRM REGISTRATION No. F-7628
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

STATE OF TEXAS COUNTY OF HIDALGO

OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION

WE, **MCALLEN INVESTMENT PARTNERS, LTD.** AS OWNER(S) OF THE 17.27 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED **AGOSTADERO DEL GATO PHASE 1 SUBDIVISION**, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET(S), PARK, AND EASEMENTS SHOWN HEREIN.

- (A) THE WATER QUALITY AND CONNECTIONS TO THE LOTS MEET, OR WILL MEET THE MINIMUM STATE STANDARDS;
- (B) SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET THE MINIMUM REQUIREMENTS OF STATE STANDARDS;
- (C) ELECTRICAL CONNECTION PROVIDED TO THE LOTS MEET, OR WILL MEET THE MINIMUM STATE STANDARDS; AND
- (D) 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.

THOMAS F. PHILLIPS, MANAGER
MCALLEN INVESTMENT PARTNERS, LTD.
4451 S. JACKSON, SUITE A
EDINBURG, TEXAS 78539

STATE OF TEXAS COUNTY OF HIDALGO
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED **THOMAS F. PHILLIPS**, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR PURPOSES AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, 2023.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES _____

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

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF **AGOSTADERO DEL GATO PHASE 1 SUBDIVISION** WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON THIS _____ DAY OF _____, 2023.

HIDALGO COUNTY JUDGE _____ DATE _____
ATTEST: HIDALGO COUNTY CLERK _____ DATE _____

PRINCIPAL CONTACTS:

NAME	ADDRESS	PHONE & FAX
OWNER(S): MCALLEN INVESTMENT PARTNERS, LTD.	910 E. BUSINESS 83 SAN JUAN, TX. 78599	78599
SURVEYOR: IVAN GARCIA	P.E., R.P.L.S. 921 S. 10TH AVENUE EDINBURG, TX. 78539	(956) 380-5152 (956) 380-5083
ENGINEER: IVAN GARCIA	P.E., R.P.L.S. 921 S. 10TH AVENUE EDINBURG, TX. 78539	(956) 380-5152 (956) 380-5083

STATE OF TEXAS - CITY OF ALAMO PLAT APPROVAL CERTIFICATE

I, THE UNDERSIGNED, MAYOR TO THE CITY OF ALAMO, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS (TITLE 11 OF THE MUNICIPAL CODE) OF THE CITY WHEREIN MY APPROVAL IS REQUIRED.

MAYOR OF CITY OF ALAMO _____ DATE _____
ATTEST: CITY SECRETARY _____ DATE _____

THIS PLAT OF **AGOSTADERO DEL GATO PHASE 1 SUBDIVISION** HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF ALAMO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS _____ DAY OF _____, 2023.
CHAIRMAN _____

RAUL E. SESIN, P.E., C.F.M.
GENERAL MANAGER _____ DATE _____

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 CERTIFICATE

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 TEXAS WATER CODE NO. 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 OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

ATTEST: _____ DATE _____

HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 CERTIFICATE

THIS PLAT IS HEREBY APPROVED BY THE HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 ON THIS _____ DAY OF _____, 2023.

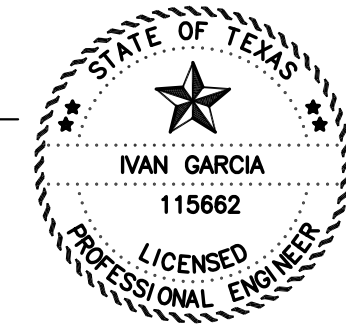
NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATION, TREES, FENCES AND BUILDINGS) SHALL BE PLACED UPON HIDALGO COUNTY IRRIGATION DISTRICT NO.2 RIGHTS OF WAY OR EASEMENTS.

PRESIDENT _____ ATTEST: SECRETARY _____

STATE OF TEXAS - COUNTY OF HIDALGO

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

IVAN GARCIA, P.E., R.P.L.S.
REG. PROFESSIONAL ENGINEER NO. 115662



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 CORRECTLY MADE FROM AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON, AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OR OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN ON THE ACCOMPANYING PLAT, AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF EDINBURG AND HIDALGO COUNTY, TEXAS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

IVAN GARCIA, P.E., R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6496
SURVEY FIRM # 10194027



GENERAL NOTES:

- FLOOD ZONE STATEMENT: ZONE "B" OF THE FLOOD INSURANCE RATE, AREAS BETWEEN LIMITS OF 100 - YEAR FLOOD AND 500 - YEAR FLOOD, OR CERTAIN AREAS SUBJECT TO 100 - YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN ONE SQUARE MILE, OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD, ACCORDING TO THE FEMA'S FLOOD INSURANCE RATE MAP COMMUNITY PANELS NO.: 480334 0295 D MAP REVISED: JUNE 6, 2000.
- SETBACKS:
FRONT: 25.00 FEET OR EASEMENT WHICHEVER IS GREATER
REAR: 15.00 FEET OR EASEMENT WHICHEVER IS GREATER
SIDE: 6.00 FEET OR EASEMENT WHICHEVER IS GREATER
CORNER: 10.00 FEET OR EASEMENT WHICHEVER IS GREATER
- NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACTS FOR DEEDS. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT. ANY OTHER USE SHALL REQUIRE HEALTH, PLANNING AND FIRE MARSHALL APPROVAL. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT.
- MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE THE CENTER LINE OF 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 OF APPLICATION FOR CONSTRUCTION TO VERIFY FIRE AND POST CONSTRUCTION FINISHED FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
- SB.M. NO. 11 - ELEV. 92.85 N.A.D. 83. DESCRIPTIONS: SET CONCRETE NAIL LOCATED APPROX 100 FEET NORTH FROM THE INTERSECTION OF EL GATO ROAD AND S 3RD STREET. GPS POINT, GRID COORDINATES N 16581974.8100, E 1113267.9540
- IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF **114,439** CUBIC-Feet OR **2,822** ACRE-Feet OF STORM WATER RUNOFF. DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: (SEE SHEET NO. 3 FOR STORM DRAINAGE IMPROVEMENTS) THE DEVELOPER SHALL BE RESPONSIBLE TO DETAIN AND ACCOMMODATE MORE THAN THE DETAILED VOLUME SHOWN ABOVE IF IT'S DETERMINED AT THE DEVELOPMENT PERMIT STATE ABOVE DUE TO THE IMPERVIOUS AREA BEING GREATER THAN THAT ENGINEER CONSIDERED FOR HIS CALCULATIONS OF THIS SUBDIVISION.
- NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF BUILDINGS, SHEDS, SHRUBS TREES, AND OTHER PLANTINGS (EXCEPT LAM, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
- EACH PURCHASE 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 COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPANCY AN EASEMENT.
- IF APPLICABLE, THE PURCHASER OF EACH LOT SHALL BE RESPONSIBLE TO INSTALL A DRIVEWAY CULVERT, REINFORCED CONCRETE PIPE OF NO LESS THAN 15 INCHES IN DIAMETER AND 24 FEET IN LENGTH TO COUNTY SPECIFICATIONS AT THE TIME OF APPLICATION FOR CONSTRUCTION.
- THE LOT SHALL HAVE A POST DEVELOPMENT FINISHED GRADE FROM THE CENTER 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 SUBDIVISION RULES APPENDIX 3.1.4.1.
- A 5' SIDEWALK ALONG EL GATO ROAD SHALL BE REQUIRED OF THE DEVELOPER DURING THE SUBDIVISION'S CONSTRUCTION, AND A 4' SIDEWALK SHALL BE BUILT AT THE TIME OF BUILDING PERMIT ALONG THE FRONT OF THE LOTS.
- ALL UTILITIES EASEMENTS, ALLEYS AND RIGHT-OF-WAYS SHALL BE PROPERLY MAINTAINED BY OWNER PER HIDALGO COUNTY REQUIREMENTS.
- NO DRIVEWAY ACCESS FOR LOTS 1, 47, 48 AND 85 ALONG EL GATO ROAD SHALL BE PERMITTED.
- AS PER LOCAL GOVERNMENT CODE REQUIREMENTS, SANITARY SEWER MUST BE CONNECTED TO A RESIDENCE PRIOR TO THE COUNTY PROCESSING A FINAL CLEARANCE FOR A WATER METER. A SEWER TAP INSPECTION SHALL BE PROVIDED FROM THE ENTITY SERVICE PROVIDER PRIOR TO RECEIVING A CLEARANCE FOR WATER METER(S).
- THE DEVELOPER SHALL INSTALL A MINIMUM 6" WOOD FENCE BUFFER ALONG THE PLAT'S SOUTHERN PERIMETER LOTS DUE TO OPEN DRAINAGE CHANNEL; AND SAID FENCE SHALL THEN BE PERPETUALLY MAINTAINED BY THE AFFECTED LOT OWNERS IN A VISIBLE AND FUNCTIONAL MANNER. NO GATES SHALL BE PERMITTED TO IN MODIFICATION OF SAID PERIMETER SAFETY BUFFER FENCE.

METES AND BOUNDS

BEING A 17.27 ACRES TRACT OF LAND, OUT OF LOT 9, BLOCK 30, ALAMO LAND AND SUGAR COMPANY'S SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 1, PAGE 24, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND SAID 17.27 ACRES TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS FOLLOWS:

BEGINNING AT AN 1/2-INCH IRON ROD FOUND AT THE NORTHWEST CORNER OF THE SAID LOT 9, BLOCK 30, SAME BEING ALONG THE CENTERLINE OF EL GATO RD., FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT, AND THE POINT OF BEGINNING:

THENCE S 81°21'03" E, ALONG THE NORTH LINE OF THE SAID LOT 9, BLOCK 30, SAME BEING THE CENTERLINE OF EL GATO RD., A DISTANCE OF 590.00 FEET TO COTTON PICKER SPINDLE SET, FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE S 8°38'57" W, ACROSS THE SAID LOT 9, BLOCK 30, PASSING AT 20.00 FEET A 1/2-INCH CAPPED IRON ROD SET ON THE SOUTH RIGHT-OF-WAY LINE OF EL GATO RD, AND CONTINUING FOR A TOTAL DISTANCE OF 1240.00 FEET TO A CALCULATED POINT, FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE N 81°21'03" W, PARALLEL TO THE SOUTH LINE OF THE SAID LOT 9, BLOCK 30, TO A POINT ON THE WEST LINE OF THE SAID LOT 9, BLOCK 30, A DISTANCE OF 590.00 FEET TO A CALCULATED POINT, FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE N 8°38'57" E, ALONG THE WEST LINE OF THE SAID LOT 9, BLOCK 30, PASSING AT 1220.00 FEET TO THE POINT AND PLACE OF BEGINNING, SAID TRACT CONTAINING 17.27 ACRES OF LAND MORE OR LESS.



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

REVISION NOTES TABLE	
DATE	DESCRIPTION

INDEX TO SHEETS OF AGOSTADERO DEL GATO PHASE 1 SUBDIVISION	
SHEET 1: HEADING, INDEX, LOCATION MAP, PRINCIPAL CONTACTS, MAP, LOT, STREETS, AND EASEMENT LAYOUT, DESCRIPTION (METES AND BOUNDS), ENGINEER'S AND SURVEYOR'S CERTIFICATION, PLAT NOTES AND RESTRICTIONS, OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION; COUNTY APPROVAL CERTIFICATE, COUNTY CLERK'S RECORDING CERTIFICATE, REVISION NOTES, H.C.I.D. No. 1; H.C.I.D. No. 2; CITY CERTIFICATION	
SHEET 2: ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTEWATER/DSSP AND ENGINEER'S CERTIFICATION	
SHEET 3: MAP OF TOPOGRAPHY AND DRAINAGE; DRAINAGE, REVISION NOTES, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, ENGINEERING CERTIFICATION; CONSTRUCTION DETAILS	
SHEET 4: TYPICAL DETAILS	

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF IVAN GARCIA, P.E. 115662 ON MARCH 14, 2023. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

ISSUED FOR: **PRELIMINARY**

PLAT SHEET
AGOSTADERO DEL GATO PHASE 1 SUBDIVISION
CITY OF ALAMO
HIDALGO COUNTY, TEXAS

PROJECT:
SUB 21 031

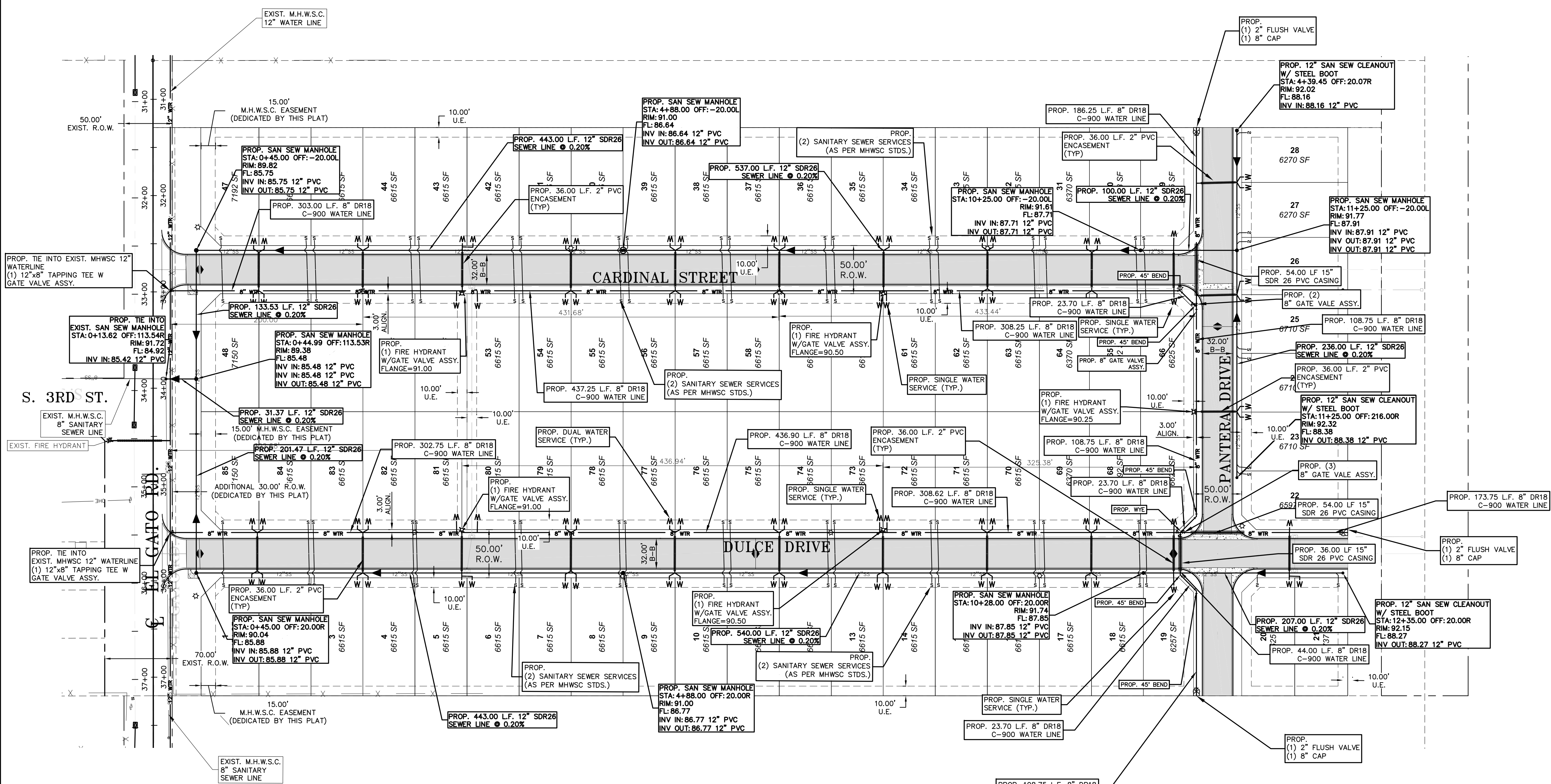
PAGE NO.
SHT 1



SCALE: 1"=60'
BEARING BASIS
TEXAS STATE PLANE
COORDINATES
(NAD 83)

LEGEND	
○	-POWER POLE
○	-FIRE HYDRANT
○	-SET IRON ROD
○	-IRON ROD FOUND
—	-EXIST. 8" WATER LINE
—	-EXIST. WATER SERVICE
-X-	-EXIST. FENCE LINE

ABBREVIATION LEGEND	
R.O.W.	RIGHT-OF-WAY
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCING
F.M.	FARM-TO-MARKET
D.R.H.C.	DEED RECORDS OF HIDALGO COUNTY
U.E.	UTILITY EASEMENT
M.H.W.S.C.	MILITARY HIGHWAY WATER SUPPLY CORP.
O.S.S.F.	ON-SITE SEWAGE FACILITY
B-B	BACK TO BACK
E-E	EDGE TO EDGE
C	CENTER LINE



GENERAL NOTES:
1. ALL WATER & SEWER MAIN CROSSINGS TO BE BACKFILLED WITH CEMENT STABILIZED SAND UP TO CALICHE.

GENERAL NOTES:
1. ALL EXIST. UTILITIES ARE AT APPROXIMATE LOCATIONS.
2. THE LOCATION OF UNDERGROUND UTILITIES SHOWN ON THESE PLANS ARE BASED ON OBSERVATION OF ABOVEGROUND STRUCTURES, LINES SPOTTED BY THE OWNER, AND UTILITY SPOTTING. ACTUAL LOCATION OF THESE UTILITIES MAY VARY, AND ADDITIONAL BURIED UTILITIES MAY BE ENCOUNTERED UPON EXCAVATION.
3. BEFORE BEGINNING CONSTRUCTION, THE CONTRACTOR SHALL CALL FOR UTILITY SPOTTING BY THE APPROPRIATE AGENCY AND VERIFY THE LOCATION OF THESE UTILITIES TO HIS SATISFACTION.
4. ANY DAMAGE CAUSED TO EXISTING STRUCTURES AND/OR UTILITIES BY THE CONTRACTOR SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CORRECT AT HIS EXPENSE.
5. ANY DAMAGE TO PROPERTY, OUTSIDE THE CONSTRUCTION ZONE, CAUSED BY THE CONTRACTOR, SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CORRECT AT HIS EXPENSE.
6. M.H.W.S.C. WILL MARK LOCATION OF UTILITY LINES BUT CONTRACTOR SHALL BE RESPONSIBLE TO FIELD VERIFY LOCATION AND ELEVATION, AND EXPOSE ANY LINES AS NECESSARY.

REVISION NOTES TABLE	
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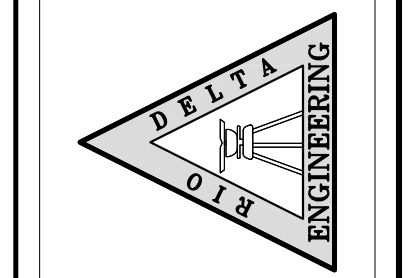
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SHEET 4: TYPICAL DETAILS

RIO DELTA ENGINEERING
FIRM REGISTRATION No. F-7628
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
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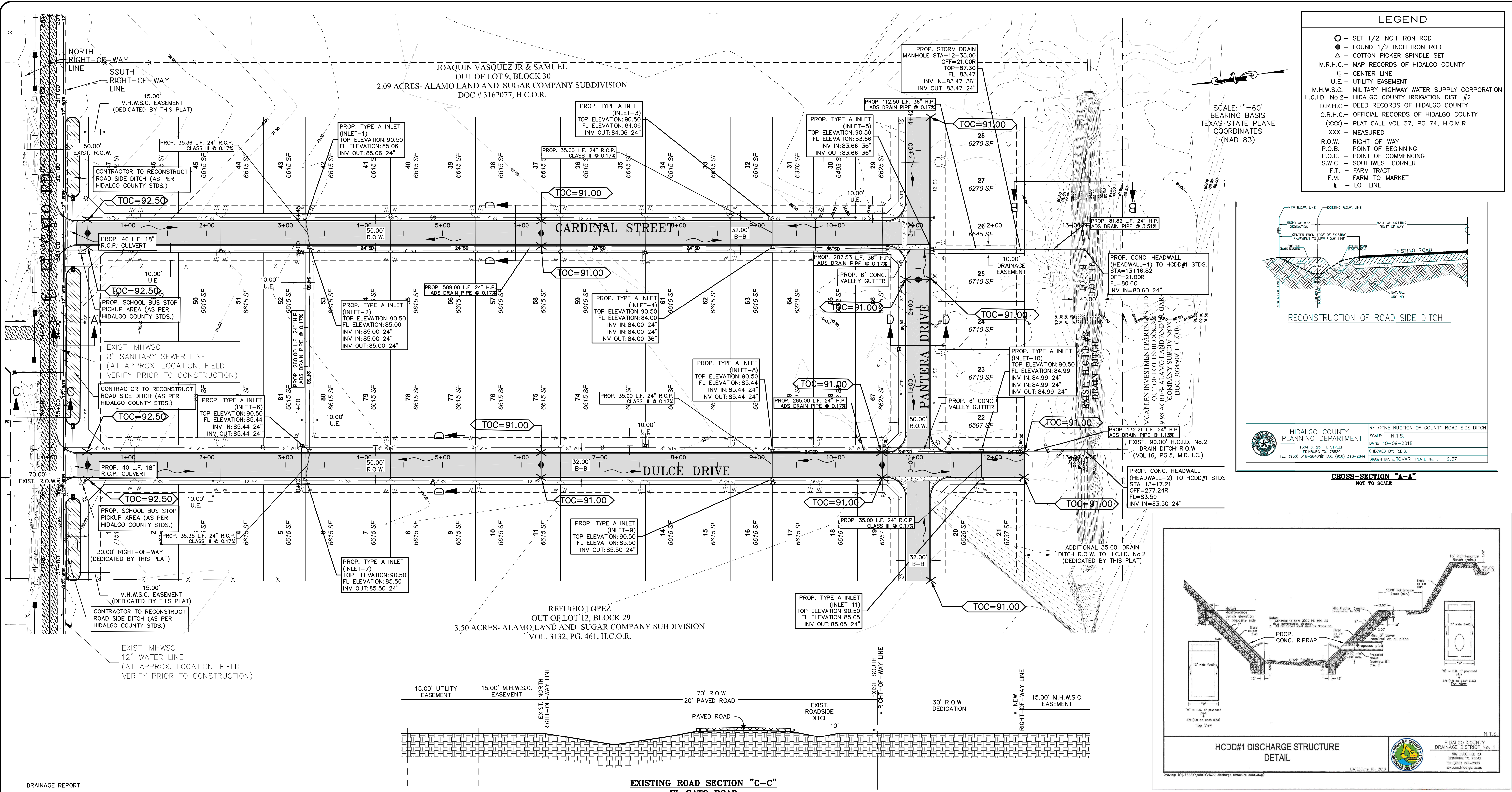
DRAWN: PHILLIP EBERLE E.I.T.
DESIGN: IVAN GARCIA P.E. R.P.L.S.
CHECKED: IVAN GARCIA P.E. R.P.L.S.
SURVEYOR: IVAN GARCIA P.E. R.P.L.S.
SCALE: 1"=60'
DATE: MARCH 16, 2023

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF IVAN GARCIA, P.E. 115662 ON MARCH 16, 2023. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

ISSUED FOR: **PRELIMINARY**

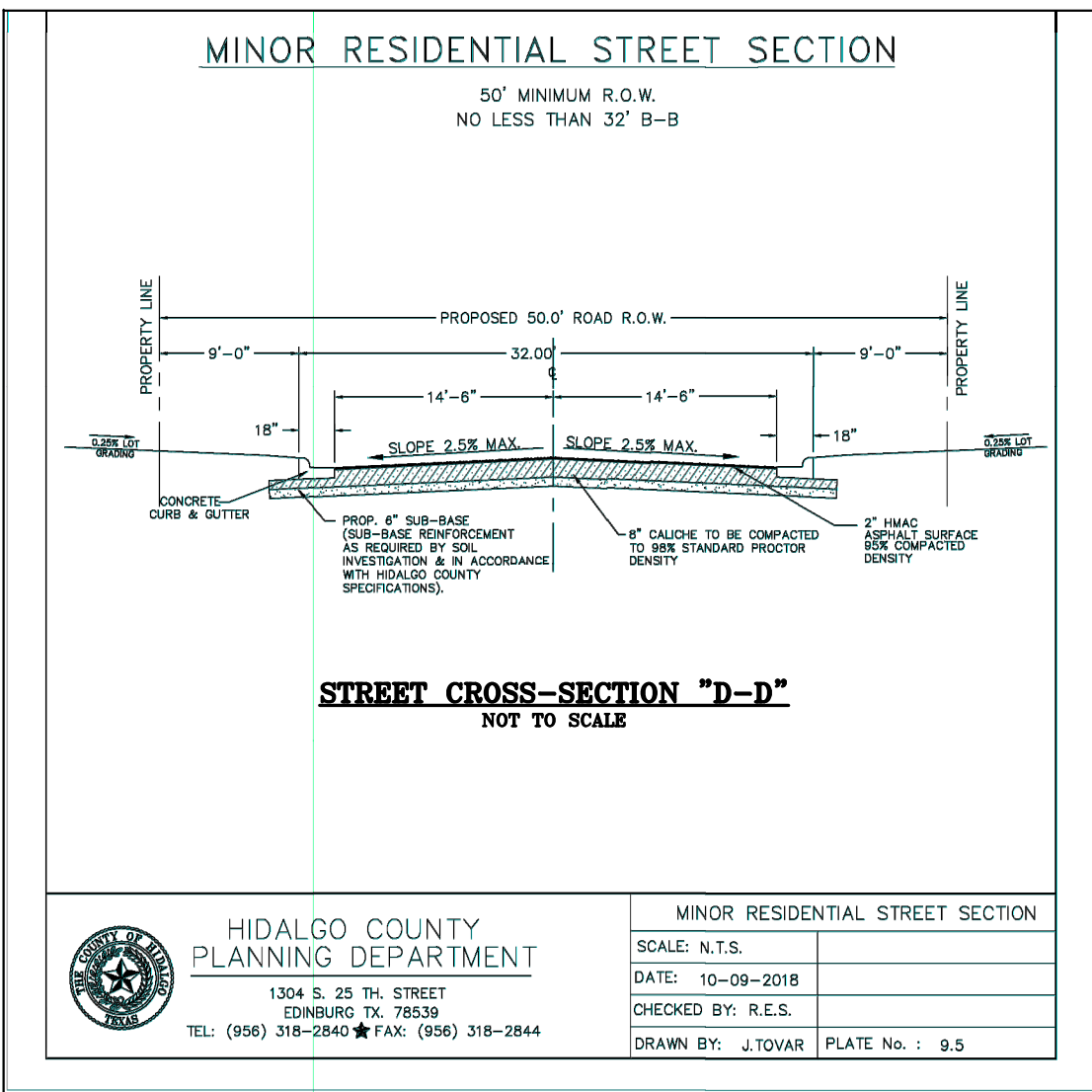
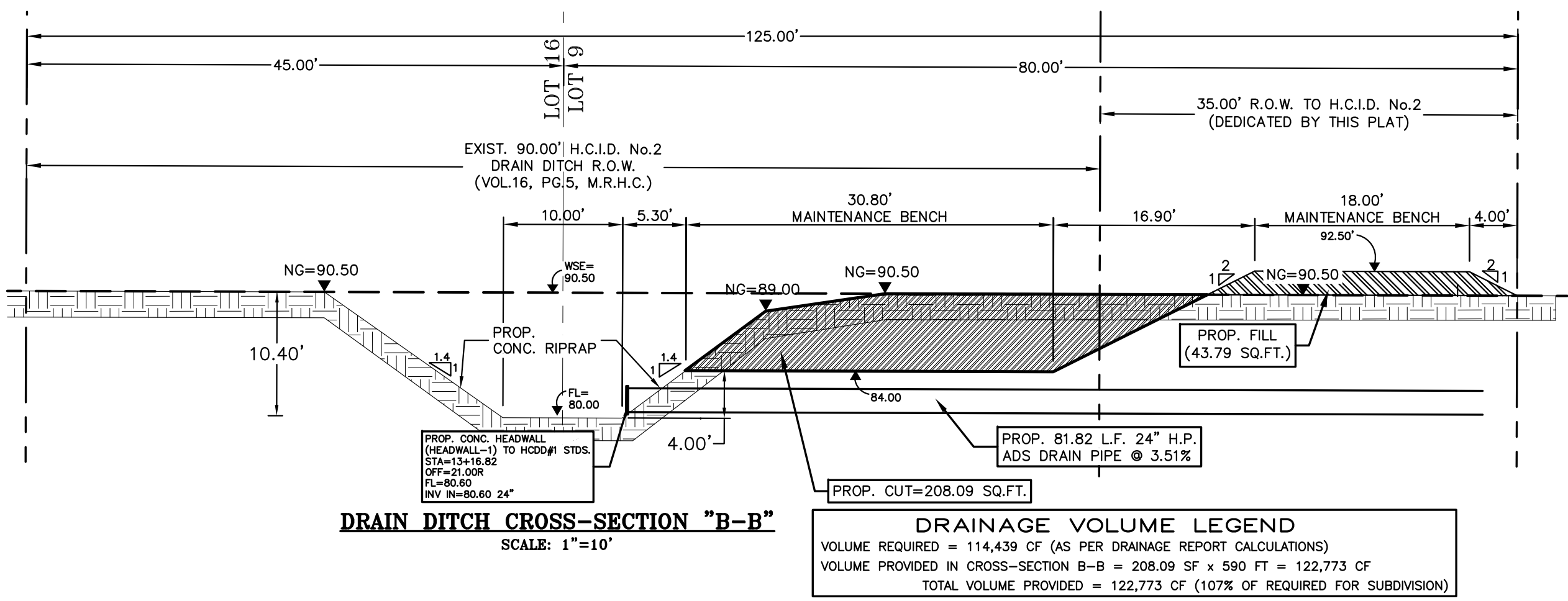
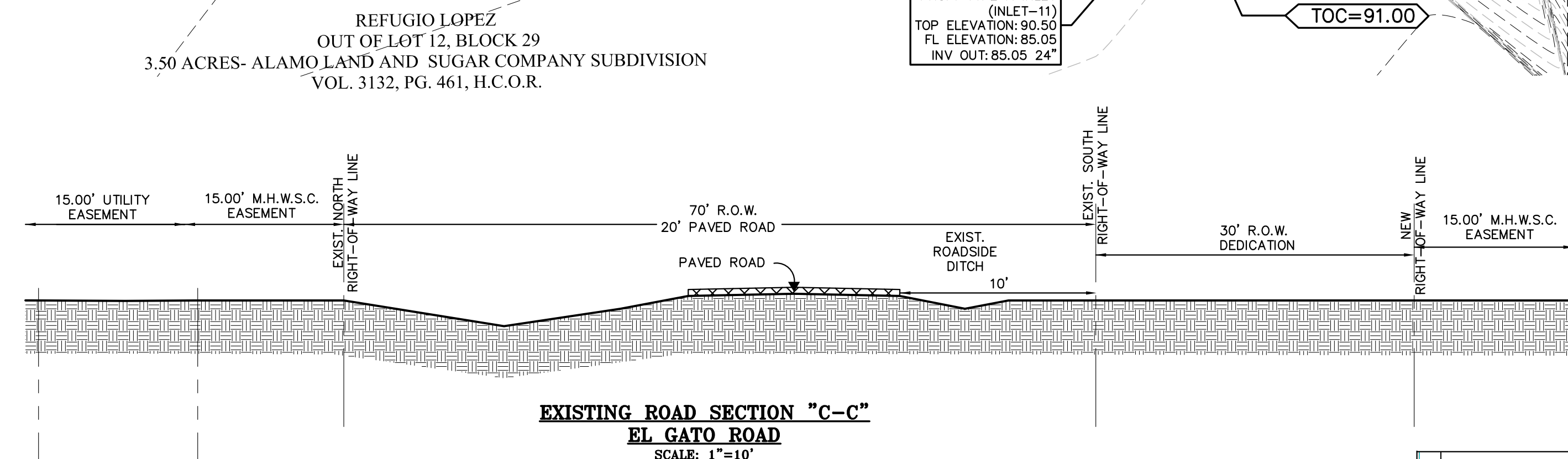
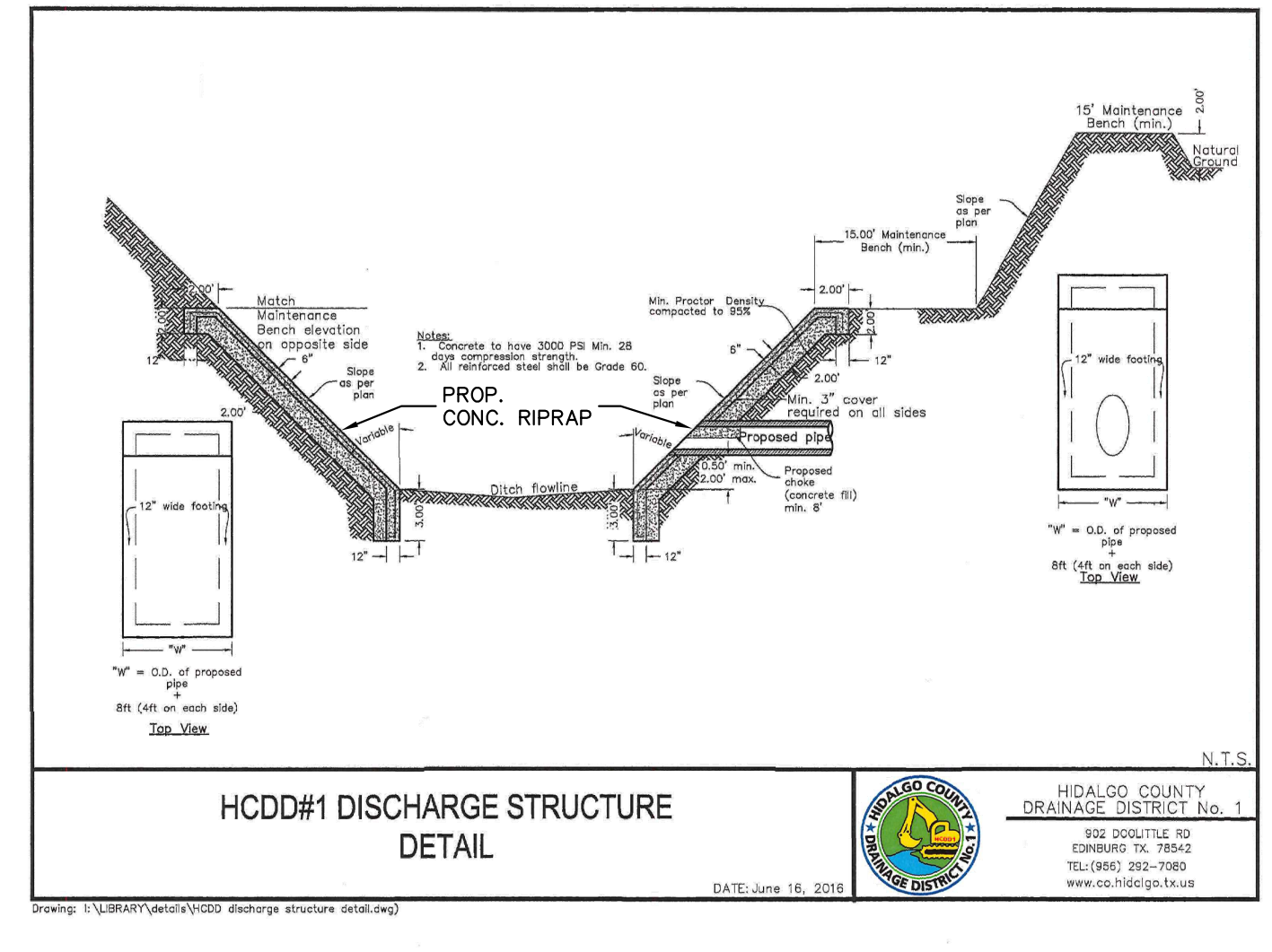
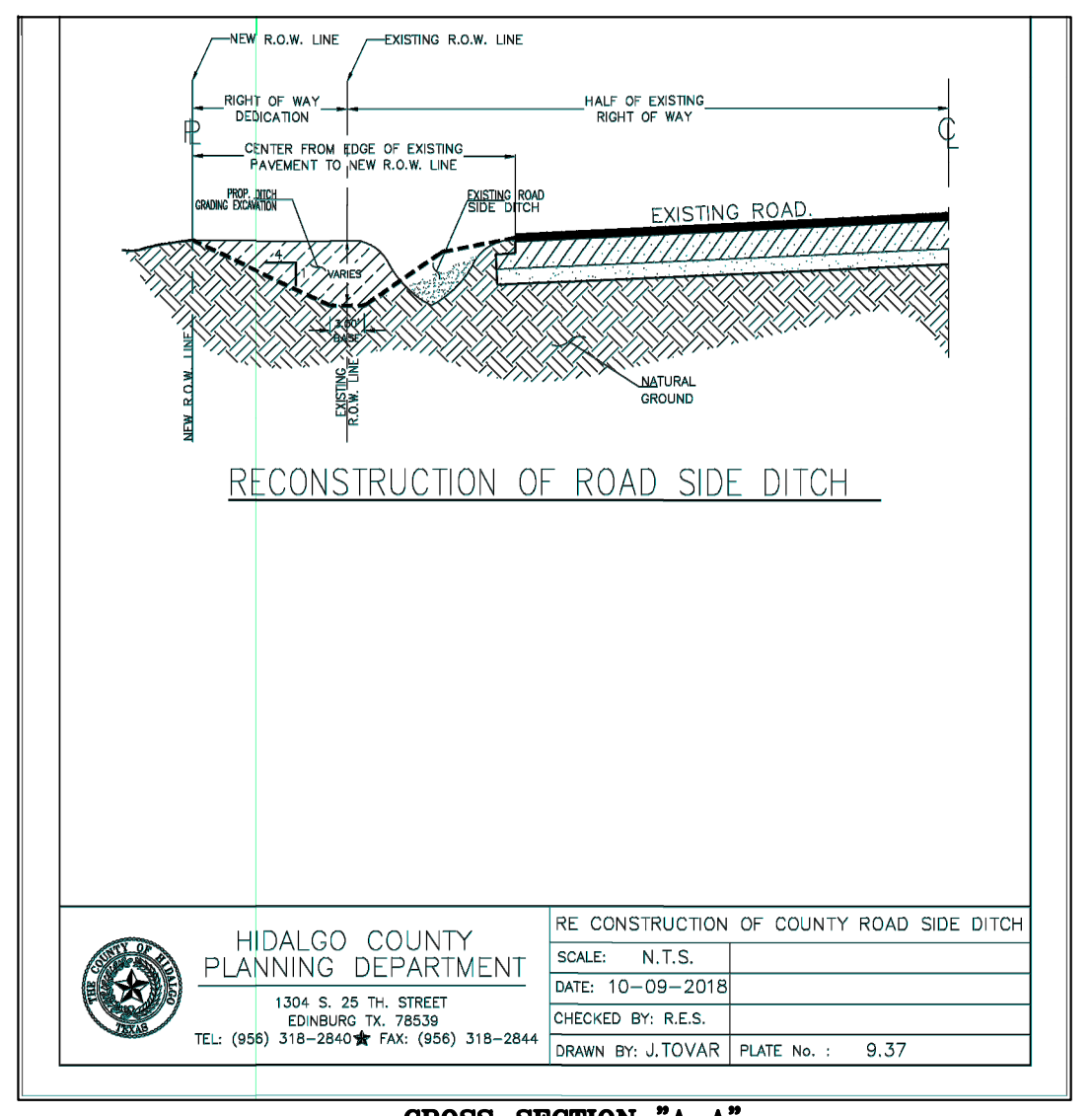
UTILITY PLAN
AGOSTADERO DEL GATO PHASE 1 SUBDIVISION
CITY OF ALAMO
HIDALGO COUNTY, TEXAS

PROJECT: SUB 21 031
PAGE NO. **SHT 2**



LEGEND

- - SET 1/2 INCH IRON ROD
- - FOUND 1/2 INCH IRON ROD
- △ - COTTON PICKER SPINDLE SET
- M.R.H.C. - MAP RECORDS OF HIDALGO COUNTY
- - CENTER LINE
- - UTILITY EASEMENT
- M.H.W.S.C. - MILITARY HIGHWAY WATER SUPPLY CORPORATION
- H.C.I.D. No.2 - HIDALGO COUNTY IRRIGATION DIST. #2
- D.R.H.C. - DEED RECORDS OF HIDALGO COUNTY
- O.R.H.C. - OFFICIAL RECORDS OF HIDALGO COUNTY
- (XXX) - PLAT CALL VOL. 37, PG. 74, H.C.M.R.
- XXX - MEASURED
- R.O.W. - RIGHT-OF-WAY
- P.O.B. - POINT OF BEGINNING
- P.O.C. - POINT OF COMMENCING
- S.W.C. - SOUTHWEST CORNER
- F.T. - FARM TRACT
- F.M. - FARM-TO-MARKET
- L - LOT LINE



GENERAL NOTES:

- ALL WATER & SEWER MAIN CROSSINGS TO BE BACKFILLED WITH CEMENT STABILIZED SAND UP TO CALICHE.

REVISION NOTES TABLE	
DATE	DESCRIPTION

INDEX TO SHEETS OF AGOSTADERO DEL GATO PHASE 1 SUBDIVISION

SHEET 1: HEADING, INDEX, LOCATION MAP, PRINCIPAL CONTACTS, MAP, LOT, STREETS, AND EASEMENT LAYOUT, DESCRIPTION (METES AND BOUNDS), ENGINEERS' AND SURVEYORS' CERTIFICATION, PLAT NOTES AND RESTRICTIONS, OWNER'S DECLARATION, CERTIFICATION, AND ATTESTATION; COUNTY APPROVAL CERTIFICATE, COUNTY CLERK'S RECORDING CERTIFICATE, REVISION NOTES, H.C.I.D. No. 1, H.C.I.D. No. 2; CITY CERTIFICATION

SHEET 2: ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTEWATER/DSS/SS AND ENGINEER'S CERTIFICATION

SHEET 3: MAP OF TOPOGRAPHY AND DRAINAGE, DRAINAGE, REVISION NOTES, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, ENGINEERING CERTIFICATION, CONSTRUCTION DETAILS

SHEET 4: TYPICAL DETAILS

DRAINAGE REPORT

AGOSTADERO DEL GATO PHASE 1 SUBDIVISION IS A PROPOSED 85 LOT RESIDENTIAL SUBDIVISION, LOCATED WITHIN THE CITY OF ALAMO ETC. SAME BEING A 1.27 ACRES TRACT OF LAND OUT OF AND FORMING PART OR PORTION OF LOT 9, BLOCK 30 OF THE ALAMO LAND & SUGAR COMPANY SUBDIVISION, RECORDED IN VOLUME 1, PAGE 24, MAP RECORDS OF HIDALGO COUNTY, TEXAS. ALL LOTS WILL BE USED FOR THE CONSTRUCTION OF SINGLE-FAMILY HOMES.

THE SUBDIVISION IS LOCATED IN ZONE "B" (MEDIUM SHADING) AREAS BETWEEN LIMITS OF THE 100-YEAR FLOOD AND 500-YEAR FLOOD, OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR WHERE THE CONTRIBUTION DRAINAGE AREA IS LESS THAN ONE SQUARE MILE, OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD, ACCORDING TO FEMA'S FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48034 0205 D MAP REVISED, JUNE 6, 2006.

ACCORDING TO THE SOIL SURVEY REPORT PREPARED FOR HIDALGO COUNTY BY THE U.S.D.A. SOIL CONSERVATION SERVICE, THE SITE CONSISTS OF 100.0% OF HIDALGO SANDY CLAY LOAM (S), WITH 0 TO 1% SLOPES. THE SOIL IS WELL DRAINED AND SURFACE RUNOFF IS NEGLIGIBLE. PERMEABILITY IS MODERATELY HIGH TO HIGH AND THE WATER CAPACITY IS MODERATE. THIS SOIL IS CLASSIFIED AS GROUP (B). PLEASE SEE THE ATTACHED TABLES FOR THE ENGINEERING, PHYSICAL, AND CHEMICAL PROPERTIES OF THESE SOILS.

EXISTING RUNOFF SHEET FLOWS OVERLAND IN A SOUTHEASTERLY DIRECTION INTO THE EXISTING EL GATO DRAIN DITCH (WHICH BELONGS TO HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 AND MAINTAINED BY HIDALGO COUNTY DRAINAGE DISTRICT NO. 1) LOCATED SOUTH OF THE PROPOSED SUBDIVISION, WITH OUTFALL TO THE ALAMO EXPRESSWAY DRAIN THEN NORTH TO THE ALAMO LATERAL, AND SUBSEQUENTLY WITH FINAL OUTFALL TO THE LAGUNA MADRE.

USING THE RATIONAL METHOD, WE HAVE DETERMINED THAT A 10-YR RAINFALL EVENT WILL GENERATE APPROXIMATELY 9.21 CFS OF STORM RUNOFF. WE HAVE ALSO USED THE RATIONAL METHOD TO DETERMINE THAT THE IMPROVED SITE WILL GENERATE AN ESTIMATED 34.63 CFS OF RUNOFF FOR A 50-YR RAINFALL EVENT. THE IMPROVED SITE WILL HAVE AN APPROXIMATE INCREASE OF 45.42 CFS OF STORM RUNOFF FOR A 50-YR RAINFALL EVENT.

IN ACCORDANCE WITH THE CITY'S DRAINAGE REQUIREMENTS, WE HAVE CALCULATED THAT APPROXIMATELY A TOTAL OF 114,439 CF OR 2.67 ACFT, WILL NEED TO BE DETAINED FOR THE COMPLETE DEVELOPMENT OF THE SUBDIVISION FOR A 50-YR RAINFALL EVENT. CURRENT RUNOFF WILL BE DETAINED BY WIDENING THE EXISTING EL GATO DRAIN DITCH (WHICH BELONGS TO HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 AND MAINTAINED BY HIDALGO COUNTY DRAINAGE DISTRICT NO. 1) LOCATED SOUTH OF THE PROPOSED SUBDIVISION, WITH OUTFALL TO THE ALAMO EXPRESSWAY DRAIN THEN NORTH TO THE ALAMO LATERAL, AND SUBSEQUENTLY WITH FINAL OUTFALL TO THE LAGUNA MADRE. TABLES AND CALCULATIONS ARE ATTACHED.

IVAN GARCIA, P.E., R.P.L.S.

DATE: _____

RIO DELTA ENGINEERING

FIRM REGISTRATION No. F-7628
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

DRAWN: P.E. / D.R.
DESIGN: IVAN GARCIA P.E. R.P.L.S.
CHECKED: IVAN GARCIA P.E. R.P.L.S.
SURVEYOR: IVAN GARCIA P.E. R.P.L.S.
SCALE: 1"=60'
DATE: MARCH 16, 2023

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF IVAN GARCIA, P.E. 115662 ON MARCH 16, 2023. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

ISSUED FOR: **PRELIMINARY**

DRAINAGE LAYOUT
AGOSTADERO DEL GATO PHASE 1 SUBDIVISION
CITY OF ALAMO
HIDALGO COUNTY, TEXAS

PROJECT: SUB 21 031
PAGE NO. **SHT 3**

Y:\RDE SUBDIVISIONS 2021\SUB 21.031 - MR. PHILLIPS - EL GATO ROAD\DWG\SUB 21.031_SHT 4_TYPICAL DETAILS.dwg R10BELTA 3/17/2023 9:20 AM

CLASS "D" PAVEMENT

REQUIRED MINIMUM FOR ALL MINOR STREETS (EXCEPT AS NOTED)

2" ACI TYPE 20, (228 lbs. Per Sq. Yd.)
SPECIFICATIONS TO ADHERE TO, 1993 TX-DOT SPEC BOOK ITEM 242

TACK COAT AC-10, 0.05 TO 0.10 G/S.Y.

PRIME COAT SPECIFICATIONS
TO ADHERE TO, 1993 TX-DOT SPEC BOOK, ITEM 310

BASE COURSE
8" TYPE 1 GRADE 6 CALICHE BASE
COMPACTED TO 98% STANDARD PROCTOR
2 OPTIMUM MOISTURE SPECIFICATIONS TO
ADHERE TO, COUNTY SPECIFICATIONS OR
ITEM 247 TX-DOT 1993 SPEC BOOK

SUB-BASE COURSE
8" COMPACTED THICKNESS PREPARED SUBGRADE
2 OPTIMUM MOISTURE

P.I. < 20 COMPACT TO 98% STANDARD PROCTOR
> OPTIMUM MOISTURE

P.I. > 20 SEE SUBGRADE IMPROVEMENT METHODS

GENERAL NOTES:
1. IN LIEU OF THE ABOVE BASE DESIGN, AN ALTERNATE BASE MAY BE USED THAT USES 5" OF TYPE "A" GRADE 1 (CRUSHED LIMESTONE) COMPACTED TO STANDARD PROCTOR 2 OPTIMUM MOISTURE AS PER ITEM 247 1993 TX-DOT SPEC BOOK.
SUBGRADE IMPROVEMENT METHODS:
1. MECHANICAL STABILIZATION ---- AN APPROVED GEOTEXTILE PLACED UNDERNEATH THE BASE COURSE PER COUNTY SPECIFICATIONS
2. CHEMICAL STABILIZATION ---- MODIFY SUBBASE COURSE THICKNESS AS FOLLOWS:
20 < P.I. < 40 3/4 LIME BY WEIGHT COMPACTED TO 98% STANDARD PROCTOR
> OPTIMUM MOISTURE
P.I. > 40 5/8 LIME BY WEIGHT COMPACTED TO 98% STANDARD PROCTOR
> OPTIMUM MOISTURE
3. OVER EXCAVATION & REPLACEMENT ---- A MINIMUM OF 18" OF SELECT FILL WITH A P.I. < 20 COMPACTED TO 98% STANDARD PROCTOR 2 OPTIMUM MOISTURE
DESIGN ENGINEER MAY SPECIFY A DIFFERENT PAVEMENT SECTION TO ADDRESS FIELD AND TRAFFIC CONDITIONS. THESE SPECIFICATIONS OUTLINE THE MINIMUM REQUIREMENTS FOR THE COUNTY OF HIDALGO. WHERE FURTHER GUIDANCE FOR CONSTRUCTION SPECIFICATIONS IS NEEDED, THE COUNTY PLANNING DEPARTMENT MAY REQUIRE CONSTRUCTION IN ACCORDANCE WITH THE 1993 TX-DOT STANDARD SPECIFICATIONS BOOK (LATEST EDITION).

	HIDALGO COUNTY PLANNING DEPARTMENT	CLASS "D" PAVEMENT
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.4

MINOR RESIDENTIAL STREET SECTION

50' MINIMUM R.O.W.
NO LESS THAN 32'-8"

	HIDALGO COUNTY PLANNING DEPARTMENT	MINOR RESIDENTIAL STREET SECTION
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.5

NEW ASPHALT MEETING EXISTING PAVEMENT

	HIDALGO COUNTY PLANNING DEPARTMENT	NEW ASPHALT MEETING EXISTING PAVEMENT
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.20

DRAINAGE MANHOLE DETAILS

	HIDALGO COUNTY PLANNING DEPARTMENT	DRAINAGE MANHOLE DETAIL
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.21

STANDARD CURB INLET SECTION

	HIDALGO COUNTY PLANNING DEPARTMENT	STANDARD CURB INLET SECTION
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.23

CURB INLET DETAIL SIDE SECTION

	HIDALGO COUNTY PLANNING DEPARTMENT	CURB INLET DETAIL SIDE SECTION
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.24

STANDARD CURB INLET THROAT DETAIL

	HIDALGO COUNTY PLANNING DEPARTMENT	STANDARD CURB INLET / THROAT DETAIL
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.25

CURB INLETS BOX AND MANHOLE ELEVATION

	HIDALGO COUNTY PLANNING DEPARTMENT	CURB INLETS, BOX AND MANHOLE ELEVATION
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.26

STANDARD CURB INLET DETAIL

	HIDALGO COUNTY PLANNING DEPARTMENT	STANDARD CURB INLET DETAIL
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.22

TYPICAL ENDWALL/CONCRETE APRON DETAIL

	HIDALGO COUNTY PLANNING DEPARTMENT	TYPICAL ENDWALL/CONCRETE APRON DETAIL
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 11-28-2018 CHECKED BY: T.E. DRAWN BY: J.TOVAR PLATE No. : 9.35

STORM TRENCH BEDDING AND BACKFILL DETAIL

	HIDALGO COUNTY PLANNING DEPARTMENT	STORM TRENCH BEDDING AND BACKFILL DETAIL
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.36

CONCRETE SCHOOL BUS STOP PICKUP AREA

	HIDALGO COUNTY PLANNING DEPARTMENT	CONCRETE SCHOOL BUS STOP PICKUP AREA
	1304 S. 23 TH STREET EDINBURG, TX 78839 TEL: (361) 318-2842 FAX: (361) 318-2844	SCALE: N.T.S. DATE: 10-09-2018 CHECKED BY: R.E.S. DRAWN BY: J.TOVAR PLATE No. : 9.18

REVISION NOTES TABLE	
DATE	DESCRIPTION

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SHEET 1: HEADINGS, INDEX, LOCATION MAP, PRINCIPAL CONTACTS, MAP, LOT, STREETS, AND EASEMENT LAYOUT, DESCRIPTION METES AND BOUNDS, ENGINEER'S AND SURVEYOR'S CERTIFICATION, PLAT NOTES AND RESTRICTIONS, OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION: COUNTY APPROVAL CERTIFICATE, COUNTY CLERK'S RECORDING CERTIFICATE, REVISION NOTES, H.C.D.D. No. 1; H.C.I.D. No. 2; CITY CERTIFICATION	ENGINEER: IVAN GARCIA P.E. R.P.L.S.
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SHEET 3: MAP OF TOPOGRAPHY AND DRAINAGE, REVISION NOTES, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, ENGINEERING CERTIFICATION, CONSTRUCTION DETAILS.	DRAWN: DANIEL RODRIGUEZ E.I.T.
SHEET 4: TYPICAL DETAILS	SCALE: N.T.S.
	DATE: FEBRUARY 2, 2023
	PROJECT: SUB 21.031
	REVISIONS:
	PAGE No. SHT 4

RIO DELTA ENGINEERING

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THIS DOCUMENT IS
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ISSUED FOR:
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TYPICAL DETAILS
AGOSTADERO DEL GATO PHASE 1 SUBDIVISION
CITY OF ALAMO
HIDALGO COUNTY, TEXAS

PROJECT:
ENGINEER:
SURVEYOR:
DRAWN:
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