



HIDALGO COUNTY PLANNING DEPARTMENT

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

Anthony Uresti,
Director of Planning

HIDALGO COUNTY COMMISSIONERS COURT MEETING

DATE: 12-17-2024

PROPOSED GREENER PASTURES MOBILE HOME PH II SUBDIVISION PRECINCT No. 1.

ENGINEER MELDEN & HUNT INC. DEVELOPER: AMISTAD FINANCE LLC

PRELIMINARY APPROVAL FINAL APPROVAL FINAL APPROVAL WITH FINANCIAL GUARANTEE WITH VARIANCE

NUMBER OF LOTS: 15 *SINGLE FAMILY *MULTI-FAMILY COMMERCIAL INSTITUTIONAL

NUMBER OF STREETLIGHTS: 1

FILLING STATIONS: 3

LOCATION DESCRIPTION: EAST OF MAIN GATE DRIVE APPROXIMATELY 900 FEET SOUTH OF MILE 5 NORTH ROAD.

SUBDIVISION LIES WITHIN THE: RELEASED FROM EJT OF WESLACO

DRAINAGE REPORT WAS APPROVED BY HCDD#1: ON 9-10-2024 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 THE EXISTING DRAIN DITCH.

ROAD R.O.W. DEDICATION: NO ROW DEDICATION

H.C.R.O.W. FINAL APPROVAL DATE: 11-26-2024 BY, PRECINCT 1 R.O.W. AGENT

H.C.H.D. FINAL APPROVAL DATE: 11-22-2024 BY, ENVIRONMENTAL HEALTH DIVISION MANAGER

SEWER SYSTEM: SANITARY SEWER CITY OF WESLACO LINE SIZE:8" LOCATION: GREEN PASTURE SUBD. LOTS 147 & 148.

WATER SERVICE PROVIDER: CITY OF WESLACO LINE SIZE:8" LOCATION: MAIN GATE DRIVE

H.C.E.O.C. FINAL APPROVAL DATE: 11-20-2024: BY ENVIRONMENTAL COMPLIANCE COORDINATOR

LARGE CONSTRUCTION

The applicant has submitted the required NOI as per Part II, Section E of the TPDES General Permit for Construction Activities (TXR150000) along with a copy of the Erosion Control Plan for the proposed Project.

REQUEST FOR FINAL APPROVAL WITH: **CASH DEPOSIT:** Amount: **\$22,675.00** For: (Drainage Improvements)

PRELIMINARY APPROVAL FROM THE
HIDALGO COUNTY COMMISSIONERS COURT ON: NOVEMBER 26, 2024

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

Final Approval *with financial guarantee.*

This subdivision plat has been reviewed and complies with the Hidalgo County Subdivision Rules, Texas Water Development Board Model Subdivision Rules and The Texas Local Government Code.

*

PLAT OF GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II

A 3.945 ACRE TRACT OF LAND BEING LOTS 82, 133, 134, 135 & 136, GREENER PASTURES MOBILE HOME SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 35, PAGE 46, MAP RECORDS, HIDALGO COUNTY, TEXAS.

METES AND BOUNDS DESCRIPTION:

A TRACT OF LAND CONTAINING 3.945 ACRES SITUATED IN THE COUNTY OF HIDALGO TEXAS, BEING ALL OF LOTS 82 AND 133-136, GREENER PASTURES MOBILE HOME SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 35, PAGE 46, HIDALGO COUNTY MAP RECORDS, WHICH SAID 3.945 ACRES BEING OUT OF A CERTAIN TRACT CONVEYED TO AMISTAD FINANCE, L.L.C. BY VIRTUE OF A WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2541395, HIDALGO COUNTY OFFICIAL RECORDS, SAID 3.945 ACRES ALSO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

1. THENCE, N 88° 48' 58" E, ALONG THE NORTH LINE OF SAID LOT 82, A DISTANCE OF 14.99 FEET TO A NO. 4 REBAR SET AT AN OUTSIDE CORNER OF LLANO GRANDE HOMESITE ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 14, PAGE 49, HIDALGO COUNTY MAP RECORDS, FOR AN OUTSIDE CORNER OF THIS TRACT;
2. THENCE, S 46° 11' 02" E, ALONG THE SOUTH LINE OF SAID LLANO GRANDE HOMESITE, A DISTANCE OF 933.40 FEET TO A NO. 4 REBAR SET, FOR AN INSIDE CORNER OF THIS TRACT;
3. THENCE, N 88° 48' 58" E CONTINUING ALONG THE SOUTH LINE OF SAID LLANO GRANDE HOMESITE, A DISTANCE OF 465.07 FEET TO A NO. 4 REBAR SET AT THE NORTHEAST CORNER OF SAID LOT 82, FOR THE NORTHEAST CORNER OF THIS TRACT;
4. THENCE, S 14° 15' 12" E ALONG THE EAST LINE OF SAID LOT 82, A DISTANCE OF 23.78 FEET TO A NO. 4 REBAR SET AT THE NORTHERNMOST SOUTHEAST CORNER OF THIS TRACT;
5. THENCE, ALONG THE SOUTH LINE OF SAID LOT 82, IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 28° 59' 37", A RADIUS OF 290.00 FEET, AN ARC LENGTH OF 146.75 FEET, A TANGENT OF 74.98 FEET AND A CHORD THAT BEARS S 80° 41' 10" W, A DISTANCE OF 145.19 FEET TO A NO. 4 REBAR FOUND, FOR A CORNER OF THIS TRACT;
6. THENCE, S 46° 11' 02" W CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82, A DISTANCE OF 180.06 FEET TO A NO. 4 REBAR SET, FROM WHICH A NO. 4 REBAR FOUND BEARS S 88° 25' 40" E, A DISTANCE OF 0.30 FEET, TO THE SOUTHERNMOST SOUTHEAST CORNER OF THIS TRACT;
7. THENCE, N 43° 49' 31" W, CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82, A DISTANCE OF 111.11 FEET TO A NO. 5 REBAR FOUND AT AN OUTSIDE CORNER OF SAID LOT 82 AND EXISTING SOUTH RIGHT-OF-WAY LINE OF CORRAL DRIVE, FOR AN OUTSIDE CORNER OF THIS TRACT;
8. THENCE, CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82 ALONG THE EXISTING RIGHT-OF-WAY OF CORRAL DRIVE, IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 252° 08' 41", A RADIUS OF 50.00 FEET, AN ARC LENGTH OF 220.04 FEET, A TANGENT OF 68.64 FEET AND A CHORD THAT BEARS S 86° 35' 19" W, A DISTANCE OF 80.83 FEET, TO A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND, FOR AN OUTSIDE CORNER OF THIS TRACT;
9. THENCE, CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82 AND EXISTING NORTH RIGHT-OF-WAY LINE OF CORRAL DRIVE, IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 88° 13' 24", A RADIUS OF 10.00 FEET, AN ARC LENGTH OF 15.40 FEET, A TANGENT OF 9.69 FEET AND A CHORD THAT BEARS S 04° 37' 40" W, A DISTANCE OF 13.92 FEET TO A NO. 4 REBAR SET FROM WHICH A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND BEARS S 80° 01' 43" E, A DISTANCE OF 0.24 FEET, FOR AN ANGLE POINT OF THIS TRACT;
10. THENCE, S 48° 44' 23" W CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82 AND THE EXISTING NORTH RIGHT-OF-WAY OF CORRAL DRIVE, A DISTANCE OF 16.13 FEET TO A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND, FOR AN ANGLE POINT OF THIS TRACT;
11. THENCE, CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82 AND EXISTING NORTH RIGHT-OF-WAY LINE OF CORRAL DRIVE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 89° 59' 4", A RADIUS OF 20.00 FEET, AN ARC LENGTH OF 31.42 FEET, A TANGENT OF 20.00 FEET AND A CHORD THAT BEARS N 88° 15' 38" W, A DISTANCE OF 28.28 FEET TO A NO. 4 REBAR SET FROM WHICH A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND BEARS S 88° 37' 14" E, A DISTANCE OF 0.22 FEET, FOR AN ANGLE POINT OF THIS TRACT;
12. THENCE, N 41° 15' 38" W CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82 AND THE EXISTING NORTH RIGHT-OF-WAY LINE OF CORRAL DRIVE, A DISTANCE OF 289.08 FEET TO A NO. 4 REBAR SET FROM WHICH A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND BEARS N 88° 37' 14" E, A DISTANCE OF 0.22 FEET, FOR AN ANGLE POINT OF THIS TRACT;
13. THENCE, CONTINUING ALONG THE SOUTH LINE OF SAID LOT 82 AND THE EXISTING NORTH RIGHT-OF-WAY LINE OF CORRAL DRIVE, IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 89° 59' 4", A RADIUS OF 20.00 FEET, AN ARC LENGTH OF 31.42 FEET, A TANGENT OF 20.00 FEET AND A CHORD THAT BEARS N 88° 15' 38" W, A DISTANCE OF 28.28 FEET TO A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND AT THE SOUTHWEST CORNER OF SAID LOT 135, FOR AN ANGLE POINT OF THIS TRACT;
14. THENCE, S 88° 48' 58" W ALONG THE EXISTING NORTH RIGHT-OF-WAY LINE OF CORRAL DRIVE, A DISTANCE OF 147.43 FEET TO A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND, FOR THE SOUTHERNMOST SOUTHWEST CORNER OF THIS TRACT;
15. THENCE, IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 90° 00' 00", A RADIUS OF 20.00 FEET, AN ARC LENGTH OF 31.42 FEET, A TANGENT OF 20.00 FEET AND A CHORD THAT BEARS N 46° 11' 02" W, A DISTANCE OF 28.28 FEET TO A NO. 5 REBAR WITH CAP STAMPED "MF" FOUND, FOR THE NORTHERNMOST SOUTHWEST CORNER OF THIS TRACT;
16. THENCE N 01° 11' 02" W, ALONG THE WEST LINE OF SAID LOT 82 AND THE EXISTING EAST RIGHT-OF-WAY LINE OF MAIN GATE DRIVE, A DISTANCE OF 400.01 FEET TO THE POINT OF BEGINNING AND CONTAINING 3.945 ACRES OF LAND, MORE OR LESS.

SCALE: 1"=100'

Boundary Line Table			Lot Area Table			Boundary Curve Table						
Line #	Length	Direction	Lot #	SQ. FT.	Area	Curve #	Length	Radius	Delta	Chord Direction	Chord Length	Tangent
"L1"	14.99'	N88° 48' 58" E	137	12,687.13	0.291	C1	146.75'	290.00'	28° 59' 37"	S60° 41' 20" W	145.19'	74.98
"L2"	23.78'	S14° 15' 12" E	138	9,249.84	0.212	C2	220.04'	50.00'	252° 08' 41"	S86° 35' 19" W	80.83'	68.64
"L3"	111.11'	N43° 49' 31" W	139	10,737.48	0.246	C3	15.40'	10.00'	88° 13' 24"	S4° 37' 40" W	13.92'	9.69
"L4"	16.13'	S48° 44' 23" W	140	10,750.00	0.247	C4	31.42'	20.00'	89° 59' 59"	N86° 15' 38" W	28.28'	20.00
"L5"	147.43'	S88° 48' 58" W	141	8,039.16	0.185	C5	396.45'	455.00'	49° 55' 24"	N66° 13' 20" W	384.03'	211.80
			142	6,250.00	0.143	C6	31.42'	20.00'	90° 00' 00"	N46° 11' 02" W	28.28'	20.00
			143	6,250.00	0.143	C7	50.00'	50.00'	57° 17' 33"	N4° 00' 43" E	54.07'	27.31
			144	6,289.50	0.144	C8	49.99'	50.00'	57° 17' 17"	N53° 16' 41" W	47.94'	27.31
			145	11,766.09	0.270	C9	120.05'	50.00'	137° 33' 51"	S29° 17' 44" W	96.52'	128.79
			146	9,562.52	0.220	C10	201.79'	455.00'	25° 24' 38"	N59° 48' 07" W	201.70'	102.58
			147	15,833.17	0.363	C11	50.01'	455.00'	6° 17' 49"	N75° 39' 20" W	49.98'	25.03
			148	11,047.76	0.254	C12	50.68'	455.00'	6° 22' 53"	N81° 59' 41" W	56.48'	25.36
			149	16,525.69	0.379	C13	47.66'	455.00'	6° 00' 04"	N88° 11' 09" W	47.63'	23.85
			150	29,365.50	0.674	C14	46.32'	455.00'	5° 50' 00"	N44° 10' 48" W	46.30'	23.18
			151	7,478.25	0.172							

LEGEND
 ● FOUND NO. 4 REBAR
 ○ FOUND NO. 5 REBAR
 ○ FOUND NO. 5 REBAR WITH CAP STAMPED "MF"
 ○ SET NO. 4 REBAR WITH PLASTIC CAP STAMPED MELDEN & HUNT
 R.O.W. - RIGHT OF WAY
 H.C.M.R. - HIDALGO COUNTY MAP RECORDS
 H.C.O.R. - HIDALGO COUNTY OFFICIAL RECORDS
 N.W. COR. - NORTHWEST CORNER
 H. & C.G.I.D. - HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT
 P.O.B. - POINT OF BEGINNING
 S.F. - SQUARE FEET
 N.T.S. - NOT TO SCALE

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

WE, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____ DAY OF _____, 20____.

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

- THIS PLAT IS APPROVED BY HIDALGO AND CAMERON COUNTIES IRRIGATION DISTRICT No. 9
- DATED THIS _____ DAY OF _____, 20____.
1. NO IMPROVEMENTS OF ANY KIND SHALL BE PLACED UPON HIDALGO AND CAMERON COUNTIES IRRIGATION DISTRICT No. 9 RIGHT-OF-WAYS AND/OR EASEMENTS WITHOUT THE EXPRESSED WRITTEN PERMISSION OF HCOID#9.
 2. IT IS UNDERSTOOD THAT THE RATE OF FLOW OF STORM WATER FOR THE DEVELOPMENT WILL BE NO GREATER THAN THE RATE OF FLOW OF STORM WATER WHEN THE LAND WAS IN AGRICULTURAL USE.
 3. HCOID#9 WILL NOT BE RESPONSIBLE FOR THE STORM DRAINAGE WATER SYSTEM TO ANY LOT WITHIN THIS SUBDIVISION, AS WELL, HCOID#9 WILL NOT BE RESPONSIBLE FOR THE DELIVERY OF WATER TO ANY LOT WITHIN THIS SUBDIVISION, IF DESIRED, THIS WILL NOT BE AT THE DISTRICTS EXPENSE.
 4. HCOID#9 HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE STORM SEWER OR UTILITIES SYSTEMS DESCRIBED ARE APPROPRIATE FOR THE PARTICULAR SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. THE DEVELOPER AND HIS ENGINEER ARE RESPONSIBLE FOR THEIR DETERMINATIONS.
 5. HCOID#9 EXCLUSIVE EASEMENTS SHALL BE KEPT CLEAR OF BUILDINGS, SHEDS, SHRUBS, TREES, AND OTHER PLANTINGS AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.

GENERAL MANAGER
 HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT No. 9

MELDEN & HUNT INC.
 CONSULTANTS • ENGINEERS • SURVEYORS

115 W. McINTYRE - EDINBURG, TX 78641
 PH: (956) 381-0981 - FAX: (956) 381-1839
 ESTABLISHED 1947 - www.meldenandhunt.com

DRAWN BY: Cesar DATE: 03-21-22
 SURVEYED, CHECKED: J.L.G. DATE: 03-21-23
 FINAL CHECK: _____ DATE: _____

NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER: JOHN G. PHILLIPS, PRESIDENT	P.O. BOX 6147	MCALLEN, TEXAS 78502	C/O (956) 381-0981	C/O (956) 381-1839
ENGINEER: MARIO A. REYNA P.E.	115 W. McINTYRE	EDINBURG, TX 78641	(956) 381-0981	(956) 381-1839
SURVEYOR: RUBEN JAMES DE JESUS, R.P.L.S.	115 W. McINTYRE	EDINBURG, TX 78641	(956) 381-0981	(956) 381-1839

STATE OF TEXAS
 COUNTY OF HIDALGO

OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION

WE, JOHN G. PHILLIPS, PRESIDENT & AMISTAD FINANCE, L.L.C. A TEXAS LIMITED LIABILITY COMPANY AS OWNER OF THE 3.945 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET(S), PARK, AND EASEMENTS SHOWN HEREIN.

I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 232.032 AND THAT:

- (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 CONNECTIONS 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.

AMISTAD FINANCE, L.L.C. _____ DATE: _____
 JOHN G. PHILLIPS, PRESIDENT
 P. O. BOX 6147
 MCALLEN, TEXAS 78502

STATE OF TEXAS
 COUNTY OF HIDALGO

STATE OF TEXAS
 COUNTY OF HIDALGO

NOTARY PUBLIC IN THE STATE OF TEXAS
 MY COMMISSION EXPIRES: _____

THE STATE OF TEXAS
 COUNTY OF HIDALGO

I, RUBEN JAMES DE JESUS, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

DATED THIS THE _____ DAY OF _____, 20____.

RUBEN JAMES DE JESUS, PROFESSIONAL ENGINEER No. 126282
 STATE OF TEXAS

DATE PREPARED: 3-17-22
 ENGINEERING JOB NO. 22069.00

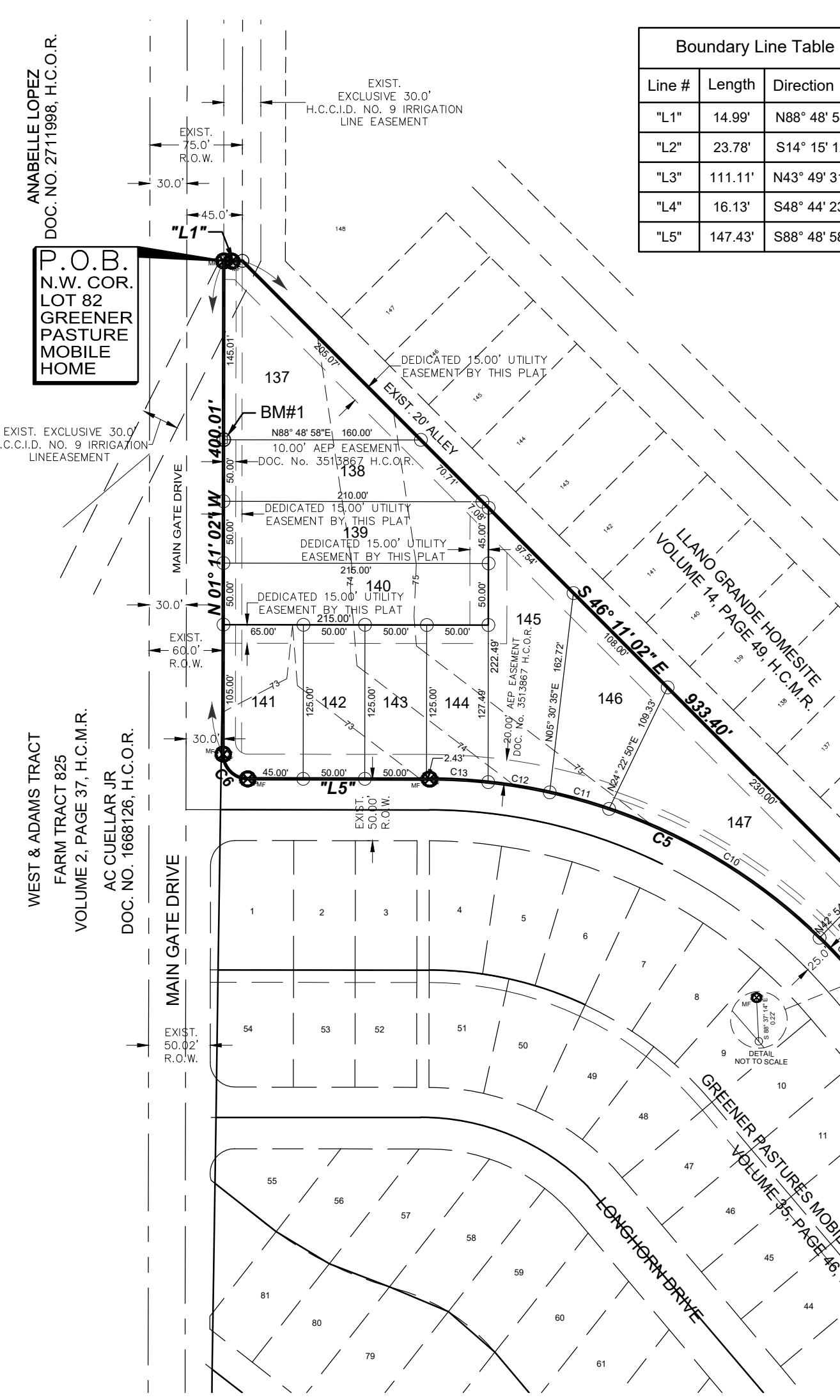
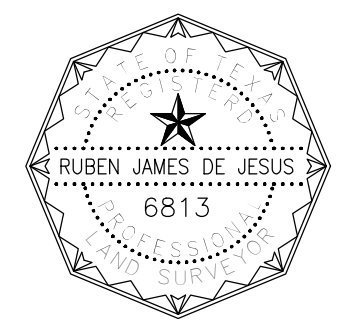
STATE OF TEXAS
 COUNTY OF HIDALGO

I, RUBEN JAMES DE JESUS, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE AND IS PREPARED FROM AN ACTUAL SURVEY ON THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

DATED THIS THE _____ DAY OF _____, 20____.

RUBEN JAMES DE JESUS PROFESSIONAL LAND SURVEYOR No. 6813
 STATE OF TEXAS

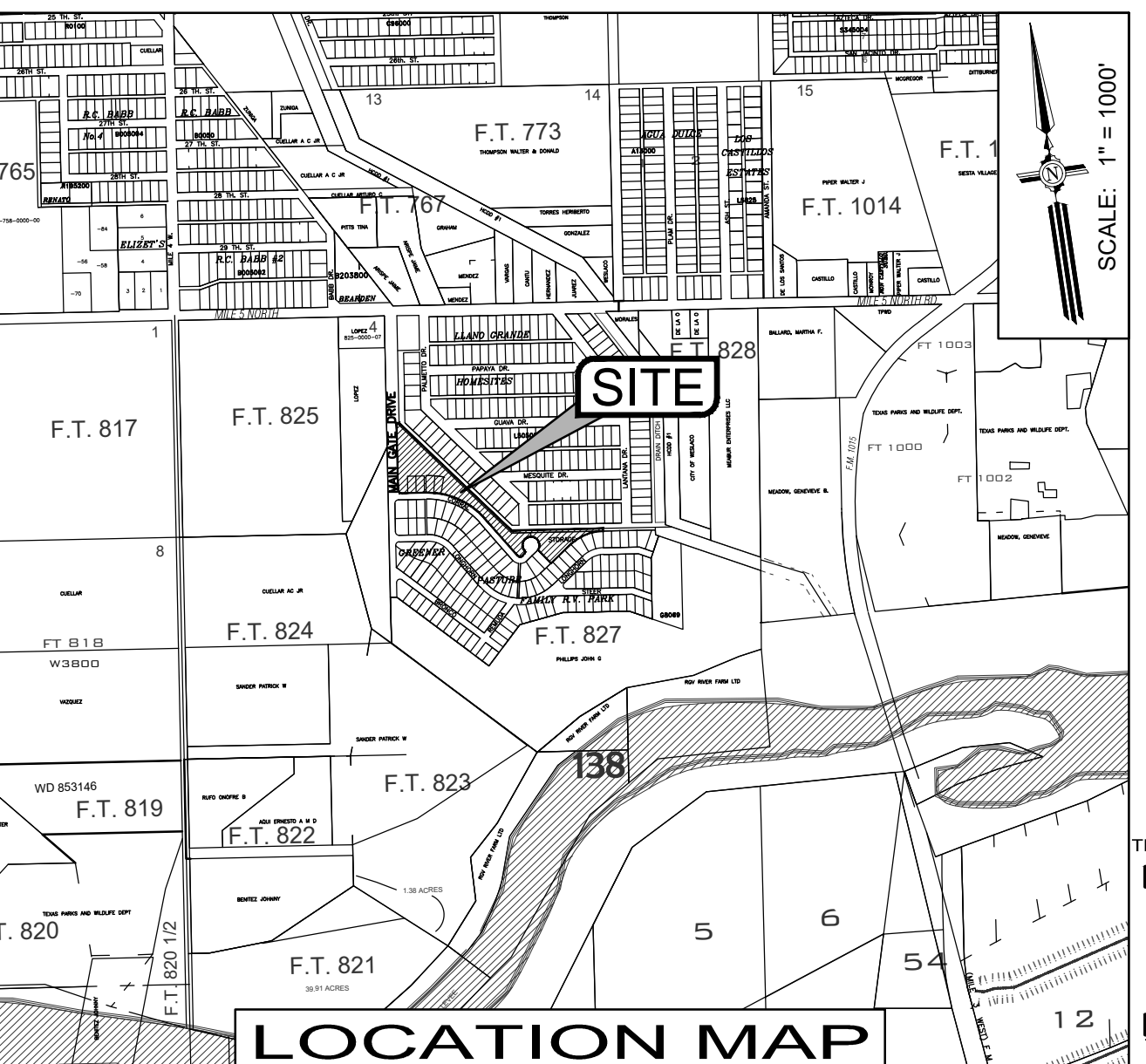
DATE SURVEYED: 03/17/23



LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY:

GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II IS LOCATED IN THE EASTERN PART OF HIDALGO COUNTY ON THE EAST SIDE OF MAIN GATE DRIVE, APPROXIMATELY 900 FEET SOUTH OF MILE 5 NORTH ROAD, THE ONLY NEARBY MUNICIPALITY IS THE CITY OF WESLACO, ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF WESLACO (POPULATION 41,623). THIS SUBDIVISION LIES APPROXIMATELY 3,540 FEET FROM THE CITY LIMITS (AND IS WITHIN THE 2 OR 5 MILE EXTRATERRITORIAL JURISDICTION (E.T.) UNDER LOCAL GOVERNMENT CODE § 42.021. THIS SUBDIVISION FALLS WITHIN PRECINCT 1.

- INDEX TO SHEET OF GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II
- SHEET 1: HEADING; INDEX; LOCATION MAP AND E.T.; PRINCIPAL CONTACTS; MAP; LOT, STREETS, AND EASEMENT LAYOUT; DESCRIPTION (METES AND BOUNDS); CERTIFICATION; OWNER'S; ENGINEER'S; SURVEYOR'S; IRRIGATION DISTRICT; HIDALGO COUNTY JUDGE; DRAINAGE DISTRICT No. 1; COUNTY CLERK; PLAT NOTES AND RESTRICTIONS; LINE TABLE; CURVE TABLE; LOT TABLE.
- SHEET 2: FINAL ENGINEERING REPORT FOR WATER & SANITARY SEWER [ENGLISH-SPANISH] - LEGEND-TOPOGRAPHY UTILITY LAYOUT SEWER CERTIFICATE & STATEMENT ESTIMATES
- SHEET 3: WATER & SEWER DETAILS.
- SHEET 4: STORM LAYOUT, DETAILS, DRAINAGE STATEMENT, DRAINAGE AREAS.



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 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 THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT No. 1

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

COUNTY CLERK
 COUNTY OF HIDALGO, TEXAS

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

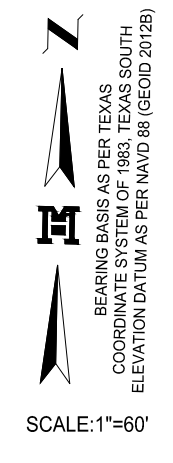
ON: _____ AT _____ AM/PM
 INSTRUMENT NUMBER _____
 OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY: _____ DEPUTY

MAP OF WATER & SANITRY DISTRIBUTION SYSTEM
 MAPA DE SISTEMA DE DISTRIBUCION DE AGUA Y DRENAJE

PLAT OF
GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II

A 3.94 ACRE TRACT OF LAND BEING LOTS 82, 133, 134, 135 & 136, GREENER PASTURES MOBILE HOME SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 35, PAGE 46, MAP RECORDS, HIDALGO COUNTY, TEXAS.



SUBDIVIDER CERTIFICATION

1. BY COMPLETING THE IMPROVEMENTS DESCRIBED ON THE PLAT, SUBDIVIDER WILL COMPLY WITH MINIMUM STATE STANDARDS AND THAT (a) WATER QUALITY AND CONNECTIONS INCLUDING WATER METERS AND OR WATER WELLS FOR EACH LOT(S) MEET SUCH STANDARDS AND (b) SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET OR WILL MEET SUCH STANDARDS AND WILL BE CONSTRUCTED IN ACCORDANCE WITH STATE AND COUNTY REGULATIONS.

SUBDIVIDER STATEMENT:

I, WE, JOHN G. PHILLIPS, PRESIDENT & AMISTAD FINANCE, LLC, A TEXAS LIMITED LIABILITY COMPANY SUBDIVIDER OF GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II, HERE BY CERTIFY SEWER PERMITS HAVE BEEN PAID AND COPIES OF RECEIPTS ARE ON FILE WITH THE HIDALGO COUNTY HEALTH DEPARTMENT THAT ANY ADEQUATE DRINKING WATER SOURCE IS IMMEDIATELY AVAILABLE TO EACH LOT OF THE TYPE, QUALITY & QUANTITY TO ENABLE EACH PERSON PURCHASING A LOT HAVE ADEQUATE WATER TO COMPLY WITH THE REGULATIONS AND THE LAWS OF THE STATE AS REQUIRED BY STATE AND COUNTY REGULATIONS.

AMISTAD FINANCE, LLC,
 JOHN G. PHILLIPS, PRESIDENT
 P.O. BOX 8147
 MCALLEN, TEXAS 78502

STATE OF TEXAS
 COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JOHN G. PHILLIPS, KNOWN TO ME THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO BE THAT HE EXECUTED THE SAME FOR PURPOSED AND CONSIDERATION THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF OFFICE

THIS THE _____ DAY OF _____, 20____

NOTARY PUBLIC
 MY COMMISSION EXPIRES _____

FINAL WATER AND SEWER ENGINEERING REPORT FORMAT
 WATER SUPPLY, DESCRIPTION, COST, AND OPERABILITY DATE:

GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II WILL BE PROVIDED WITH POTABLE WATER BY CITY OF WESLACO. THE SUBDIVIDER AND THE CITY OF WESLACO HAVE ENTERED INTO A CONTRACT IN WHICH THE CITY OF WESLACO HAS PROMISED TO PROVIDE SUFFICIENT WATER TO THE SUBDIVISION FOR AT LEAST 30 YEARS AND N.A.W.S.C. HAS PROVIDED DOCUMENTATION TO SUFFICIENTLY ESTABLISH THE LONG TERM QUANTITY AND QUALITY OF THE AVAILABLE WATER SUPPLIES TO SERVE THE FULL DEVELOPMENT OF THIS SUBDIVISION.

THE CITY OF WESLACO HAS AN EXISTING 8" WATER LINE RUNNING ALONG THE EAST RIGHT-OF-WAY OF MAIN GATE DRIVE AND A 6" WATER LINE BETWEEN 8 & 9 ALONG THE SOUTH RIGHT-OF-WAY OF CORRAL DRIVE. THE WATER SYSTEM FOR GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II CONSISTS OF A 8" WATER LINE THAT CONNECTS TO THE EXISTING 8" & 6" WATER LINES. AN 8" WATER LINE CONNECTS TO THE EXISTING 8" WATER LINE AT THE SOUTHWEST CORNER OF LOT 141 THEN RUNS EAST ALONG THE NORTH RIGHT-OF-WAY OF CORRAL DRIVE ENDING AT THE SOUTHWEST CORNER OF LOT 149. ANOTHER 8" WATER LINE CONNECTS TO THE PREVIOUSLY MENTIONED 8" WATER LINE AT THE SOUTHEAST CORNER OF LOT 147 THEN CROSSING CORRAL DRIVE CONNECTING TO THE EXISTING 6" WATER LINE TO SERVE THIS SUBDIVISION.

WATER DISTRIBUTION FOR THE GREENER PASTURES MOBILE HOME SUBDIVISION CONSISTS OF FIVE (5) 1" DUAL SERVICE LINES RUN TO PAIRS OF LOTS BEFORE SPLITTING INTO 1/2" DIAMETER SERVICE LINES AND FIVE (5) 1/2" SINGLE SERVICE LINES. SAID SERVICES TERMINATE AT THE WATER METER BOXES FOR EACH LOT. THE 8" WATER LINE, THE DUAL SERVICES AND 1/2" SINGLE SERVICES, AND THE METER BOXES HAVE ALREADY BEEN INSTALLED. AT A TOTAL COST OF \$91,585.00 OR \$6,105.67 PER LOT. IN ADDITION, THE SUBDIVIDER HAS PAID N.A.W.S.C. THE SUM OF \$ 14,286.79 WHICH COVERS THE \$ COST PER LOT AS STATED IN THE 30 YEAR WATER SERVICE AGREEMENT WHICH SUM REPRESENTS THE TOTAL COST OF WATER METER, RIGHTS ACQUISITION FEES, AND ALL MEMBERSHIP OR OTHER FEES ASSOCIATED WITH CONNECTING THE INDIVIDUAL LOTS IN THE SUBDIVISION TO N.A.W.S.C. UPON REQUEST BY THE LOT OWNER N.A.W.S.C. WILL PROMPTLY INSTALL AT NO CHARGE THE WATER METER FOR THAT LOT. THE SUBDIVIDER HAS INSTALLED 3 FIRE HYDRANTS AT A UNIT COST OF \$4,600.00 FOR A TOTAL COST OF \$13,800.00. THE ENTIRE WATER FACILITIES HAVE BEEN APPROVED AND ACCEPTED BY N.A.W.S.C. AND SAID DISTRIBUTION SYSTEM IS OPERABLE AS OF THE DATE OF THE RECORDING OF THE PLAT

WASTEWATER SUPPLY, DESCRIPTION, COST, AND OPERABILITY DATE:

GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II WILL BE TREATED BY WASTEWATER SERVICE FROM CITY OF WESLACO. THE SUBDIVIDER AND CITY OF WESLACO HAVE ENTERED INTO A CONTRACT IN WHICH THE CITY OF WESLACO HAS PROMISED TO TREAT THE SUFFICIENT WASTEWATER FOR AT LEAST 30 YEARS AND CITY OF WESLACO HAS PROVIDED DOCUMENTATION TO SUFFICIENTLY ESTABLISH THE LONG TERM QUANTITY AND QUALITY OF THE AVAILABLE WASTEWATER SUPPLIES TO SERVE THE FULL DEVELOPMENT OF THIS SUBDIVISION.

THE CITY OF WESLACO HAS AN EXISTING 8" SANITARY SEWER LINE ALONG THE EAST BOUNDARY LINE WITHIN THE ADJACENT SUBDIVISION & AN 8" SANITARY SEWER LINE ALONG THE SOUTH SIDE OF LOT 149 AND LOT 150 WITHIN THE ADJACENT SUBDIVISION. THE WASTEWATER SYSTEM FOR GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II CONSISTS OF AN 8" SANITARY SEWER LINE CONNECT TO THE EXISTING 8" WATER LINE AT THE NORTHWEST CORNER OF LOT 145 THEN RUNS SOUTH ALONG THE WEST LINE OF SAID LOT 145 THEN RUNS WEST ALONG THE NORTH LINE OF LOTS 144, 143, 142 & 141 ENDING WITH A SANITARY MANHOLE. SANITARY SEWER SERVICES SHALL CONNECT TO THE EXISTING SANITARY SEWER LINE TO SERVICE THE REMAINING LOTS TO SERVICE THIS SUBDIVISION.

FROM THE 8" LINE, FIFTEEN (15) 4" SEWER SERVICE LINES RUN FOR EACH LOT. THE 8" LINE, 4" SERVICE LINE AND THREE (3) 48" SANITARY SEWER MANHOLES HAVE BEEN INSTALLED. AT A TOTAL COST OF \$ 44,640.00 OR \$2,976.00 PER LOT. IN ADDITION, THE SUBDIVIDER HAS PAID THE CITY OF WESLACO THE SUM OF \$ WHICH COVERS THE \$ PER LOT AS STATED IN THE 30 YEAR WASTE WATER SERVICE AGREEMENT WHICH SUM REPRESENTS THE TOTAL COST OF THE WATER METER, RIGHTS ACQUISITION FEES, AND ALL MEMBERSHIP OR OTHER FEES ASSOCIATED WITH CONNECTING THE INDIVIDUAL LOTS IN THE SUBDIVISION TO N.A.W.S.C. THE ENTIRE WASTE WATER FACILITIES HAVE BEEN APPROVED AND ACCEPTED BY THE CITY OF WESLACO AND SAID DISTRIBUTION SYSTEM IS OPERABLE AS OF THE DATE OF THE RECORDING OF THE PLAT.

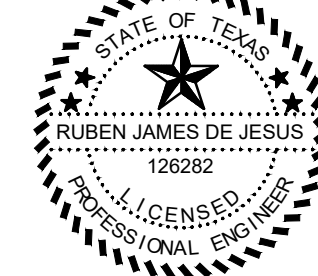
ENGINEER CERTIFICATION:
 BY MY SIGNATURE BELOW, I CERTIFY THAT THE WATER AND SEWAGE SERVICE FACILITIES DESCRIBED ABOVE ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 16.343, WATER CODE. I CERTIFY THAT THE COSTS TO INSTALL WATER AND SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

WATER FACILITIES - THESE FACILITIES FULLY CONSTRUCTED, WITH THE INSTALLATION OF WATER METERS, WILL COST A GRAND TOTAL OF \$ WHICH EQUALS TO \$ PER LOT.

SEWAGE FACILITIES - THESE FACILITIES FULLY CONSTRUCTED WILL COST A GRAND TOTAL OF \$ WHICH EQUALS TO \$ PER LOT.

ENGINEER'S SIGNATURE _____ DATE _____

MELDEN & HUNT, INC.
 TEXAS REGISTRATION F-1435



COST ESTIMATE:
 WATER DISTRIBUTION: \$ 91,585.00
 SANITARY SEWER \$ 44,640.00
 DRAINAGE IMPROVEMENTS: \$ 45,100.00
 PAVING IMPROVEMENTS: \$ 00.00

IMPROVEMENTS / OSSF:

ESTIMACION DE COSTOS:
 SERVICIO DE AGUA POTABLE: \$ 91,585.00
 SERVICIO DE DRENAJE SANITARIO \$ 44,640.00
 DREAJE PLUVIAL: \$ 45,100.00
 PAVIMENTACION DE CALLES: \$ 00.00

FINAL WATER AND SEWER ENGINEERING REPORT IN SPANISH (WATER AND WASTE WATER DISTRIBUTION SYSTEM BEING INSTALLED)
 PROVISION DE AGUA: DESCRIPCION, GASTOS Y FECHAS DE INICIO

LA SUBDIVISION GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II RECIBIRÁ SU PROVISION DE AGUA DE LA CIUDAD DE WESLACO. EL DUEÑO DE LA SUBDIVISION Y LA CIUDAD HAN FIRMADO UN CONTRATO POR EL CUAL LA SUBDIVISION RECIBIRÁ SU PROVISION DE AGUA POR LOS PROXIMOS 30 AÑOS. LA CIUDAD DE WESLACO HA PRESENTADO DOCUMENTACION PARA DEMOSTRAR A LARGO PLAZO LA CANTIDAD Y CALIDAD DE AGUA ACCESIBLE PARA SERVIR EL FUTURO DESARROLLO DE LA SUBDIVISION.

EL SISTEMA DE PROVISION DE AGUA PARA LA SUBDIVISION GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II CONSISTE DE UN CONDUCTO DE AGUA DE 8" QUE CORRE POR EL LADO ESTE DEL DERECHO DE VILLA DE MAIN GATE DRIVE Y UN CONDUCTO DE 6" EN EL MIDIO DE LOTE 8 Y 9 EN EL LADO SUR DE CORRAL DRIVE. EL SISTEMA DE PROVISION DE AGUA DE LA SUBDIVISION GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II CONSISTE DE UN CONDUCTO DE AGUA DE 8" QUE SE CONECTA CON EL CONDUCTO DE AGUA EXISTENTE DE 8" EN EL LADO SURESTE DE LOTE 141 Y SIGUE AL ESTE POR EL LADO NORTE DEL DERECHO DE VILLA DE CORRAL DRIVE TERMINANDO EN EL LADO SURESTE DE LOTE 149. OTRO CONDUCTO DE AGUA DE 8" SE CONECTA A LA LINEA PREVIAMENTE MENCIONADA EN EL LADO SURESTE DE LOTE 147 Y CURSAA A CORRAL DRIVE PARA EL LADO SUR CONECTANDO A LA LINEA DE 6" PARA SERVIR ESTA SUBDIVISION.

LA DISTRIBUCION PARA GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II CONSISTE DE CINCO (5) DOBLE-CONDUCTOS DE AGUA DE 1" PARA CADA DOS LOTES. ESTOS CONDUCTOS SE SEPARAN PARA PRODUCIR DOS CONDUCTOS DE AGUA DE 1/2" PARA CADA LOTE. Y CINCO (5) CONDUCTOS INDIVIDUALES DE AGUA DE 1/2" PARA CADA LOTE YA SE HAN INSTALADO LOS CONDUCTOS DE AGUA DE 8". LOS DOBLE-CONDUCTOS DE AGUA DE 1" EL CONDUCTO DE 1/2" Y LOS MEDIDORES MECANICOS DE AGUA A UN COSTO TOTAL DE \$ 91,585.00 O \$ 6,105.67 POR LOTE. EL DUEÑO DE LA SUBDIVISION TAMBIEN LE HA PAGADO A LA COMPANIA N.A.W.S.C. \$ 14,286.79 QUE CUBRE EL COSTO DEL MEDIDOR MECANICO DE AGUA PARA CADA LOTE. ESTE PRECIO INCLUYE EL COSTO DE LA INSTALACION DE CADA MEDIDOR Y LOS GASTOS DE CONEXION. CUANDO EL DUEÑO DE CADA LOTE SOLICITE UN MEDIDOR DE AGUA, LA COMPANIA N.A.W.S.C. LO INSTALARA SIN ALGUN GASTO AL DUEÑO. EL DUEÑO DE LA SUBDIVISION TAMBIEN HA INSTALADO 3 BOCAS DE RIEGO (FIRE HYDRANT) A UN COSTO DE \$ 6,150.00 POR CADA UNO CUAL GASTA UNA CANTIDAD TOTAL \$18,450.00. EL SISTEMA DE AGUA ESTARÁ EN FUNCIONAMIENTO COMPLETO ANTES O EN LA FECHA, EN LA CUAL LA SUBDIVISION SEA REGISTRADA EN EL CONDADO DE HIDALGO.

DRENAJE: DESCRIPCION, GASTOS Y FECHA DE INICIO PARA FACILITAR EL DRENAJE PARA LA SUBDIVISION

LA SUBDIVISION GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II RECIBIRÁ SU PROVISION DE DRENAJE SANITARIO DE LA CIUDAD DE WESLACO. EL DUEÑO DE LA SUBDIVISION Y LA CIUDAD DE WESLACO HAN FIRMADO UN CONTRATO POR EL CUAL LA SUBDIVISION RECIBIRÁ SU PROVISION DE DRENAJE SANITARIO POR LOS PROXIMOS 30 AÑOS. LA CIUDAD DE WESLACO HA PRESENTADO DOCUMENTACION PARA DEMOSTRAR A LARGO PLAZO LA CANTIDAD Y CALIDAD DE DRENAJE SANITARIO ACCESIBLE PARA SERVIR EL FUTURO DESARROLLO DE LA SUBDIVISION.

LA CIUDAD DE WESLACO TIENE UN CONDUCTO DE 8" EN EL LADO ESTE DE ESTA SUBDIVISION Y EN EL LADO DEL LA SUBDIVISION ENSIGIDA Y ORTA 8" EN EL LADO ESTE DE SUR DE LOTES 149 Y 150 Y EN EL LADO DEL LA SUBDIVISION ENSIGIDA. EL SISTEMA DE PROVISION DE DRENAJE SANITARIO PARA LA SUBDIVISION GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II CONSISTE DE UN SISTEMA LINEA DE DRENAJE DE 8". EL CONDUCTO DE DRENAJE DE 8" SE CONECTA A LA LINEA SANITARIO EN EL LADO NORESTE DE LOTE 145 Y CORRE AL SUR POR EL LADO OESTE DE LOTE 146 LUEGO SIGUE AL OESTE AL FONDO DE LOTE 144, 143, 142 Y 141 TERMINANDO CON UN ALCANTARILLA. SERVICIOS SANITARIOS SE CONECTAN A LA LINEAS SANITARIOS EXISTENTES PARA SERVIR A LOS OTROS LOTES PARA SERVIR ESTA SUBDIVISION.

DE ESTAS LINEAS DE DRENAJE SANITARIO DE 8" QUINCE (15) LINEAS DE SERVICIO DE 4" SERÁN EXTENDIDAS HA CADA LOTE LINEA DE 8" DE DRENAJE SANITARIO. LA LINEAS DE 8" DE 4" Y TRES (3) ALCANTARILLAS HAN SIDO INSTALADAS, HA UN COSTO TOTAL DE \$ 44,640.00 O \$ 2,976.00 POR LOTE. EL DUEÑO DE LA SUBDIVISION TAMBIEN LE HA PAGADO A LA CIUDAD DE WESLACO UN COSTO TOTAL DE \$ O \$ POR LOTE. EL SISTEMA DE DRENAJE SANITARIO ESTARÁ EN FUNCIONAMIENTO COMPLETO ANTES O EN LA FECHA, EN LA CUAL LA SUBDIVISION SEA REGISTRADA EN EL CONDADO DE HIDALGO

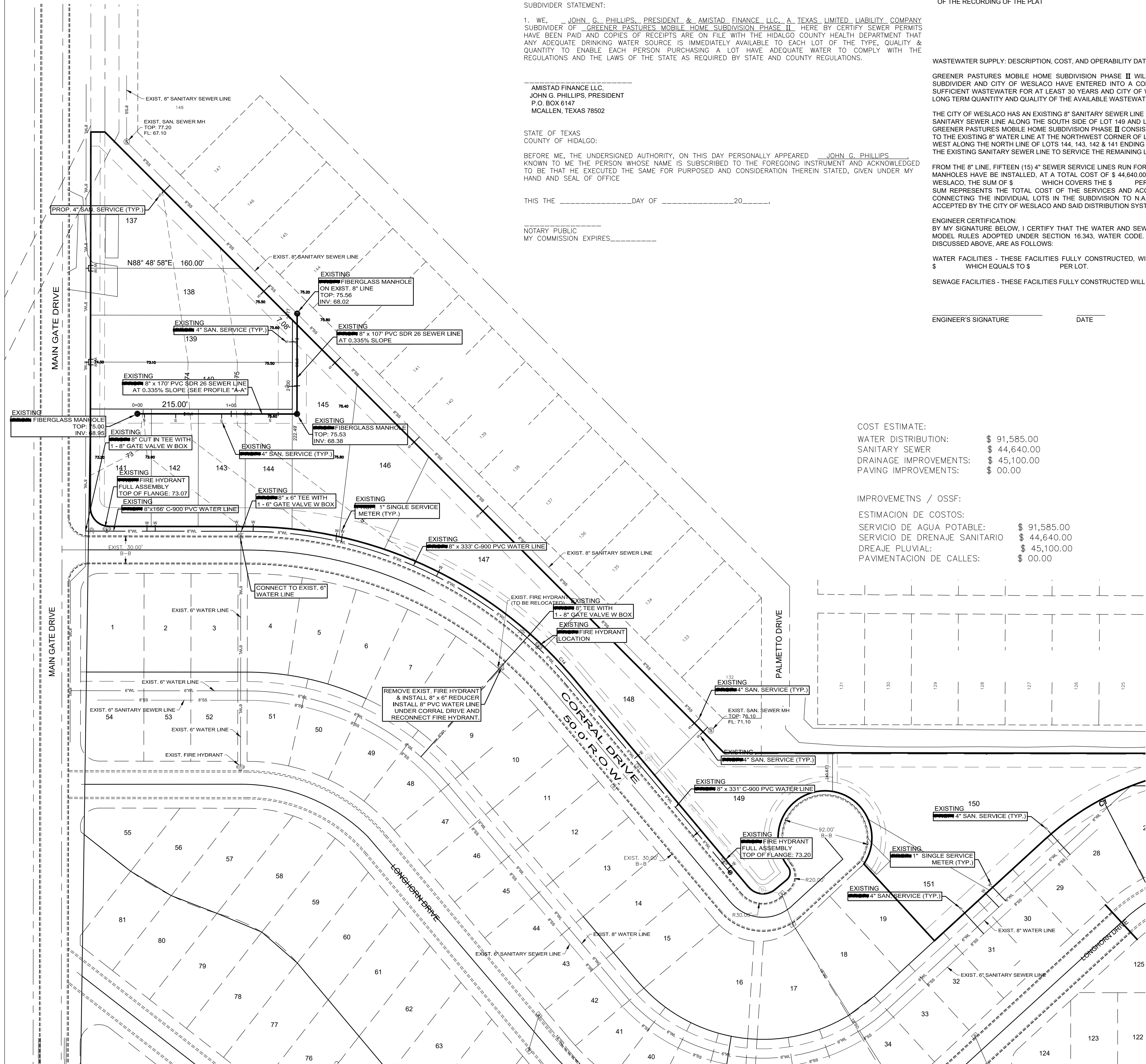
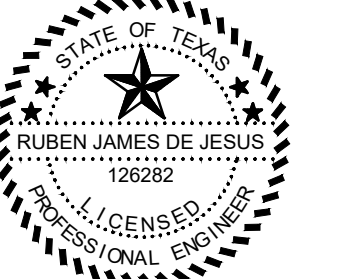
CERTIFICACION:
 CON MI FIRMA, CERTIFICO QUE LOS SERVICIOS Y SISTEMAS DE AGUA Y DE DRENAJE, DESCRITOS EN ESTE DOCUMENTO CUMPLEN CON LAS MODEL SUBDIVISION RULES (LAS REGLAS GOBERNANDO A LAS SUBDIVISIONES), ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CÓDIGO DE AGUA DE TEXAS). CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

AGUA: EL SISTEMA/SERVICIO DE AGUA SERA INSTALADO Y COMPLETAMENTE CONSTRUIDO MENOS EL MEDIDOR MECANICO DE AGUA QUE COSTARA UN TOTAL DE \$ O \$ POR LOTE.

DRENAJE: SE ESTIMA QUE EL DRENAJE COSTARA UN COSTO TOTAL DE \$ O \$ POR LOTE.

ENGINEER'S SIGNATURE _____ DATE _____

MELDEN & HUNT, INC.
 TEXAS REGISTRATION F-1435

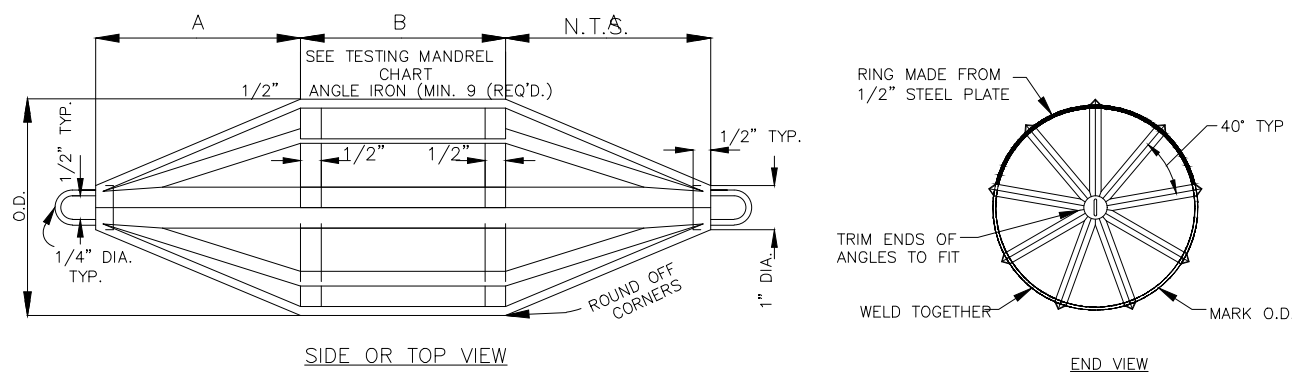


MELDEN & HUNT, INC.
 TEXAS REGIST. F-1435



MELDEN & HUNT, INC.
 CONSULTANTS • ENGINEERS • SURVEYORS

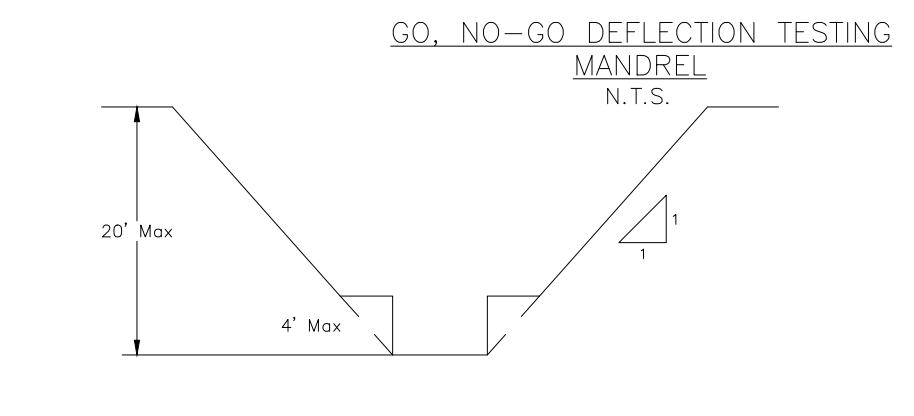
115 W. McIntyre - EDINBURG, TX 78541
 PH: (956) 381-0981 - FAX: (956) 381-1839
 ESTABLISHED 1947 - www.meldenandhunt.com



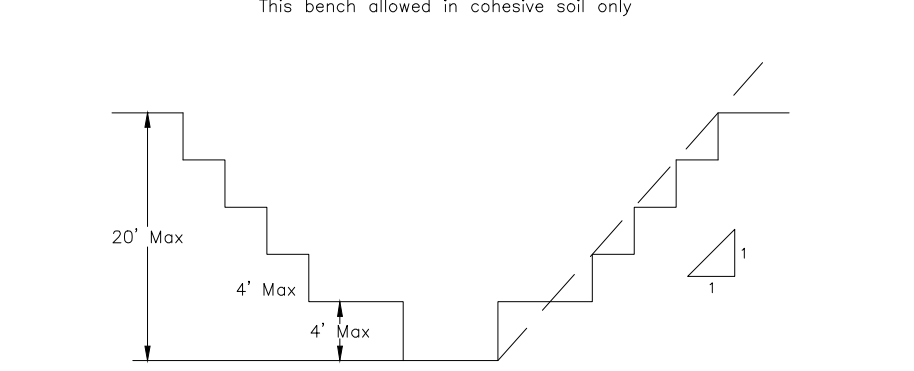
SIZE	A	B	MANDREL O.D.	PVC (SDR-35)	PVC (SDR-26)	PVC (SDR-35)	PVC (SDR-26)
6"	4.0"	4.5"	5.62	5.50	4.91	4.79	
8"	5.5"	6.0"	7.52	7.37	6.81	6.66	
10"	7.0"	7.5"	9.41	9.21	8.70	8.50	
12"	8.5"	9.0"	11.19	10.96	10.48	10.25	
15"	10.5"	11.0"	13.70	13.42	12.99	12.71	
18"	12.5"	13.5"	16.75	16.45	16.04	15.74	
21"	14.5"	15.5"	19.74	19.41	19.03	18.71	
24"	16.5"	18.0"	22.21	21.85	21.50	21.15	
27"	18.5"	20.0"	25.03	24.63	24.32	23.92	

NOTES:
 PVC PIPES AND FITTINGS SIX INCHES (6") TO FIFTEEN INCHES (15") IN DIAMETER SHALL CONFORM TO ASTM D-3034. PVC PIPES AND FITTINGS EIGHTEEN INCHES (18") TO TWENTY-SEVEN INCHES (27") IN DIAMETER SHALL CONFORM TO ASTM F-679.
 THIS INFORMATION IS PROVIDED AS A REFERENCE. ALL DEFLECTIONS TESTING SHALL BE DONE IN ACCORDANCE WITH NTRCC CHAPTER 317.

TESTING MANDREL CHART



TRENCH BENCH DETAIL



TRENCH BENCH DETAIL

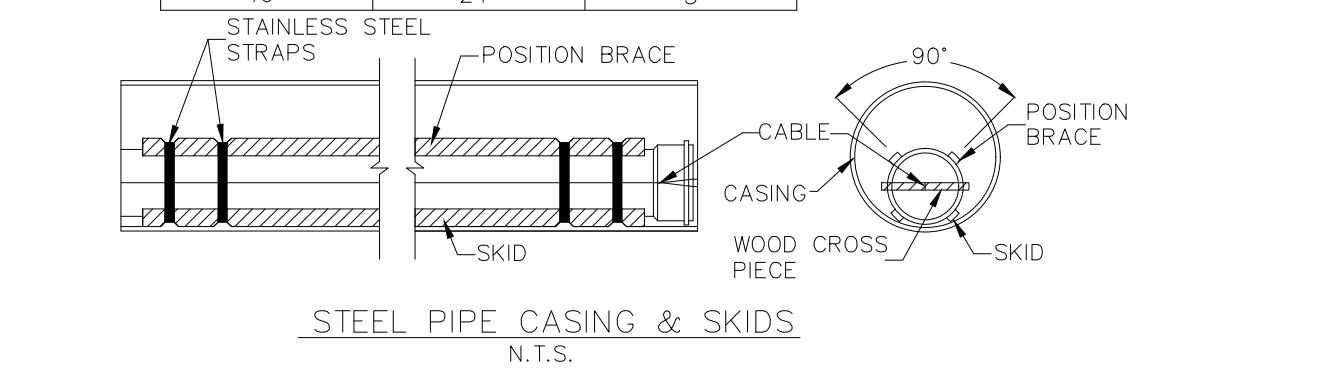
This bench allowed in cohesive soil only



TRENCH BENCH DETAIL

This bench allowed in cohesive soil only

PIPE SIZE	CASING SIZE	No. OF SKIDS
6"	12"	4
8"	16"	4
12"	20"	4
16"	24"	5



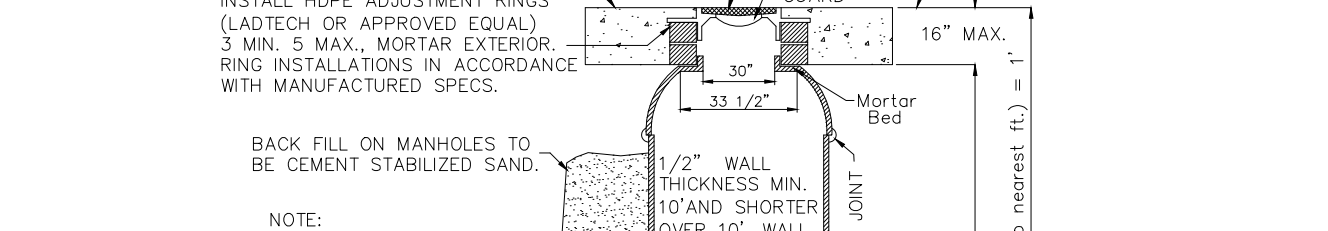
STEEL PIPE CASING & SKIDS

N.T.S.



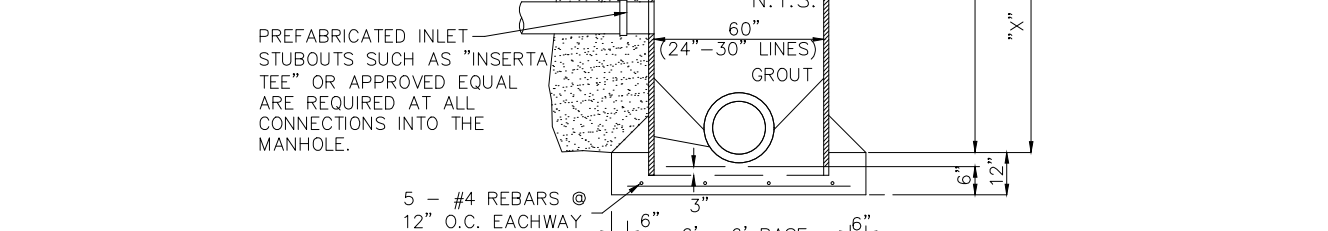
TYPICAL FIBERGLASS MANHOLE

N.T.S.



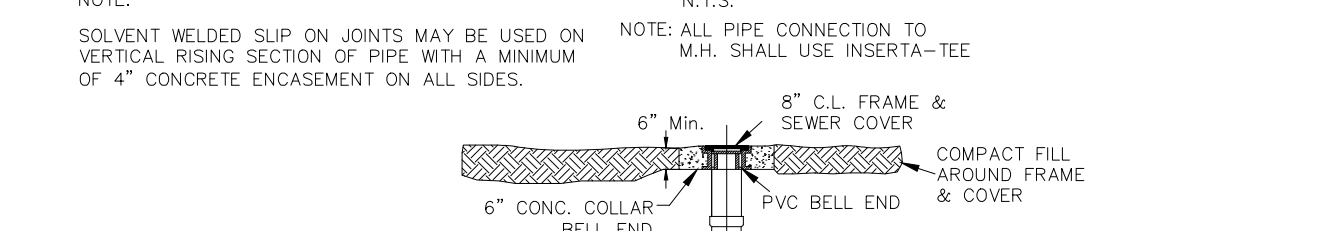
TYPICAL DEEP SERVICE CONNECTION

N.T.S.



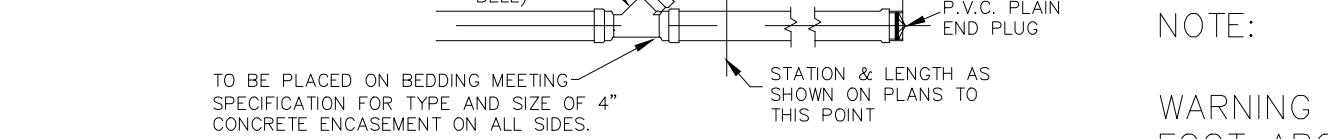
TYPICAL SINGLE WATER SERVICE CONNECTION

(NEAR SIDE)



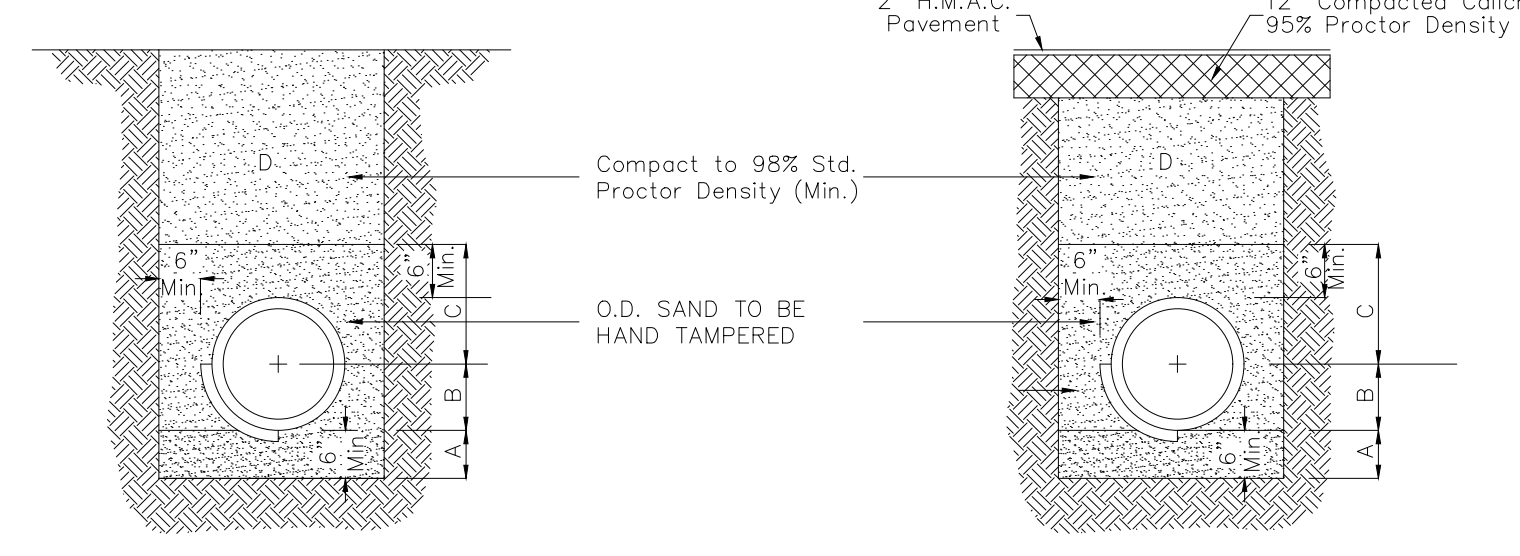
TYPICAL SINGLE WATER SERVICE CONNECTION

(FAR SIDE)



TYPICAL SANITARY SEWER CLEANOUT

N.T.S.



STANDARD PIPE BEDDING UNDER EXISTING PAVEMENT OR PROP. PAVEMENT

A. SAND BEDDING TO BE PLACED BEFORE PIPE IS LAID UP TO FLOW LINE OF PIPE (MIN. THICKNESS = 6")

B. SAND BACKFILL PLACED AFTER PIPE IS LAID FROM BOTTOM OF PIPE TO SPRING LINE OF PIPE. (4" LIFTS, WATER JET, HAND TAMPED)

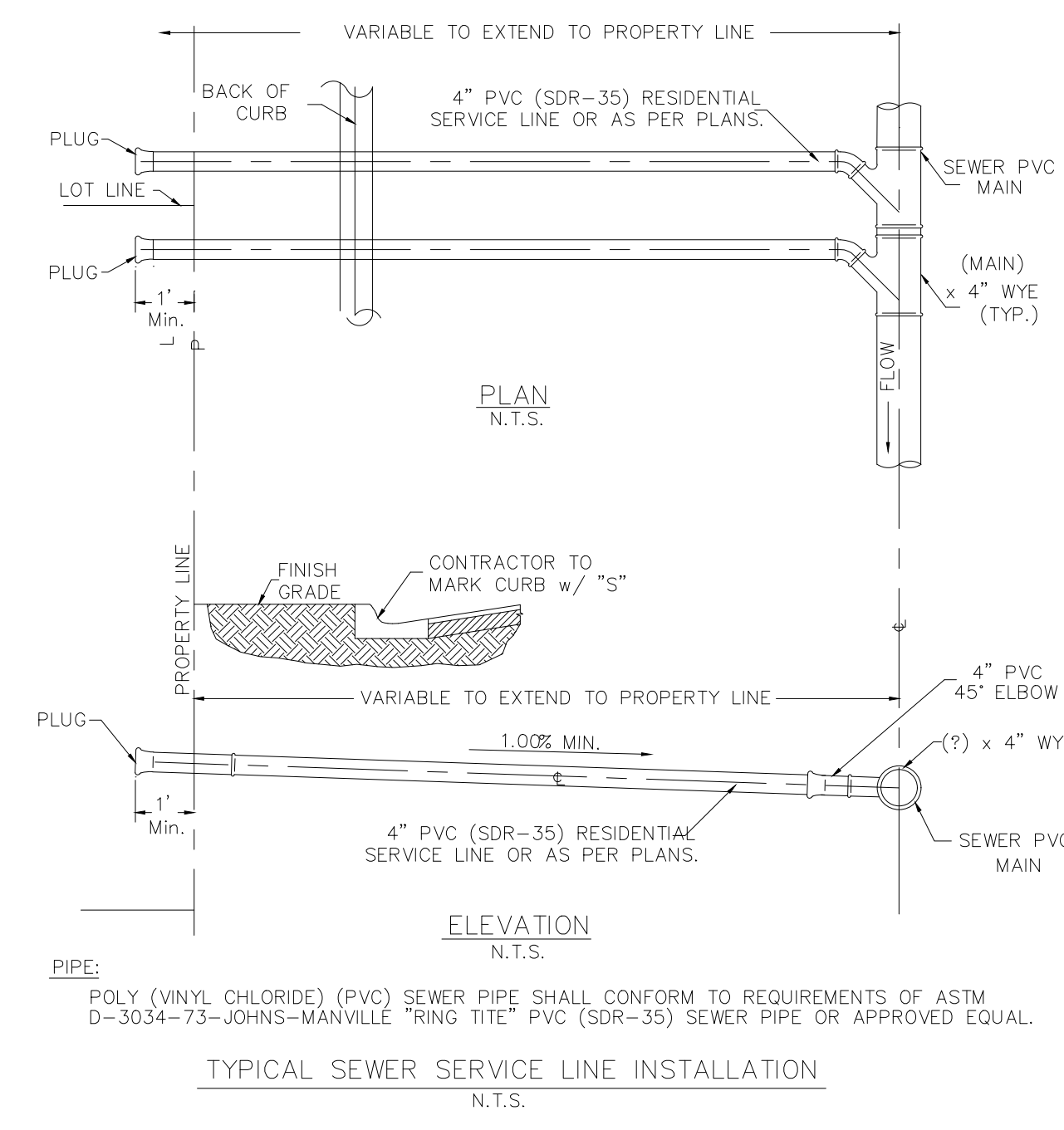
C. SAND BACKFILL PLACED FROM SPRING LINE OF PIPE TO 6" ABOVE TOP OF PIPE. (6" LIFTS, HAND TAMPED)

D. FILL TRENCH W/SAND, W/8" LIFTS COMPACT TO 95% STD. PROCTOR, 3% OPTIMUM MOISTURE CONTENT

FOUNDATION PREPARATION (WELLPOINTS, GRAVEL OR CEMENT STABILIZATION, OR APPROVED SUBSTITUTE) SHALL BE REQUIRED WHEN TRENCH BOTTOM IS UNSTABLE.

BACKFILLING AT STRUCTURES SHALL BE PLACED IN UNIFORM LAYERS, MOISTENED AS REQUIRED TO 3% OPTIMUM MOISTURE CONTENT AND COMPACTED TO 98% STANDARD PROCTOR DENSITY. THE THICKNESS OF EACH LOOSE LAYER SHALL BE SAND, APPROVED SITE SOIL OR OTHER APPROVED SUBSTITUTE.

WATER LINE - BACKFILL A,B,D
 SEWER LINE - BACKFILL A,B,C,D
 SAND TO BE ARROYO SAND W/ PI <15



TYPICAL SEWER SERVICE LINE INSTALLATION

N.T.S.

PIPE: POLY (VINYL CHLORIDE) (PVC) SEWER PIPE SHALL CONFORM TO REQUIREMENTS OF ASTM D-3034-73-JOHNS-MANVILLE "RING TITE" PVC (SDR-35) SEWER PIPE OR APPROVED EQUAL.

WATER LINE - BACKFILL A,B,D
 SEWER LINE - BACKFILL A,B,C,D
 SAND TO BE ARROYO SAND W/ PI <15



STANDARD FIRE HYDRANT INSTALLATION

Mueller(Super Centurion 250 A-423)

NOTE:
 1. THIS METHOD SHALL ALSO BE USED AT A NEW CONNECTION TO AN EXISTING DEAD END LINE
 2. AFTER THE NEW LINE HAS BEEN DISCONNECTED & PRESSURIZED, THE VALVE AT THE CONNECTION TO THE EXISTING LINE SHALL BE OPENED (BY CITY OF WESLACO) TO FLUSH OUT THE SUPERCHLORINE.
 3. 2" TAP FEE NEED TO BE PAID BY DEVELOPER, CONTRACTOR, OR CUSTOMER.

1. OIL SHALL BE PLACED IN HYDRANT AT THE TIME OF INSTALLATION.
 2. PUMPER NOZZLE SHALL FACE ROADWAY. (5 1/2" N.S.T.)
 3. IN CERTAIN INSTANCES, WHERE DISTANCES PERMITS, A PARALLEL TEE OR UNION-TITE 90° ELBOW W/RESTRAINING LUGS MAY BE USED IN LIEU OF A STANDARD TEE. FINAL APPROVAL BY CITY OF WESLACO REQUIRED.
 4. TAPPING SLEEVES TO HAVE STAINLESS STEEL BOLTS AND NUTS.
 5. ALL VALVES, FITTINGS & HYDRANTS & ACCESSORIES TO BE GREASED & WRAPPED IN PLASTIC.
 6. ALL VALVES, FITTINGS AND ACCESSORIES, VALVE BODIES, METER BOXES AND COVERS WILL BE OF DOMESTIC ORIGIN AND APPROVED BY CITY OF WESLACO WATER DEPARTMENT

1.1 FIRE HYDRANT w/ (4 1/2" PUMPER NOZZLE)
 2. 1-VALVE BOX
 3. 3 CU. FT. GRAVEL
 4. 3 CU. FT. CONCRETE 1" BELOW HYDRANT WEEP HOLES
 5. 1" OR BETTER PVC SPOOLS
 6. 1-6" RESILIENT SEAT GATE VALVE (FLANGED X M.J. OR P.O.)
 7. 1-X*6" CAST IRON TEE X" WATER MAIN DIA. (FLANGED X M.J. OR P.O.)

STANDARD FIRE HYDRANT INSTALLATION

Mueller(Super Centurion 250 A-423)

WATER & SANITARY DETAILS DETALLES DE AGUA Y DRENAJE

PLAT OF GREENER PASTURES MOBILE HOME SUBDIVISION PHASE II

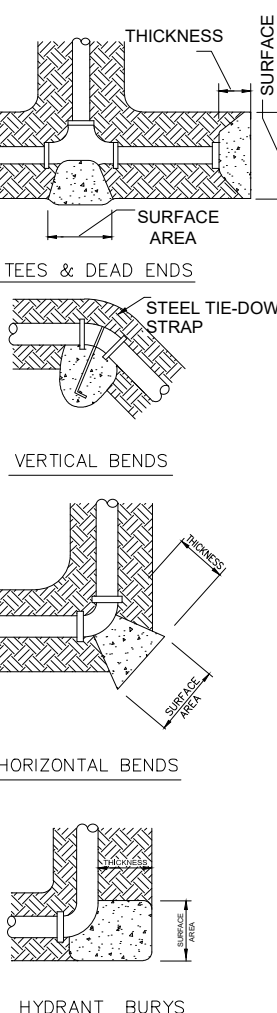
A 3.94 ACRE TRACT OF LAND BEING LOTS 82, 133, 134, 135 & 136,
 GREENER PASTURES MOBILE HOME SUBDIVISION, HIDALGO COUNTY,
 TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 35, PAGE 46, MAP
 RECORDS, HIDALGO COUNTY, TEXAS.

THRUS BLOCK SIZE			
HORIZONTAL BENDS			
DIAMETER OF PIPE IN INCHES	SURFACE AREA SQ. FT.	THICKNESS IN INCHES	WEIGHT AT VERTICAL BENDS-LBS.
22-1/2" BENDS			
6 OR LESS	2	8	1,700
8	3	12	3,000
10	3.5	12	4,500
12	4	14	6,600
14	5	18	9,000
16	6	18	11,800
45° BEND			
6 OR LESS	4	12	3,200
8	5	14	5,800
10	6	18	9,000
12	7	18	13,000
14	8	24	17,000
16	11.5	24	23,200
90° BEND			
6 OR LESS	6	12	6,000
8	8	15	10,700
10	10	18	16,700
12	12	18	24,000
14	18	24	32,600
16	21	24	42,700
TEES & DEAD ENDS			
6 OR LESS	3	12	---
8	4	15	---
10	6	18	---
12	8.5	18	---
14	11.5	24	---
16	15	24	---

NOTE: ALL VALUES SHOWN ARE MIN. FOR A HYDROSTATIC PRESSURE OF 150 P.S.I. AND A SOIL RESISTANCE OF 2,000 LBS. PER SQ. FT. WITH PIPELINE HAVING A MIN. OF 3 FT. OF COVER WITH CURB & GUTTER AND A 5 FT. MIN. WITHOUT CURB & GUTTER

THRUST BLOCKS DETAILS

NOTE: SEE THRUST BLOCK SIZE CHART FOR PROPER THICKNESS AND SURFACE AREA



TEES & DEAD ENDS

N.T.S.

VERTICAL BENDS

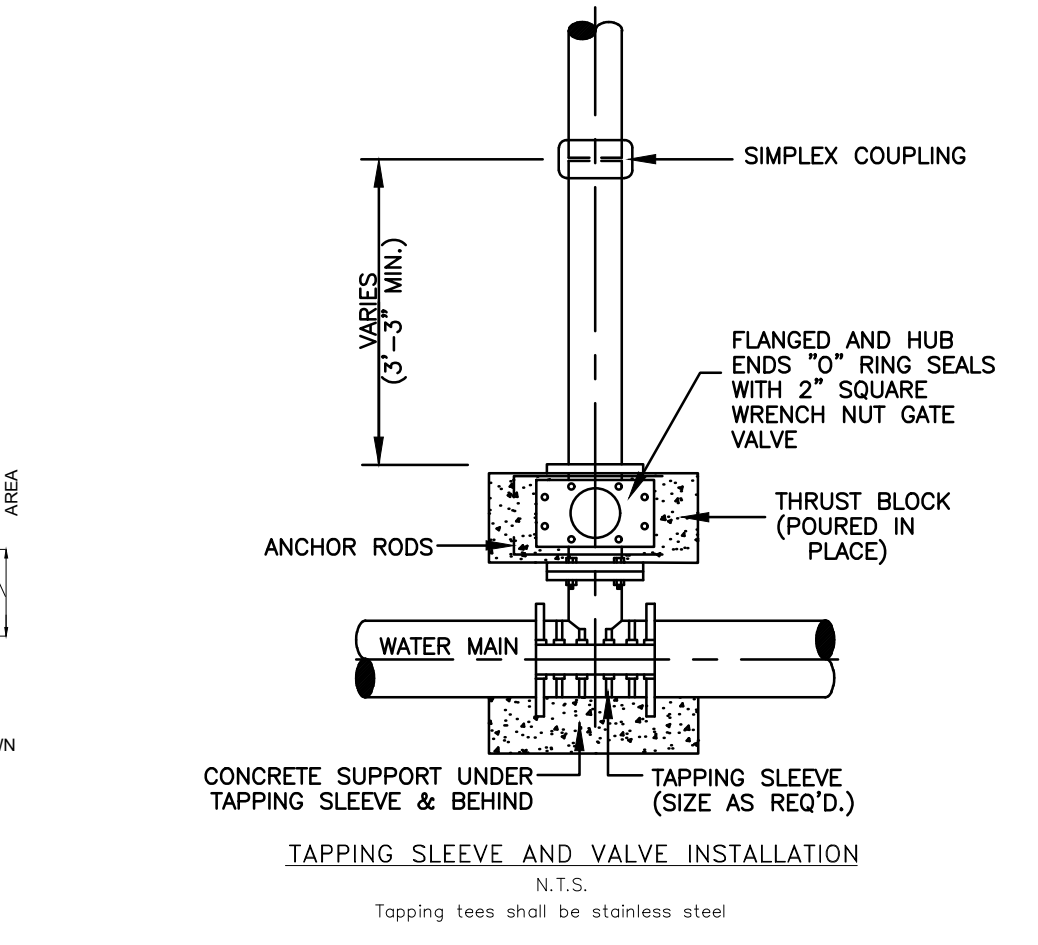
N.T.S.

HORIZONTAL BENDS

N.T.S.

HYDRANT BURYS

N.T.S.



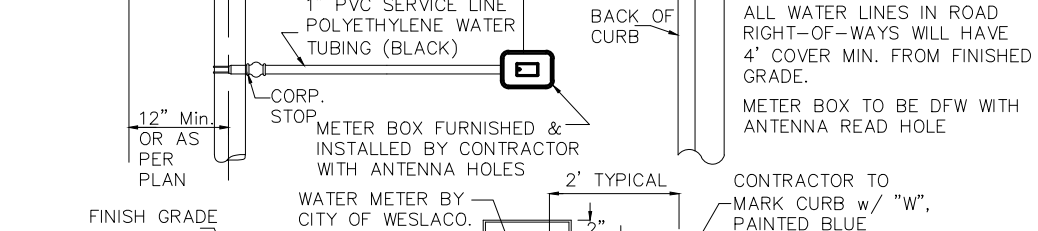
TAPPING SLEEVE AND VALVE INSTALLATION

N.T.S.

Tapping tees shall be stainless steel

TYPICAL SINGLE WATER SERVICE CONNECTION

(NEAR SIDE)



TYPICAL SINGLE WATER SERVICE CONNECTION

(FAR SIDE)

NOTE: ALL FITTINGS ON WATER SERVICES 1" & BELOW TO BE FLARE TYPE.

NOTE:
 WARNING TAPE FOR WATER TO BE 1' FOOT ABOVE INSTALLED SERVICE LINE