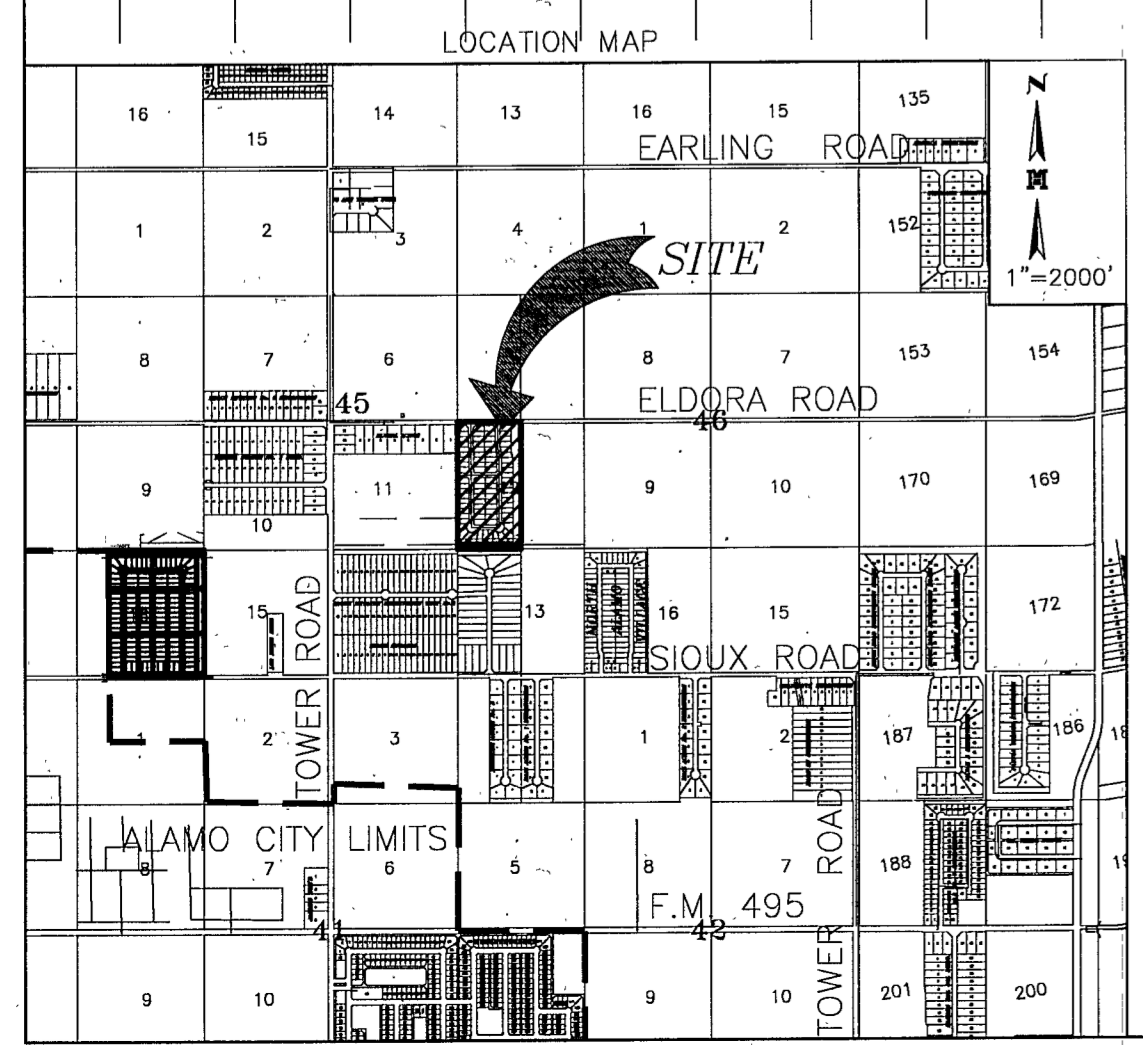
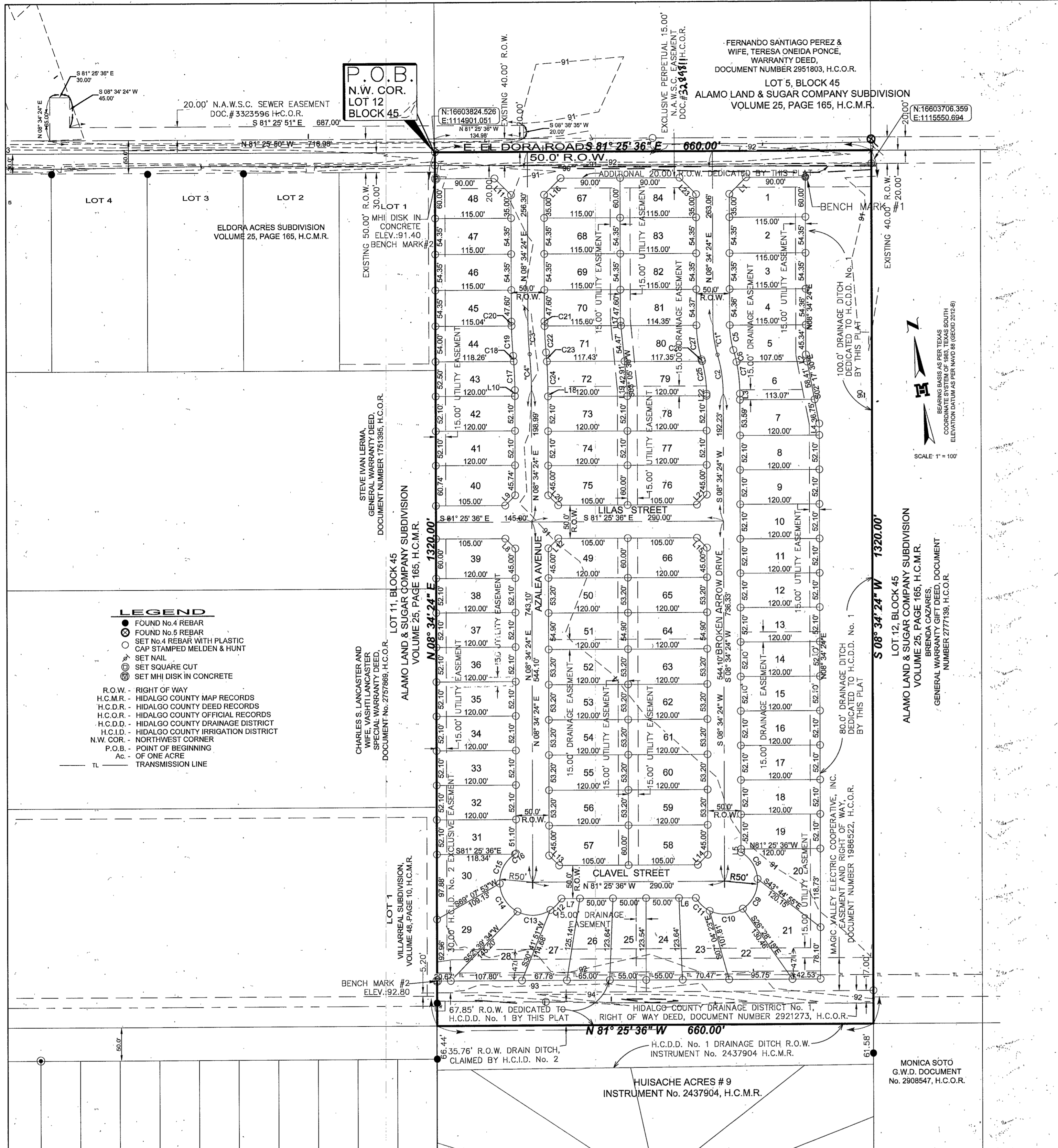


# SUBDIVISION MAP OF CANTERA HERMOSA PHASE 1

BEING A RESUBDIVISION OF 20.000 ACRES  
OUT OF LOT 12, BLOCK 45  
ALAMO LAND AND SUGAR COMPANY SUBDIVISION  
VOLUME 1, PAGE 25, H.C.M.R.  
HIDALGO COUNTY, TEXAS.



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

CANTERA HERMOSA PHASE 1 IS LOCATED IN THE SOUTH CENTRAL PART OF HIDALGO COUNTY ON THE SOUTH SIDE OF ELDORA ROAD, APPROXIMATELY 25 OF ONE MILE EAST OF ITS INTERSECTION WITH ELDORA ROAD AND TOWER ROAD. THE ONLY NEARBY MUNICIPALITY IS THE CITY OF ALAMO, ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF ALAMO (POPULATION 19,149). CANTERA HERMOSA PHASE 1 LIES APPROXIMATELY 1 MILE FROM THE CITY LIMITS (LAND IS WITHIN THE 2 MILE EXTRATERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE § 212.001 AND § 42.021. THIS SUBDIVISION FALLS WITHIN PRECINCT 1.

DRAWN BY: CIBR DATE: \_\_\_\_\_  
FINAL CHECK: J.G. DATE: 11-6-21

**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

RIGHT OF WAY EASEMENT

KNOWN ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN ON THIS 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, A PERPETUAL EXCLUSIVE EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND LAY AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR 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 HEREBY 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 RELOCATING 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 GRANTEE 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:

THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF THE TITLE W OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT HERETO 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 THE 5<sup>th</sup> DAY OF November 20 21

*John R. Mays*  
JOHN R. MAYS  
11410 FM 493  
DONNA, TEXAS 78637

ACKNOWLEDGMENT

THE STATE OF TEXAS §  
COUNTY OF HIDALGO §

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED *John R. Mays*, KNOWN TO ME TO BE THE PERSON WHOSE NAMES IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 5<sup>th</sup> DAY OF November 2021.

*Lidia Flores*  
NOTARY PUBLIC, STATE OF TEXAS  
MY COMMISSION EXPIRES: \_\_\_\_\_

### DESCRIPTION OF CANTERA HERMOSA PHASE 1 METES AND BOUNDS DESCRIPTION

A TRACT OF LAND CONTAINING 20.000 ACRES SITUATED IN HIDALGO COUNTY, TEXAS, BEING A PART OR PORTION OUT OF LOT 12, BLOCK 45, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1, PAGE 25, HIDALGO COUNTY MAP RECORDS, WHICH SAID 20.000 ACRES ARE OUT OF A CERTAIN TRACT CONVEYED TO CUATRO TIERRAS, L.P., A TEXAS LIMITED PARTNERSHIP, BY VIRTUE OF A SPECIAL WARRANTY DEED WITH VENDOR'S LIEN, RECORDED UNDER DOCUMENT NUMBER 3189743, HIDALGO COUNTY OFFICIAL RECORDS, SAID 20.000 ACRES ALSO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON A NAIL SET AT THE NORTHWEST CORNER OF SAID LOT 12, BLOCK 45 FOR THE NORTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT;

1. THENCE, S 81° 25' 38" E ALONG THE NORTH LINE OF SAID LOT 12 AND WITHIN THE EXISTING RIGHT-OF-WAY OF EL DORA ROAD, A DISTANCE OF 660.00 FEET TO A NAIL SET FOR THE NORTHEAST CORNER OF THIS TRACT;
2. THENCE, S 08° 34' 24" W AT A DISTANCE OF 20.00 FEET PASS A NO. 4 REBAR SET ON THE SOUTH RIGHT-OF-WAY LINE OF EL DORA ROAD, AT A DISTANCE OF 1,270.00 FEET PASS A NO. 4 REBAR SET ON THE NORTHEAST CORNER OF A TRACT CONVEYED TO HIDALGO COUNTY DRAINAGE DISTRICT NO. 1, BY VIRTUE OF A RIGHT-OF-WAY DEED RECORDED UNDER DOCUMENT NUMBER 2921273, HIDALGO COUNTY OFFICIAL RECORDS, AT A DISTANCE OF 1,287.00 FEET PASS A NO. 4 REBAR SET ON THE SOUTHEAST CORNER OF SAID TRACT, AT A DISTANCE OF 1,289.24 FEET PASS THE NORTH LINE OF A RIGHT-OF-WAY CLAIMED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, CONTINUING A TOTAL DISTANCE OF 1,320.00 FEET TO THE SOUTHEAST CORNER OF THIS TRACT;
3. THENCE, N 81° 25' 38" W ALONG THE SOUTH LINE OF SAID LOT 12 AND WITHIN THE RIGHT-OF-WAY CLAIMED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, A DISTANCE OF 660.00 FEET, TO THE SOUTHWEST CORNER OF THIS TRACT;
4. THENCE, N 08° 34' 24" E AT A DISTANCE OF 37.64 FEET PASS THE NORTH RIGHT-OF-WAY CLAIMED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, AT A DISTANCE OF 44.80 FEET PASS A NO. 4 REBAR SET ON THE NORTHERMOST SOUTHWEST CORNER OF SAID TRACT, AT A DISTANCE OF 50.00 FEET PASS A NO. 4 REBAR SET ON THE NORTHWEST CORNER OF SAID TRACT, AT A DISTANCE OF 1,300.00 FEET PASS A NO. 4 REBAR SET ON THE SOUTH RIGHT-OF-WAY LINE OF EL DORA ROAD, CONTINUING A TOTAL DISTANCE OF 1,320.00 FEET TO THE POINT OF BEGINNING, AND CONTAINING 20.000 ACRES OF LAND OF WHICH 0.231 OF ONE ACRE CONVEYED TO HIDALGO COUNTY DRAINAGE DISTRICT NO. 1, 0.303 OF AN ONE ACRE LIES WITHIN THE EXISTING RIGHT-OF-WAY OF EL DORA ROAD, AND 0.507 OF ONE ACRE LIES WITHIN A HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 RIGHT-OF-WAY, LEAVING A NET OF 18.959 ACRES MORE OR LESS.

### INDEX TO SHEET OF CANTERA HERMOSA PHASE 1

- SHEET 1: DESCRIPTION (METES & BOUNDS); HEADING; INDEX; LOCATION MAP AND ETJ; PRINCIPAL CONTACTS; MAP; LOT, STREETS, AND EASEMENT LAYOUT; SURVEYOR'S CERTIFICATION; OWNER'S DEDICATION, CERTIFICATION, ATTESTATION; ENGINEERING CERTIFICATION; COUNTY CLERK'S RECORDING CERTIFICATE; REVISION NOTES; NORTH ALAMO WATER SUPPLY CORPORATION CERTIFICATION.
- SHEET 2: SURVEYOR'S CERTIFICATION; PLAT NOTES AND RESTRICTIONS; CERTIFICATION, ATTESTATION; ENGINEERING CERTIFICATION; CITY APPROVAL CERTIFICATE; HIDALGO COUNTY JUDGE; ALAMO PLANNING & ZONING; COUNTY CLERK'S RECORDING CERTIFICATE; IRRIGATION DISTRICT, H.C.D.D. NO. 1, HIDALGO COUNTY HEALTH DEPARTMENT CERTIFICATE.
- SHEET 3: ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND ENGINEERS CERTIFICATION (ENGLISH AND SPANISH VERSION); DETAILS.
- SHEET 4: ENGINEERING REPORT, INCLUDING DESCRIPTION OF WASTE WATER AND ENGINEERS CERTIFICATION (ENGLISH AND SPANISH VERSION); DETAILS.
- SHEET 5: WASTE WATER FORCE-MAIN ROUTE.
- SHEET 6: DRAINAGE, REVISION NOTES, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND ENGINEERING CERTIFICATION; CONSTRUCTION DETAILS.
- SHEET 7: MAP OF TOPOGRAPHY, REVISION NOTES; STREETS, GRADING; DETAILS.

PRINCIPAL CONTACTS:

NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER:	CUATRO TIERRAS, L.P., A TEXAS LIMITED PARTNERSHIP	AUSTIN, TEXAS 78746	512-600-3119	
ENGINEER:	JOHN R. MAYS	2211 HANCOCK	(956) 381-1839	
SURVEYOR:	MARIO A. REYNA P.E.	115 W. McINTYRE	(956) 381-0981	(956) 381-1839
	FRED L. KURTH, R.P.L.S.	115 W. McINTYRE	(956) 381-0981	(956) 381-1839

STATE OF TEXAS  
COUNTY OF HIDALGO

OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION

I, CUATRO TIERRAS, L.P., A TEXAS LIMITED PARTNERSHIP, AS OWNER OF THE 20.000 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED CANTERA HERMOSA PHASE 1, 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:

- 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;
- 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:

*John R. Mays* DATE: 11-5-21  
JOHN R. MAYS  
2211 HANCOCK  
AUSTIN, TEXAS 78746

STATE OF TEXAS  
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED JOHN R. MAYS, PROVED TO ME THROUGH HIS TEXAS DEPARTMENT OF PUBLIC SAFETY DRIVERS 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 5<sup>th</sup> DAY OF November 2021

*Lidia Flores*  
NOTARY PUBLIC, STATE OF TEXAS  
MY COMMISSION EXPIRES: \_\_\_\_\_

**LYDIA FLORES**  
Notary Public, State of Texas  
Commission Expires 02/27/2023  
Phone: 956-322-9408

STATE OF TEXAS  
COUNTY OF HIDALGO

I, MARIO A. REYNA, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT AND IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED.

*Mario A. Reyna* 11-9-21  
MARIO A. REYNA, P.E. # 117368  
DATE PREPARED: AUGUST 12, 2020  
JOB NO. (ENG.) 20142.00

*Mario A. Reyna*  
MARIO A. REYNA  
117368  
LICENSED PROFESSIONAL ENGINEER  
TEXAS REGISTRATION # 11435

STATE OF TEXAS  
COUNTY OF HIDALGO

I, FRED L. KURTH, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PLAT AND DESCRIPTION OF THE CANTERA HERMOSA PHASE 1 WAS PREPARED FROM A SURVEY OF THE PROPERTY MADE ON THE GROUND ON 7/7/20 BY ME OR UNDER MY SUPERVISION.

*Fred L. Kurth* 11-9-21  
FRED L. KURTH, R.P.L.S. # 4750  
SURVEY JOB No. 20142.08

**FRED L. KURTH**  
REGISTERED PROFESSIONAL LAND SURVEYOR  
4750

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

ON: 4-6-2022 AT 11:45 AM PM  
INSTRUMENT NUMBER 3329138  
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY: *Arturo Guajardo* CLERK

COUNTY CLERK  
COUNTY OF HIDALGO

FILED

CHIEF CLERK

DEPUTY

SHEET 1 OF 7 SHEETS

SUBDIVISION MAP OF  
**CANTERA HERMOSA PHASE 1**  
BEING A RESUBDIVISION OF 20.000 ACRES  
OUT OF LOT 12, BLOCK 45  
ALAMO LAND AND SUGAR COMPANY SUBDIVISION  
VOLUME 1, PAGE 25, H.C.M.R.  
HIDALGO COUNTY, TEXAS.

GENERAL PLAT NOTES & RESTRICTIONS:  
HIDALGO COUNTY GENERAL SUBDIVISION PLAT NOTES

- FLOOD ZONE STATEMENT:**  
FLOOD ZONE DESIGNATION: ZONE "C" (UNSHADED) ZONE "C" AREAS OF MINIMAL FLOODING, FLOOD PLAIN COMMUNITY-PANEL NO. 480334 0425 C EFFECTIVE DATE: NOVEMBER 16, 1982.  
ZONE "C" (UNSHADED) COMMUNITY-PANEL NO. 480334 0425 C EFFECTIVE DATE: NOVEMBER 16, 1982 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO COUNTY, TEXAS AND THE LOCAL FLOOD PLAIN ADMINISTRATOR HAVE IDENTIFIED NO OTHER AREAS AS SHOWN ON THIS PLAT ARE WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE 100-YEAR FLOOD PLAIN.  
CONSTRUCTION OF RESIDENTIAL HOUSING WITHIN ANY AREA OF THE SUBDIVISION THAT IS IN THE 100-YEAR FLOOD PLAIN IS PROHIBITED UNLESS THE HOUSING QUALIFIES FOR INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTIONS 4001 THROUGH 4127).
- SETBACKS:**  
FRONT: 25.00 FEET.  
REAR: 15.00 FEET OR EASEMENT WHICHEVER IS GREATER. REAR LOTS 21-29: 47.00 FEET.  
SIDE: 6.00 FEET OR EASEMENT WHICHEVER IS GREATER. 15.00 FOOT ALONG SOUTH SIDE OF LOTS 6, 13, 51, 64, 72, 79 & EAST SIDE OF LOT 25.  
CORNER SIDE: 10.00 FEET CORNER GARAGE SIDE: 18.00 FEET  
CORNER GARAGE FRONT: 20.00 FEET
- 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 OCCUPYING THE LOT.
- MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE THE TOP OF CURB AT CENTER OF LOT 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 PRE 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.
- THE FOLLOWING BENCHMARKS ARE IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS.  
-->B.M. NO. 1--ELEV. 91.30 N.G.V.D. 29 DESCRIPTIONS: MH MONUMENT SET IN CONCRETE LOCATED AT THE NORTHEAST CORNER OF LOT 1 OF THIS SUBDIVISION. N: 16503701.49, E: 1115448.83.  
-->B.M. NO. 2--ELEV. 93.07 N.G.V.D. 29 DESCRIPTIONS: MH MONUMENT SET ON CONCRETE LOCATED AT THE SOUTHWEST CORNER OF LOT 29 OF THIS SUBDIVISION. N: 16602546.969M E: 1114721.432.
- IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 88,474 CUBIC-Feet (2.031 ACRE-Feet) OF STORM WATER RUNOFF. DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: (SEE SHEET No. 6 FOR STORM SEWER IMPROVEMENTS.)
- THE DEVELOPER SHALL BE RESPONSIBLE TO DETAIN AND ACCOMMODATE MORE THAN THE DETAINED VOLUME SHOWN ON THIS PLAT IF IT IS DETERMINED, AT THE DEVELOPMENT STAGE, AT THE DETENTION REQUIREMENTS ARE GREATER THAN STATED ON THIS PLAT, DUE TO THE IMPERVIOUS AREA BEING GREATER THAN THE PLAT ENGINEER CONSIDERED IN THE HYDRAULIC CALCULATIONS OF THIS SUBDIVISION.
- ALL LOTS SHALL HAVE A POST DEVELOPMENT FINISH 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.
- NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF BUILDINGS, SHEDS, SHRUBS, TREES, AND OTHER PLANTINGS (EXCEPT LOW, 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 OCCUPYING AN EASEMENT.
- NO ACCESS SHALL BE PERMITTED FROM E. EL DORA ROAD ONTO LOTS 1, 48, 67 & 84.
- THERE ARE NO VISIBLE WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION
- CLEARANCES FOR WATER METERS: (ONLY FOR LOTS BEING 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).
- 5 FOOT SIDEWALK TO BE INSTALL BY DEVELOPER ALONG THE SOUTH RIGHT-OF-WAY OF E. EL DORA ROAD AT CONSTRUCTION STAGE AS PER CITY OF ALAMO.
- 4 FOOT SIDEWALK TO BE INSTALL ALONG BOTH SIDES OF INTERIOR STREET BY LOT OWNERS AT BUILDING PERMIT STAGE AS PER CITY OF ALAMO.
- DEVELOPER SHALL INSTALL A 6 FOOT BUFFER FENCE ALONG THE REAR OF LOTS 1 THROUGH 29.
- LOT OWNERS SHALL BE RESPONSIBLE TO MAINTAIN THE 6 FOOT BUFFER FENCE ALONG THE REAR OF LOTS 1 THROUGH 29.

Curve #	Length	Radius	Delta	Chord Direction	Chord Length	Tangent
C1	45.67	159.71	016° 23' 00"	S0° 22' 54"W	45.61	22.99
C2	59.97	209.71	016° 23' 00"	N0° 22' 54"E	59.78	30.19
C3	49.78	159.13	005° 29' 40"	S5° 49' 34"W	49.78	24.91
C4	54.58	189.13	005° 29' 40"	N5° 49' 34"E	54.58	27.31
C5	38.52	134.71	016° 23' 00"	S0° 22' 54"W	38.39	19.39
C6	18.68	234.71	004° 33' 16"	N5° 31' 58"W	18.65	9.33
C7	48.45	234.71	011° 49' 38"	N2° 39' 29"E	48.38	24.31
C8	49.36	50.00	056° 33' 42"	N23° 08' 45"W	47.38	26.90
C9	52.36	50.00	060° 00' 00"	N35° 08' 07"E	50.00	28.87
C10	52.36	50.00	060° 00' 00"	S84° 51' 53"E	50.00	28.87
C11	29.18	50.00	033° 26' 18"	S38° 08' 45"E	28.77	15.02
C12	24.24	50.00	027° 46' 55"	N52° 27' 52"E	24.01	12.37
C13	52.36	50.00	060° 00' 00"	S83° 38' 41"E	50.00	28.87
C14	52.36	50.00	060° 00' 00"	S23° 38' 41"E	50.00	28.87
C15	52.36	50.00	060° 00' 00"	S36° 21' 19"W	50.00	28.87
C16	1.94	50.00	002° 13' 05"	S67° 27' 52"W	1.94	0.97
C17	43.50	544.13	004° 34' 48"	N6° 17' 00"E	43.48	21.76
C18	8.68	544.13	000° 54' 52"	N3° 32' 10"E	8.68	4.34
C19	45.43	544.13	004° 47' 01"	S5° 28' 15"W	45.42	22.73
C20	6.75	544.13	000° 42' 39"	S8° 13' 05"W	6.75	3.38
C21	0.00	6.13	000° 00' 20"	S8° 34' 24"W	0.00	0.00
C22	40.62	494.13	004° 42' 36"	S5° 26' 03"W	40.61	20.32
C23	13.72	594.13	001° 19' 23"	N3° 44' 28"E	13.72	6.86
C24	43.25	594.13	004° 10' 16"	N6° 29' 15"E	43.24	21.64
C25	50.09	184.71	015° 32' 20"	N0° 48' 14"E	49.94	25.20
C26	2.72	184.71	000° 50' 40"	N7° 23' 16"W	2.72	1.36
C27	52.82	184.71	016° 23' 00"	S0° 22' 54"W	52.64	26.69

Line #	Length	Direction
L1	35.36	N83° 34' 24"E
L2	10.95	S02° 17' 30"E
L3	9.26	N08° 34' 24"E
L4	17.50	N08° 34' 24"E
L5	693.04	N08° 34' 24"E
L6	25.45	S81° 25' 36"E
L7	27.95	S81° 25' 36"E
L8	21.21	N36° 25' 36"E
L9	21.21	N53° 34' 24"E
L10	9.05	N08° 34' 24"E
L11	35.36	S36° 25' 36"E
L12	21.21	N53° 34' 24"E
L13	21.21	N36° 25' 36"W
L14	21.21	N53° 34' 24"E
L15	21.21	S36° 25' 36"E
L16	35.36	N53° 34' 24"E
L17	8.80	S03° 05' 30"W
L18	9.80	N08° 34' 24"E
L19	9.80	N08° 34' 24"E
L20	21.21	N36° 25' 36"W
L21	21.21	S53° 34' 24"W
L22	3.03	S08° 34' 24"E
L23	35.36	S36° 25' 36"E

Lot #	SQ. FT.	Area	Lot #	SQ. FT.	Area	Lot #	SQ. FT.	Area	Lot #	SQ. FT.	Area
1	6587.72	0.151	22	7521.34	0.173	43	6274.85	0.144	64	6588.00	0.151
2	8250.25	0.143	23	6884.15	0.153	44	6278.31	0.144	65	6384.00	0.147
3	6250.25	0.143	24	6485.59	0.149	45	6250.34	0.143	66	7087.82	0.163
4	6251.83	0.144	25	6485.59	0.149	46	6250.25	0.143	67	6587.16	0.151
5	6250.00	0.143	26	7103.27	0.163	47	6250.25	0.143	68	6250.25	0.143
6	6250.00	0.143	27	6400.06	0.147	48	6587.54	0.151	69	6250.25	0.143
7	6305.61	0.145	28	8007.11	0.184	49	7087.82	0.163	70	6254.32	0.144
8	6252.00	0.144	29	9232.82	0.212	50	6384.00	0.147	71	6336.56	0.145
9	6252.00	0.144	30	7042.15	0.162	51	6588.00	0.151	72	6294.28	0.144
10	6252.00	0.144	31	6251.16	0.144	52	6384.00	0.147	73	6252.00	0.144
11	6252.00	0.144	32	6252.00	0.144	53	6384.00	0.147	74	6252.00	0.144
12	6252.00	0.144	33	6252.00	0.144	54	6384.00	0.147	75	7087.50	0.163
13	6252.00	0.144	34	6252.00	0.144	55	6384.00	0.147	76	7087.50	0.163
14	6252.00	0.144	35	6252.00	0.144	56	6384.00	0.147	77	6252.00	0.144
15	6252.00	0.144	36	6252.00	0.144	57	7087.50	0.163	78	6252.00	0.144
16	6252.00	0.144	37	6252.00	0.144	58	7087.50	0.163	79	6278.54	0.144
17	6252.00	0.144	38	6252.00	0.144	59	6384.00	0.147	80	6283.08	0.144
18	6252.00	0.144	39	7087.67	0.163	60	6384.00	0.147	81	6250.00	0.143
19	6252.00	0.144	40	7176.75	0.165	61	6384.00	0.147	82	6250.25	0.143
20	8234.16	0.189	41	6252.00	0.144	62	6384.00	0.147	83	6250.28	0.143
21	9578.54	0.220	42	6252.00	0.144	63	6384.00	0.147	84	6587.15	0.151

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

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF CANTERA HERMOSA PHASE 1 WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON 22nd DAY OF March, 2022 AT 11:29 AM AT THE OFFICE OF THE CLERK OF HIDALGO COUNTY, TEXAS.

ATTEST: [Signature] HIDALGO COUNTY CLERK

**CITY OF ALAMO**  
CERTIFICATE OF PLAT APPROVAL  
UNDER LOCAL GOVERNMENT CODE § 212.009(C) AND § 212.0115(B)

WE THE UNDER SIGNED CERTIFY THAT THIS PLAT OF CANTERA HERMOSA PHASE 1 WAS REVIEWED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF ALAMO ON 3rd DAY OF March, 2022 AT THE OFFICE OF THE CITY CLERK OF ALAMO, TEXAS.

ATTEST: [Signature] SECRETARY OF THE CITY OF ALAMO

**HIDALGO COUNTY**  
CERTIFICATE OF PLAT APPROVAL  
HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

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 THEIR DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1  
ATTEST: [Signature] GENERAL MANAGER

STATE OF TEXAS  
COUNTY OF HIDALGO

I, MARIO A. REYNA, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT AND IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED.

[Signature] 11-8-21  
MARIO A. REYNA, P.E. # 117368  
DATE PREPARED: AUGUST 12, 2020  
JOB NO. (ENG.) 20142.00

MELDEN & HUNT, INC.  
TEXAS REGISTRATION F-1435  
117368  
LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS  
COUNTY OF HIDALGO

I, FRED L. KURTH A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PLAT AND DESCRIPTION OF THE CANTERA HERMOSA PHASE 1 WAS PREPARED FROM A SURVEY OF THE PROPERTY SHOWN ON THE GROUND ON 5/18/20 BY ME OR UNDER MY SUPERVISION.

[Signature] 11-8-21  
FRED L. KURTH, R.P.L.S. # 4750  
SURVEY JOB NO. 20142.06

FRED L. KURTH  
REGISTERED PROFESSIONAL LAND SURVEYOR  
4750

**HIDALGO COUNTY**  
CERTIFICATE OF PLAT APPROVAL  
IRRIGATION DISTRICT NO. 2

THIS PLAT IS HEREBY APPROVED BY THE HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, DATED THIS THE 12th DAY OF November, 2021

NO IMPROVEMENT OF ANY KIND (INCLUDING WITHOUT LIMITATION TREES, FENCES AND BUILDINGS) SHALL BE PLACED UPON HIDALGO COUNTY IRRIGATION DISTRICT #2 RIGHT-OF-WAYS OR EASEMENTS.

[Signature]  
PRESIDENT

[Signature]  
SECRETARY

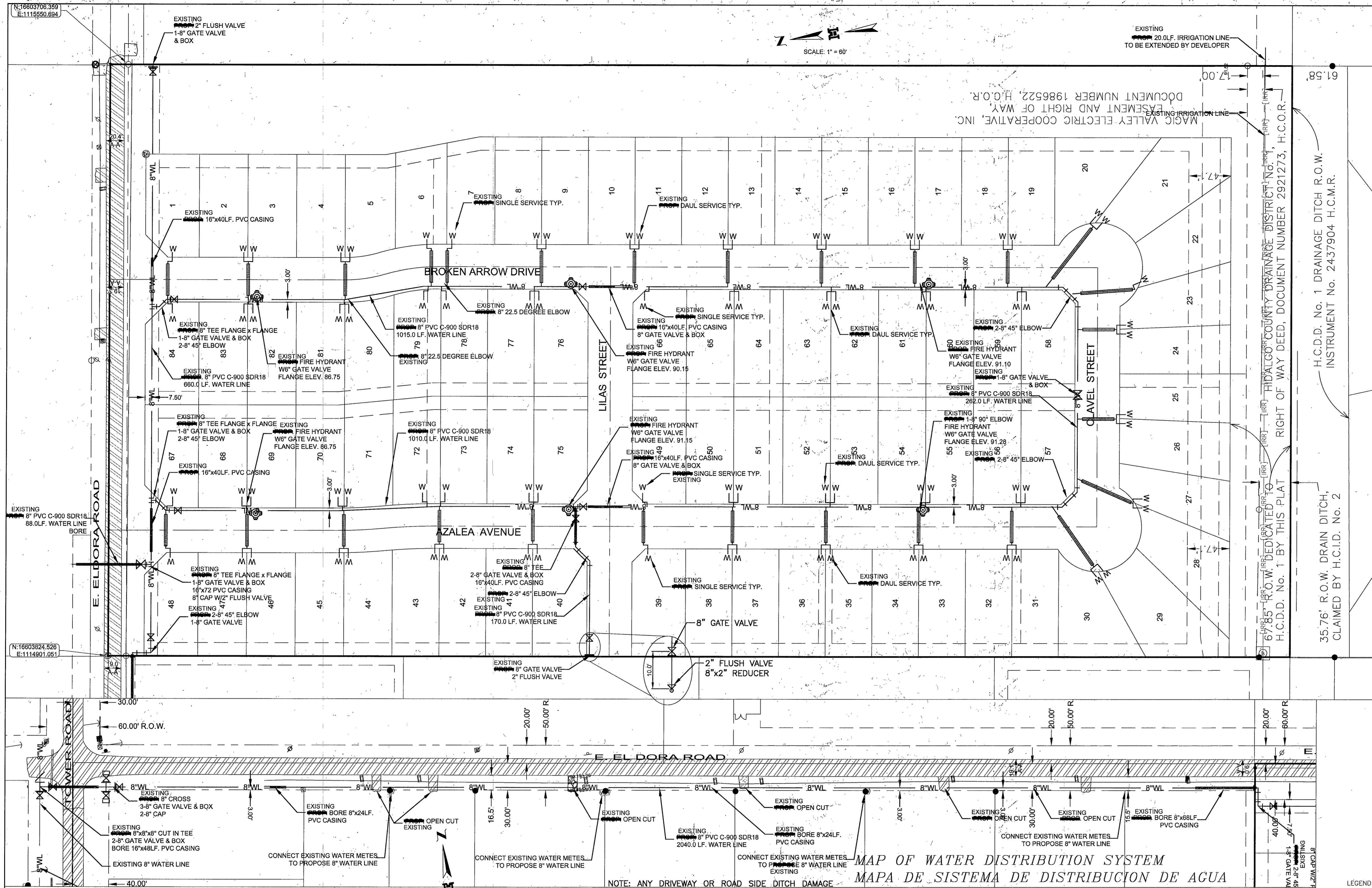
**CITY OF ALAMO**  
CERTIFICATE OF PLAT APPROVAL  
UNDER LOCAL GOVERNMENT CODE § 212.009(C) AND § 212.0115 (B)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF CANTERA HERMOSA PHASE 1 WAS REVIEWED AND APPROVED BY THE PLANNING AND ZONING COMMISSION OF ALAMO ON 3rd DAY OF March, 2022

[Signature]  
PRESIDENT

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



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

CANTERA HERMOSA PHASE 1 WILL BE PROVIDED WITH POTABLE WATER BY NORTH ALAMO WATER SUPPLY CORPORATION (N.A.W.S.C.). THE SUBDIVIDER AND N.A.W.S.C. HAVE ENTERED INTO A CONTRACT IN WHICH N.A.W.S.C. 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.

N.A.W.S.C. HAS AN EXISTING 8" WATER LINE ALONG THE WEST RIGHT-OF-WAY OF TOWER ROAD. THE WATER SYSTEM FOR CANTERA HERMOSA PHASE 1 CONSISTS OF A 8" WATER LINE THAT CONNECTS TO THE EXISTING 8" LINE PREVIOUSLY MENTIONED. AN 8" WATER LINE CONNECTS TO THE EXISTING 8" WATER LINE ALONG THE WEST RIGHT-OF-WAY OF TOWER ROAD THEN RUNS EAST CROSSING WITH A BORE AND CONTINUES EAST ALONG THE SOUTH RIGHT-OF-WAY OF E. EL DORA ROAD CONNECTING APPROXIMATELY 2,040 FEET TO THE EAST BOUNDARY LINE OF THIS SUBDIVISION. ANOTHER 8" WATER LINE CONNECTS TO THE PREVIOUSLY MENTIONED 8" WATER LINE ALONG THE SOUTH RIGHT-OF-WAY OF E. EL DORA ROAD AT THE NORTHWEST CORNER OF LOT 68 THEN RUNS SOUTH ALONG THE EAST RIGHT-OF-WAY AZALEA AVENUE THEN CONTINUING EAST ALONG THE NORTH RIGHT-OF-WAY OF CAVEL STREET THEN RUNNING NORTH ALONG THE WEST RIGHT-OF-WAY OF DALIA AVENUE CONNECTING TO THE 8" WATER LINE ALONG THE SOUTH RIGHT-OF-WAY OF EL DORA ROAD TO SERVE THIS SUBDIVISION.

WATER DISTRIBUTION FOR THE CANTERA HERMOSA PHASE 1 CONSISTS OF THIRTY-SIX (36) 1" DIAMETER DUAL SERVICE LINES SERVING 72 LOTS AND 13-3/4" SINGLE SERVING 13 LOTS. SAID SERVICES TERMINATE AT THE WATER METER BOXES FOR EACH LOT. THE 8" LINE AND 3/4" SINGLE SERVICES, AND THE METER BOXES HAVE ALREADY BEEN INSTALLED AT A TOTAL COST OF \$251,828.00, OR \$2,997.95 PER LOT. IN ADDITION, THE SUBDIVIDER HAS PAID N.A.W.S.C. THE SUM OF \$63,600.00, WHICH COVERS THE \$757.14 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 6 FIRE HYDRANTS AT A UNIT COST OF \$4,660.00 FOR A TOTAL COST OF \$27,960.00. 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.

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 \$315,428.00 WHICH EQUALS TO \$3,755.10 PER LOT.

ENGINEER'S SIGNATURE: *Melden & Hunt, Inc.* DATE: 11-8-21  
 Melden & Hunt, Inc. TEXAS REGISTRATION F-1435



REPORTE FINAL DE AGUA DEL INGENIERO  
 PROVISION DE AGUA: DESCRIPCION, GASTOS Y FECHAS DE INICIO

LA SUBDIVISION CANTERA HERMOSA PHASE 1 RECIBIRA SU PROVISION DE AGUA DE TOWER ROAD. EL SISTEMA DE PROVISION DE AGUA DE LA SUBDIVISION CANTERA HERMOSA PHASE 1 CONSISTE DE CONDUCTOS DE AGUA DE 8" QUE SE CONECTA CON EL CONDUCTO DE AGUA EXISTENTE PREVIAMENTE MENCIONADA. UN CONDUCTO DE 8" SE CONECTA AL CONDUCTO EN EL LADO OESTE DE TOWER ROAD Y CRUSA AL ESTE POR MEDIO DE UN BORE Y SIGUE CORRIENDO AL ESTE POR EL LADO SUR DEL DERECHO DE VIA DE E. EL DORA ROAD APROXIMAMENTE 2,040 PIES TERMINANDO EN EL LADO ESTE DE ESTA SUBDIVISION. OTRO CONDUCTO DE 8" SE CONECTA A LA LINEA PREVIAMENTE MENCIONADA EN EL LADO NOROESTE DE LOTE 68 Y SIGUE AL SUR EN EL LADO ESTE DEL DERECHO DE VILLA DEL AZALEA AVENUE LUEGO SIGUE AL ESTE EN EL LADO NORTE DEL DERECHO DE VILLA DE CAVEL STREET LUEGO SIGUE AL NORTE EN EL LADO OESTE DEL DERECHO DE VILLA DALIA AVENUE CONECTANDO A LA LINEA EN EL LADO SUR DEL DERECHO DE VILLA DE EL DORA ROAD PARA SEVER ESTA SUBDIVISION.

EL SISTEMA DE PROVISION DE AGUA PARA LA SUBDIVISION CANTERA HERMOSA PHASE 1 CONSISTE DE CONDUCTO DE AGUA DE 8" QUE PASA POR EL LADO OESTE DEL DERECHO DE TOWER ROAD. EL SISTEMA DE PROVISION DE AGUA DE LA SUBDIVISION CANTERA HERMOSA PHASE 1 CONSISTE DE CONDUCTOS DE AGUA DE 8" QUE SE CONECTA CON EL CONDUCTO DE AGUA EXISTENTE PREVIAMENTE MENCIONADA. UN CONDUCTO DE 8" SE CONECTA AL CONDUCTO EN EL LADO OESTE DE TOWER ROAD Y CRUSA AL ESTE POR MEDIO DE UN BORE Y SIGUE CORRIENDO AL ESTE POR EL LADO SUR DEL DERECHO DE VIA DE E. EL DORA ROAD APROXIMAMENTE 2,040 PIES TERMINANDO EN EL LADO ESTE DE ESTA SUBDIVISION. OTRO CONDUCTO DE 8" SE CONECTA A LA LINEA PREVIAMENTE MENCIONADA EN EL LADO NOROESTE DE LOTE 68 Y SIGUE AL SUR EN EL LADO ESTE DEL DERECHO DE VILLA DEL AZALEA AVENUE LUEGO SIGUE AL ESTE EN EL LADO NORTE DEL DERECHO DE VILLA DE CAVEL STREET LUEGO SIGUE AL NORTE EN EL LADO OESTE DEL DERECHO DE VILLA DALIA AVENUE CONECTANDO A LA LINEA EN EL LADO SUR DEL DERECHO DE VILLA DE EL DORA ROAD PARA SEVER ESTA SUBDIVISION.

DEL CONDUCTO DE AGUA DE 8 PULGADAS SE PRODUCEN TREINTA-SIES CONDUCTOS DOBLES DE AGUA DE 1" PARA SERVIR SETENTA-DOS LOTES Y TRESE SERVICIOS INDIVIDUALES SERVIENDO TRESE LOTES. SE HAN INSTALADO LOS CONDUCTOS DE AGUA DE 8 PULGADAS DE DIAMETRO, LOS DOBLE-CONDUCTOS, DE AGUA DE 1 PULGADA DE DIAMETRO, EL CONDUCTO DE 3/4 DE PULGADA DE DIAMETRO, Y LOS MEDIDORES MECANICOS DE AGUA A UN COSTO TOTAL DE \$251,828.00 O \$2,997.95 POR LOTE. EL DUEÑO DE LA SUBDIVISION TAMBIEN LE HA PAGADO A LA COMPANIA N.A.W.S.C. \$63,600.00, QUE CUBRE EL COSTO DEL MEDIDOR MECANICO DE AGUA PARA CADA LOTE. \$757.14 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 6 BOCAS DE RIEGO (FIRE HYDRANT) A UN COSTO DE \$4,660.00 POR CADA UNO CUAL GASTA UNA CANTIDAD TOTAL \$27,960.00. EL SISTEMA DE AGUA ESTARA 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 REGLAS DE MODEL SUBDIVISION Y LAS SUBDIVISIONES, ADOPTADAS EN LA SECCION 16.343 DEL TEXAS WATER CODE (CODIGO DE AGUA DE TEXAS), CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

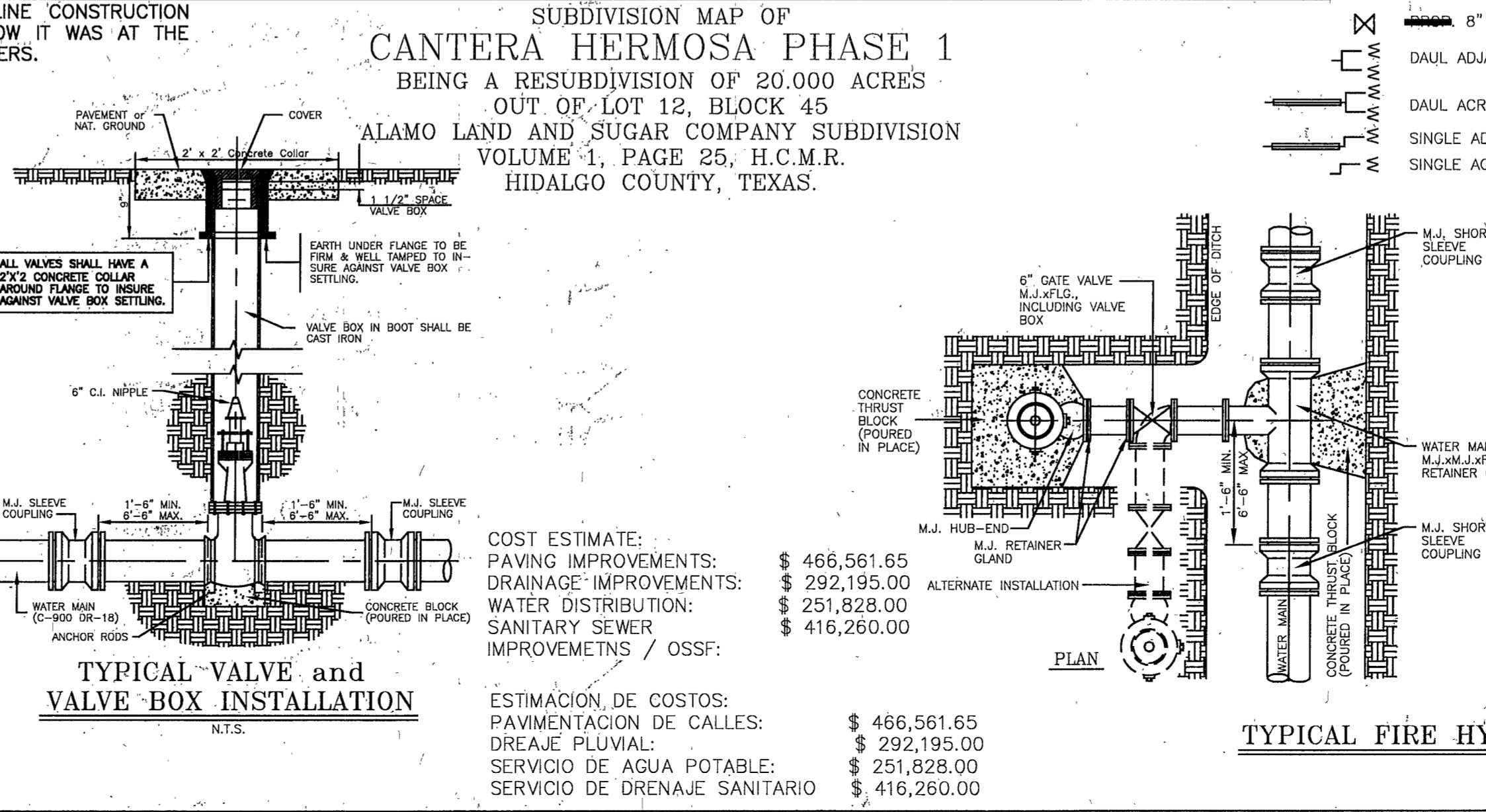
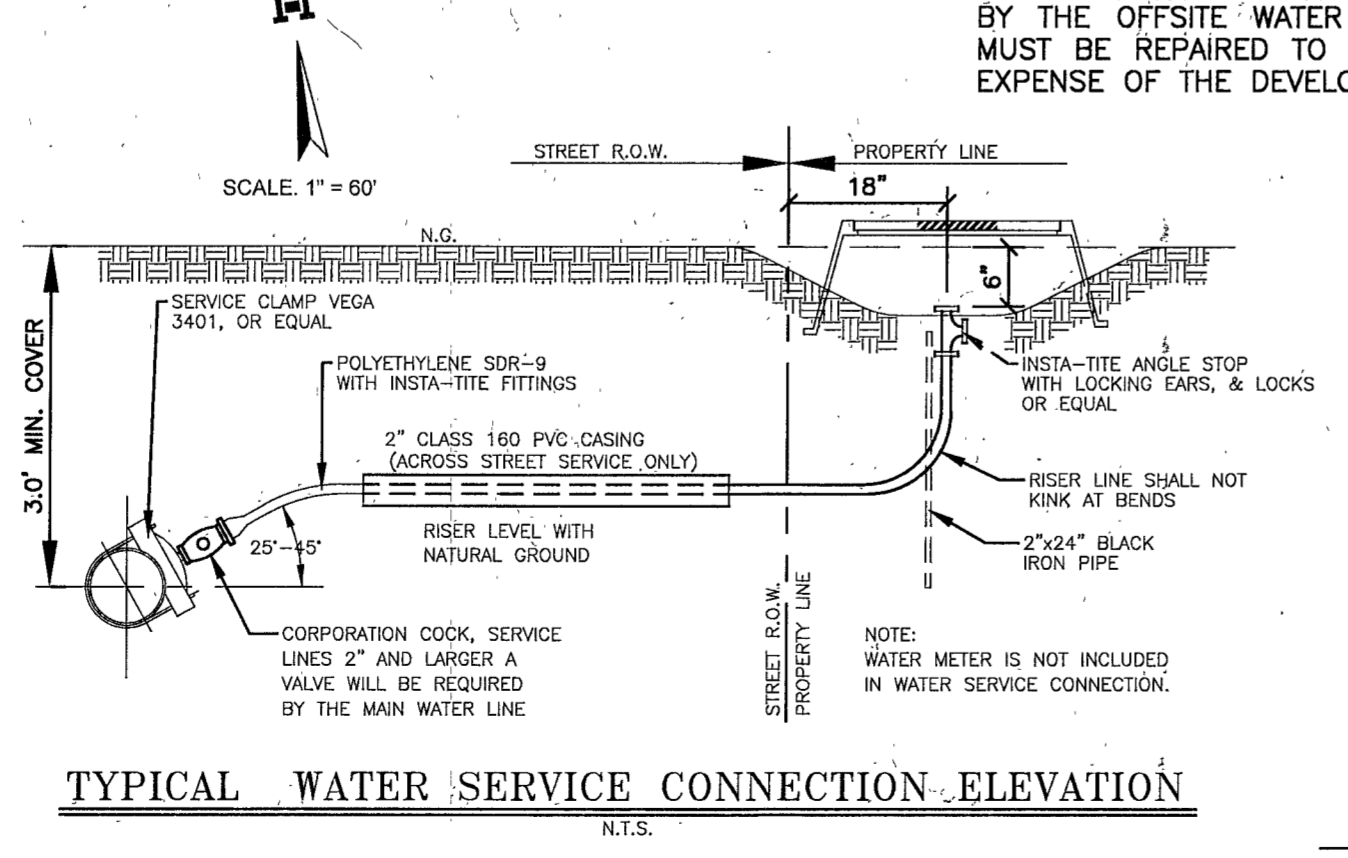
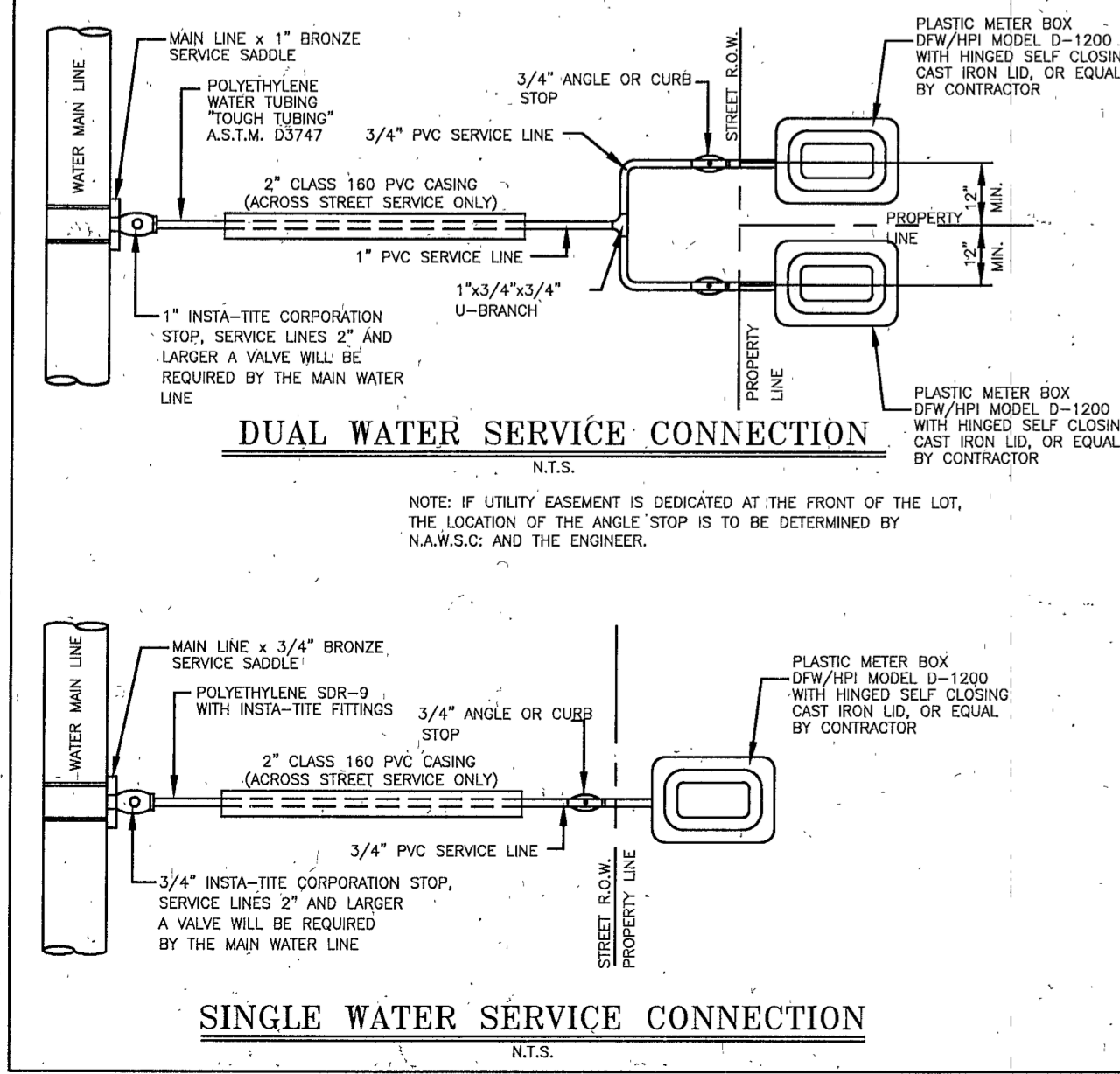
AGUA: EL SISTEMA/SERVICIO DE AGUA SERA INSTALADO Y COMPLETAMENTE CONSTRUIDO MENOS EL MEDIDOR MECANICO DE AGUA QUE COSTARA UN TOTAL DE \$ 315,428.00 O \$ 3,755.10 POR LOTE.

ENGINEER'S SIGNATURE: *Melden & Hunt, Inc.* DATE: 11-8-21  
 Melden & Hunt, Inc. TEXAS REGISTRATION F-1435



MAP OF WATER DISTRIBUTION SYSTEM  
 MAPA DE SISTEMA DE DISTRIBUCION DE AGUA

SUBDIVISION MAP OF  
 CANTERA HERMOSA PHASE 1  
 BEING A RESUBDIVISION OF 20.000 ACRES  
 OUT OF LOT 12, BLOCK 45  
 ALAMO LAND AND SUGAR COMPANY SUBDIVISION  
 VOLUME 1, PAGE 25, H.C.M.R.  
 HIDALGO COUNTY, TEXAS.

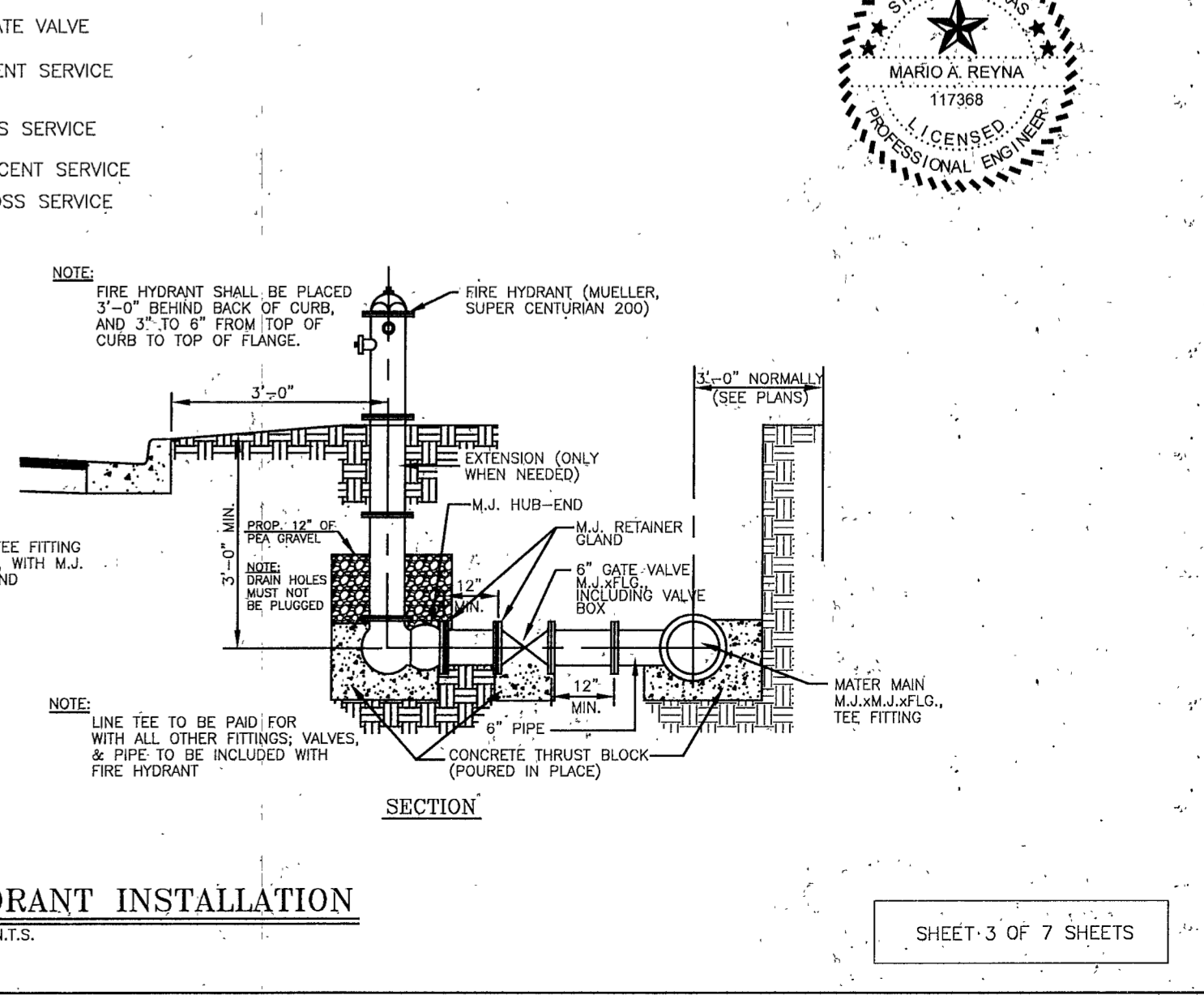


COST ESTIMATE:

PAVING IMPROVEMENTS:	\$ 466,561.65
DRAINAGE IMPROVEMENTS:	\$ 292,195.00
WATER DISTRIBUTION:	\$ 251,828.00
SANITARY SEWER IMPROVEMENTS / OSSF:	\$ 416,260.00

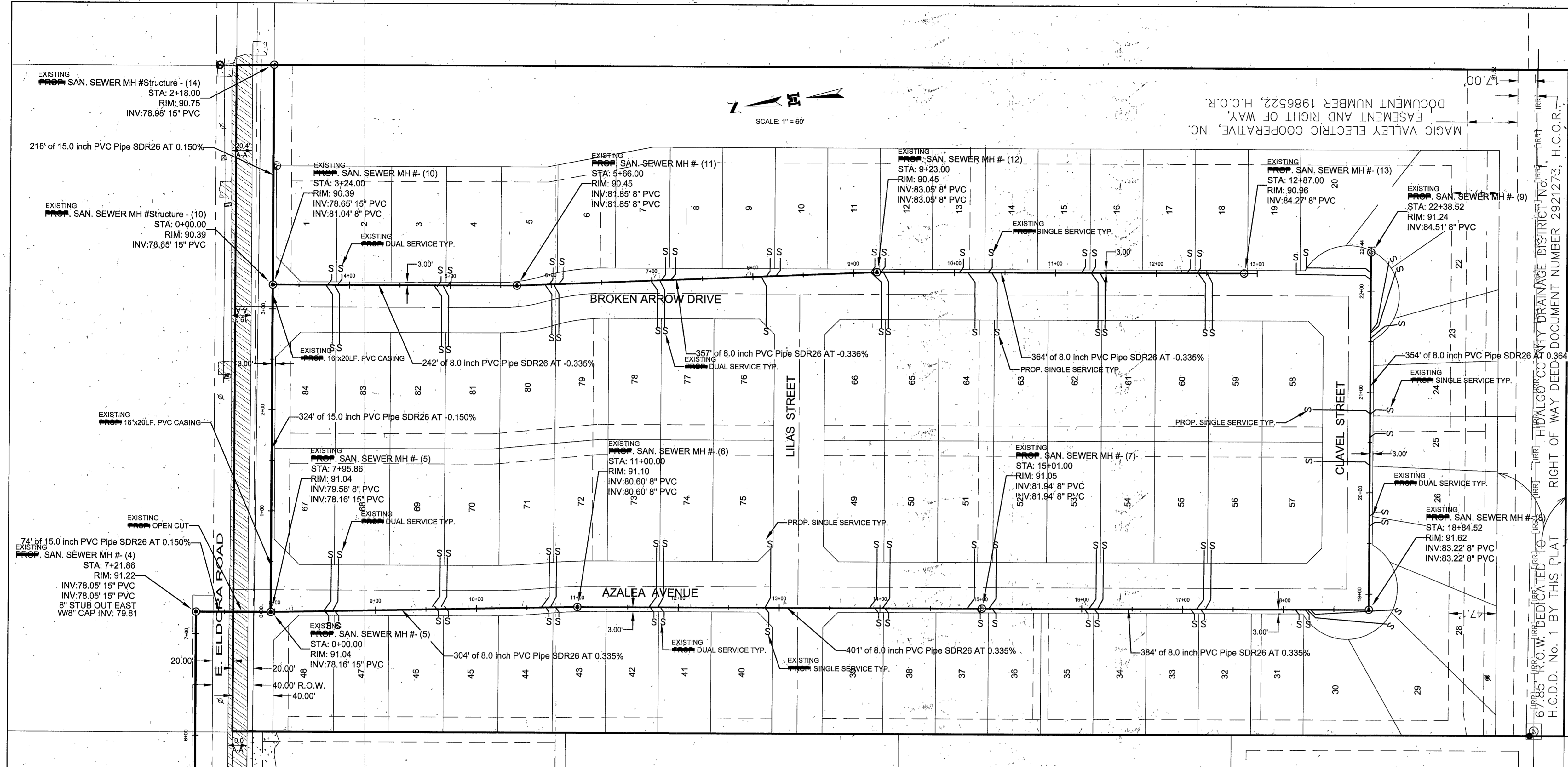
ESTIMACION DE COSTOS:

PAVIMENTACION DE CALLES:	\$ 466,561.65
DRENAJE PLUVIAL:	\$ 292,195.00
SERVICIO DE AGUA POTABLE:	\$ 251,828.00
SERVICIO DE DRENAJE SANITARIO	\$ 416,260.00



**MELDEN & HUNT, INC.**  
 CONSULTANTS • ENGINEERS • SURVEYORS

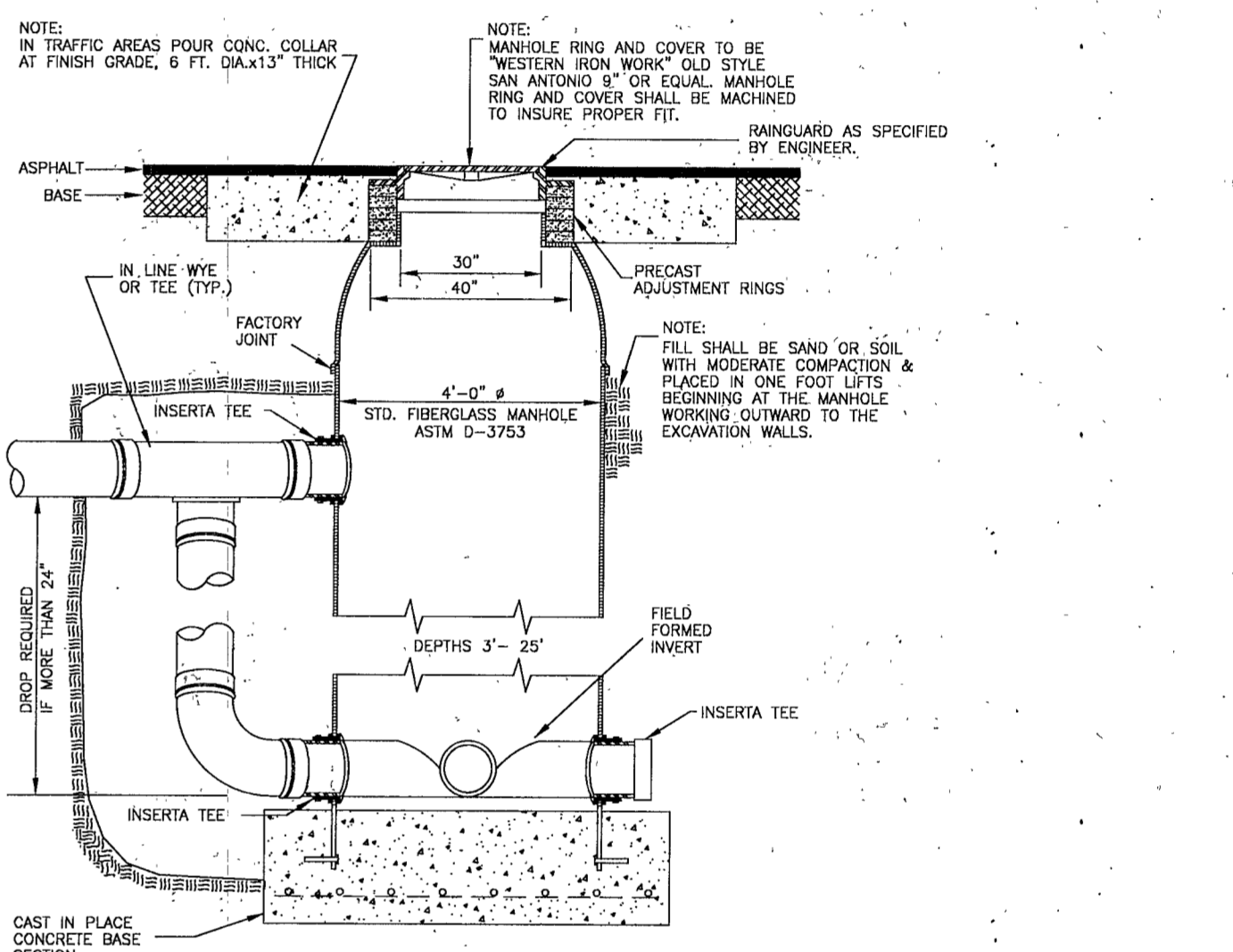
115 W. MCINTYRE • EDINBURG, TX 78541  
 PH: (956) 381-0981 • FAX: (956) 381-1839  
 ESTABLISHED 1947 • www.meldenandhunt.com



DOCUMENT NUMBER 1986522, H.C.O.R.  
 EASEMENT AND RIGHT OF WAY  
 MAGIC VALLEY ELECTRIC COOPERATIVE, INC.

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:  
 1. I, CUATRO TIERRAS L.P. SUBDIVIDER OF CANTERA HERMOSA PHASE 1, HEREBY 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.

*John R. Mays*  
 JOHN R. MAYS  
 11410 FM 463  
 DONNA, TEXAS 78537  
 STATE OF TEXAS  
 COUNTY OF HIDALGO  
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JOHN R. MAYS, 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  
 5<sup>th</sup> DAY OF November 20 21  
*Lydia Flores*  
 LYDIA FLORES  
 Notary Public, State of Texas  
 Comm. Expires 06/20/2022  
 Notary ID # 11230123



MAP OF SANITARY SEWER DISTRIBUTION SYSTEM  
 MAPA DE SISTEMA DE DISTRIBUCION DE DRENAJE SANITARIO  
 SUBDIVISION MAP OF  
**CANTERA HERMOSA PHASE 1**  
 BEING A RESUBDIVISION OF 20.000 ACRES  
 OUT OF LOT 12, BLOCK 45  
 ALAMO LAND AND SUGAR COMPANY SUBDIVISION  
 VOLUME 1, PAGE 25, H.C.M.R.  
 HIDALGO COUNTY, TEXAS.

WASTEWATER SUPPLY: DESCRIPTION, COST, AND OPERABILITY DATE:  
 CANTERA HERMOSA PHASE 1 WILL BE TREATED BY WASTEWATER SERVICE FROM NORTH ALAMO WATER SUPPLY CORPORATION. THE SUBDIVIDER AND N.A.W.S.C. HAVE ENTERED INTO A CONTRACT IN WHICH THE N.A.W.S.C. HAS PROMISED TO TREAT THE SUFFICIENT WASTEWATER FOR AT LEAST 30 YEARS AND THE N.A.W.S.C. 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.

N.A.W.S.C. HAS ONE (1) EXISTING MANHOLE ALONG THE NORTH RIGHT-OF-WAY OF SIOUX ROAD AND APPROXIMATELY 1,320.0 FEET WEST OF TOWER ROAD. THE WASTEWATER SYSTEM FOR CANTERA HERMOSA PHASE 1 CONSISTS OF 6" FORCE MAIN, LIFT STATION, 8" SEWER LINES. A 6" FORCE MAIN SHALL CONNECT TO THE EXISTING MANHOLE THEN RUNS WEST ALONG THE NORTH RIGHT-OF-WAY OF SIOUX ROAD CROSSING TOWER ROAD WITH A BORE THEN RUNS NORTH ALONG THE EAST RIGHT-OF-WAY OF TOWER ROAD THEN RUNS EAST ALONG THE NORTH RIGHT-OF-WAY OF ELDORA ROAD RUNNING APPROXIMATELY 735.0 FEET TO A LIFT STATION. AN 15" SEWER LINE CONNECTS TO THE PREVIOUSLY MENTIONED LIFT STATION RUNS EAST APPROXIMATELY 795.00 THEN CHANGING TO AN 8" SEWER LINE RUNS SOUTH ALONG THE EAST RIGHT-OF-WAY AZALEA AVENUE THEN RUNS EAST ALONG THE SOUTH RIGHT-OF-WAY OF CLAVEL STREET ENDING AT THE NORTH LINE OF LOT 21. AN OTHER 15" SEWER LINE CONNECTS TO THE PREVIOUSLY MENTIONED SEWER LINE AT THE NORTHEAST CORNER OF LOT 48 THEN RUNS EAST ALONG THE SOUTH RIGHT-OF-WAY OF ELDORA ROAD THEN CHANGES TO AN 8" SEWER LINE RUNNING SOUTH ALONG THE WEST RIGHT-OF-WAY OF DALIA AVENUE ENDING WITH A MANHOLE AT THE NORTH WEST CORNER OF LOT 18. AN OTHER 15" WATER LINE CONNECT TO THE MANHOLE AT THE NORTH WEST CORNER OF LOT 1 RUNNING EAST APPROXIMATELY 218 FEET ENDING WITH A MANHOLE ON THE EAST BOUNDARY LINE OF THIS SUBDIVISION.

THE 6" FORCE MAIN, 15" & 8" SEWER LINE, 4" SERVICE LINE AND THIRTEEN (13) 48" SANITARY SEWER MANHOLES HAVE BEEN INSTALLED. AT A TOTAL COST OF \$416,260.00 OR \$4,955.48 PER LOT. IN ADDITION, THE SUBDIVIDER HAS PAID THE CITY OF ALAMO THE SUM OF \$ 1,125.00 WHICH COVERS THE \$ 13.39 PER LOT AS STATED IN THE 30 YEAR WASTE WATER SERVICE AGREEMENT WHICH SUM REPRESENTS THE TOTAL COST OF THE SERVICES AND 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 N.A.W.S.C. 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:

SEWAGE FACILITIES - THESE FACILITIES FULLY CONSTRUCTED WILL COST A GRAND TOTAL OF \$417,385.00 WHICH EQUALS TO \$4,968.87 PER LOT.

*M. H. 11-8-21*  
 ENGINEER'S SIGNATURE DATE  
 MELDEN & HUNT, INC.  
 TEXAS REGISTRATION F-1435



DRENAJE: DESCRIPCION, GASTOS Y FECHA DE INICIO PARA FACILITAR EL DRENAJE PARA LA SUBDIVISION.  
 LA SUBDIVISION CANTERA HERMOSA PHASE 1 RECIBIRA SU PROMISION DE DRENAJE SANITARIO DE NORTH ALAMO WATER SUPPLY CORPORATION (N.A.W.S.C.) EL QUERO DE LA SUBDIVISION Y N.A.W.S.C. HAN FIRMADO UN CONTRATO POR EL CUAL LA SUBDIVISION RECIBIRA SU PROMISION DE DRENAJE SANITARIO POR LOS PROXIMOS 30 AÑOS. N.A.W.S.C. HA PRESENTADO DOCUMENTACION PARA DEMOSTRAR A LARGO PLAZO LA CANTIDAD Y CALIDAD DE DRENAJE SANITARIO ACCESIBLE PARA SERVIR EL FUTURO DESARROLLO DE LA SUBDIVISION.

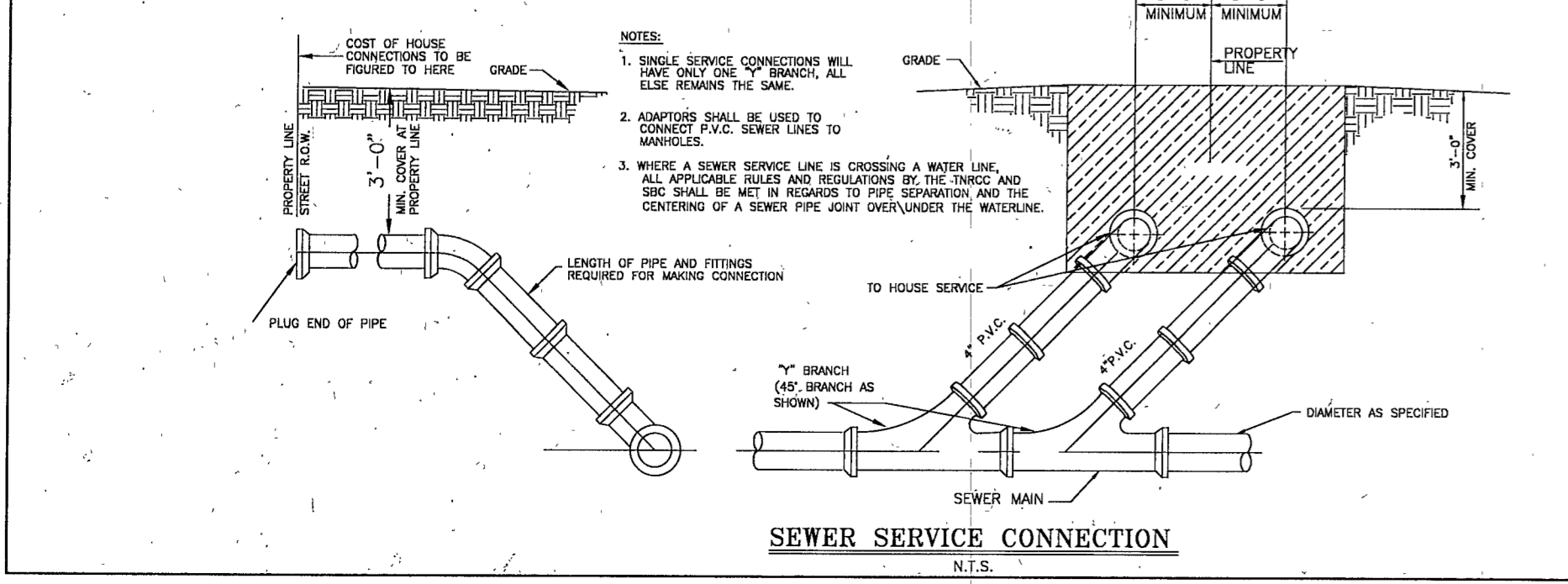
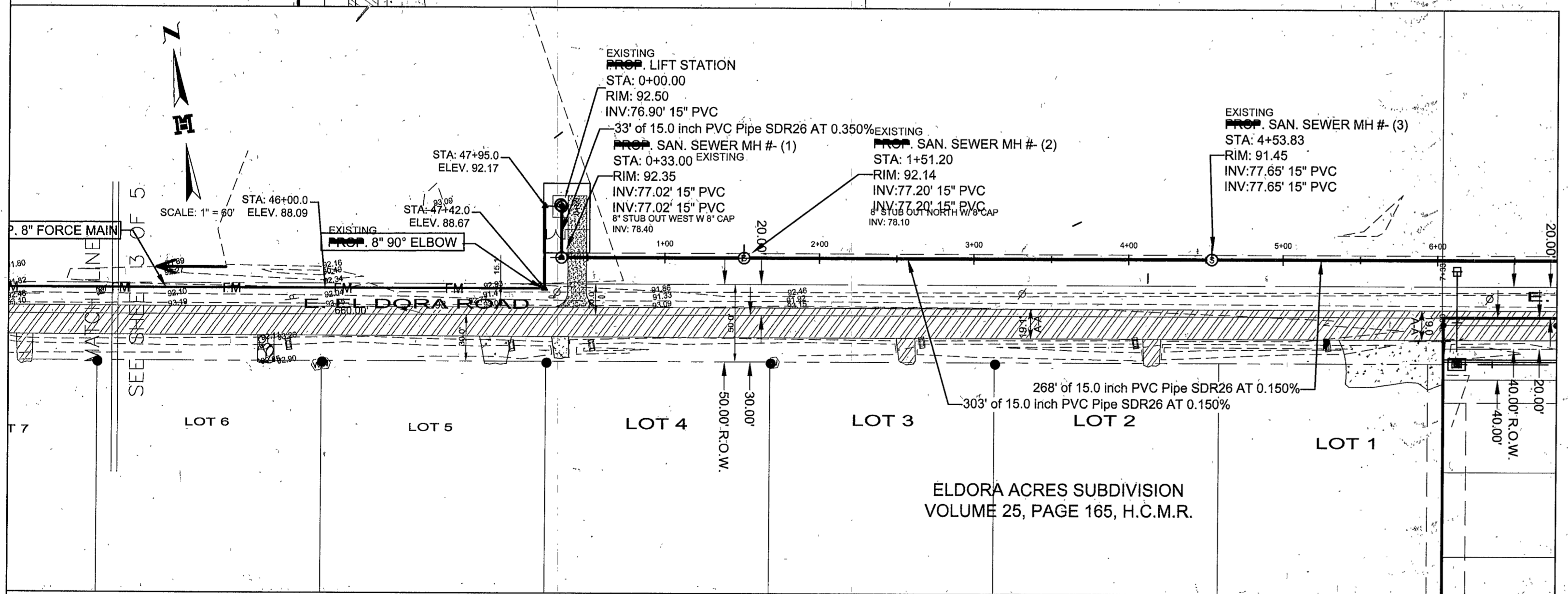
N.A.W.S.C. TIENE UN ALCANTARILLA LOCALIZADA EN EL LADO NORTH DEL DERECHO DE VILLA DE SIOUX ROAD APPROXIMATELY 1,320.0 PIES AL OESTE DE TOWER ROAD. EL SISTEMA DE LA SUBDIVISION CANTERA HERMOSA PHASE 1 CONSISTE DE UN CONDUCTO DE PRECISION DE 6", UN SISTEMA DE POMPAS DE PRECISION, Y CONDUCTOS SANITARIOS DE 8". UNA LINEA DE 6" LINEA DE PRECISION SE CONECTA AL ALCANTARILLA Y SIGUE AL ESTE EN EL LADO NORTE DEL DERECHO DE VILLA DE SIOUX ROAD Y CRUSA TOWER ROAD CON UN BORE LUEGO SIGUE AL NORTE EN EL LADO ESTE DEL DERECHO DE VILLA DE TOWER ROAD CUSADO ELDORA ROAD Y SIGUE AL ESTE EN EL LADO NORTE DEL DERECHO DE VILLA DE ELDORA ROAD APPROXIMATELY 735.0 PIES CONECTANDO A UN SISTEMA DE POMPAS DE PRECISION. UNA LINEA DE 15" SE CONECTA AL SISTEMA DE POMPAS DE PRECISION Y SIGUE AL ESTE EN EL LADO NORTE DEL DERECHO DE VILLA DE ELDORA ROAD APPROXIMATELY 795.0 PIES SIGUE AL SUR CONVERTIENDO A UNA LINEA DE 8" EN EL LADO OESTE DEL DERECHO DE VILLA DE AZALEA AVENUE LUEGO SIGUE AL ESTE EN EL LADO SUR DEL DERECHO DE VILLA DE ELDORA ROAD. UN CONDUCTO DE 15" SE CONECTA A UN ALCANTARILLA EN EL LADO NORTE DE LOT 21. OTRO CONDUCTO DE 15" SE CONECTA A UN ALCANTARILLA EN EL LADO NOROESTE DE LOT 48 Y CORRE AL ESTE EN EL LADO SUR DEL DERECHO DE VILLA DE ELDORA ROAD LUEGO SIGUE AL SUR CON UN CONDUCTO DE 8" EN EL LADO ESTE DEL DERECHO DE VILLA DE DALIA AVENUE TERMINANDO CON UN ALCANTARILLA EN EL LADO NOROESTE DEL LOTE 18 PARA OTRO CONDUCTO DE 15" SE CONECTA A UN ALCANTARILLA EN EL LADO NOROESTE DE LOT 1 Y CORRE AL ESTE EN EL LADO SUR DEL DERECHO DE VILLA DE ELDORA ROAD LUEGO TERMINANDO CON UN ALCANTARILLA EN EL LADO ESTE DEL DE ESTA SUBDIVISION.

LAS LINEAS DE 6" DE PRECISION, SISTEMA DE POMPAS DE PRECISION, 8" SERVICIO DE 4 PULGADAS Y PIES (13) ALCANTARILLAS HAN SIDO INSTALADAS. HA UN COSTO TOTAL DE \$416,260.00 O \$4,955.48 POR LOTE. EL QUERO DE LA SUBDIVISION TAMBIEN LE HA PAGADO A N.A.W.S.C. UN COSTO TOTAL DE \$ 1,125.00, O \$ 13.39 POR LOTE. EL SISTEMA DE DRENAJE SANITARIO ESTARA 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 (CODIGO DE AGUA DE TEXAS). CERTIFICO QUE LOS GASTOS PARA INSTALAR LOS SISTEMAS DE AGUA Y DE DRENAJE SON:

DRENAJE: SE ESTIMA QUE EL DRENAJE COSTARA UN COSTO TOTAL DE \$417,385.00 O \$4,968.87 POR LOTE.

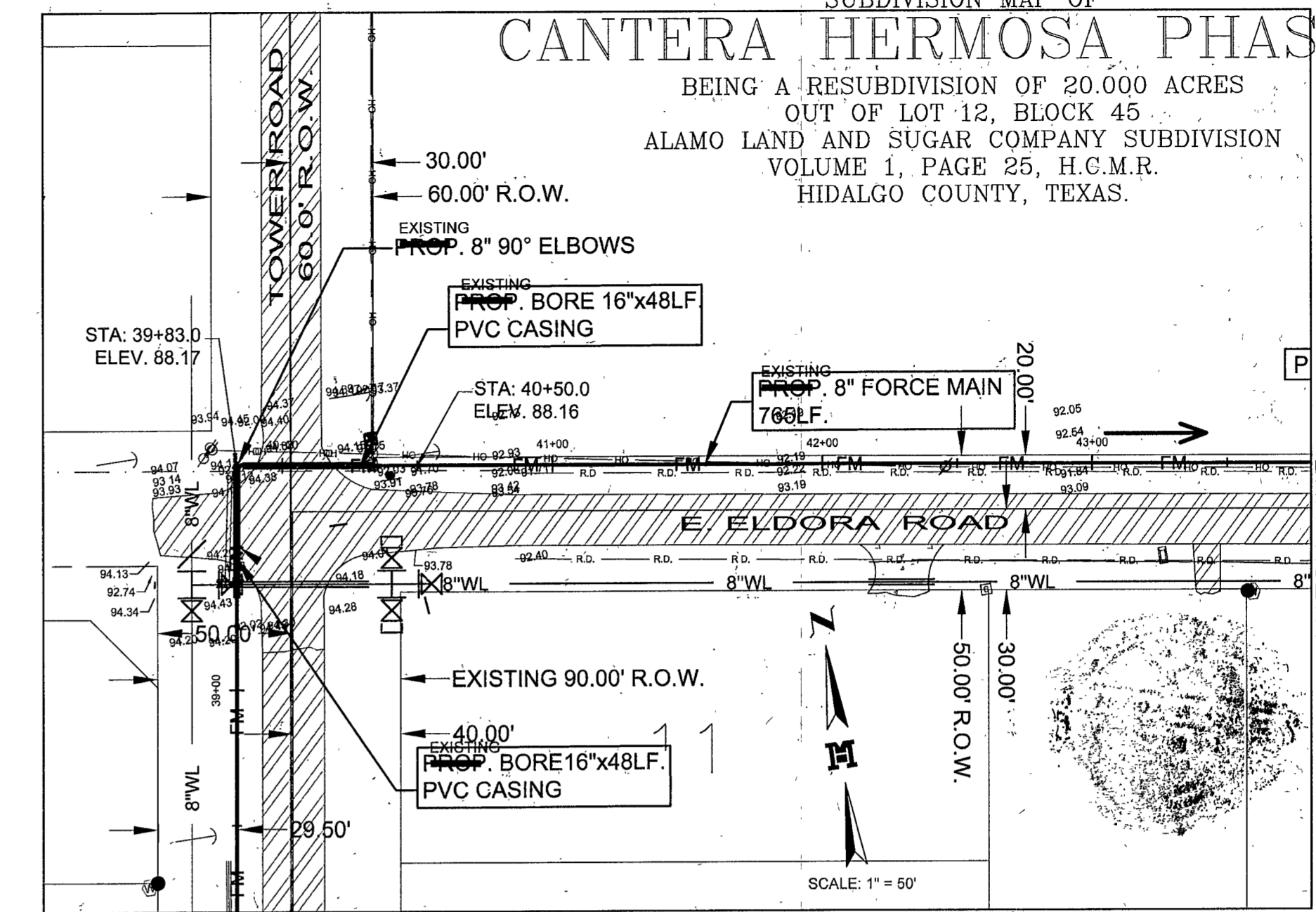
*M. H. 11-8-21*  
 ENGINEER'S SIGNATURE DATE  
 MELDEN & HUNT, INC.  
 TEXAS REGISTRATION F-1435



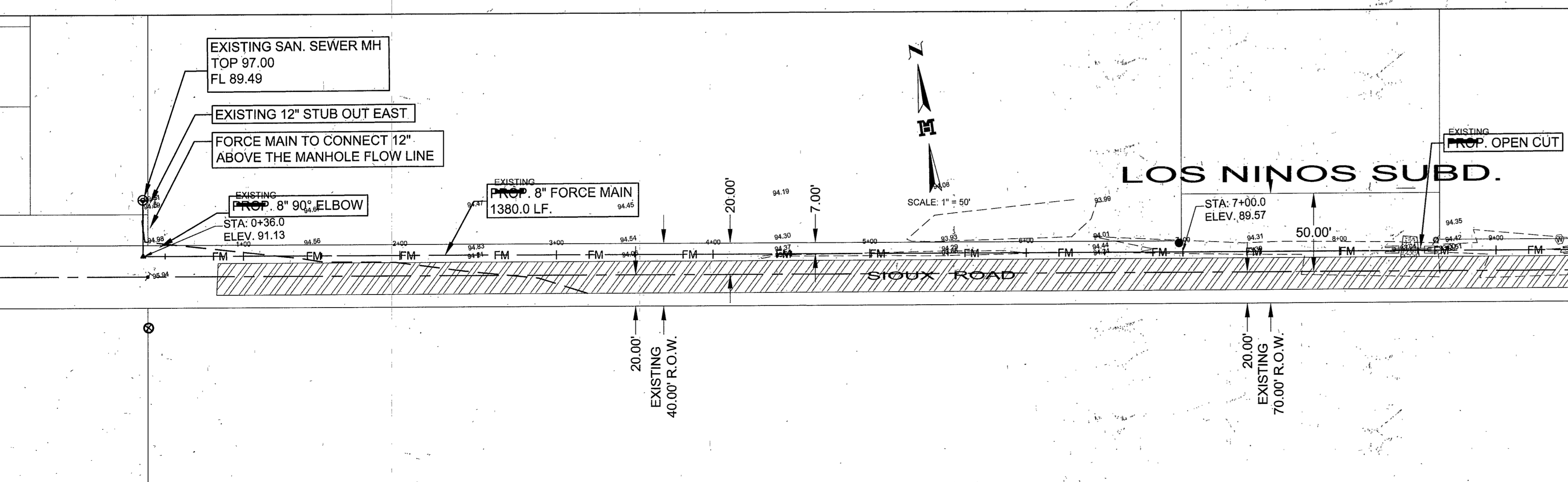
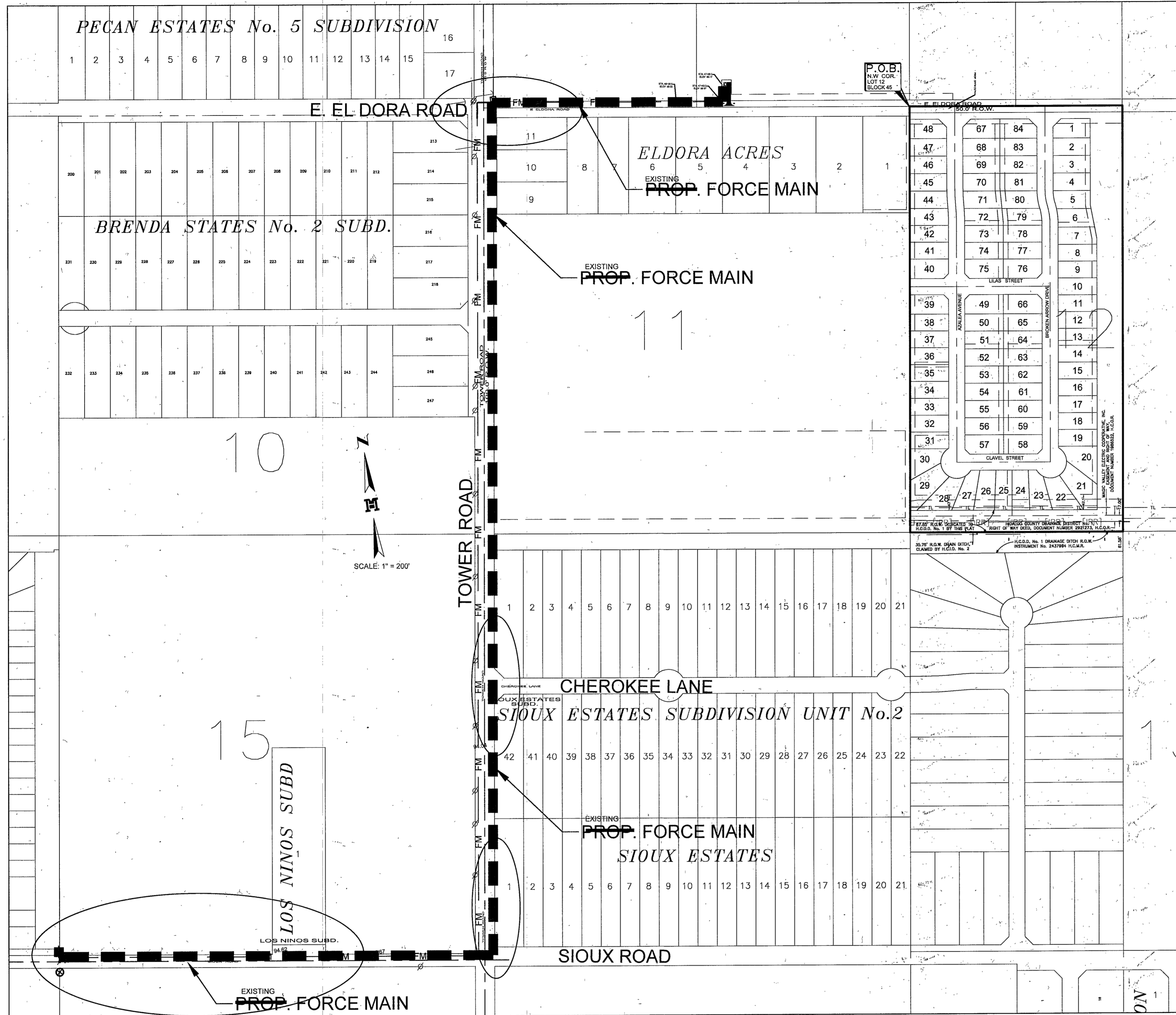
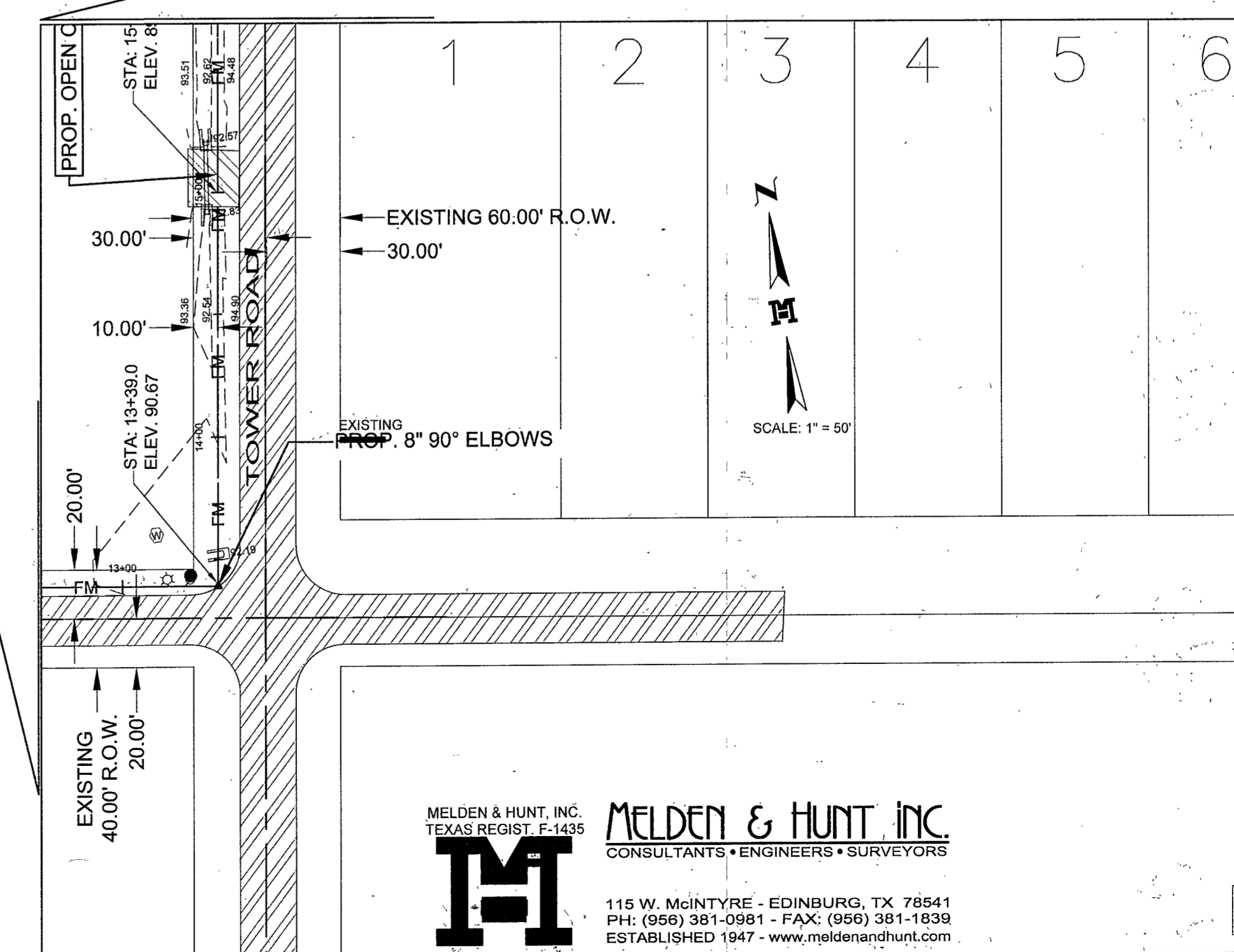
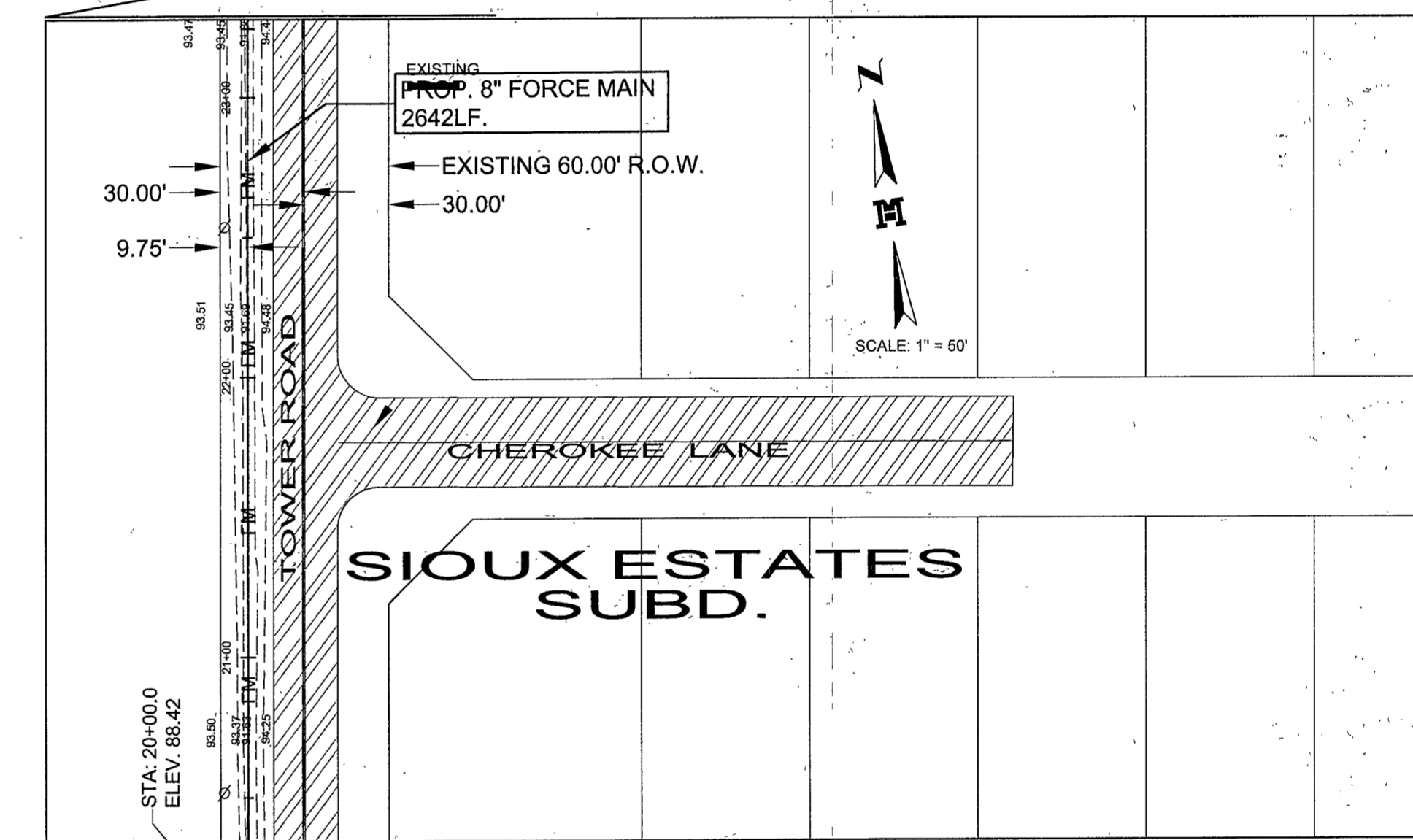
MELDEN & HUNT, INC.  
 TEXAS REGIST. F-1435  
**MELDEN & HUNT, INC.**  
 CONSULTANTS • ENGINEERS • SURVEYORS  
 115 W. McINTYRE - EDINBURG, TX 78541  
 PH: (956) 381-0981 - FAX: (956) 381-1839  
 ESTABLISHED 1947 - www.meldenandhunt.com

CANTERA HERMOSA PHASE 1

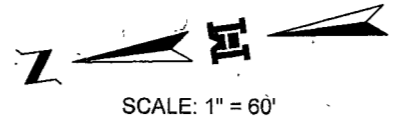
BEING A RESUBDIVISION OF 20,000 ACRES  
 OUT OF LOT 12, BLOCK 45  
 ALAMO LAND AND SUGAR COMPANY SUBDIVISION  
 VOLUME 1, PAGE 25, H.C.M.R.  
 HIDALGO COUNTY, TEXAS.



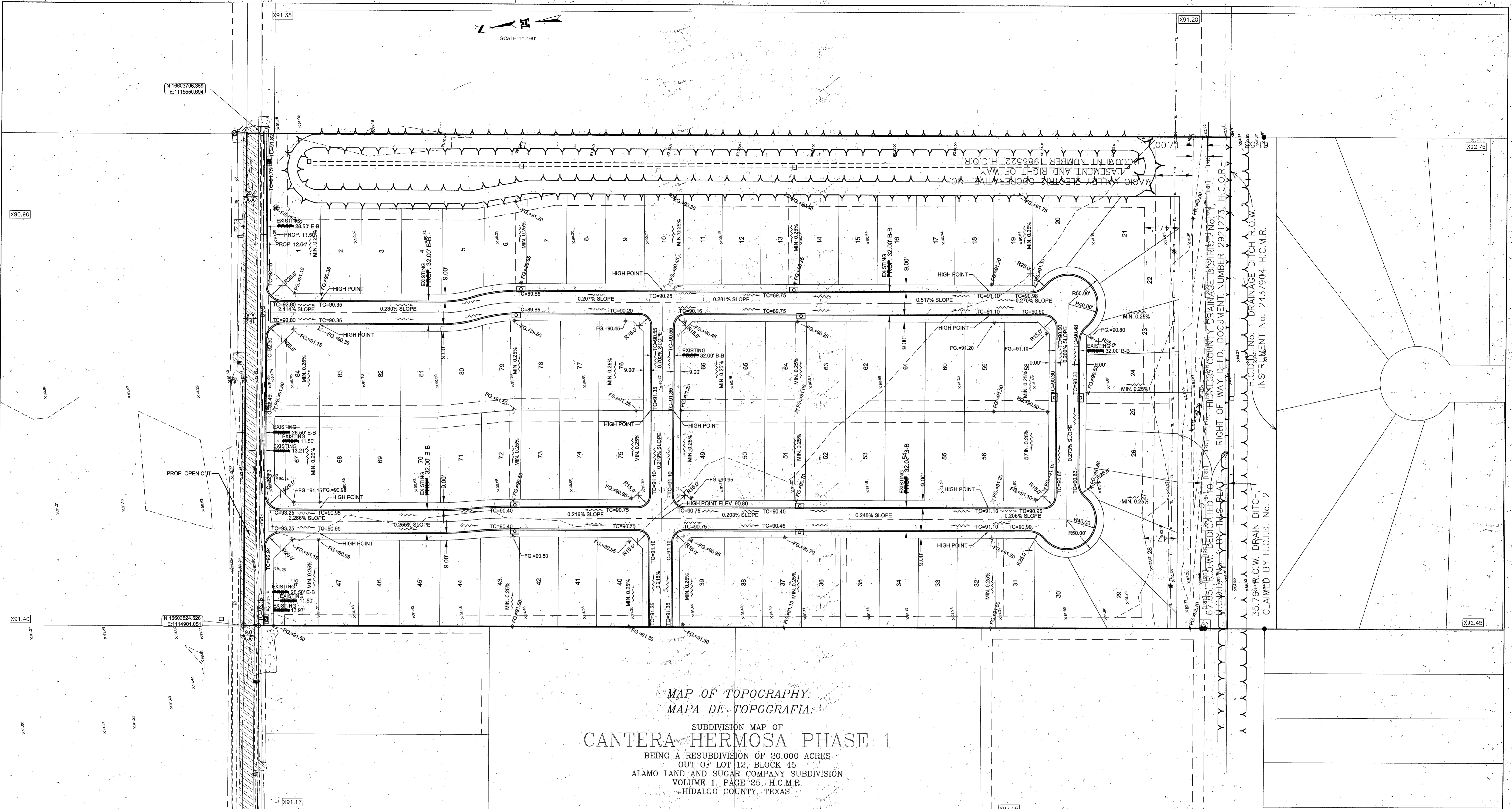
MATCH LINE  
 SEE SHEET 2 OF 5







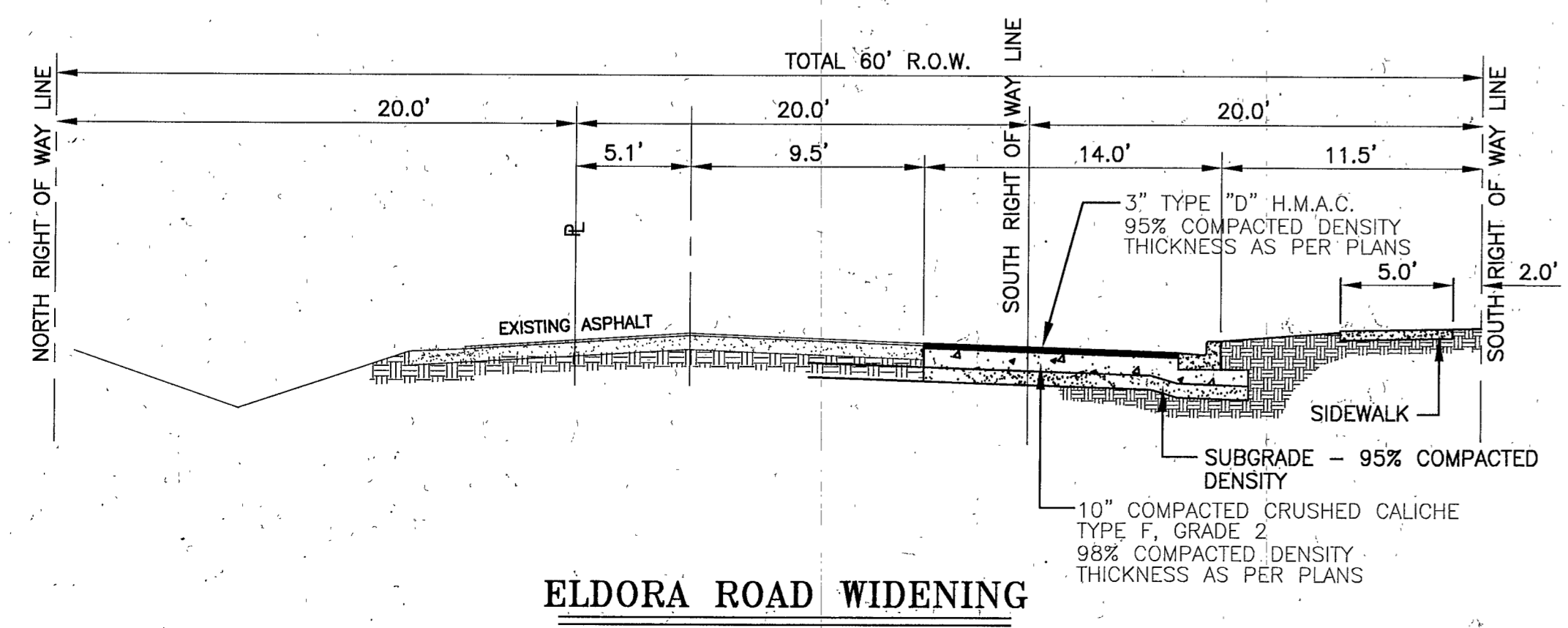
SCALE: 1" = 60'



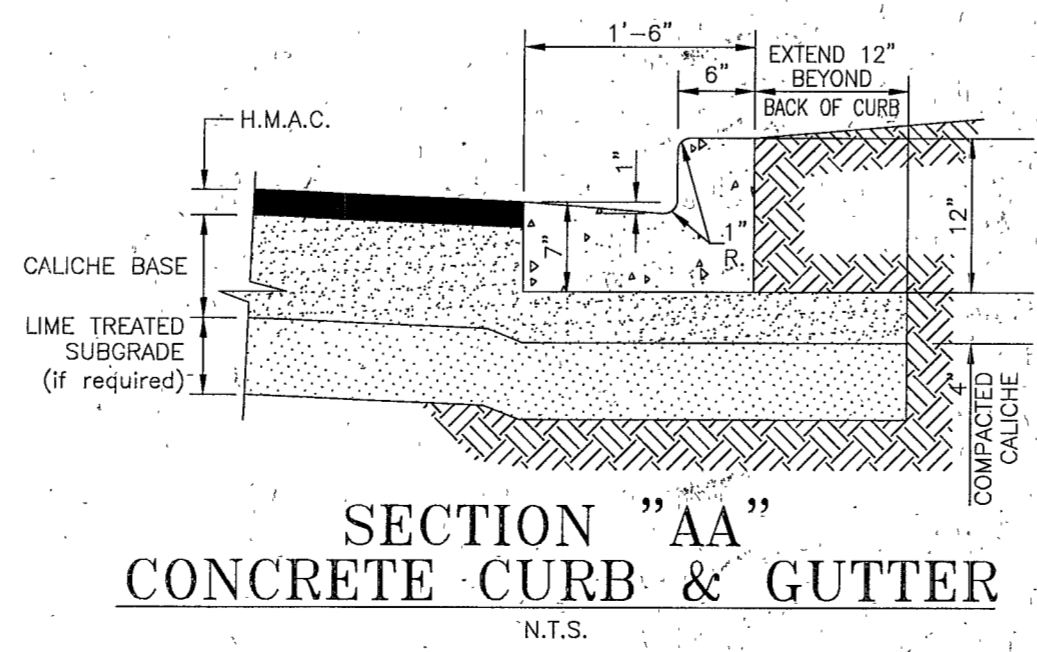
MAP OF TOPOGRAPHY.  
MAPA DE TOPOGRAFIA.

SUBDIVISION MAP OF  
**CANTERA HERMOSA PHASE 1**

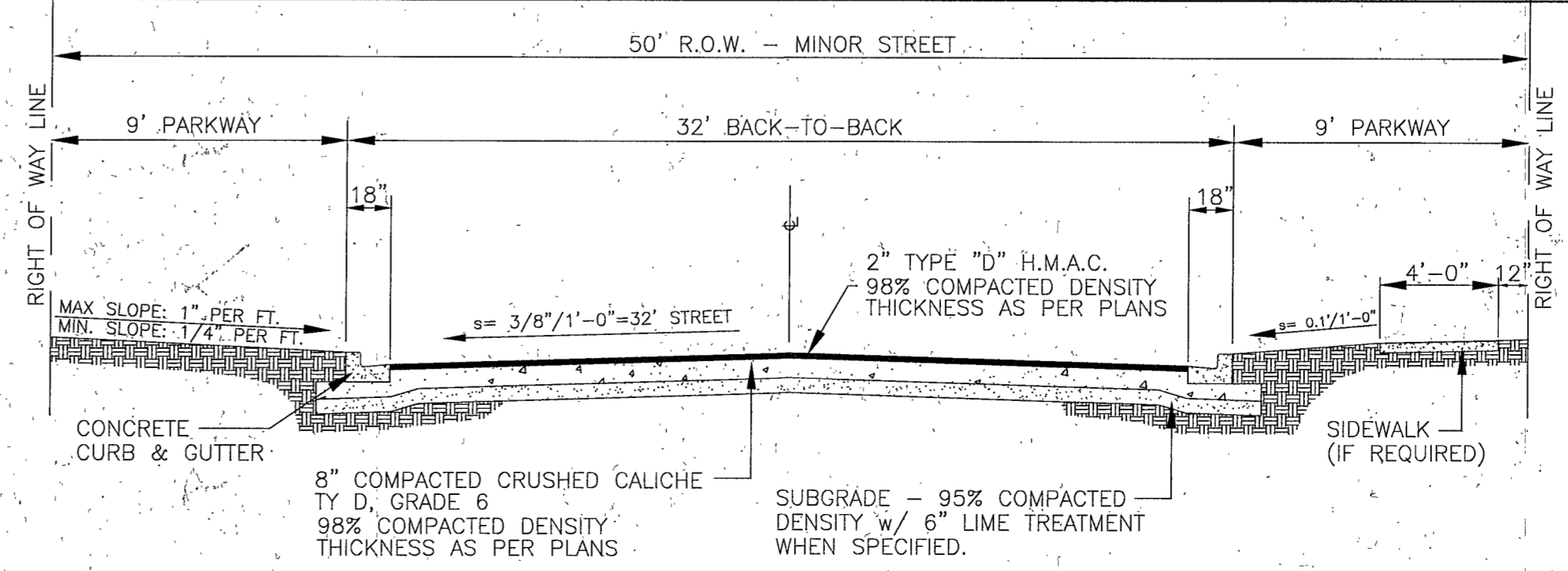
BEING A RESUBDIVISION OF 20.000 ACRES  
OUT OF LOT 12, BLOCK 45  
ALAMO LAND AND SUGAR COMPANY SUBDIVISION  
VOLUME 1, PAGE 25, H.C.M.R.  
HIDALGO COUNTY, TEXAS.



**ELDORA ROAD WIDENING**



**SECTION "AA"  
CONCRETE CURB & GUTTER**  
N.T.S.



**TYPICAL STREET CROSS SECTION**

MELDEN & HUNT, INC.  
TEXAS REGIST. F-1435  
**M**  
CONSULTANTS • ENGINEERS • SURVEYORS  
115 W. McINTYRE - EDINBURG, TX 78541  
PH: (956) 381-0981 • FAX: (956) 381-1839  
ESTABLISHED 1947 - www.meldenandhunt.com