



NOTICE OF A PUBLIC MEETING
TOWN OF RANCHO VIEJO
STRATEGIC PLANNING COMMITTEE
JANUARY 31, 2019
5:00 P.M.

NOTICE is hereby given of a MEETING of the STRATEGIC PLANNING COMMITTEE of the TOWN OF RANCHO VIEJO, TEXAS, to be held on Thursday, January 31, 2019, at 5:00 P.M., in the TOWN MUNICIPAL OFFICE, 3301 CARMEN AVENUE, RANCHO VIEJO, TEXAS to consider the following items:

1. Review and Possible Action of Old Business
2. Review plan for Replat Request by Edmundo R. Gonzalez, Jr., representative for Emilia Tafich de Talamas, owner of Lot 15 and Lot 17 Rancho Viejo Subdivision Section 11, to replat two lots into one lot
3. Adjourn

Fred Blanco, Town Administrator

In the spirit of full disclosure as advocated by the Texas Open Meetings Act, the Town of Rancho Viejo posts this advisory to report that a quorum of the Town of Rancho Viejo Board of Aldermen may attend this meeting of the Strategic Planning Committee on 1/31/2019 at 5:00 P.M. at Town Hall. The Board of Aldermen is not responsible for this meeting, as the Strategic Planning Committee is a purely advisory body. No deliberation of Town business, except as may be incidental to the committee meeting, or action on Town business will take place by or among the Aldermen.



State of Texas
County of Cameron
Town of Rancho Viejo

I, the undersigned authority, do hereby certify that the above NOTICE OF MEETING of the Strategic Planning Committee of the Town of Rancho Viejo, Texas is a true and correct copy of said NOTICE, which has been posted on the window of the Town of Rancho Viejo Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas, a place convenient and readily accessible to the General Public, on January 28, 2019 at 11:00 A.M. and which will be continuously posted for a period of seventy-two (72) hours prior to the date and time said meeting was convened.

ATTEST:

Fred Blanco, Town Administrator

**Gonzalez Engineering & Surveying, Inc.
153 East Price Road
Brownsville, Texas 78521
(956) 546-5515 Fax (956) 546-2804**

Mr. Fred Blanco

Town Administrator
Town of Rancho Viejo
3301 Carmen Avenue
Rancho Viejo, Texas 78575

Re: Property Address
Lots 15 and 17
Rancho Viejo Subdivision Section XI
Rancho Viejo, Texas 78575

Owner: Emilia Tafich de Talamas
Phone: (956) 350-4636

Gonzalez Engineering & Surveying, Inc. is representing the above mentioned owners to resubdivide Lots 15 and 17, Rancho Viejo Subdivision, Section XI, to convert into One Lot "replat of Lot 15 and 17, Rancho Viejo Subdivision, Section XI". We respectfully request your review and placement on the Different Board's Agendas for Approval.

Thanking You for Your Favorable Review, I Remain,

Sincerely,



Edmundo R. Gonzalez Jr.
Registered Professional Land Surveyor No. 3732

RECEIVED

BY: _____

CERTIFICATE FOR ENGINEER OR SURVEYOR

I, EDMUNDO R. GONZALEZ JR., A REGISTERED PROFESSIONAL LAND SURVEYOR AND REGISTERED PROFESSIONAL ENGINEER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT. IT WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH SUITABLE PERMANENT MONUMENTS OF THE SIZE AND TYPE NOTED; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE NEAREST ORIGINAL SURVEY CORNER, AS SHOWN HEREON. ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF.

EDMUNDO R. GONZALEZ, JR.
REGISTERED PROFESSIONAL LAND SURVEYOR #3732
REGISTERED PROFESSIONAL ENGINEER #30492

THE STATE OF TEXAS
COUNTY OF CAMERON

KNOW ALL MEN BY THESE PRESENTS, THAT RANCHO VIEJO SUBDIVISION SECTION XI, IN THE TOWN OF RANCHO VIEJO, AS RECORDED IN VOLUME 30, PAGE 22 OF THE MAP RECORDS OF CAMERON COUNTY, TEXAS HAVE CAUSED THE SAME TO BE SUBDIVIDED AS SHOWN HEREON AND DO HEREBY CONFIRM AND ADOPT THIS PLAT OF "LOT 15, RANCHO VIEJO SUBDIVISION, SECTION XI" AND DO HEREBY DEDICATE TO THE PUBLIC USE FOREVER, THE STREETS, ALLEYS, EASEMENTS, (FOR THE PURPOSE INDICATED) SHOWN THEREIN ALL SUBJECT TO CERTAIN COVENANTS AND RESTRICTIONS CONTAINED IN AN INSTRUMENT TO BE FILED CONCURRENTLY HERewith IN THE OFFICE OF THE COUNTY CLERK OF CAMERON COUNTY, TEXAS.

WITNESS MY HAND ON THIS THE _____ DAY OF _____ A.D., 2019.

EMILIA TAFICH DE TALAMAS (OWNER)

THE STATE OF TEXAS
COUNTY OF CAMERON

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED _____ KNOWN TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

WITNESS MY HAND ON THIS THE _____ DAY OF _____ A.D., 2019.

NOTARY PUBLIC IN AND FOR CAMERON COUNTY, TEXAS

PRINTED NAME:

MY COMMISSION EXPIRES:

THE STATE OF TEXAS
COUNTY OF CAMERON

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL AD VALOREM TAXES OWED TO ALL OF THE TAXING UNITS REPRESENTED BY THE UNDERSIGNED ARE CURRENTLY PAID IN FULL FOR THE AREA INSIDE THE BOUNDARIES OF _____

WITNESS MY HAND ON THIS THE _____ DAY OF _____ A.D., 2019.

TONY YZAGUIRRE, JR.
ASSESSOR & COLLECTOR OF TAXES, CAMERON COUNTY, TEXAS.

THE STATE OF TEXAS
COUNTY OF CAMERON

I, SYLVIA PEREZ, CLERK OF THE CAMERON COURT IN AND FOR THE SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE _____ DAY OF _____ 2019, WITH THE CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE THE _____ DAY OF _____ 2019, AT _____ O'CLOCK _____ MIN., THE MAP RECORDS OF SAID COUNTY, CAMERON COUNTY, TEXAS.

SYLVIA PEREZ
COUNTY CLERK OF CAMERON COUNTY, TEXAS

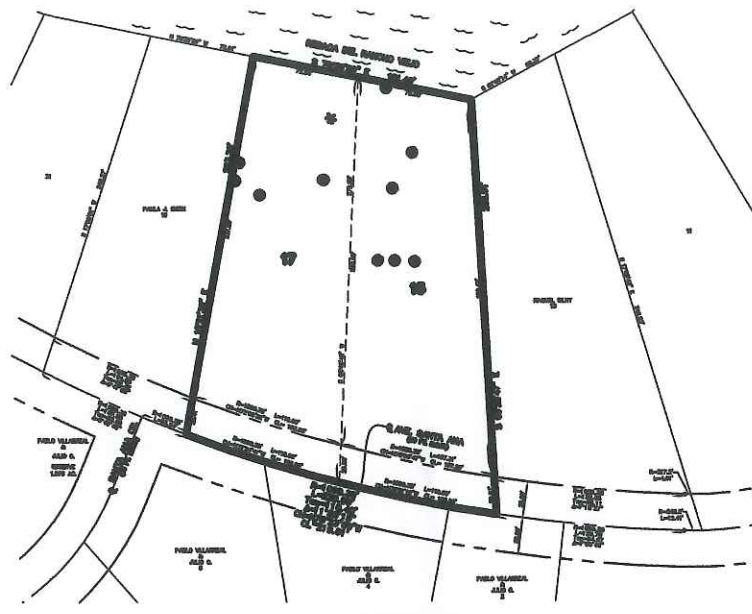
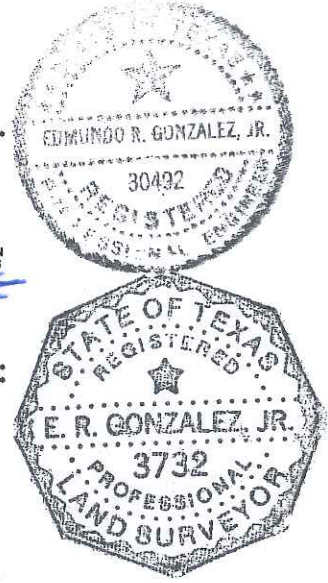
PLANNING AND ZONING COMMISSION APPROVAL

I, _____ CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE TOWN OF RANCHO VIEJO, TEXAS, HEREBY CERTIFY THAT SAID COMMISSION HAS APPROVED THIS _____ 2019, VERSION OF THE FINAL PLAT OF "LOT 15, RANCHO VIEJO SUBDIVISION, SECTION XI" WITH SAID PLAT CONSISTING OF A TOTAL OF 1 SHEET OF WHICH THIS IS SHEET NUMBER 1 AND HEREBY DECLARE THAT ANY TAMPERING WITH SAID PLAT AFTER THE AFOREMENTIONED DATE SHALL CAUSE SUCH APPROVAL TO BECOME VOID.

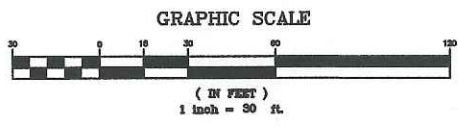
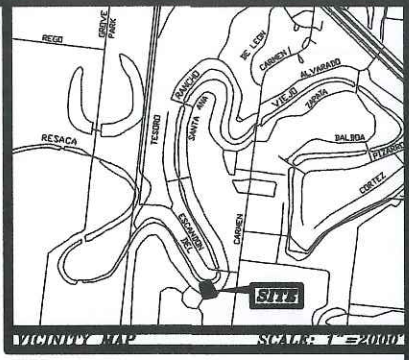
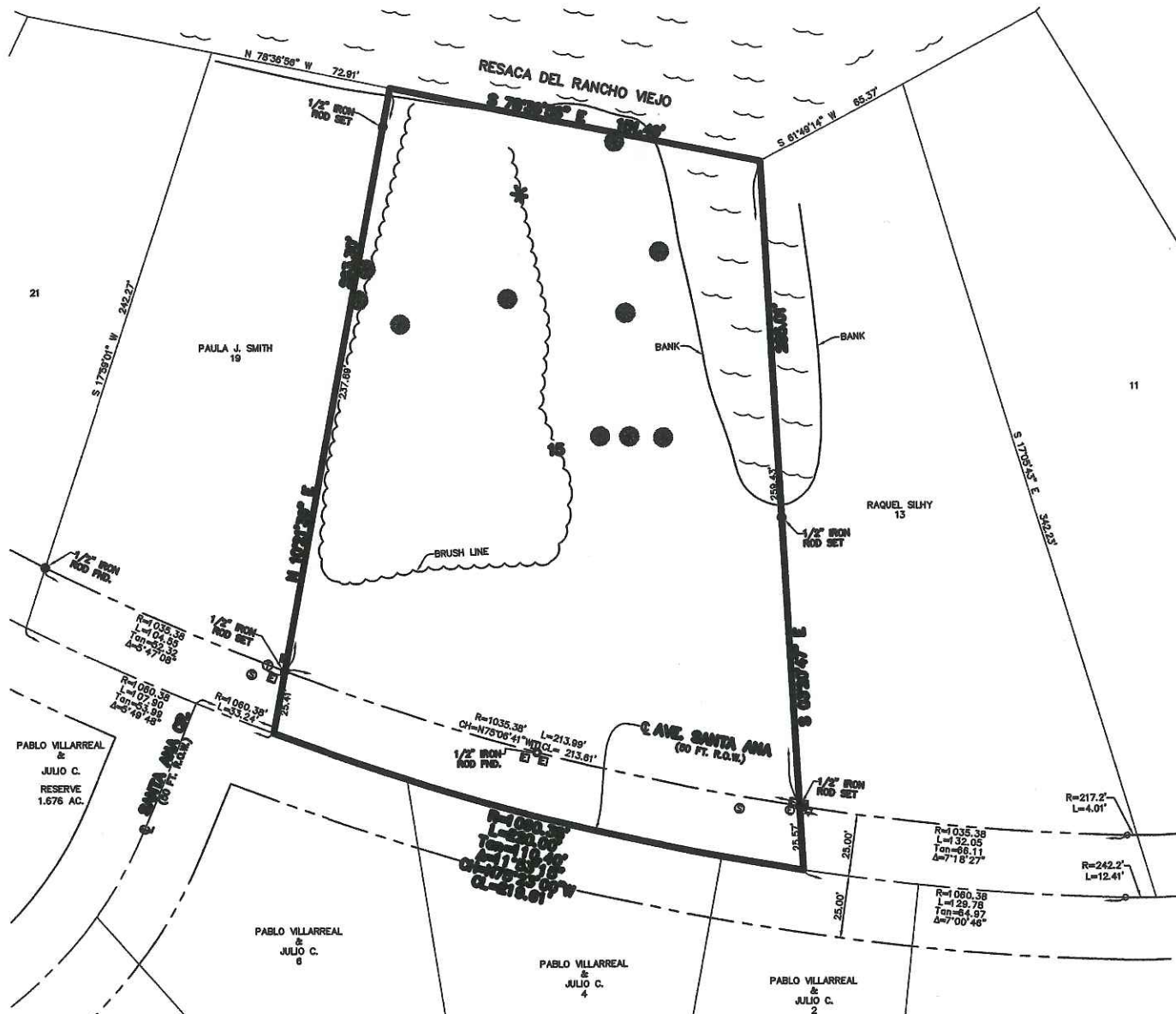
WITNESS MY HAND ON THIS THE _____ DAY OF _____ 2019 A.D.

CHAIRMAN OF THE PLANNING AND ZONING COMMISSION _____ DATE _____

SECRETARY OF THE PLANNING AND ZONING COMMISSION _____ DATE _____



VACATING PLAT
SCALE: 1" = 60'



BOARD OF ALDERMAN APPROVAL
THE UNDERSIGNED HEREBY CERTIFIES THAT THE BOARD OF ALDERMAN OF THE TOWN OF RANCHO VIEJO, TEXAS, HAS APPROVED THIS _____ 2019, VERSION OF THE FINAL PLAT OF "LOT 15, RANCHO VIEJO SUBDIVISION, SECTION XI" WITH SAID PLAT CONSISTING OF A TOTAL OF ONE SHEET AND HEREBY DECLARE THAT ANY TAMPERING WITH SAID PLAT AFTER THE AFOREMENTIONED DATE SHALL CAUSE SUCH APPROVAL TO BECOME VOID.

WITNESS MY HAND ON THIS THE _____ DAY OF _____ A.D., 2019.

CYNIE RATHBUN,
MAYOR

MUNICIPAL UTILITIES DISTRICT APPROVAL
THIS IS TO CERTIFY THAT ALL ARRANGEMENTS NECESSARY PRIOR TO FINAL PLAT APPROVAL FOR "LOT 15, RANCHO VIEJO SUBDIVISION, SECTION XI" HAVE BEEN MADE BETWEEN THE TOWN OF RANCHO VIEJO AND VALLEY MUNICIPAL UTILITIES DISTRICT NO. 2 FOR WATER AND SANITARY SEWER SERVICES TO BE PROVIDED IN CONFORMANCE WITH ALL RULES AND POLICIES OF VALLEY MUNICIPAL DISTRICT NO. 2.

SCOTT FRY, P.E.
GENERAL MANAGER
VALLEY MUNICIPAL DISTRICT NO. 2

FLOOD ZONE
SUBJECT PROPERTY LIES IN FLOOD ZONE "C" AS PER THE F.I.A. FLOOD INSURANCE RATE MAP OF COMMUNITY PANEL NO. 4806100445F, EFFECTIVE FEBRUARY 16, 2018.

PRELIMINARY

LOT 15, RANCHO VIEJO SUBDIVISION, SECTION XI
A REPLAT OF LOTS 15 AND 17

RANCHO VIEJO SUBDIVISION, SECTION XI, IN THE TOWN OF RANCHO VIEJO, CAMERON COUNTY, TEXAS, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN VOLUME 30, PAGE 22, MAP RECORDS OF CAMERON COUNTY, TEXAS.

FOR: EMILIA TAFICH DE TALAMAS

- LEGEND
- SAN. SWR. MANHOLE
- WATER METER
- ELEC. BOX
- CABLE PED.
- CLEAN OUT
- LIGHT POLE
- MAIL BOX
- STORMSWR. MANHOLE

G-E&S GONZALEZ ENGINEERING & SURVEYING, INC. 133 E. PRICE ROAD, BROWNSVILLE, TX 77821 PHONE: (936) 548-5015 FAX: (936) 548-2804 TEXAS ENGINEERING FIRM REG. NO. F-1 TEXAS SURVEYING FIRM REG. NO. 1004700