



**COUNTY OF WEBB  
CERTIFICATION REGARDING THE CONNECTION OF UTILITIES**  
Determinations required pursuant to Sections 232.029(c)(1) of the  
Texas Local Government Code

Legal description of property: An unplatted tract of land known as Lot 7, Block 2, Aguilares as further described in Vol. 3822, Pgs. 550-552 of the Webb County Deed Records.

The E-911 (physical address) associated with this request is: 309 Elm Ave

Recorded on 07/14/2015 and filed in Volume 3822, Pages 550-552, of the Webb County Deed Records.

Requested by: Adolfo V. Espinoza and Pascuala Robles Espinoza, owners (ID 4182)

**Pursuant to the provisions of Section 232.029(c)(1), Texas Local Government Code, the following determinations have been made by the Webb County Commissioners Court:**

1. The person requesting services is not the subdivider or subdivider's agent;
2. The tract was sold or conveyed by a subdivider prior to September 1, 1995 and has not been further subdivided;
3. Construction or placement of a residence on the tract was begun on or before May 1, 2003; and
4. The residence has adequate sewer services provided through a permitted on-site sewage facility.

**For authorization under this section, the Court relied on the following documents:**

- Copy of an executed conveyance instrument validating that the property was conveyed by a subdivider prior to September 1, 1995;
- Notarized affidavit stating that construction of a residence was begun prior to May 1, 2003;
- An on-site inspection, conducted on (7/22/2015) evidencing at least the existence of a foundation;
- Copy of on-site sewage facility license and registration no. WC00052; and
- Other: Aerial photography flown in the year 2002 evidencing one (1) dwelling.

**Subject to the above-described determinations, the following utility connection(s) are authorized:**

water       sewer       electricity       gas

**LIMITATIONS: Connection limited to 1 only**

Reviewed and recommended for approval by:

Hon. Marco A. Montemayor  
Webb County Attorney

Rhonda M. Tiffin, CFM  
Planning Director/Floodplain Administrator

Approved by the Webb County Commissioners Court on this the 14<sup>th</sup> day of September, 2015.

Hon. Tano E. Tijerina  
Webb County Judge

Attested by:

Margie Ramirez Ibarra, Webb County Clerk



Compliance & Inspection Certifications Relating to Utility Application Approvals

Issue ID: 4182

Application for: Electricity

Legal Description: an unplatted tract of land, known as Lot 7, Block 2, Aguilares

**Reviewer Certifications**

- Conveyances are compliant (prior, existing & subsequent).
- All Fees Paid
- ROW Acquired or  Not Required as a condition of approval
- OSSF Licensed (No. WC00052):  New  PEST
- Initial: VS
- OSSF Decommissioning certified by? \_\_\_\_\_
- Compliance w/Floodplain Regulations: N/A
- All required affidavit(s) re grant service are executed.
- All required affidavit(s) re §232.029, LGC are executed.

By: V. Seca Initial: VS  
 By: S. Ibarra Initial: SI  
 By: V. Seca Initial: VS  
 Not Applicable By: V. Seca  
  
 By: \_\_\_\_\_ Initial: \_\_\_\_\_  
 By: \_\_\_\_\_ Initial: \_\_\_\_\_  
 By: \_\_\_\_\_ Initial: \_\_\_\_\_  
 By: J. Calderon Initial: JC

**Inspector Certifications**

- All Inspections and re-inspections have been performed. The attached map is an accurate depiction of the existing conditions observed in the field.  
Residential Structures = 1 Non-residential Structures = 1
- All mandated in-door plumbing observed & compliant  
Total mandated structures: 1
- OSSF Decommissioning verified or  Unable to verify
- Improvements compliant with issued Floodplain Dev. permit

By: R. Santillan Initial: RS  
 By: R. Santillan Initial: RS  
 By: \_\_\_\_\_ Initial: \_\_\_\_\_  
 By: \_\_\_\_\_ Initial: \_\_\_\_\_

**Staff Recommendation/Determination**

Approve pursuant to: Sec. 232.029(c)(1), LGC

By: J. Calderon Initial: JC

**Attested:**

By my signature below, I hereby attest to the authenticity of the above certifications as shown hereon.

Valeria Seca  
 Valeria Seca, Project Coordinator

Jorge Calderon  
 Jorge Calderon, CFM, Asst. Planning Director

Sandra Ibarra  
 Sandra Ibarra, Office Manager

Rodolfo Santillan Jr.  
 Rodolfo Santillan, GIS Technician II

4-4-1986

351260

The State of Texas,  
County of WEBB

Know All Men by These Presents:

That we, Desiderio O. Garcia, and wife, Lusia R. Garcia,  
of the County of Webb State of Texas for and in consideration  
of the sum of Three thousand and No/100.....

DOLLARS

to Us in hand paid by Jessica M. Walker

as follows:

Paid cash in Full.

FILED 5-21-1986  
HENRY FLORES AT 2:23 P.M.  
COUNTY CLERK, WEBB COUNTY, TEXAS  
BY \_\_\_\_\_ DEPUTY

VO. 1174 PAGE 43

031140

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said  
Jessica M. Walker  
of the County of Webb State of Texas all that certain

Tract or parcel of land lying in Webb County, Texas, described as follows,  
To - Wit:

Lot No. 7 of Block No. 2 of the Town of Aguilares, Texas.  
Said Lot No. 7 being 130' x 50'.

~~Including a four...~~

FILED  
HENRY FLORES, CO. CLERK  
COUNTY CLERK, TEXAS  
APR 23 1986

FILED  
APR 23 1986

TO HAVE AND TO HOLD the above described premises, together with all and singular the  
rights and appurtenances thereto in anywise belonging unto the said Jessica M. Walker

heirs and assigns forever and We do hereby bind Ourselves, Our  
heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises  
unto the said Jessica M. Walker

heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any  
part thereof.

WITNESS My hand at LAREDO TEXAS  
this 4th day of APRIL 19 86

Witnesses at Request of Grantor:

*[Signature]*

*[Signature]*  
Lusia Garcia

**OWNER'S AFFIDAVIT  
REGARDING PROPERTY DEVELOPMENT LIMITATIONS  
AND THE PROVISION OF ELECTRICAL UTILITY SERVICES**

STATE OF TEXAS §  
COUNTY OF WEBB §

**AFFIDAVIT OF Adolfo V. Espinoza and Pascuala Robles Espinosa, owner**

**SUBJECT PROPERTY: An unplatted tract of land known as Lot 7, Block 2, Town of Aguilares as further described in Vol. 3822, Pgs. 550-552 of the W.C.D.R.**

Before me, the undersigned Notary Public, on this day personally appeared **Adolfo V. Espinoza and Pascuala Robles Espinosa**, and under oath deposed and said as follows:

"Our names are **Adolfo V. Espinoza and Pascuala Robles Espinosa**, we are of sound mind, over the age of twenty-one years, and legally competent to make this affidavit. We have personal knowledge of the facts stated herein and state that such facts are true and correct."

"We own the above-referenced subject property containing the following structures as further depicted on the attached sketch as Exhibit A:

- (1) Dwelling(s) consisting of: **Mobile home; and**
- (1) Non-residential structure(s) consisting of: **Storage Shed**

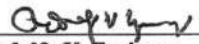
"We hereby certify that the above-referenced property has not been further subdivided by sale or lease after September 1, 1995 and that the property was conveyed by an original subdivider prior to said date as evidenced by conveyance recorded on 05/21/1986 in Vol. 1174, Pgs. 43, of the Webb County Deed Records. Furthermore, we hereby certify that we began construction/placement of a residential dwelling on the above referenced property prior to May 1, 2003."

We hereby acknowledge that in relation to the connection of electrical and gas utility services to this property and the structures identified herein, We have been advised that:

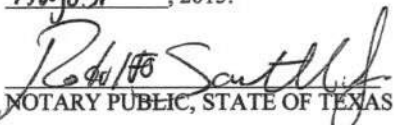
1. We understand and agree that in compliance with state law and local regulations, this property and all applicable structures must be continually connected to adequate wastewater disposal through the installed on-site sewage facility system serving this property through **on-site sewage facility license no. WC00052**.
2. We understand and agree that we cannot build or place any additional structures on this property nor may any non-residential structures be converted to residential uses unless we obtain a development permit or a building permit from the local government (county or city) with jurisdiction over the property and subject to the restrictions or limitations imposed by herein.
3. We understand and agree that we may not construct or place any additional dwellings on the property until we prepare a plat or replat of the property and receive final plat approval from the local government (county or city) with applicable jurisdiction over the property in compliance with state law, the model subdivision rules and any rules or regulations of the local government with jurisdiction over the property.
4. We understand and agree that we may not subdivide through sale or lease any portion of this property until we secure an approved plat or replat of the property.

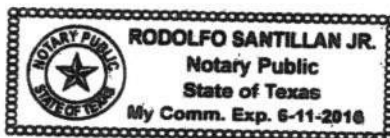
"We are making this affidavit of our own free will and without duress and understand that these conditions are necessary for securing electrical and gas utilities to our property and structures under the stipulations contained herein."

"We understand that we are making this statement and submitting this affidavit as a government record and that it is being relied upon by government agencies for the purpose of confirming that the law allows for the use and connection of the property as we have described above. We understand that making false statements in this affidavit is a crime."

  
\_\_\_\_\_  
Adolfo V. Espinoza

SWORN TO, AFFIRMED, AND SUBSCRIBED TO before me by **Adolfo V. Espinoza** on the 31 day of August, 2015.

  
\_\_\_\_\_  
NOTARY PUBLIC, STATE OF TEXAS





**Webb County Planning Dept.  
Inspection Report – ID: 4182**

**Date:** July 22, 2015

**Applicant:** Adolfo V. Espinoza (owner)

**Location/Description:** Aguilares – Block 2, Lot 7 (309 Elm Ave.)

**Inspection Comments:**

The applicant is requesting an electrical connection for a residential structure. There is one residential structure and one non-residential structure on the site. The site is not within the Special Flood Hazard Area, and is not within the ETJ. The property is owned by Adolfo V. Espinoza and the on-site inspection information was provided by him.

**Structure 1** is a mobile home that is currently connected to water and a waste water pit according to Mr. Espinoza.

**Structure 2** is non-residential structure used as a storage.

**GPS Points (WGS 84):**

Proposed Meter

99°5'14.732"W  
27°26'57.028"N

*Rodolfo Santillan Jr.*  
Inspector



RHONDA M. TIFFIN  
Planning Director

DEPARTMENT OF WEBB COUNTY, TEXAS

• 1110 Washington St., Suite 302 • Laredo, TX 78040 • Phone: (956) 523-4100 • Fax: (956) 523-5008 •

License No.: WC00052

**PRIVATE SEWAGE FACILITY  
LICENSE AND REGISTRATION**

This License is issued to permit operation of a private sewage facility on the property described below:

Legal Description: AGUILARES, BLOCK 2, LOT 7  
\_\_\_\_\_  
\_\_\_\_\_

The private sewage facility installed in accordance with plans and specifications submitted in the application for this license shall be operated in compliance with the Regulations for On-Site Sewage Facilities Title 30 TAC Chapter 285, for Webb County, Texas.

Subject to the following conditions for operation of private sewage facility:

Q (waste water flow rate) limited to 180 Gallons per Day.  
In the event that Q exceeds allowed limit, this license and registration will be invalidated.

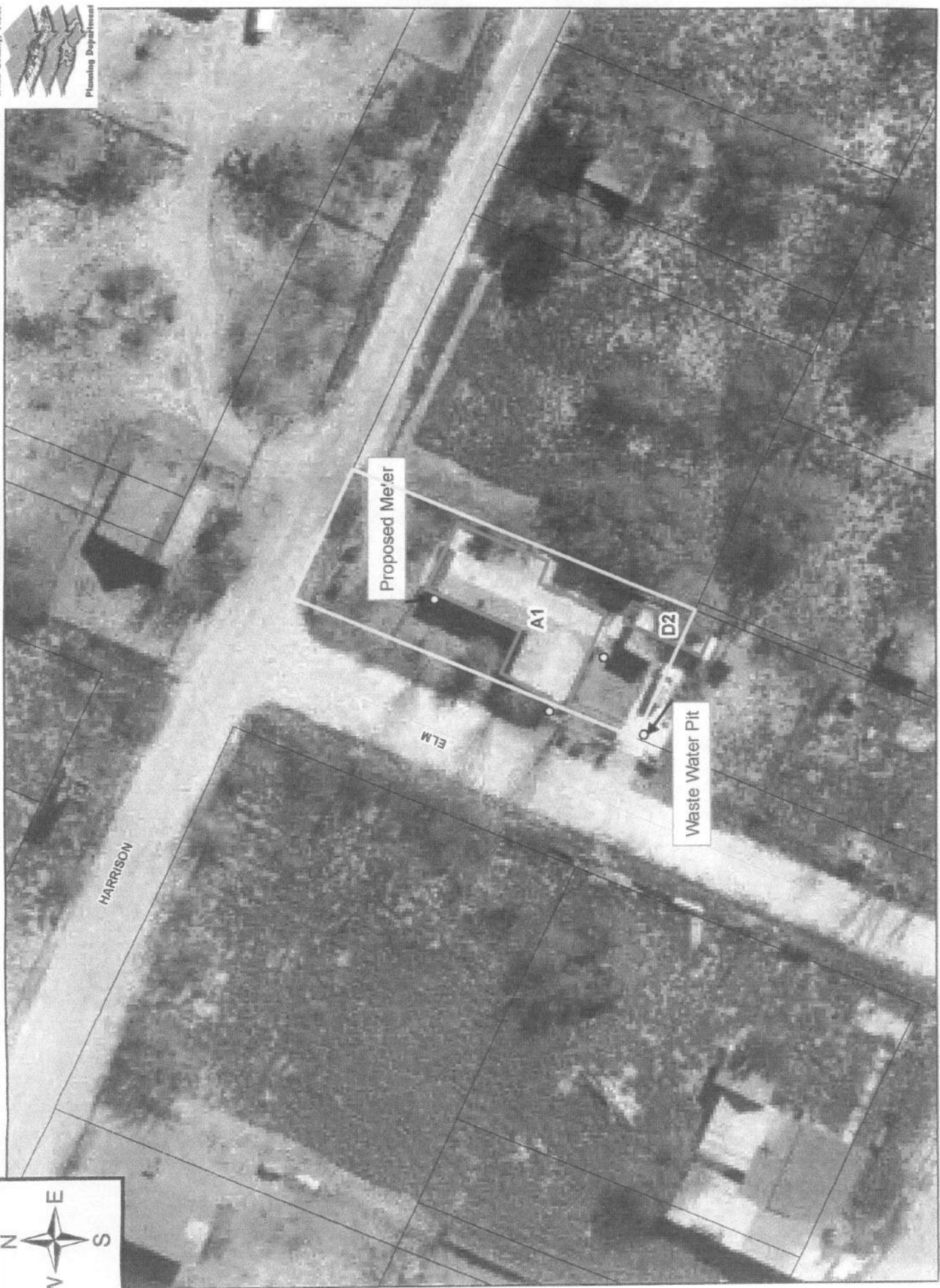
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Licensee ADOLFO ESPINOZA

Address 129 DUVAL LP, LAREDO, TX. 78041

Telephone 806-346-2630

Approved by *[Signature]* # 29922 Date 8/20/2015  
TCEQ Designated Representative



**Adolfo V. Espinoza**  
**Aguilares - Block 2, Lot 7**  
200 Elm Ave



2002 Aerial depicting structure  
requesting electrical service.