

# MAS ENGINEERING LLC

Firm No. 15499

3911 N. 10TH STREET, SUITE H MCALLEN, TEXAS 78501

City of Mission ,TX  
Attn : Gabriel Ramirez

Re: Misiones de San Jorge subdivision.

February 4 2025

Cabe Investment LP will leave a bond or credit letter for the project Las Misiones de San Jorge Phase 1. In this bond/credit letter the following items will be done before the City of Mission gives Certificates of Occupancy. Items are as follow and will start 15 days after recording of the subdivision.

**Sewer:**

Connect the sanitary sewer system to the main along South Conway Avenue.

**Water:**

Connecting the loop for the subdivision a long the southeast corner for the proper water pressure for the subdivision and getting its easements to pass throught the UE in the subdivision services.

**Storm:**

Storm system will connect to the north of Military Parkway, and Cabe Investment will provide R.O.W. on its property

**Fees:**

Park fees, sewer fees, and water rights will be pay before recording Phase 2 of the subdivision.

Work on second phase of the subdivision will start within 15 days after finishing work related to the bond.

Sincerely



Mario Salinas PE,SIT  
MAS ENGINEERING LLC



Cesar Cabello  
PRESIDENT  
CABE INVESTMENT LP

# MAS ENGINEERING LLC

FIRM NO. 15499

3911 N. 10TH STREET, SUITE H MCALLEN, TEXAS 78501

Construction Cost Estimate: February, 2025			Sheet 1 OF 1		
Project: LAS MISSIONES DE SAN JORGE SUBDIVISION			Estimator: Mario Salinas		
Location: MISSION TX.			Owner:		
Type of Estimate: Engineer Cost Estimate (63 LOTS)					
Item	Description	Unit	Quantity	Unit Cost	Total
<b>I</b>	<b>Water Distribution System</b>				
	8" - 90 MJ Bends	Each	1	\$ 875.00	\$ 875.00
	8" Water Line DR18 C-900	L.F.	270	\$ 34.50	\$ 9,315.00
	2" ValveFlush	Each	3	\$ 2,750.00	\$ 8,250.00
	8" Water Tap	Each	1	\$ 2,850.00	\$ 2,850.00
				<b>Subtotal =</b>	<b>\$ 21,290.00</b>
<b>II.</b>	<b>Sanitary Sewer System</b>				
	12" Sanitary Sewer Line	LF	541	\$ 41.20	\$ 22,289.20
	Sanitary Sewer Manholes	Each	3	\$ 8,350.00	\$ 25,050.00
	8" Cleanout	LF	2	\$ 765.00	\$ 1,530.00
	Sanitary Sewer Tap	Each	1	\$ 1,800.00	\$ 1,800.00
				<b>Subtotal=</b>	<b>\$ 50,669.20</b>
<b>III</b>	<b>Storm Sewer</b>				
	24" RCP Storm Sewer Line	L.F.	42	\$ 43.50	\$ 1,827.00
	36" RCP Storm Sewer Line	L.F.	560	\$ 51.50	\$ 28,840.00
	42" RCP Storm Sewer Line	L.F.	220	\$ 64.32	\$ 14,150.40
	48" RCP Storm Sewer Line	L.F.	101	\$ 72.10	\$ 7,282.10
	Type A Inlet	Each	4	\$ 4,950.00	\$ 19,800.00
	Grate Inlet	Each	1	\$ 4,750.00	\$ 4,750.00
	Drainage Detention	CF	383,607	\$ 0.15	\$ 57,541.05
	Storm Sewer Manhole	Each	1	\$ 7,830.00	\$ 7,830.00
	Storm Sewer Tap	Each	1	\$ 1,900.00	\$ 1,900.00
				<b>Subtotal=</b>	<b>\$ 143,920.55</b>
<b>CONSTRUCTION TOTAL</b>					<b>\$ 215,879.75</b>



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2-6-25