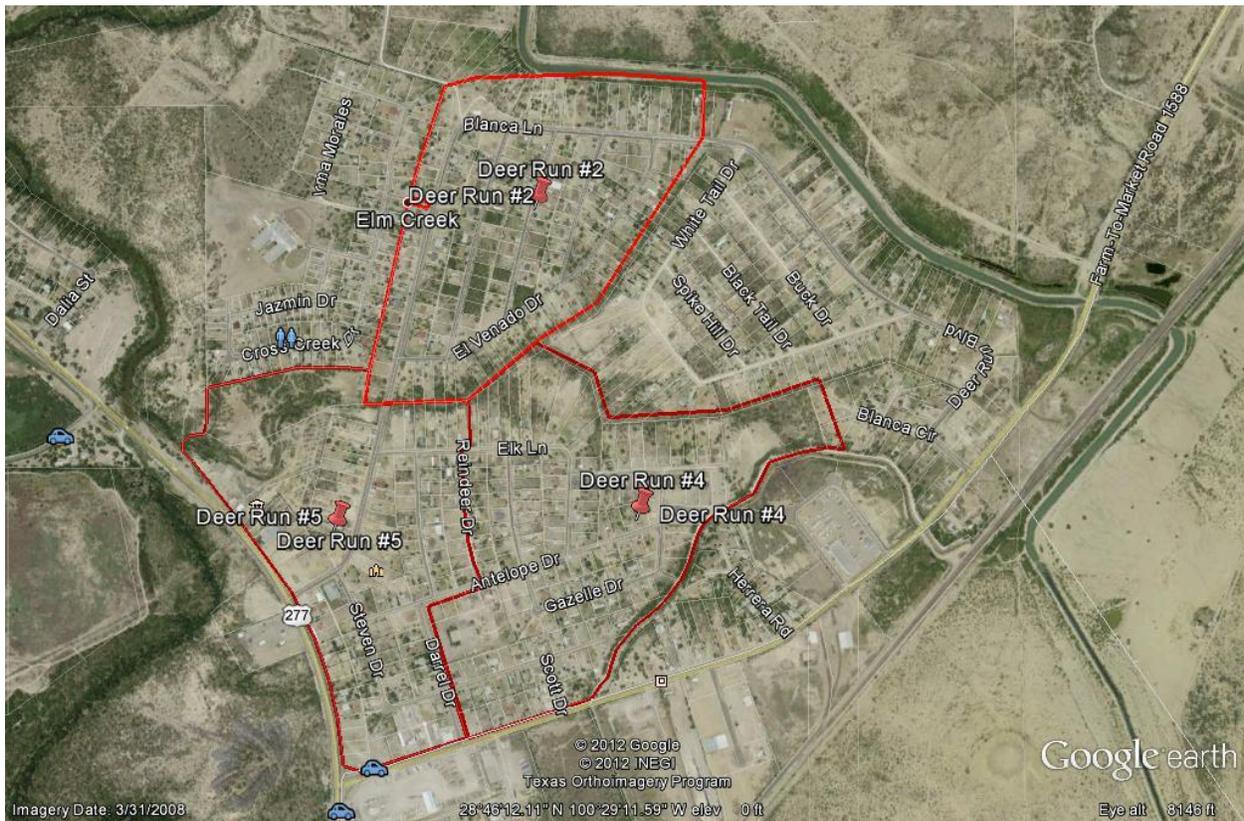


## Appendix B.vi

### Colonia & Subdivision Aerial Photos and Descriptions – Maverick County

Not all colonias and subdivisions are included below. Also the descriptions, when provided, have been truncated to focus primarily on data relating to settlement formation, and the developers who were most engaged in each case. Not all counties include these text descriptions.

#### 1. Deer Run



Located about 4-5 miles north of center of Eagle Pass, Deer Run now has paved roads, electricity, water and septic systems.

Principal developer appears to have been Darrell Hicks, who appears to have owned Deer Run Property Inc . Other local developers were Narceldia Rodriguez, Keith Scott Hicks, and Bertha Franco. According to certain survey results, Franco was criticized for fraudulent practices. Some respondents reported problems acquiring final deed once completing payments. Others complained of excessive charges for closing costs.

## 2. Quintas Fronterizas



Quintas Fronterizas is a large colonia located on the outskirts of Eagle Pass, Texas. The colonia is primarily comprised of large lots ranging from 6,000 to 15,000 square feet. Many of these lots remain vacant and appear to have never been developed; abandoned or severely dilapidated dwellings are fairly common as well. All utility services appear to be present in the colonia, and the vast majority of roads are paved.

Originally developed in the 1970s, the colonia is a mix of newer and long-established residents. The colonia in fact appears to be a combination of a number of smaller subdivisions, each of which was likely originally owned by a separate developer. This is demonstrated by the fact that those residents who reported having purchased from the developer gave no less than a half dozen names when asked from whom they purchased. These included Angelo Garcia, Leonel Rodriguez, Cecilio Rodriguez, Jesus Sanchez and developers with the surname of Roman and Landin.

However, while some of the residents interviewed had purchased their home from the original developer, a large percentage bought from prior residents in the past decade and the majority of residents interviewed currently possess Deeds in their name.

### 3. Loma Linda



#### 4. Chula Vista



Chula Vista is located in southeast Eagle Pass. The colonia is fairly agricultural—many of the homes had horses and/or chickens in the yards. There were a higher number of vacant lots than expected, including some completely empty lots, some partially built homes, and some lots appearing to be abandoned. Otherwise, there was a combination of built homes and trailers/modular homes. This colonia is older, with many of the lots being sold in the late 1970s or early 1980s. Chula Vista has basic services, but the roads are unpaved and lack streetlights.

Many of the residents cited Hilda Demeng as the seller.