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July 29, 2026

Mr. Otis Spriggs
Director of Development Services
City of Angleton
121 S. Velasco
Angleton, TX 77515

Re: On-Going Services
Ashland Street Dedication 5 Final Plat Review – 2nd Submittal Review Angleton, Texas
HDR Job No. 10420700

Dear Mr. Spriggs:

In response to your review dated July 27, 2026, we have provided the following corrections and responses to your comments.

Final Plat

Sheet 2 of 3

1. *Verify this statement in paragraph #8. It appears that a line follows and not a curve. Remove text accordingly.*

Response: Metes and bounds have been revised to the following:

STATE OF TEXAS §
COUNTY OF BRAZORIA §
A METES & BOUNDS description of a certain 3.661 acre tract of land situated in the Shubasi Marsh Survey, Abstract No. 82 in Brazoria County, Texas, being out of a called 469.08 acre tract of land conveyed to Anchor Holdings MP, LLC by Special Warranty Deed recorded in Instrument No. 2021085145 of the Brazoria County Official Public Records (BOPR); said 3.661 acre tract being more particularly described as follows with all bearings being based on the Texas Coordinate System of 1983, South Central Zone:
BEGINNING at a found 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") at the south end of a radial cutback at the north end of Ashland Section Six, plot of which is recorded in Plot No. 2025027802 (PRBC) and being the south corner of Sapphire Springs Trails, plot of which is recorded in Plot No. 2025021641 (PRBC);
L1 THENCE, North 39°10'35" East, 70.00 feet to a set 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") at the beginning of a non-tangent curve to the right;
C1 THENCE, along the arc of said non-tangent curve to the right having a radius of 785.00 feet, a central angle of 01°27'39", an arc length of 20.02 feet, and a long chord bearing South 50°05'36" East, 20.02 feet to a set 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") at the beginning of a compound curve to the right;
C2 THENCE, along the arc of said compound curve to the right having a radius of 1835.00 feet, a central angle of 62°24'26", an arc length of 1998.70 feet, and a long chord bearing South 18°09'33" East, 1901.35 feet to a set 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") for corner;
L2 THENCE, South 13°02'40" West, 159.77 feet to a set 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") at the beginning of a curve to the left;
C3 THENCE, along the arc of said curve to the left having a radius of 715.00 feet, a central angle of 08°15'54", an arc length of 103.14 feet, and a long chord bearing South 08°54'43" West, 103.05 feet to a set 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") for corner;
L3 THENCE, North 85°13'15" West, 70.00 feet to a set 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner");
L4 THENCE, North 64°53'55" West, 29.04 feet to a found 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") at the beginning of a non-tangent curve to the left;
C4 THENCE, along the arc of said curve to the left having a radius of 1765.00 feet, a central angle of 71°05'35", an arc length of 2190.02 feet, and a long chord bearing North 13°48'58" West, 2052.21 feet to a found 3/4-inch iron rod (with cap stamped "Quiddity Eng Property Corner") at the beginning of a compound curve to the left;
C5 THENCE, along the arc of said compound curve to the left having a radius of 715.00 feet, a central angle of 01°27'39", an arc length of 18.23 feet, and a long chord bearing North 50°05'36" West, 18.23 feet to the POINT OF BEGINNING, CONTAINING 3.661 acres of land in Brazoria County, Texas.

Should you have any questions or require additional information, please call.

Sincerely,

Mayra Hernandez, AICP
Land Planning Manager