



DEVELOPER'S REPORT

JANUARY 31, 2024

HOMEBUILDING ACTIVITY

HOMES UNDER CONSTRUCTION	49
HOMES COMPLETED	63
SALES TO DATE	64
STARTS PACE (PER MONTH)	17

BUILDOUT SCHEDULE

SECTIONS	PRODUCT	TOTAL LOTS	HOMEBUILDERS	HOMES STARTED	STATUS	EST. DELIVERY DATE	EST. BUILDOUT DATE
SEC. 1	45' + 50'	148	Castlerock + KHov	94	Homebuilding	Complete	Nov. 2024
SEC. 2	45' + 50'	70	Castlerock + KHov	3	Homebuilding	Complete	Aug. 2025
SEC. 3	40'	122	Castlerock + Lennar	18	Homebuilding	Complete	Jul. 2025
SEC. 4	50'	65	TBD	-	Design	Dec. 2024	Aug. 2026
SEC. 5	45'+50'	67	TBD	-	Design	Dec. 2024	Jul. 2027
SEC. 6	45'	78	TBD	-	Future	Sep. 2026	Feb. 2029
SEC. 7	50'	56	TBD	-	Future	Jun. 2026	Dec. 2027
SEC. 8	45'	42	TBD	-	Future	Mar. 2028	Dec. 2029
EST. TOTAL		648					



AMENITIES

- Phase 2 Landscaping
 - FM 523 frontage – masonry wall and softscape
 - Section 3 – park and softscape
 - Minor entry off Henderson Rd.
- Preliminary layout of trail connection to Angleton High School

TREE PRESERVATION

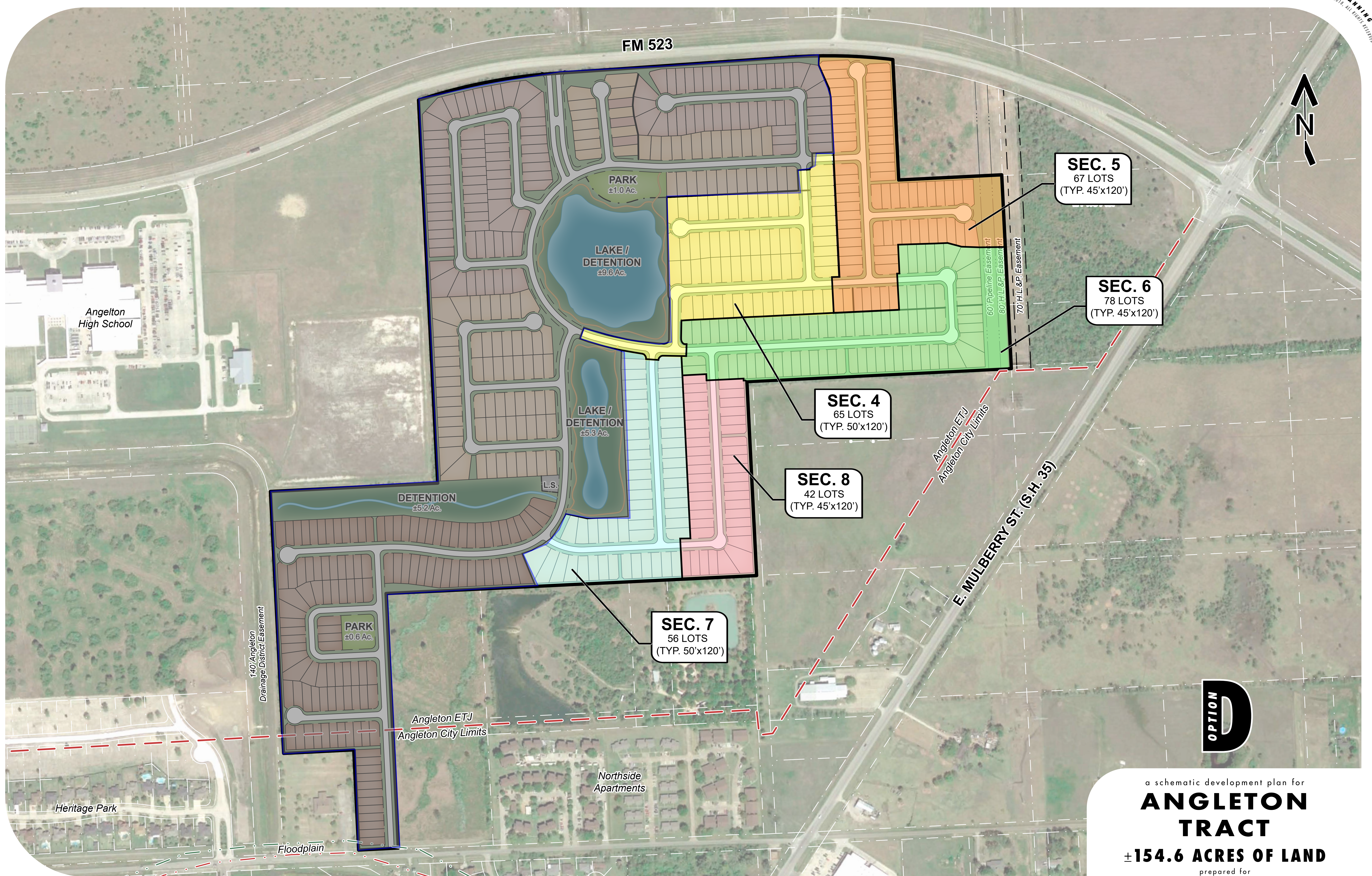
- True up of total required caliper inches to be completed with Phase 2 Landscaping

FREEDOM PARK DETENTION

- Coordinating punch list close out with contractor

WATER AND SEWER IMPACT FEES

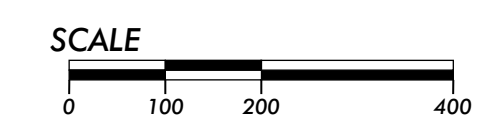
- Section 1 – \$328,468.24 – paid from MUD receivables in Rancho Isabella WS&D Bond Issue No. 1
- Section 2 - \$155,356.60 – paid from MUD receivables in Rancho Isabella WS&D Bond Issue No. 1
- Section 3 - \$270, 764.36 – due April 13, 2024, or include in WS&D Bond Issue No. 2 (est. December 2024).
- Section 4 - \$144,259.70 – due July 25, 2026, or include in WS&D Bond Issue No. 2 (est. December 2024).
- Section 5 - \$148,698.46 – due August 22, 2026, or include in WS&D Bond Issue No. 2 (est. December 2024).



a schematic development plan for
ANGLETON TRACT
 ±154.6 ACRES OF LAND
 prepared for
CONCOURSE DEVELOPMENT



24275 Katy Freeway, Ste. 200
 Katy, Texas 77494
 Tel: 281-810-1422



MTA-56002
 FEBRUARY 26, 2020

THIS DRAWING IS A GRAPHIC REPRESENTATION FOR PRESENTATION PURPOSES ONLY AND IS NOT FOR COMPUTATION OR CONSTRUCTION PURPOSES. SAID DRAWING IS A SCANNED IMAGE ONLY AND IS SUBJECT TO CHANGE WITHOUT NOTICE. META PLANNING + DESIGN MAY OR MAY NOT INTEGRATE ADDITIONAL INFORMATION PROVIDED BY OTHER CONSULTANTS, INCLUDING BUT NOT LIMITED TO THE TOPICS OF ENGINEERING AND DRAINAGE, FLOODPLAINS, AND/OR ENVIRONMENTAL ISSUES AS THEY RELATE TO THIS DRAWING. NO WARRANTIES, EXPRESSED OR IMPLIED, CONCERNING THE PHYSICAL DESIGN, LOCATION, AND CHARACTER OF THE FACILITIES SHOWN ON THIS MAP ARE INTENDED. ADDITIONALLY, NO WARRANTY IS MADE TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN.