



March 31, 2021

Mr. Chris Whittaker  
City Manager  
City of Angleton  
121 S. Velasco  
Angleton, Texas 77515

RE: Kiber Reserve, Sections I and II  
Angleton, Texas

Dear Mr. Whittaker,

This letter is provided to request a reduction of the Parkland fees for Kiber Reserve, Sections I and II. The reduction of fees can be provided by several items offered by the developer to the benefit of the City of Angleton.

**Item 1. Pond Excavation**

Page 13 of the Civil Plan Set details the layout of the ponds. The following information is provided on the pond:

- **Top Bank Elevation = 26.0'**
- **Area of Top Bank = 131,900 SF**
- **Static Water Elevation = 20.3'**
- **Area of Static Water = 89,500 SF**
- **Elevation of Pond Toe = 15.3'**
- **Area of Pond Toe = 66,400 SF**

The following information yields the following dirt quantities. The dirt work needed to excavate the dry portion of the pond is 520,290 SF = 19,270 CY, which is required for detention. The dirt work contract itemized Retention Pond Excavation for 28,652 CY @ \$5.35 per CY. The excess dirt work for a wet pond is 28,652 CY – 19,270 CY = 9,382 CY. **The cost of providing a wet pond is 9,382 CY x \$5.35/CY = \$50,194. The cost is provided on Item 6 of the contract.**

**Item 2. Swales between Kiber Reserve and Lots along Evans Street**

The excess fill from the wet pond was relocated to the other areas of the site to net zero the cut and fill cost. The excess fill required a swale be placed between Kiber Reserve and the homes along Evans Street. The swales are notated as swales S1 and S2 and total 1,640 LF on Sheet 15 of the plans. The dirt work contract itemized swale excavation at \$3.00 per LF. **The cost of providing these swales is \$1,640 LF x \$3.00/CY = \$4,920. The cost is provided on Item 3 of the contract.**

**Item 3. Fountain**

The installation of a fountain for the wet detention facility was requested by Scott Albert in the January 10, 2020. There is no written confirmation for this request by the former city manager, however Baker &

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300 EAST CEDAR, ANGLETON, TEXAS 77515  
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Lawson can attest to the request. **The total cost of the fountain is \$15,500.** This cost is inclusive of the fountain, pump, light kit, electrical connection, timer, and mounting boxes.

The total credit request is \$70,614.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Miguel Saucedo', with a stylized flourish at the end.

Miguel Saucedo