



Carlson, Brigance & Doering, Inc.

Civil Engineering ♦ Surveying

November 1, 2021

Trey Job

Assistant City Manager

City of Bastrop

Re: Bastrop Colorado Bend

Dear Mr. Job,

On behalf of Bastrop Colorado Bend, LLC., Carlson, Brigance & Doering, Inc. is requesting the annexation and zoning of 324 acres into the City of Bastrop for the development of a high-quality, mixed-commercial development project with proposed zoning of Employment Center (EC) as outlined in the Development and Annexation Agreement (Resolution No. 2021-57) between the City of Bastrop and Bastrop Colorado Bend, LLC. The property is located west of Lovers Lane near the Colorado River and represents Phase 1 of the Bastrop Colorado Bend project consisting of a multi-faceted film studio, office and warehouse, recreational facilities and other ancillary uses per the Agreement.

All checklist items for Annexation and Zoning have been included with this submittal to include boundary location, proposed types and uses, thoroughfares, preliminary structures, physical features of the site, points of ingress/egress, landscape plan, and a conceptual drainage plan.

If you have any questions, please feel free to contact my office.

Sincerely,

*Charlotte Hodges*

Charlotte Hodges

Planning Director, Carlson, Brigance & Doering