

Monday, October 30, 2023

Brad Sweitzer
EHRA Engineering
10011 Meadowglen Lane
Houston, TX 77042
Email: bsweitzer@ehra.team

Re: Ellwood General Development Land Plan
Letter of Recommendation to Approve
COIC Project No. 3104
Adico, LLC Project No. 16007-2-324

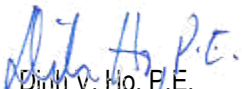
Dear Mr. Sweitzer:

On behalf of the City of Iowa Colony, Adico, LLC has reviewed the second submittal of Ellwood General Development Land Plan, received on or about October 24, 2023. The review of the plan is based on the City of Iowa Colony Subdivision Ordinance dated August 2002, and as amended.

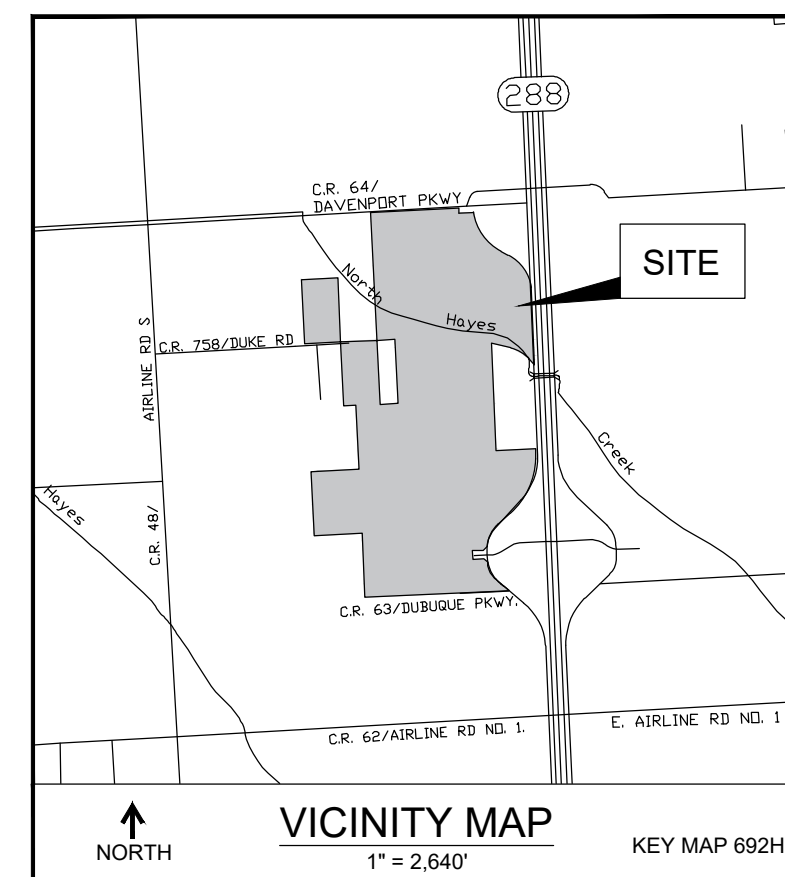
Based on our review, we have no objections to the plan as resubmitted on October 24, 2023. Please provide ten (10) prints of the plan to Kayleen Rosser, City Secretary, by no later than November 1, 2023, for consideration at the November 7, 2023, Planning and Zoning meeting.

Should you have any questions, please do not hesitate to contact our office.

Sincerely,
Adico, LLC

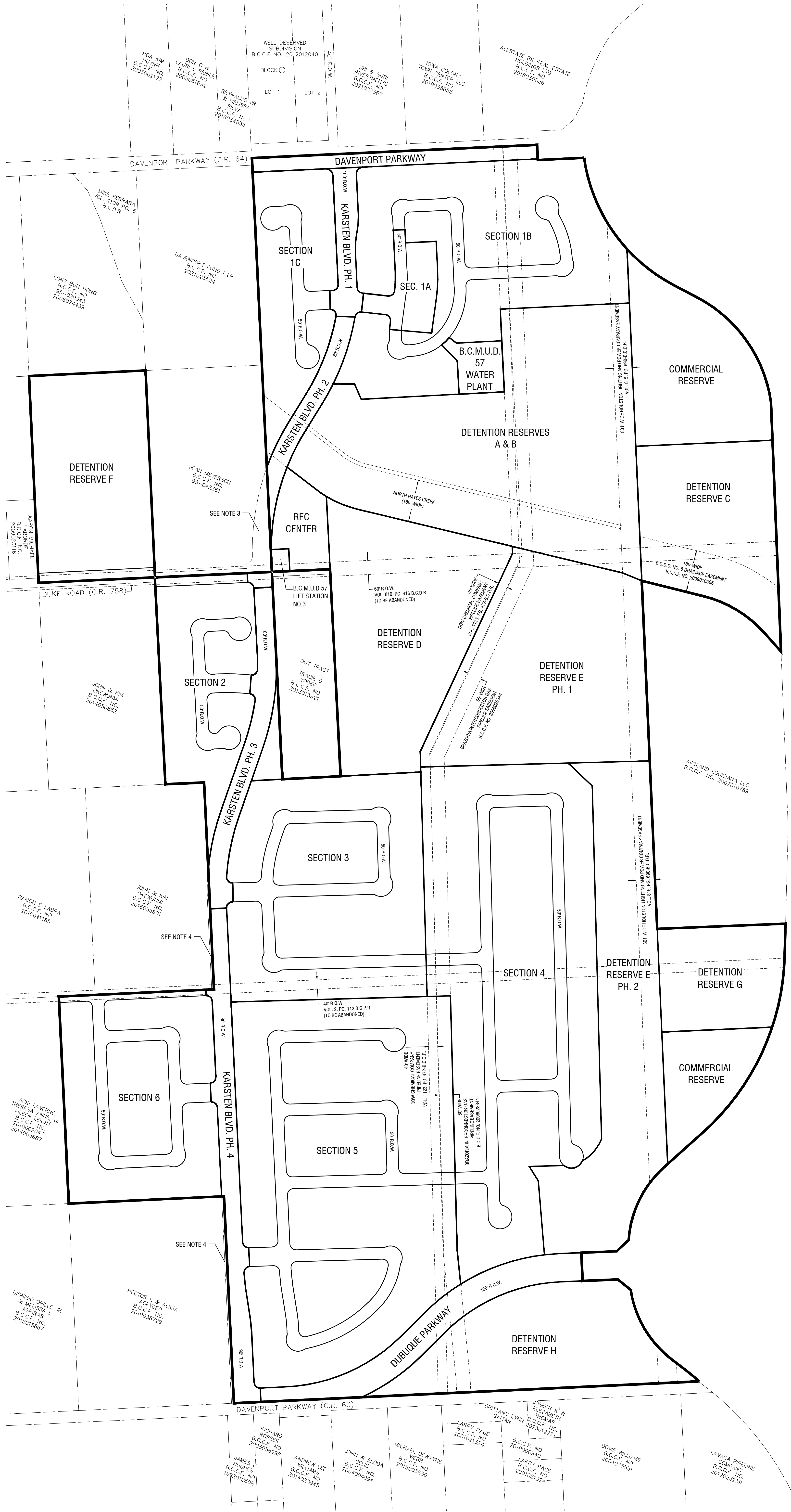

Duane V. Ho, P.E.
TBPE Firm No. 16423

Cc: Kayleen Rosser, COIC
Robert Hemminger, COIC
File: 16007-2-324



GENERAL NOTES:

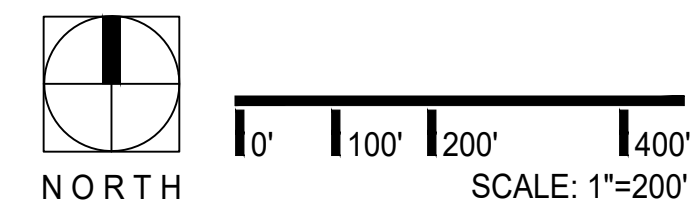
1. B.C.C.F. indicates Brazoria County Clerk's File.
B.C.P.R. indicates Brazoria County Plat Records.
D.E. indicates Drainage Easement.
PG. indicates Page.
R.O.W. indicates Right-Of-Way.
VOL. indicates Volume.
2. This general development plan is subject to the Rally 288 West PUD Ordinance No. 2022-09.
3. The right-of-way segment of Karsten Boulevard that is outside of the tract boundary and between C.R. 758 and Davenport Parkway will be acquired prior to final plat recordation.
4. Ten feet of right-of-way to be dedicated by others.



S.H. 288

OWNER CONTACT INFORMATION
 RALLY 288 WEST, LLC
 1602 AVENUE D, STE. 100
 KATY, TX 77493
 832-916-2162

OWNER CONTACT INFORMATION
 KLLB AIV, LLC
 10235 WEST LITTLE YORK, SUITE 200
 HOUSTON, TX 77040
 281-560-6600



Ellwood General Development Plan
 Being a general development plan of 259.36 acres out of the H.T. & B.R.R. Co. Survey, Section 50, A-512, and being out of Lots 451, 454, 462, & 467-481 of the Emigration Land Company Subdivision in the City of Iowa Colony, Brazoria County, Texas.
 Owner: KLLB AIV, LLC and Rally 288 West, LLC

EHRA
 ENGINEERING THE FUTURE SINCE 1936
 10011 MEADOWGLEN LANE
 HOUSTON, TEXAS 77042
 713.784.4500
 WWW.EHRATEAM.COM
 TBPE No. F-726
 TBPLS No. 10092300

October 24, 2023

EHRA JOB NO. 221-082-150 No warranty or representation of intended use, design or proposed improvements are made herein. All Plans for land or facilities are subject to change without notice.

P:\221-082-150\Plan\General_Development_Plan_rev04g.dwg, Oct 24, 2023-9:21am, Edited by: pilbetzka