

Thursday, October 31, 2024

Mayor Wil Kennedy
City Council
City of Iowa Colony
12003 Iowa Colony Blvd.
Iowa Colony, TX 77553

Re: Sierra Vista West Section 4 - Water, Sanitary, Drainage and Paving Facilities
Recommendation for Final Approval of Facilities
City of Iowa Colony Project No. CSW 201207-1397
Adico, LLC Project No. 16007-4-336

Dear Mayor and City Council;

On behalf of the City of Iowa Colony, Adico, LLC has completed its final reinspection of the Sierra Vista West Section 4 Water, Sanitary, Drainage and Paving Facilities. The final reinspection was completed on January 31, 2023, with all outstanding punch list items addressed on February 19, 2024.

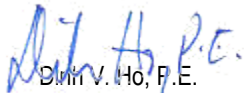
City council approved this project into the One Year Maintenance period on December 20, 2021. Adico, LLC recommends final approval of facilities, effective November 11, 2024, if approved by City Council.

In compliance with the City of Iowa Colony Public Works and Engineering Subdivision Acceptance Checklist, please find included in the one-year maintenance acceptance package the following items:

1. Engineer of Record Certification Letter
2. Maintenance Bond
3. As-Builts (cover only)

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

Sincerely,
Adico, LLC


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

Cc: Kayleen Rosser
Robert Hemminger
File: 16007-4-336

Tuesday, December 14, 2021

Mayor Michael Byrum-Bratsen
City Council
City of Iowa Colony
12003 Iowa Colony Blvd.
Iowa Colony, TX 77553

Re: Sierra Vista West Section 4 Water, Sanitary, Drainage and Paving Facilities
Recommendation for Approval into One-Year Maintenance Period
City of Iowa Colony Project No. CSW 201207-1397
Adico, LLC Project No. 16007-4-336

Dear Mayor and City Council;

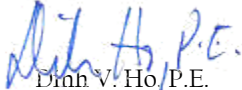
On behalf of the City of Iowa Colony, Adico, LLC has completed its final inspection of the Sierra Vista West Section 4 Water, Sanitary, Drainage and Paving Facilities. The final walk was completed on September 2, 2021, with all outstanding punch list items addressed on November 22, 2021. Therefore, Adico, LLC recommends approval of facilities into the One-Year Maintenance period. The effective date shall be December 20, if approved by City Council.

In compliance with the City of Iowa Colony Public Works and Engineering Subdivision Acceptance Checklist, please find included in the one-year maintenance acceptance package the following items:

1. Engineer of Record Certification Letter
2. Maintenance Bond
3. As-Builts (cover only)

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

Sincerely,
Adico, LLC


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

Cc: Kayleen Rosser
Robert Hemminger
File: 16007-4-336



Engineer's Letter of Substantial Completion

OWNER: Brazoria County Municipal Utility District No. 53
3200 Southwest Freeway, Suite 2600
Houston, Texas 77027

CONTRACT: Construction of Water, Sanitary, Drainage, and Paving
Facilities for Sierra Vista West Sec. 4

CONTRACTORS: Clearwater Utilities Inc. and Clearpave, LLC
22803 Schiel Road
Cypress, Texas 77433

ENGINEER: Elevation Land Solutions
2445 Technology Forest Boulevard,
Suite 200 The Woodlands, Texas
77381

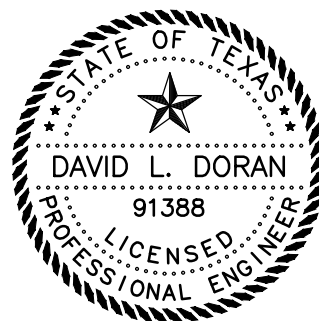
I hereby certify that this project is substantially complete as of September 2, 2021; that the project was under periodic observation during construction; that all observation of the work was performed by or under my supervision; that to the best of my knowledge, the project was in accordance with and includes all items in plans and specifications approved by all authorities having jurisdiction; and "Record Drawings" will be furnished to the Owner.

Sincerely,

A handwritten signature in blue ink that reads "David L. Doran".

David L Doran, P.E., CCM
Director of Construction Management

DLD/mm



September 7, 2021

MAINTENANCE BOND

STATE OF TEXAS

Contract Date 12/7/2020

COUNTY OF BRAZORIA

Date Bond Executed 12/7/2020

PRINCIPAL Clearwater Utilities, Inc.

SURETY Argonaut Insurance Company

OWNER Brazoria County Municipal Utility District No. 53

PENAL SUM OF BOND (in words and figures) **Two Million Five Hundred Twenty Seven Thousand One Hundred Nineteen Dollars and Thirty Cents (\$2,527,119.30)**, being 100 percent of the Contract Price.

CONTRACT for Construction of Water, Sanitary, and Drainage Facilities for Sierra Vista West Sec. 4 for Brazoria County Municipal District No. 53, Brazoria County, Texas (the "Contract").

KNOW ALL PERSONS BY THESE PRESENTS, that we, Principal and Surety above named, are held and firmly bound unto Owner, its successors and assigns, in the penal sum of the amount stated above, for the payment of which sum well and truly to be made, we bind ourselves and our respective heirs, executors, administrators, officers, directors, shareholders, partners, successors, and assigns, jointly and severally, firmly by these presents.

WHEREAS, Principal entered into that certain Contract with Owner, which Contract is expressly incorporated herein for all purposes.

NOW, THEREFORE, THE CONDITIONS OF THIS OBLIGATION IS SUCH, that if Principal well and truly repair any and all defects in the work occasioned by or resulting from defects in materials furnished by, or workmanship of, the Principal in performing the work covered by the Contract, including any guaranty or warranty required under the Contract, then this obligation is void; otherwise it is to remain in full force and effect. Should the Principal fail to well and truly repair any and all defects in the work occasioned by or resulting from defects in materials furnished by, or workmanship of, the Principal in performing the work as required by the Contract in all its terms, the Surety will be liable for all damages, losses, expenses and liabilities that the Owner may suffer in consequence thereof.

The parties intend this maintenance bond to be a common law bond to be constructed in accordance with Texas law.

Surety hereby agrees, for value received, that no change, extension of time, alteration or addition to the terms of the Contract or to work performed under the Contract, or to the plans, specifications or drawings accompanying the Contract, will in any way affect its obligations on this Bond and it does hereby waive notice of any such change, extension of time, alteration or addition to the terms of the Contract or to the work to be performed thereunder.

The bound parties have executed this instrument pursuant to authority of their respective governing body, to be effective on the same date of the Contract.

Clearwater Utilities, Inc.
PRINCIPAL
By *Dustin Berry*
Name Dustin Berry
Title President
Address 22803 Schiel Road
Cypress, TX 77433

ATTEST
By *Cale Kobza*
Name Cale Kobza
Title Vice President

(SEAL)

Argonaut Insurance Company
SURETY
By *Michael Maddux*
Name Michael Maddux
Title Attorney-in-Fact

ATTEST
By *Todd Mohr*
Name Todd Mohr
Title Witness

(SEAL)

Physical Address:
13100 Wortham Center Drive, Ste 290
Houston, TX 77065

Mailing Address:
13100 Wortham Center Drive, Ste 290
Houston, TX 77065

Telephone: 281-640-7912

Local Recording Agent Personal Identification Number:
TX 1653623

Agency Name: Higginbotham Insurance Agency


Agency Address 11700 Katy Freeway, Ste 1100; Houston, TX 77079

Agency Telephone 713-952-9990

Surety must attach its original Power of Attorney to this Bond.

CERTIFICATE AS TO CORPORATE PRINCIPAL

I, Cale Kobza, certify that I am the secretary of the corporation named as Principal in the Bond; that Dustin Berry, who signed the Bond on behalf of Principal, was then president of the corporation; that I know his or her signature, and his or her signature is genuine; and that the Bond was duly signed for and on behalf of the corporation by authority of its governing body.



Signature of Corporate Secretary (Corporate Seal)

ATTACH POWER OF ATTORNEY

Argonaut Insurance Company
Deliveries Only: 225 W. Washington, 24th Floor
Chicago, IL 60606
United States Postal Service: P.O. Box 469011, San Antonio, TX 78246

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That the Argonaut Insurance Company, a Corporation duly organized and existing under the laws of the State of Illinois and having its principal office in the County of Cook, Illinois does hereby nominate, constitute and appoint:

Christopher Kolkhorst, Michael Maddux, Denise Raker, Dudley Ray, Sandra Villegas

Their true and lawful agent(s) and attorney(s)-in-fact, each in their separate capacity if more than one is named above, to make, execute, seal and deliver for and on its behalf as surety, and as its act and deed any and all bonds, contracts, agreements of indemnity and other undertakings in suretyship provided, however, that the penal sum of any one such instrument executed hereunder shall not exceed the sum of:

\$85,000,000.00

This Power of Attorney is granted and is signed and sealed under and by the authority of the following Resolution adopted by the Board of Directors of Argonaut Insurance Company:

"RESOLVED, That the President, Senior Vice President, Vice President, Assistant Vice President, Secretary, Treasurer and each of them hereby is authorized to execute powers of attorney, and such authority can be executed by use of facsimile signature, which may be attested or acknowledged by any officer or attorney, of the Company, qualifying the attorney or attorneys named in the given power of attorney, to execute in behalf of, and acknowledge as the act and deed of the Argonaut Insurance Company, all bond undertakings and contracts of suretyship, and to affix the corporate seal thereto."

IN WITNESS WHEREOF, Argonaut Insurance Company has caused its official seal to be hereunto affixed and these presents to be signed by its duly authorized officer on the 8th day of May, 2017.



Argonaut Insurance Company

by: _____

Joshua C. Betz, Senior Vice President

STATE OF TEXAS
COUNTY OF HARRIS SS:

On this 8th day of May, 2017 A.D., before me, a Notary Public of the State of Texas, in and for the County of Harris, duly commissioned and qualified, came THE ABOVE OFFICER OF THE COMPANY, to me personally known to be the individual and officer described in, and who executed the preceding instrument, and he acknowledged the execution of same, and being by me duly sworn, deposed and said that he is the officer of the said Company aforesaid, and that the seal affixed to the preceding instrument is the Corporate Seal of said Company, and the said Corporate Seal and his signature as officer were duly affixed and subscribed to the said instrument by the authority and direction of the said corporation, and that Resolution adopted by the Board of Directors of said Company, referred to in the preceding instrument is now in force.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed my Official Seal at the County of Harris, the day and year first above written.



Kathleen M. Meeks

(Notary Public)

I, the undersigned Officer of the Argonaut Insurance Company, Illinois Corporation, do hereby certify that the original POWER OF ATTORNEY of which the foregoing is a full, true and correct copy is still in full force and effect and has not been revoked.

IN WITNESS WHEREOF, I have hereunto set my hand, and affixed the Seal of said Company, on the 7th day of December, 2020



James Bluzard

James Bluzard, Vice President-Surety

IMPORTANT NOTICE

To obtain information or make a complaint:

You may call Argonaut Insurance Company and its affiliates by telephone for information or to make a complaint:

ARGONAUT INSURANCE COMPANY

Please send all notices of claim on this bond to:

Argonaut Insurance Company
Argo Surety Claims
225 W. Washington St., 24th Floor
Chicago, IL 60606

(833) 820-9137 (toll-free)

You may contact the Texas Department of Insurance to obtain information on companies, coverages, rights or complaints at:

(512) 490-1007

You may write the Texas Department of Insurance:

P. O. Box 149104
Austin, TX 78714-9104
Fax: (512) 475-1771
Web: <http://www.tdi.state.tx.us>
E-mail: ConsumerProtection@tdi.state.tx.us

PREMIUM OR CLAIM DISPUTES:

Should you have a dispute concerning your premium or about a claim you should contact your agent or Argo Surety first. If the dispute is not resolved, you may contact the Texas Department of Insurance.

ATTACH THIS NOTICE TO YOUR BOND:

This notice is for information only and does not become a part or condition of the attached document and is given to comply with Texas legal and regulatory requirements.

DEVELOPER: MR JOSH WADLEY LAND
TEJAS SIERRA VISTA WEST, L.L.C.
2450 FONDREN ROAD, SUITE 210
HOUSTON, TEXAS 77063
(713) 783-6702

CONSTRUCTION OF WATER, SANITARY, DRAINAGE, AND PAVING FACILITIES

FOR

SIERRA VISTA WEST SEC. 4

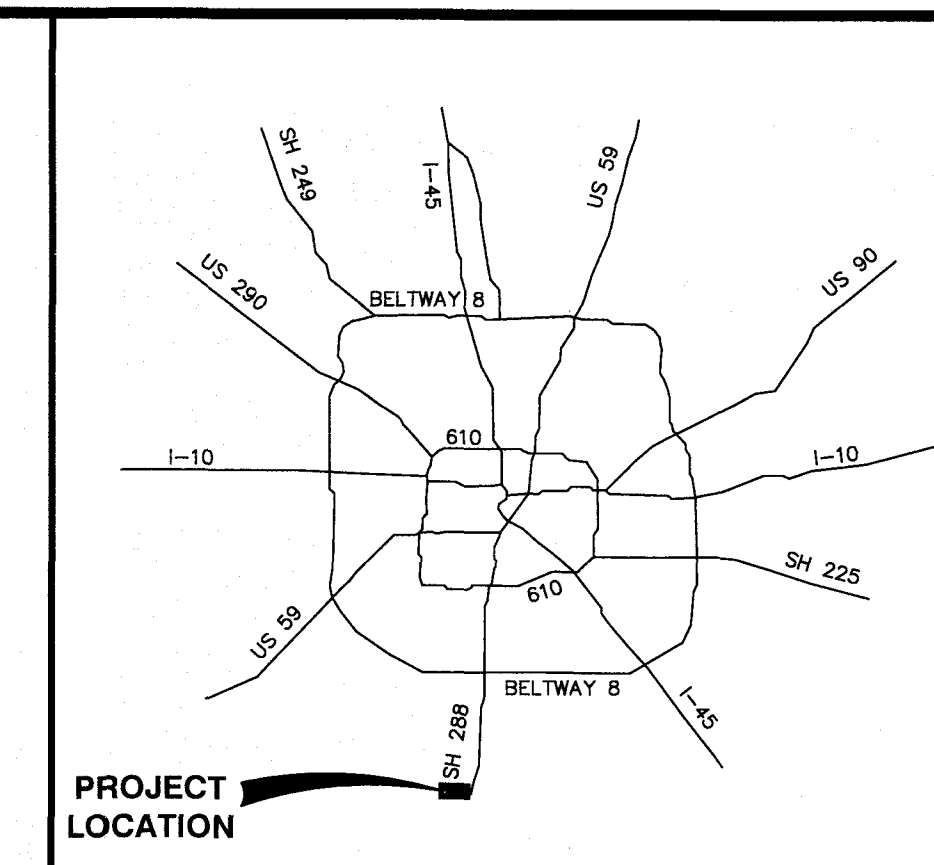
BRAZORIA COUNTY M.U.D. NO. 53

BRAZORIA COUNTY, TX

PROJECT NO. 610.020011.00

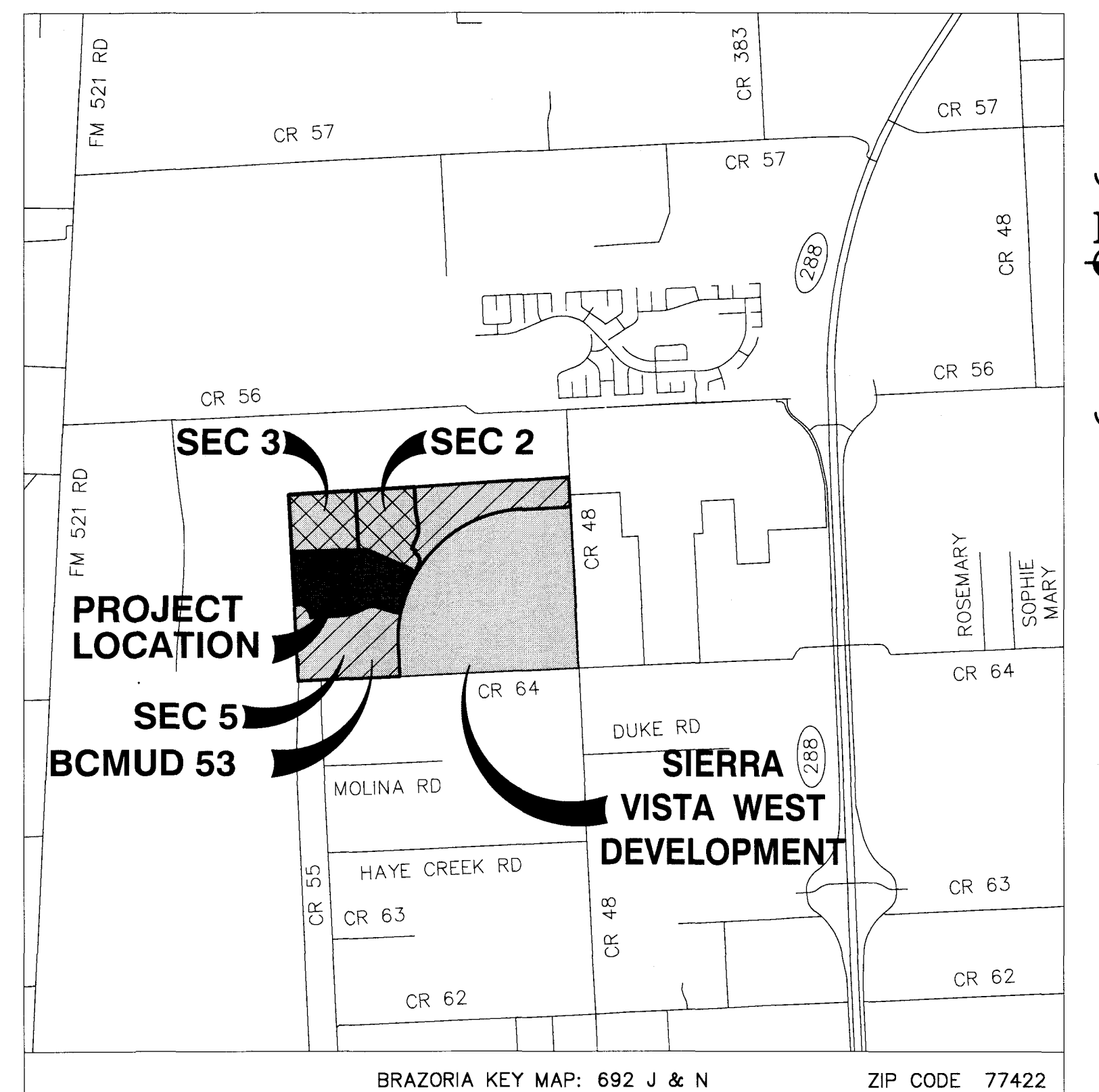
INDEX OF SHEETS

Sheet No.	Sheet Title
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3	PROJECT OVERALL
4	WATER & SANITARY OVERALL-EAST
5	WATER & SANITARY OVERALL-WEST
6	DRAINAGE OVERALL-EAST
7	DRAINAGE OVERALL-WEST
8	DRAINAGE CALCULATIONS
9	GRADING PLAN-EAST
10	GRADING PLAN-WEST
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12	STORM WATER POLLUTION PREVENTION PLAN-EAST
13	STORM WATER POLLUTION PREVENTION PLAN-WEST
14	TRAFFIC SIGNAGE & PAVEMENT MARKINGS
15	TRUCKEE RIVER DRIVE STA (12+50 TO 20+00)
16	TRUCKEE RIVER DRIVE STA (20+00 TO 29+00)
17	GREAT BASIN DRIVE
18	WATERSHED DRIVE STA (0+50 TO 7+50)
19	ALPINE DRIVE & SNOWY RIDGE LANE
20	KINGS RIVER DRIVE STA (0+50 TO 6+50)
21	KINGS RIVER DRIVE STA (6+50 TO 11+50)
22	CASCADE CREEK DRIVE (STA 0+50 TO 9+50)
23	CASCADE CREEK DRIVE (STA 9+50 TO 13+00)
24	SCARLET CREEK DRIVE
25	WILDFLOWER VIEW DRIVE
26	PONDEROSA PINE DRIVE STA (9+00 TO 18+00)
27	PONDEROSA PINE DRIVE STA (17+50 TO 26+00)
28	PONDEROSA PINE DRIVE STA (26+00 TO 31+00)
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30	MOON VALLEY LANE
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33	CLIFFS VIEW DRIVE 10+50 TO 13+00
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35	WATERLINE DETAILS - 2
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43	PAVING DETAILS - 1
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45	PAVING DETAILS - 3
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49	STORM OUTFALL - DETAIL
50	DRAINAGE AREA SERVICE MAP



HOUSTON AREA VICINITY MAP
N.T.S.

ISSUED FOR CONSTRUCTION



LOCATION MAP
1" = 1/2 MILE

Record Drawings

ONE-CALL NOTIFICATION SYSTEM
CALL BEFORE YOU DIG!!
(713) 223-4567 (In Houston)
(New Statewide Number Outside Houston)
1-800-344-8317

BOUNDARY & TOPOGRAPHIC SURVEY:
THE BOUNDARY LINES AND TOPOGRAPHY FOR THIS PROJECT ARE BASED ON A SURVEY PREPARED BY _____ DATED _____ 20____. THE CONTRACTOR SHALL VERIFY THE EXISTING CONDITIONS PRIOR TO CONSTRUCTION AND SHALL IMMEDIATELY NOTIFY MANHARD CONSULTING IN WRITING OF ANY DIFFERING CONDITIONS. MANHARD CONSULTING HAS NOT VERIFIED THE SURVEY AND IS NOT RESPONSIBLE FOR THE ACCURACY OF THE SURVEY BOUNDARY AND TOPOGRAPHY.

BENCHMARKS:
SOURCE BENCHMARK:
ELEVATIONS SHOWN HEREON ARE BASED ON TxDOT MONUMENT HV-79C LOCATED IN THE MEDIAN OF S.H. 288 APPROXIMATELY 125 FEET +/- SOUTH OF C.R. 56 WITH A PUBLISHED ELEVATION OF 49.31 FEET, NAVD 88, 1991 ADJUSTMENT.
TEMPORARY BENCHMARK:
T.B.M. "B" BEING A SET 100-D NAIL IN A POWER POLE LOCATED EAST OF THE ENTRANCE TO STERLING LAKES SUBDIVISION.
ELEVATION = 57.63 FEET, NAVD 88 (1991 ADJUSTMENT)

FLOODPLAIN INFORMATION:
ACCORDING TO MAP NO. 48039C0120H OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAPS FOR BRAZORIA COUNTY, DATED JUNE 5, 1989, THE SUBJECT TRACT IS SITUATED WITHIN: UNSHADED ZONE "X"; DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD-PLAIN.
THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY OR STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

BRAZORIA COUNTY ENGINEERING DEPARTMENT
REVIEWED FOR CONSTRUCTION:

MATT HANKS, P.E., COUNTY ENGINEER

JORGE REYNA, DEVELOPMENT COORDINATOR

ENGINEER'S SEAL

Reece N. Bierhalter
District Engineer
07/14/2020

CITY OF IOWA COLONY
DEPARTMENT OF PUBLIC WORKS AND ENGINEERING
THIS IS TO CERTIFY THAT THESE PLANS HAVE BEEN FOUND TO BE IN GENERAL COMPLIANCE WITH THE CURRENT REQUIREMENT ESTABLISHED BY THE CITY OF IOWA COLONY.

Reece N. Bierhalter, Mayor

Dinh Ho, P.E., City Engineer
07272020
07272020

CONTRACTOR SHALL NOTIFY THE CITY OF IOWA COLONY C/O ADICO, LLC (DINH HO, P.E. AT 832-895-1093, INSPECTIONS@ADICO-LLC.COM) AND BRAZORIA COUNTY AT ENGINEER-CONSTRUCTION@BRAZORIA-COUNTY.COM 48 HOURS BEFORE COMMENCING WORK.



2445 Technology Forest Blvd, Suite 200, The Woodlands, TX 77381 ph:832.823.2200 fx:832.823.2201 manhard.com
Civil Engineers • Surveyors • Water Resource Engineers • Water & Wastewater Engineers
Construction Managers • Environmental Scientists • Landscape Architects • Planners
Texas Board of Professional Engineers Registration No. F-18141

APPROVED BY BRAZORIA COUNTY DRAINAGE DISTRICT #5

Lee Walden, P.E., Date 8/3/20
President

Kerry L. Osburn, Date 8/3/20
Vice President

Mark Roller, Date 8/3/20
Secretary/Treasurer

Jarrod D. Aden, P.E., C.F.M., Date 8/3/20
District Engineer

Note: Project field startup will start within 365 calendar days from date here shown. Continuous and reasonable field site work is expected.

BCDD 5 I.D. # B200027

Manhard CONSULTING
4445 Technology Forest Blvd, Suite 200, The Woodlands, TX 77381 ph:832.823.2200 fx:832.823.2201 manhard.com
Civil Engineers • Surveyors • Water Resource Engineers • Water & Wastewater Engineers
Construction Managers • Environmental Scientists • Landscape Architects • Planners
Texas Board of Professional Engineers Registration No. F-18141

SIERRA VISTA WEST SEC. 4
BRAZORIA COUNTY M.U.D. NO. 53
TITLE SHEET & SHEET INDEX

PROJ. MGR.: RNB
PROJ. ASSOC.: TRB
DRAWN BY: SMW
DATE: JULY 2020
SCALE: N/A
SHEET
1 OF 50
610.020011.00

FINAL APPROVAL