

Monday, September 30, 2024

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

Re: Detention & Grading Phase 1 to serve Brazoria County Municipal Utility District No. 87
Recommendation for Approval into One Year Maintenance Period
City of Iowa Colony Project No. 2060
Adico, LLC Project No. 16007-4-425

Dear Mayor Kennedy and City Council:

On behalf of the City of Iowa Colony, Adico, LLC has completed its final inspection of Detention & Mass Grading Phase 1 to serve Brazoria County Municipal Utility District 87. The final inspection was held March 7, 2024, with all punch list items completed on or about September 19, 2024.

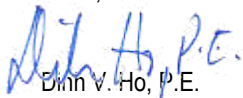
Based on our review of the closeout documents provided, Adico, LLC recommends approval of Detention & Grading Phase 1 to serve Brazoria County Municipal Utility District No. 87 into the One-Year Maintenance Period. The maintenance period shall be effective October 7, 2024, if approved by city council.

In compliance with the City of Iowa Colony Public Works and Engineering Subdivision Acceptance Checklist, please find included in the One-Year Maintenance approval 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: 16007-4-425

CERTIFICATION OF INFRASTRUCTURE FOR:

Detention and Grading Phase 1 to Serve Brazoria County MUD No. 87

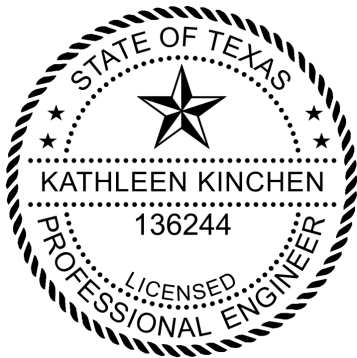
(Project Name)

I, Kathleen Kinchen,

(Name of Licensed Engineer)

a Licensed Professional Engineer in the State of Texas , do hereby certify that all the paving, drainage, sanitary and water infrastructure has been built in compliance with the City of Iowa Colony Engineering Design and Criteria Manual the Engineer of Records Construction Documents. In addition, the infrastructure meets the required specifications based on our field investigation, inspections and evaluation of and approval of testing of infrastructure.

Engineer's Seal



Kathleen Kinchen

Engineer's Signature

LJA Engineering, Inc.

Licensed Engineering Firm Name

1904 W. Grand Parkway N, Suite 100

Address

Katy, TX 77449

City, State and Zip Code

713-358-8816

Phone No.



Bond No. 4458294

MAINTENANCE BOND

KNOW ALL MEN BY THESE PRESENTS, That we, Northtex Construction, LLC

_____ as Principal,

and the **GREAT AMERICAN INSURANCE COMPANY**, a corporation organized under the laws of the State of Ohio and duly authorized to transact business in the State of Texas

_____ as Surety, are held and firmly bound unto 608 Colony Investments, Ltd. By: FW Companies, LLC

obo Brazoria County Municipal Utility District No. 87 and Brazoria-Fort Bend Counties Municipal Utility District No. 3 as Obligee, in the sum of Seven Million Three Hundred Thirty Four Thousand Nine Hundred Thirty and 49/100 (\$7,334,930.49) DOLLARS, for the payment whereof well and truly to be made, and Principal and the said Surety, bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

SIGNED, sealed and dated this 16th day of May, 2024.

WHEREAS the Principal and the Obligee have entered into a written agreement dated the _____ day of _____, _____, for Construction of the Detention and Grading Phase 1 to Serve Brazoria County Municipal Utility District No. 87, Brazoria County Municipal Utility District No. 87, City of Iowa Colony, Fort Bend/Brazoria County, Texas the terms of which agreement were completed and accepted the _____ day of _____, _____; and

WHEREAS the Principal has given a one (1) year maintenance guarantee under said agreement or otherwise against defective materials and workmanship.

NOW, THEREFORE, the condition of this obligation is such that if the Principal shall well and truly comply with such guarantee, then this obligation to be void; otherwise it shall remain in full force.

PROVIDED that no right of action shall accrue on this bond to or for the use of any person or corporation other than the Obligee named herein; and

PROVIDED FURTHER that the Surety shall have no liability under this bond unless the Obligee shall give written notice of claim of the Principal's failure to comply with such guaranteed to the Surety at its Administrative Office at 301 E. Fourth Street, Cincinnati, Ohio 45202 such notice to be given within the one (1) year maintenance period.

Northtex Construction, LLC

R Garcia
Principal

GREAT AMERICAN INSURANCE COMPANY

By: *Richard Covington*
Attorney-in-Fact
Richard Covington



GREAT AMERICAN INSURANCE COMPANY®

Administrative Office: 301 E 4TH STREET • CINCINNATI, OHIO 45202 • 513-369-5000 • FAX 513-723-2740

The number of persons authorized by this power of attorney is not more than EIGHT

No. 0 22087

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That the GREAT AMERICAN INSURANCE COMPANY, a corporation organized and existing under and by virtue of the laws of the State of Ohio, does hereby nominate, constitute and appoint the person or persons named below, each individually if more than one is named, its true and lawful attorney-in-fact, for it and in its name, place and stead to execute on behalf of the said Company, as surety, any and all bonds, undertakings and contracts of suretyship, or other written obligations in the nature thereof; provided that the liability of the said Company on any such bond, undertaking or contract of suretyship executed under this authority shall not exceed the limit stated below.

	Name	Address	Limit of Power
MARC W. BOOTS	JOSEPH R. AULBERT	ALL OF	ALL
MARIA D. ZUNIGA	HEATHER NOLES	HOUSTON, TEXAS	\$100,000,000
RICHARD COVINGTON	VICKIE LACY		
ASHLEY KOLETAR	RYAN VARELA		

This Power of Attorney revokes all previous powers issued on behalf of the attorney(s)-in-fact named above.

IN WITNESS WHEREOF the GREAT AMERICAN INSURANCE COMPANY has caused these presents to be signed and attested by its appropriate officers and its corporate seal hereunto affixed this 11TH day of JANUARY 2023

Attest

GREAT AMERICAN INSURANCE COMPANY



Stephen C. Beraha

Assistant Secretary

Mark V. Vicario

Divisional Senior Vice President

MARK VICARIO (877-377-2405)

STATE OF OHIO, COUNTY OF HAMILTON - ss:

On this 11TH day of JANUARY

2023, before me personally appeared MARK VICARIO, to me known,

being duly sworn, deposes and says that he resides in Cincinnati, Ohio, that he is a Divisional Senior Vice President of the Bond Division of Great American Insurance Company, the Company described in and which executed the above instrument; that he knows the seal of the said Company; that the seal affixed to the said instrument is such corporate seal; that it was so affixed by authority of his office under the By-Laws of said Company, and that he signed his name thereto by like authority.



SUSAN A KOHORST
Notary Public
State of Ohio
My Comm. Expires
May 18, 2025

Susan A Kohorst

This Power of Attorney is granted by authority of the following resolutions adopted by the Board of Directors of Great American Insurance Company by unanimous written consent dated June 9, 2008.

RESOLVED: That the Divisional President, the several Divisional Senior Vice Presidents, Divisional Vice Presidents and Divisional Assistant Vice Presidents, or any one of them, be and hereby is authorized, from time to time, to appoint one or more Attorneys-in-Fact to execute on behalf of the Company, as surety, any and all bonds, undertakings and contracts of suretyship, or other written obligations in the nature thereof; to prescribe their respective duties and the respective limits of their authority; and to revoke any such appointment at any time.

RESOLVED FURTHER: That the Company seal and the signature of any of the aforesaid officers and any Secretary or Assistant Secretary of the Company may be affixed by facsimile to any power of attorney or certificate of either given for the execution of any bond, undertaking, contract of suretyship, or other written obligation in the nature thereof, such signature and seal when so used being hereby adopted by the Company as the original signature of such officer and the original seal of the Company, to be valid and binding upon the Company with the same force and effect as though manually affixed.

CERTIFICATION

I, STEPHEN C. BERAHA, Assistant Secretary of Great American Insurance Company, do hereby certify that the foregoing Power of Attorney and the Resolutions of the Board of Directors of June 9, 2008 have not been revoked and are now in full force and effect.

Signed and sealed this 16th day of May 2024



Stephen C. Beraha

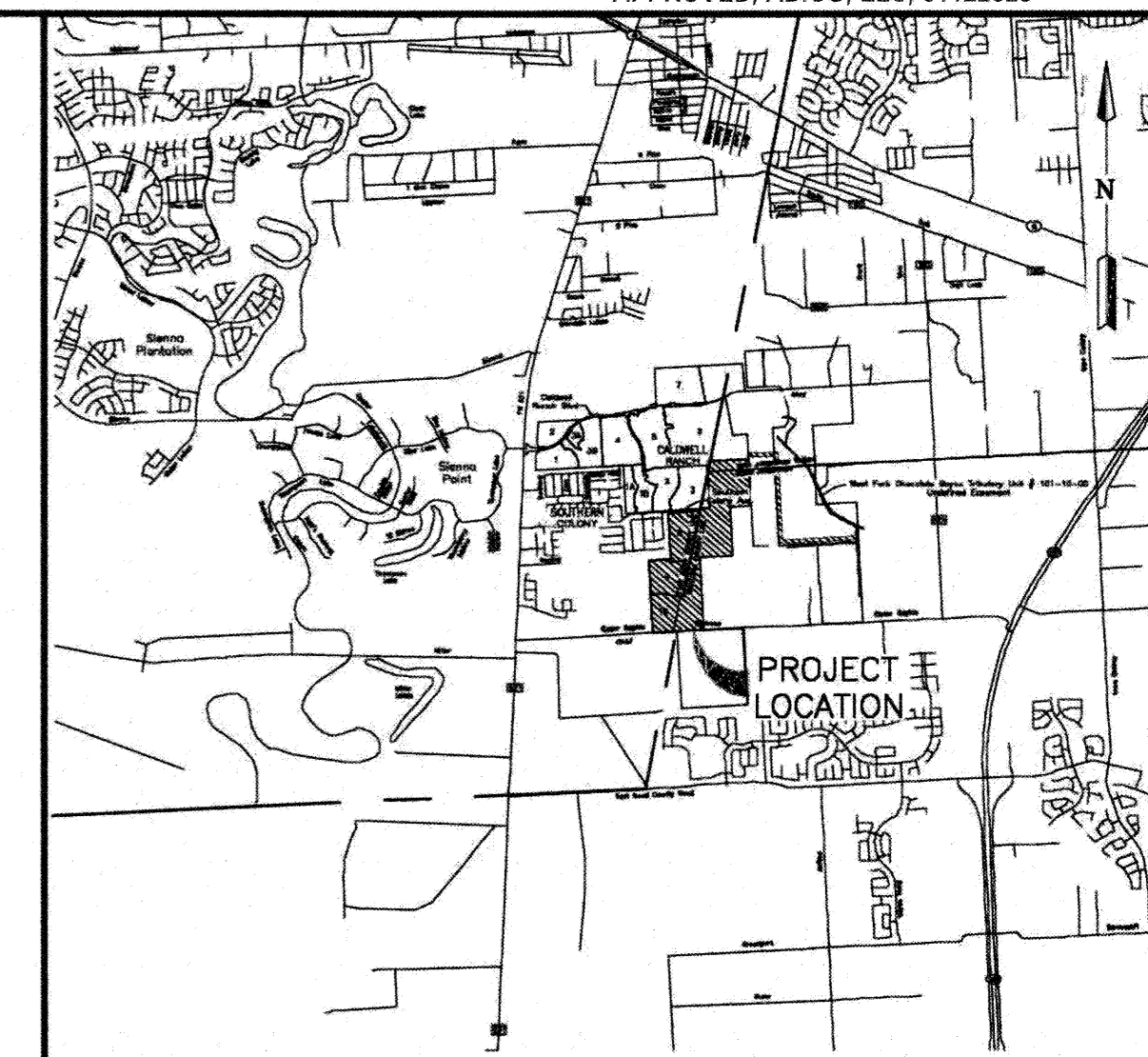
Assistant Secretary

CONSTRUCTION PLANS FOR DETENTION & GRADING PHASE 1

TO SERVE

BRAZORIA COUNTY MUNICIPAL UTILITY DISTRICT NO. 87

CITY OF IOWA COLONY, BRAZORIA COUNTY, TEXAS



VICINITY MAP
SCALE: 1" = 6,000'

FORT BEND COUNTY
KEY MAP NO. 651Y, 651Z & 691C

SHEET INDEX

- COVER SHEET
- GENERAL CONSTRUCTION NOTES
- OVERALL LAYOUT
- PRIORITY SHEET LAYOUT
- CLEARING AND GRUBBING LAYOUT
- FILL PLAN LAYOUT
- EROSION CONTROL PLAN LAYOUT
- DETENTION AREA SERVICE MAP
- HORIZONTAL CONTROL LAYOUT LAKE B, C-1 & C-2
- HORIZONTAL CONTROL LAYOUT LAKE D-1, D-2 & E
- HORIZONTAL CONTROL LAYOUT OFFSITE CHANNELS
- HORIZONTAL CONTROL LAYOUT PUMP STATION CHANNEL
- OUTFALLS FOR LAKES B, C-1 & C-2
- OUTFALLS FOR LAKES D-1, D-2 & E
- OUTFALLS FOR BAYOU RIFLES 3:1 CHANNEL
- PUMP STATION SITE PLAN
- PUMP STATION INTAKE STRUCTURE

DETAILS

- STORM SEWER DETAIL SHEET 1 OF 5
- STORM SEWER DETAIL SHEET 2 OF 5
- STORM SEWER DETAIL SHEET 3 OF 5
- STORM SEWER DETAIL SHEET 4 OF 5
- STORM SEWER DETAIL SHEET 5 OF 5
- STORM WATER POLLUTION PREVENTION DETAILS SHEET 1 OF 2
- STORM WATER POLLUTION PREVENTION DETAILS SHEET 2 OF 2

Notify Brazoria Drainage District No. 4 at inspections@bodd4.org or (281) 685-1434 prior to the start of construction. No building permit shall be issued until detention facility is constructed and approved by the District.



BCDD5 REF ID #: B220025

Commissioner's signature for final approval:

APPROVED BY BRAZORIA COUNTY DRAINAGE DISTRICT # 5

<i>Lee Walden</i> 11/14/22 Lee Walden, P.E. President	<i>Kerry Osburn</i> 11/14/22 Kerry Osburn Vice President
<i>Brandon Middleton</i> 11/14/22 Brandon Middleton Secretary/Treasurer	<i>Jarrod Aden</i> 11/14/22 Jarrod Aden District Engineer

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

JOB NO. 1931-8108

DATE: November, 2022

NOTES

- THESE PLANS WERE PREPARED TO MEET OR EXCEED CITY OF IOWA COLONY SUBDIVISION RULES AND REGULATIONS, BRAZORIA COUNTY AND BRAZORIA COUNTY DRAINAGE DISTRICT NO. 4 & 5 DESIGN STANDARDS AS CURRENTLY AMENDED.
- CONSTRUCTION WILL BE MONITORED BY A PROFESSIONAL ENGINEER TO INSURE COMPLIANCE WITH THE CONSTRUCTION PLANS AND SPECIFICATIONS.
- CONTRACTOR SHALL NOTIFY THE FOLLOWING ENTITIES AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF CONSTRUCTION
CITY OF IOWA COLONY ENGINEERING DEPARTMENT (832) 895-1093 (DINH@ADICO-LLC.COM)
FORT BEND COUNTY ENGINEERING (281) 633-7500 (CONSTRUCTION@FORTBENDCOUNTYTX.GOV)
BRAZORIA COUNTY ENGINEERING DEPARTMENT (979) 864-1265 (MATTH@BRAZORIA-COUNTY.COM)
DOW PIPELINE (979) 215-7134 (RIGHTOFWAY@DOW.COM)
- ONLY AUTHORIZED INDIVIDUALS FROM EITHER THE TESTING COMPANY OR A REPRESENTATIVE OF LJA ENGINEERING, INC. HAVE THE AUTHORITY TO ADD WATER TO A CONCRETE TRUCK
- CONTRACTOR SHALL CONTACT ANY PERTINENT UTILITY COMPANIES AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF EXCAVATION OR CONSTRUCTION IN THE VICINITY OF THEIR EASEMENTS AND/OR RIGHT-OF-WAYS
- PRIOR TO CONSTRUCTION OF THIS FACILITY WITHIN OR BY THE DISTRICT, THE DISTRICT OR THE ENGINEER WILL GIVE A WRITTEN NOTICE BY REGISTERED OR CERTIFIED MAIL TO THE CITY ENGINEER OF THE CITY OF IOWA COLONY STATING THE DATE SUCH CONSTRUCTION WILL COMMENCE.
- IN THE CASE OF A CONFLICT BETWEEN THE CITY OF IOWA COLONY AND BRAZORIA COUNTY, PLANS OR SPECIFICATIONS THEN THE CITY OF IOWA COLONY SHALL APPLY.

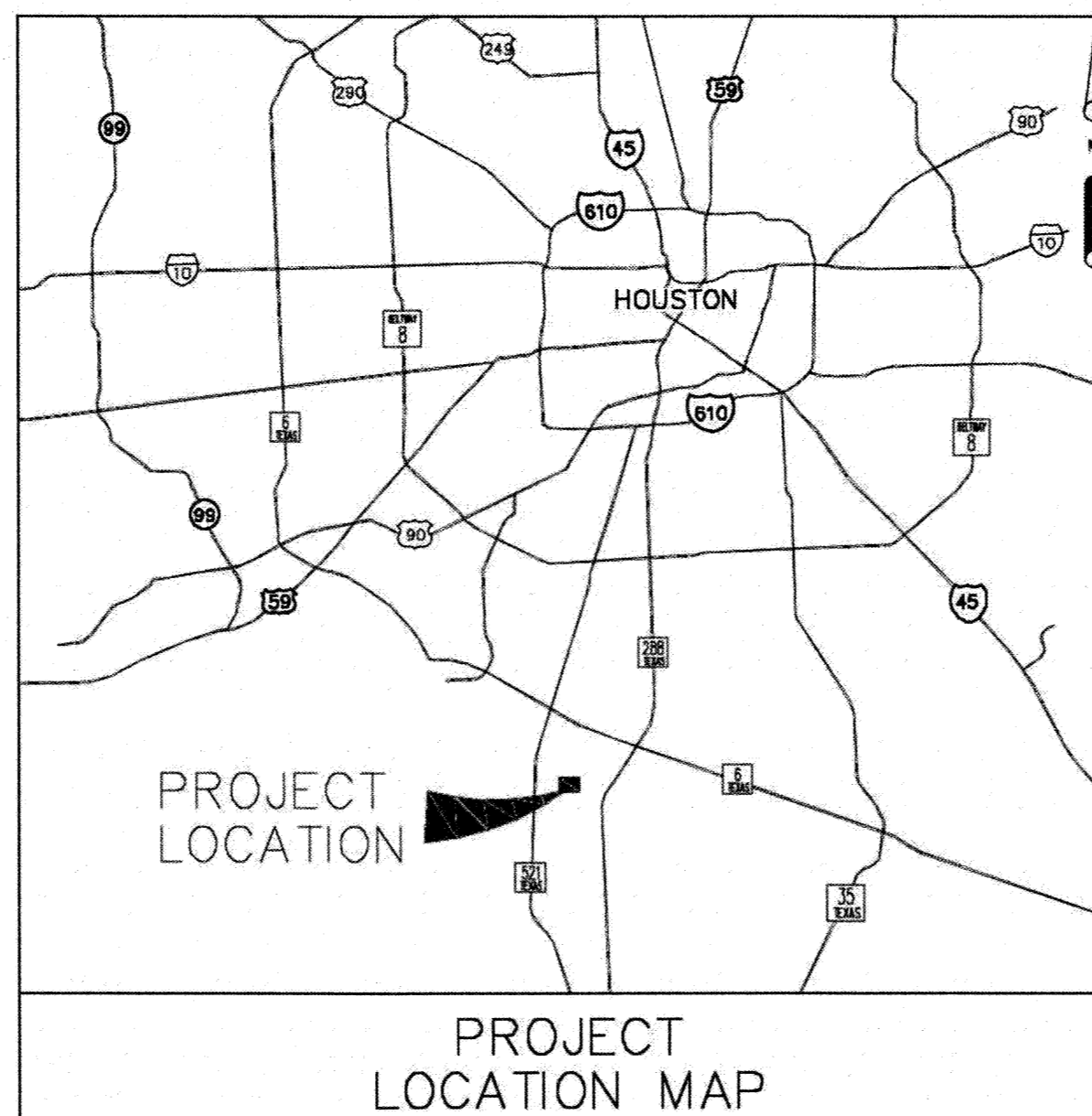
FORT BEND COUNTY ENGINEER

ENGINEER: *Paul J. Stangle, P.E., P.P.O.E.*
Paul J. Stangle, P.E.
DATE: 1/20/23

THESE SIGNATURES ARE VOID IF CONSTRUCTION HAS NOT COMMENCED IN (1) YEAR FROM DATE OF APPROVAL.

APPROVED: *Wesley Baker*
Wesley Baker
DEVELOPMENT COORDINATOR
DATE: 1/20/2023

ONE-CALL NOTIFICATION SYSTEM
CALL BEFORE YOU DIG!!!
(713) 223-4667 (IN HOUSTON)
(NEW STATEWIDE NUMBER OUTSIDE HOUSTON)
1-800-545-8005



I HEREBY CERTIFY THAT THESE RECORD DRAWINGS SUBSTANTIALLY REPRESENT THE CONSTRUCTED CONDITION. THE PLANS WERE PREPARED AND THE CONSTRUCTION WAS PERFORMED IN SUBSTANTIAL COMPLIANCE WITH THE CONTRACT DOCUMENTS.

Kathleen Kinchen 09/17/2024
KATHLEEN KINCHEN, P.E. 136244
DATE

RECORD DRAWING

I HEREBY CERTIFY THAT THIS DRAWING REFLECTS THE IMPROVEMENTS CONSTRUCTED AS TO SIZE, LOCATION, AND GRADE; AND THAT THE CONSTRUCTION WAS IN SUBSTANTIAL COMPLIANCE WITH THE CONTRACT DOCUMENTS.

CONTRACTOR: *[Signature]* DATE: 08/17/2024
TITLE: PROJECT MANAGER

THE SIGNATURES BELOW ARE EVIDENCE OF APPROVAL ONLY FOR THE PORTION OF THE PROPOSED PROJECT THAT IS WITHIN THE JURISDICTION OF BRAZORIA DRAINAGE DISTRICT NO. 4.

APPROVED BY THE BOARD OF COMMISSIONERS ON December 06, 2022

J.R.R.
Brazoria Drainage District No. 4
[Signature]
District Engineer

The above have signed these plans and/or plat based on the recommendation of the DISTRICT'S Engineer who has reviewed all sheets provided and found them to be in general compliance with the DISTRICT'S "Rules, Regulations, and Guidelines". This approval is only valid for three hundred sixty-five (365) calendar days. After that time re-approval is required. Please note, this does not necessarily mean that all the calculations provided in these plans and/or plats have been completely checked and verified. In the event of any conflict or inconsistency between the DISTRICT'S "Rules, Regulations and Guidelines" and these approved drainage plans and/or plat, the DISTRICT'S "Rules, Regulations & Guidelines" shall govern and prevail. Any approved variances shall be itemized on the cover sheet and placed on the appropriate sheet where applicable. Plans submitted have been prepared, signed and sealed by a Professional Engineer licensed to practice engineering in the State of Texas and plat has been signed and sealed by a Registered Professional Land Surveyor licensed to practice in the State of Texas, which conveys the engineer's and/or surveyor's responsibility and accountability.

BDD4 Ref. ID #: 22-000153

APPROVED BDD4 VARIANCES
REF ID #: 22-000203
DATE APPROVED: 10/04/2022
DESCRIPTION: 3:1 SIDE SLOPES FOR AMENITY PORTION OF THE LAKES.

REF ID #: 22-000152
DATE APPROVED: 07/12/2022
DESCRIPTION: 3:1 SIDE SLOPES FOR GUN RANGE DITCH CROSSING.

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.

Michelle Byrum 01/12/2023
Michelle Byrum, MAYOR
DATE
[Signature] 01/23/2023
DINH HO, P.E., CITY ENGINEER
DATE



NOTE: CITY APPROVAL VALID FOR ONE YEAR AFTER DATE OF SIGNATURES



Kathleen Kinchen
11-28-2022

APPROVED FOR CONSTRUCTION

BY _____ A.G. _____ DATE 02/03/2023

ENGINEER:

LJA Engineering, Inc.

1904 W. Grand Parkway North
Suite 100
Katy, Texas 77449

Phone 713.953.5200
Fax 713.953.5026
FRN-F-1386

OWNER:
D.R. HORTON, TEXAS LTD.

