



March 27, 2024

The Planning and Zoning Commission  
City of Montgomery  
101 Old Plantersville Rd.  
Montgomery, Texas 77316

Re: Submission of Final Plat  
Montgomery Bend, Section 2 (Dev. No. 2203)  
City of Montgomery

Dear Commission:

We reviewed the Final Plat submission for Montgomery Bend Section 2, owned by Pulte Homes of Texas, LP. (“the Owner”), on behalf of the City of Montgomery. The Owner has requested platting of the tract for the development of 88 single-family residential lots and 5 reserves.

Our review was based on The City of Montgomery’s Code of Ordinances, Chapter 78, Section 60 and any other applicable chapters. We offer no objection to the plat and recommend the Commission approve the plat as submitted.

If you have any questions or comments, please do not hesitate to contact me.

Sincerely,

A handwritten signature in blue ink that reads "Chris Roznovsky".

Chris Roznovsky, PE  
City Engineer

CVR/akg

Z:\00574 (City of Montgomery)\\_900 General Consultation\Correspondence\Letters\2024\2024.03.25 MEMO to P&Z RE Montgomery Bend Section 2 Final Plat.docx

Enclosures: Final Plat

Cc (via email): The Honorable Mayor and City Council – City of Montgomery  
Mr. Gary Palmer – City of Montgomery, City Administrator  
Ms. Nici Browe – City of Montgomery, City Secretary  
Mr. Alan Petrov – Johnson Petrov, LLP, City Attorney  
Mr. Garret Duhon, PE – Elevation Land Solutions