

WALLER COUNTY ENGINEER'S OFFICE

J. Ross McCall, P.E.
County Engineer



May 20, 2026

Maxwell W. Dennis, P.E.
Quiddity Engineering
2322 West Grand Parkway North, Suite 150
Katy, TX 77449
832-923-4000

Re: Sunterra Section 70 – Final Acceptance

Mr. Dennis,

Our office has performed a Final Inspection on the above referenced project. Punch list items have been completed, and the roads appear to meet requirements as set forth in the latest version of the Waller County Subdivision and Development Regulations.

I will be recommending that the Waller County Commissioners Court accept the roads for maintenance.

If you have any questions, please let me know.

Sincerely,

A handwritten signature in blue ink, appearing to read "J. Ross McCall", is written over a faint, circular official stamp. To the left of the signature is another handwritten mark, possibly initials "JRM".

J. Ross McCall, P.E.
Waller County Engineer

Sunterra Section 70 Road Log														
Road Name	Precinct	Location	Length		Right-of-Way	Pavement		Acceptance			Subdivision	Plot Recordation		Costs
			Feet	Miles	Width	Type	Width	Date	Volume	Page		Date	Instrument No.	
Marrot Terrace Drive ↴	3	Key Map 443D	2250	0.426	50'	6"conc. Pave	28'				Freeman Ranch			\$497,006
Fern Tree Drive ↴	3	Key Map 443D	950.0	0.179	50'	6" conc. Pave	28'				Freeman Ranch			\$209,848
Chelan Drive ↴	3	Key Map 443D	375.0	0.071	50'	6" conc. pave	28'				Freeman Ranch			\$82,836
Champlain Drive ↴	3	Key Map 443D	400	0.075	50'	6" conc. pave	28'				Freeman Ranch			\$88,358

\$878,048

CIVIL SITE DEVELOPMENT REQUEST FOR FINAL INSPECTION

I, Blair M. Bozoarth, PE, hereby certify that I am a Registered Professional
(Name)

Engineer in the State of Texas. To the best of my knowledge, information and belief, the Project at
Sunterra Sec 70

(Description of Project)

Constructed at Champlain Drive, Katy, Texas, 77493
(Address) (City) (Zip Code)

was completed in conformance to the plans and specifications and, in my professional opinion, is in compliance with the Waller County Approved Plans and is ready for Final Inspection by the Waller County Engineer.

The Owner of this Project is: Astro Sunterra, LP

The General Contractor/Prime Contractor/Construction Manager for this project is:

Company Name: Quiddity Engineering, LLC

Address: 2322 W. Grand Parkway North, Suite 150

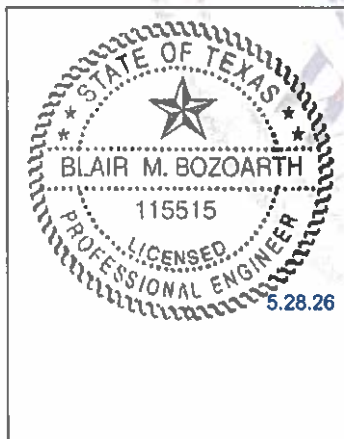
City, State: Katy, Texas 77449

Contact Person: Blair M. Bozoarth, PE

Phone: 832.913.4044

Email: bbozoarth@quiddity.com

(Engineers Seal)



Blair M. Bozoarth
(Signature)

(Date)

2322 W. Grand Parkway North, Suite 150

(Mailing Address)

Katy, Texas 77449

(City, State, Zip)

bbozoarth@quiddity.com

(Email)

832.913.4044

(Phone No.)

This project was Reviewed, Inspected and found to be in substantial compliance with Waller County Rules & Regulations.

J. Ross McCall
J. Ross McCall, P.E., Waller County Engineer

7/9/2026
Date