WALLER COUNTY
ENGINEER'S OFFICE

J. Ross McCall, P.E.
County Engineer

September 30, 2026

Elaine Stremlau, P.E.
EHRA
10011 Meadowglen Lane
Houston, Texas, 77042
estremlau@ehra.team
(713) 784-4500

Re: Lakes of Cane Island – Lake Champlain Drive – Substantial Completion /One-Year Warranty Period

Ms. Stremlau,

This formal notice is per your request to inspect the above-referenced project, MGO Project ID# 2025-1725 – Lakes of Cane Island Lake Champlain Drive in order to begin the one (1) year maintenance period.

Inspectors from the Waller County Engineering Department concluded that all punch list items are completed.

The County will consider the maintenance period to start on the date of acceptance by the Waller County Commissioners Court of October 14, 2026. The road will be reviewed again in one (1) year to determine if any additional work is required before a motion for final acceptance of the road is submitted to the Waller County Commissioners' Court.

Please contact our office at engineeringinspection@wallercounty.us if maintenance of any road surface in this section is required during this warranty time period.

Contact us on or after the anniversary date of October 14, 2027, to schedule the Final Inspection.

If you have questions or require further information, please feel free to contact me at (979) 826-7670.

Sincerely,

LS J. Ross McCall

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

CIVIL SITE DEVELOPMENT
REQUEST FOR FINAL INSPECTION

I, Elaine Stremlau, P.E., 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
Lakes of Cane Lake Champlain Drive
(Description of Project)

Constructed at 27600 Morton Road (Address), Katy (City), Texas, 77493 (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: PHHOU-CANE ISLAND 178 LLC

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

Company Name: Principle Services

Address: 27080 Mandell Road

City, State: Cleveland, TX. 77328

Contact Person: Kevin Burns

Phone: 832-480-5447 Email: twelch@principletx.com

(Engineers Seal)



(Signature) 7-13-26 (Date)

10011 Meadowglen Lane
(Mailing Address)

Houston, Texas, 77042
(City, State, Zip)

estremlau@ehra.team
(Email)

713-784-4500
(Phone No.)

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

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

Lakes of Cane Island Lake Champlain Drive/Rec Center Road Log

Road Name	Precinct	Location	Length		Cost per Linear Foot	Right-of-Way	Pavement		Subdivision	Plat Recordation	
			Feet	Miles	$297.76	Width	Type	Width		Date	Instrument No.
Lake Powell Drive	4	Key Map 443H	278.94	0.05	$83,056.06	50'	6" Rein. Conc.	28	Lakes of Cane Island Rec Center	3/18/2026	2603599
Lake Champlain Drive	4	Key Map 443H	1019.92	0.19	$303,687.30	50'	6" Rein. Conc.	28'	Lakes of Cane Island Rec Center	3/18/2026	2603599
Glen Canyon Lane	4	Key Map 443H	37.86	0.01	$11,273.04	50'	6" Rein. Conc.	28'	Lakes of Cane Island Rec Center	3/18/2026	2603599
Oasis Street (east stub)	4	Key Map 443H	36.00	0.01	$10,719.22	50'	6" Rein. Conc.	28'	Lakes of Cane Island Rec Center	3/18/2026	2603599
Oasis Street (east stub)	4	Key Map 443H	36.70	0.01	$10,927.65	50'	6" Rein. Conc.	28'	Lakes of Cane Island Rec Center	3/18/2026	2603599
		10927.6452									
			1,409.42	0.27	$419,961.02						