



Development Services – Engineering Department
MUNICIPAL INFRASTRUCTURE ACCEPTANCE

September 21, 2022

Ms. Justine Klinke
Forestar Group, Inc.
3355 W. Alabama St.
Houston, TX 77098

Re: Acceptance of Municipal Infrastructure related to Westland Ranch Section 1 – League City, TX

Ms. Klinke:

On July 1, 2022, the above noted municipal infrastructure was found to be completed in accordance with the City of League City development codes. Subsequently on September 16, 2022, the developer provided a bond in the amount of \$606,600.00 for the outstanding roadway and drainage items needed for this section therefore making this section ready for acceptance.

This Letter of Acceptance starts the warranty period. The warranty is to be provided in accordance with the City's Subdivision Ordinance 99-07 and General Design and Construction Standards Manual. A warranty site review will be carried out prior to the end of the warranty period and if no deficiencies are noted, a Letter of Total Completion will be issued.

Sincerely,

A handwritten signature in black ink that reads "Christopher Sims". The signature is written in a cursive, flowing style.

Christopher Sims, PE
Director of Engineering

cc: Jody Hooks - PW Director
Jeff Allen - Fire Marshall
Kris Carpenter - Planning Manager
Mark Gibson – Building Official
Matthew Brown – Assistant City Engineer
Kyle Kern – Dannenbaum Engineering



DE Corp.
 3100 West Alabama, Houston, TX77098
 P.O. BOX 22292 Houston, TX 77227
 (713) 520-9570

Engineer's Summary of Infrastructure Cost

Name of Project: Westland Ranch - Section 1
 Owner of Project: Forestar (USA) Real Estate Group, INC.
 Owner's Address: 3355 W Alabama, Suite 1240
Houston, TX 77098

General Description of infrastructure improvements:
WS&D and Paving Facilities to Serve Westland Ranch - Section 1
 Date of Construction Completion: June 29, 2022

Summary of Costs:

	Construction Cost:	Engineering Cost:	Total:
Water Main & Appurtenances	\$28,143.50	\$3,377.22	\$31,520.72
Sanitary Main & Appurtenances	\$32,292.50	\$3,875.10	\$36,167.60
Storm Main & Appurtenances	\$36,992.40	\$4,439.09	\$41,431.49
Public Streets	\$143,662.00	\$17,239.44	\$160,901.44
Total Improvements:	\$241,090.40	\$28,930.85	\$270,021.25

I certify that to the best of my knowledge the above information represents the final costs of infrastructure improvements within the project.

Respectfully,

Kyle J. Kern, P.E.
 Project Manager

Memo

To: Kimberly Corell - Finance Director
From: Christopher Sims, PE *CS 9/21/22*
CC: Jody Hooks, Kris Carpenter, Angie Steelman, Kristin Clark, David Tickell
Date: September 21, 2022
Re: Acceptance of Municipal Infrastructure related to Westland Ranch, Section 1

On July 1, 2022, the below noted municipal infrastructure related to the Construction of Water Distribution, Sanitary Sewer Collection, Storm Sewer Drainage and Paving to Serve Westland Ranch, Section 1 was found to be completed in accordance with the City of League City development codes and has been accepted.

	<u>#Lot</u>	<u>Street Miles</u>	<u>San. Sew. LF</u>	<u>Water LF</u>	<u>Storm LF</u>	<u>Street Lights</u>
SECTION 1	12	0.12	425	735	279	2

	Unit Cost	Cost
Water Main & Appurtenances	\$ 42.89 / Linear Foot	\$31,520.72
Sanitary Sewer Main & Appurtenances	\$ 85.10 / Linear Foot	\$36,167.60
Storm Sewer Main & Appurtenances	\$ 148.50 / Linear Foot	\$41,431.49
Public Streets	\$ 1,340,845 / Mile	\$160,901.44
	Total Municipal Infrastructure Cost	\$270,021.25



Development Services – Engineering Department
MUNICIPAL INFRASTRUCTURE ACCEPTANCE

September 21, 2022

Ms. Justine Klinke
Forestar Group, Inc.
3355 W. Alabama St.
Houston, TX 77098

Re: Acceptance of Municipal Infrastructure related to Westland Ranch Section 3 – League City, TX

Ms. Klinke:

On July 1, 2022, the above noted municipal infrastructure was found to be completed in accordance with the City of League City development codes. Subsequently on September 16, 2022, the developer provided a bond in the amount of \$606,600.00 for the outstanding roadway and drainage items needed for this section therefore making this section ready for acceptance.

This Letter of Acceptance starts the warranty period. The warranty is to be provided in accordance with the City's Subdivision Ordinance 99-07 and General Design and Construction Standards Manual. A warranty site review will be carried out prior to the end of the warranty period and if no deficiencies are noted, a Letter of Total Completion will be issued.

Sincerely,

A handwritten signature in black ink, appearing to read "Christopher Sims".

Christopher Sims, PE
Director of Engineering

cc: Jody Hooks - PW Director
Jeff Allen - Fire Marshall
Kris Carpenter - Planning Manager
Mark Gibson – Building Official
Matthew Brown – Assistant City Engineer
Kyle Kern – Dannenbaum Engineering



DE Corp.
 3100 West Alabama, Houston, TX77098
 P.O. BOX 22292 Houston, TX 77227
 (713) 520-9570

Engineer's Summary of Infrastructure Cost

Name of Project: Westland Ranch - Section 3
 Owner of Project: Forestar (USA) Real Estate Group, INC.
 Owner's Address: 3355 W Alabama, Suite 1240
Houston, TX 77098

General Description of infrastructure improvements:
WS&D and Paving Facilities to Serve Westland Ranch - Section 3
 Date of Construction Completion: June 29, 2022

Summary of Costs:

	Construction Cost:	Engineering Cost:	Total:
Water Main & Appurtenances	\$195,299.50	\$23,435.94	\$218,735.44
Sanitary Main & Appurtenances	\$227,258.80	\$27,271.06	\$254,529.86
Storm Main & Appurtenances	\$814,687.50	\$97,762.50	\$912,450.00
Public Streets	\$910,190.25	\$109,222.83	\$1,019,413.08
Total Improvements:	\$2,147,436.05	\$257,692.33	\$2,405,128.38

I certify that to the best of my knowledge the above information represents the final costs of infrastructure improvements within the project.

Respectfully,

Kyle J. Kern, P.E.
 Project Manager

Memo

To: Kimberly Corell - Finance Director
From: Christopher Sims, PE *CS 9/21/22*
CC: Jody Hooks, Kris Carpenter, Angie Steelman, Kristin Clark, and David Tickell
Date: September 21, 2022
Re: **Acceptance of Municipal Infrastructure related to Westland Ranch, Section 3**

On July 1, 2022, the below noted municipal infrastructure related to the Construction of Water Distribution, Sanitary Sewer Collection, Storm Sewer Drainage and Paving to Serve Westland Ranch, Section 3 was found to be completed in accordance with the City of League City development codes and has been accepted.

	<u>#Lot</u>	<u>Street Miles</u>	<u>San. Sew. LF</u>	<u>Water LF</u>	<u>Storm LF</u>	<u>Street Lights</u>
SECTION 3	82	0.85	3,878	4,995	5,020	16

	Unit Cost	Cost
Water Main & Appurtenances	\$ 43.79/ Linear Foot	\$218,735.44
Sanitary Sewer Main & Appurtenances	\$ 65.63/ Linear Foot	\$254,529.86
Storm Sewer Main & Appurtenances	\$ 181.75/ Linear Foot	\$912,450.00
Public Streets	\$1,199,309 / Mile	\$1,019,413.08
	Total Municipal Infrastructure Cost	\$2,405,128.38



Development Services – Engineering Department
MUNICIPAL INFRASTRUCTURE ACCEPTANCE

September 21, 2022

Ms. Justine Klinke
Forestar Group, Inc.
3355 W. Alabama St.
Houston, TX 77098

Re: Acceptance of Municipal Infrastructure related to Westland Ranch Section 6 – League City, TX

Ms. Klinke:

On July 1, 2022, the above noted municipal infrastructure was found to be completed in accordance with the City of League City development codes. Subsequently on September 16, 2022, the developer provided a bond in the amount of \$606,600.00 for the outstanding roadway and drainage items needed for this section therefore making this section ready for acceptance.

This Letter of Acceptance starts the warranty period. The warranty is to be provided in accordance with the City's Subdivision Ordinance 99-07 and General Design and Construction Standards Manual. A warranty site review will be carried out prior to the end of the warranty period and if no deficiencies are noted, a Letter of Total Completion will be issued.

Sincerely,

A handwritten signature in black ink, appearing to read "Christopher Sims", written over a white background.

Christopher Sims, PE
Director of Engineering

cc: Jody Hooks - PW Director
Jeff Allen - Fire Marshall
Kris Carpenter - Planning Manager
Mark Gibson – Building Official
Matthew Brown – Assistant City Engineer
Kyle Kern – Dannenbaum Engineering



DE Corp.
 3100 West Alabama, Houston, TX77098
 P.O. BOX 22292 Houston, TX 77227
 (713) 520-9570

Engineer's Summary of Infrastructure Cost

Name of Project: Westland Ranch - Section 6
 Owner of Project: Forestar (USA) Real Estate Group, INC.
 Owner's Address: 3355 W Alabama, Suite 1240
Houston, TX 77098

General Description of infrastructure improvements:
WS&D and Paving Facilities to Serve Westland Ranch - Section 6

Date of Construction Completion: June 29, 2022

Summary of Costs:

	Construction Cost:	Engineering Cost:	Total:
Water Main & Appurtenances	\$123,880.00	\$14,865.60	\$138,745.60
Sanitary Main & Appurtenances	\$207,063.50	\$24,847.62	\$231,911.12
Storm Main & Appurtenances	\$309,972.10	\$37,196.65	\$347,168.75
Public Streets	\$685,265.00	\$82,231.80	\$767,496.80
Total Improvements:	\$1,326,180.60	\$159,141.67	\$1,485,322.27

I certify that to the best of my knowledge the above information represents the final costs of infrastructure improvements within the project.

Respectfully,

Kyle J. Kern, P.E.
 Project Manager

G:\1130\4869-00\26_Phase 1 Acceptance\03_Section 6\4_Summary of Infrastructure Costs.xlsx]Summary of Infrastructure Costs

Memo

To: Kimberly Corell - Finance Director
From: Christopher Sims, PE *CS* 9/21/22
CC: Jody Hooks, Kris Carpenter, Angie Steelman, Kristin Clark, and David Tickell
Date: September 21, 2022
Re: **Acceptance of Municipal Infrastructure related to Westland Ranch, Section 6**

On July 1, 2022, the below noted municipal infrastructure related to the Construction of Water Distribution, Sanitary Sewer Collection, Storm Sewer Drainage and Paving to Serve Westland Ranch, Section 6 was found to be completed in accordance with the City of League City development codes and has been accepted.

	#Lot	Street Miles	San. Sew. LF	Water LF	Storm LF	Street Lights
SECTION 6	70	0.86	4,010	3,850	2,600	14

	Unit Cost	Cost
Water Main & Appurtenances	\$36.04 / Linear Foot	\$138,745.60
Sanitary Sewer Main & Appurtenances	\$57.83 / Linear Foot	\$231,911.12
Storm Sewer Main & Appurtenances	\$133.53 / Linear Foot	\$347,168.75
Public Streets	\$892,438.14/ Mile	\$767,496.80
Total Municipal Infrastructure Cost		\$1,485,322.27



Development Services – Engineering Department
MUNICIPAL INFRASTRUCTURE ACCEPTANCE

July 5, 2022

Mr. Kyle Kern
Dannenbaum Engineering Corp.
3100 W. Alabama St.
Houston, TX 77098

**Re: Acceptance of Municipal Infrastructure related to Westland Ranch Maple Leaf Dr. Extension –
League City, TX**

Mr. Kern:

On June 20, 2022, the above noted municipal infrastructure was found to be completed in accordance with the City of League City development codes and ready for acceptance.

This Letter of Acceptance starts the warranty period. The warranty is to be provided in accordance with the City's Subdivision Ordinance 99-07 and General Design and Construction Standards Manual. A warranty site review will be carried out prior to the end of the warranty period and if no deficiencies are noted, a Letter of Total Completion will be issued.

Sincerely,

A handwritten signature in black ink that reads "Christopher Sims". The signature is written in a cursive, flowing style.

Christopher Sims, PE
Director of Engineering

cc: Jody Hooks - PW Director
Tommy Cones - Fire Marshall
Kris Carpenter - Planning Manager
David Reagan – Building Official
Matthew Brown – Assistant City Engineer
Kyle Kern – Dannenbaum Engineering



DE Corp.
3100 West Alabama, Houston, TX77098
P.O. BOX 22292 Houston, TX 77227
(713) 520-9570

Engineer's Summary of Infrastructure Cost

Name of Project: Westland Ranch -Maple Leaf Drive
Owner of Project: Forestar (USA) Real Estate Group, INC.
Owner's Address: 3355 W Alabama, Suite 1240
Houston, TX 77098

General Description of infrastructure improvements:

WS&D and Paving Facilities to Serve Westland Ranch - Maple Leaf Drive

Date of Construction Completion: June 14, 2022

Summary of Costs:

	Construction Cost:	Engineering Cost:	Total:
Water Main & Appurtenances	\$1,306,933.50	\$156,832.02	\$1,463,765.52
Sanitary Main & Appurtenances	\$0.00	\$0.00	\$0.00
Storm Main & Appurtenances	\$989,690.20	\$118,762.82	\$1,108,453.02
Public Streets	\$1,205,037.00	\$144,604.44	\$1,349,641.44
Total Improvements:	\$3,501,660.70	\$420,199.28	\$3,921,859.98

I certify that to the best of my knowledge the above information represents the final costs of infrastructure improvements within the project.

Respectfully,

Kyle J. Kern, P.E.
Project Manager

G:\1130\4869-00\26_Phase 1 Acceptance\01_Maple\4_Summary of Infrastructure Costs.xlsx]Summary of Infrastructure Costs



Development Services – Engineering Department
MUNICIPAL INFRASTRUCTURE ACCEPTANCE

July 5, 2022

Mr. Kyle Kern
Dannenbaum Engineering Corp.
3100 W. Alabama St.
Houston, TX 77098

Re: Acceptance of Municipal Infrastructure related to Westland Ranch Maple Leaf Dr. Extension – League City, TX

Mr. Kern:

On June 20, 2022, the above noted municipal infrastructure was found to be completed in accordance with the City of League City development codes and ready for acceptance.

This Letter of Acceptance starts the warranty period. The warranty is to be provided in accordance with the City's Subdivision Ordinance 99-07 and General Design and Construction Standards Manual. A warranty site review will be carried out prior to the end of the warranty period and if no deficiencies are noted, a Letter of Total Completion will be issued.

Sincerely,

A handwritten signature in black ink that reads "Christopher Sims".

Christopher Sims, PE
Director of Engineering

cc: Jody Hooks - PW Director
Tommy Cones - Fire Marshall
Kris Carpenter - Planning Manager
David Reagan – Building Official
Matthew Brown – Assistant City Engineer
Kyle Kern – Dannenbaum Engineering



Development Services – Engineering Department
MUNICIPAL INFRASTRUCTURE ACCEPTANCE

July 5, 2022

Mr. Kyle Kern
Dannenbaum Engineering Corp.
3100 W. Alabama St.
Houston, TX 77098

**Re: Acceptance of Municipal Infrastructure related to Westland Ranch, Muldoon Parkway –
League City, TX**

Mr. Kern:

On June 20, 2022, the above noted municipal infrastructure was found to be completed in accordance with the City of League City development codes and ready for acceptance.

This Letter of Acceptance starts the warranty period. The warranty is to be provided in accordance with the City's Subdivision Ordinance 99-07 and General Design and Construction Standards Manual. A warranty site review will be carried out prior to the end of the warranty period and if no deficiencies are noted, a Letter of Total Completion will be issued.

Sincerely,

A handwritten signature in black ink that reads "Christopher Sims". The signature is stylized and cursive.

Christopher Sims, PE
Director of Engineering

cc: Jody Hooks - PW Director
Tommy Cones - Fire Marshall
Kris Carpenter - Planning Manager
David Reagan – Building Official
Matthew Brown – Assistant City Engineer
Kyle Kern – Dannenbaum Engineering

Engineer's Summary of Infrastructure Cost

Name of Project: Westland Ranch - Muldoon Parkway
 Owner of Project: Forestar (USA) Real Estate Group, INC.
 Owner's Address: 3355 W Alabama, Suite 1240
Houston, TX 77098

General Description of infrastructure improvements:

WS&D and Paving Facilities to Serve Westland Ranch - Muldoon Parkway

Date of Construction Completion: June 14, 2022

Summary of Costs:

	Construction Cost:	Engineering Cost:	Total:
Water Main & Appurtenances	\$270,700.50	\$32,484.06	\$303,184.56
Sanitary Main & Appurtenances	\$393,245.40	\$47,189.45	\$440,434.85
Storm Main & Appurtenances	\$881,228.30	\$105,747.40	\$986,975.70
Public Streets	\$1,126,244.50	\$135,149.34	\$1,261,393.84
Total Improvements:	\$2,671,418.70	\$320,570.25	\$2,991,988.95

I certify that to the best of my knowledge the above information represents the final costs of infrastructure improvements within the project.

Respectfully,

Kyle J. Kern, P.E.
Project Manager

Memo

To: Kimberly Corell - Finance Director
From: Christopher Sims, PE *CS* 7/5/22
CC: Jody Hooks, Kris Carpenter, Angie Steelman, Kristin Clark
Date: 7/5/2022
Re: Acceptance of Municipal Infrastructure related to Westland Ranch – Muldoon Pkwy.

On 6/20/22, the below noted municipal infrastructure related to the **Westland Ranch – Muldoon Pkwy.** construction, was found to be completed in accordance with the City of League City development codes and has been accepted.

	#Lot	Street Miles	San. Sew. LF	Water LF	Storm LF	Street Lights
MULDOON PKWY	0	0.54	7,270	3,555	4,143	11

	Unit Cost	Cost
Water Main & Appurtenances	\$85.28/Linear Foot	\$303,184.56
Sanitary Sewer Main & Appurtenances	\$60.58/Linear Foot	\$440,434.85
Storm Sewer Main & Appurtenances	\$238.23/Linear Foot	\$986,975.70
Public Streets	\$2,335,914.52/Mile	\$1,261,393.84
Total Municipal Infrastructure Cost		\$2,991,988.95