

17

AGENDA ITEM REQUEST FORM

Hays County Commissioners Court

Tuesdays at 9:00 AM

Request forms are due in Microsoft Word Format via email by 2:00 p.m. on Wednesday.

AGENDA ITEM

11-4-39 HighPointe Phase 5, Section 2 (53 lots). Discussion and possible action to approve final plat and accept the construction of road and drainage improvements.

ITEM TYPE

ACTION-SUBDIVISIONS

MEETING DATE

April 2, 2013

AMOUNT REQUIRED

LINE ITEM NUMBER

AUDITOR USE ONLY

AUDITOR COMMENTS:

PURCHASING GUIDELINES FOLLOWED: N/A

AUDITOR REVIEW: N/A

REQUESTED BY

Roxie McInnis

SPONSOR

WHISENANT

CO-SPONSOR

N/A

SUMMARY

The preliminary plan for HighPointe Phase 5 was approved in July 2008 as a 135 lot phase. At this time, one 25-lot section has been platted. Water service will be provided by the West Travis County Public Utility Agency and wastewater service will be provided by Hays County Municipal Utility District No. 5.

The Transportation Department has inspected and approved the improvements. The roads in this subdivision will be privately maintained.

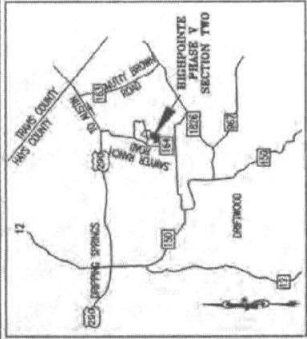
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FILED:

HAYS COUNTY COMMISSIONERS' COURT

Resolution # 28908 VOL V PG 127

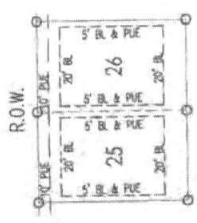
HIGHPOINTE, PHASE V, SECTION TWO



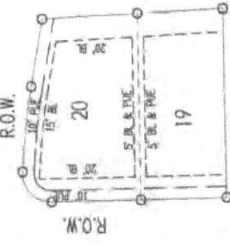
SCALE 1" = 100'

- LEGEND**
- IRON ROD SET
 - BL BUILDING SETBACK LINE
 - PLE PUBLIC UTILITY EASEMENT
 - L.S.E. LANDSCAPE EASEMENT
 - 25 LOT NUMBER
 - 26 BLOCK NUMBER

THICK LINES DESIGNATE CENTER LINES TO SCALE



THICK LINES DESIGNATE CENTER LINES TO SCALE



MATCH-LINE SHEET 2

DATE: JANUARY 09, 2012

OWNER: BHM HIGHPOINTE, LTD.
3600 CAPITAL CIRCLE, SUITE 770
AUSTIN, TX 78744

ACRAGE: 31.333 ACRES

SURVEY: JAMES B. PIER SURVEY,
ABSTRACT NUMBER 362, HAYS
COUNTY, TEXAS

NUMBER OF SINGLE FAMILY LOTS: 53

NUMBER OF OPEN SPACE LOTS/DRAINAGE EASEMENT: 3

NUMBER OF BLOCKS: 4

ENGINEER: CARLSON, BRIGANCE & DOERING, INC.
5501 N. WILLIAM CANNON DRIVE
AUSTIN, TX 78749
PHONE: 512-280-5100

SURVEYOR: CARLSON, BRIGANCE & DOERING, INC.
5501 N. WILLIAM CANNON DRIVE
AUSTIN, TX 78749
PHONE: 512-280-5100

SHEET 1 OF 4

A SUBDIVISION OF 31.333 ACRES BEING HIGHPOINTE, PH. V, SECTION TWO, IN THE JAMES B. PIER SURVEY, ABSTRACT 362, HAYS COUNTY, TEXAS

Carlson, Brigance & Doering, Inc.
Civil Engineering
5501 N. WILLIAM CANNON DRIVE
AUSTIN, TX 78749
PHONE: 512-280-5100

J:\V2009\PL\4408-083\DWG\PLAT 5-2.dwg

HIGHPOINTE, PHASE V, SECTION TWO

GENERAL NOTES:

1. THIS FINAL PLAT IS LOCATED ENTIRELY WITHIN THE EXTRA TERRITORIAL JURISDICTION OF THE CITY OF DRIPPING SPRINGS AND ENTIRELY WITHIN THE BOUNDARIES OF THE HAYS COUNTY M.U.D. NO. 5
2. NO PORTION OF THIS PLAT LIES WITHIN THE BOUNDARIES OF THE EDWARDS AQUIFER RECHARGE ZONE
3. THIS PLAT LIES WITHIN THE BOUNDARIES OF THE CONTRIBUTING ZONE OF THE BARTON SPRINGS SEGMENT OF THE EDWARDS AQUIFER
4. THIS PLAT IS LOCATED WITHIN THE BOUNDARY OF THE DRIPPING SPRINGS INDEPENDENT SCHOOL DISTRICT
5. THIS PLAT IS BASED UPON THE TOPOGRAPHICAL INFORMATION TAKEN FROM AN AERIAL SURVEY PERFORMED BY KERRY MACALLISTER, DATED: JULY 2001
6. ALL PROPERTY CORNERS ARE SET WITH 1/2-INCH IRON RODS WITH PLASTIC CAPS STAMPED "CBD 5780", UNLESS OTHERWISE NOTED
7. WATER SERVICE WILL BE PROVIDED TO EACH LOT FROM THE LOWER COLORADO RIVER AUTHORITY'S SURFACE WATER SUPPLY
8. ORGANIZED WASTEWATER SERVICE WILL BE PROVIDED TO EACH LOT BY HAYS COUNTY MUD NO. 5
9. ELECTRIC SERVICE WILL BE PROVIDED BY THE PEDERNALES ELECTRIC COOPERATIVE
10. TELEPHONE SERVICE WILL BE PROVIDED BY TIME WARNER CABLE
11. ORGANIZED GAS SERVICE WILL BE PROVIDED BY TEXAS GAS
12. MINIMUM FRONT SETBACK LINE SHALL BE 20 FEET UNLESS OTHERWISE NOTED
13. MINIMUM REAR SETBACK LINE SHALL BE 20 FEET UNLESS OTHERWISE NOTED
14. MINIMUM SIDE AND INTERIOR SIDE YARD SETBACKS WILL BE 5 FEET, UNLESS OTHERWISE NOTED
15. UTILITY EASEMENTS OF 10 FEET SHALL BE LOCATED ALONG EACH SIDE OF DEDICATED RIGHTS-OF-WAY AND 5 FEET WIDE ALONG EACH SIDE OF ALL LOTS (SEE DETAIL SHEET 1)
16. THIS PLAT HAS BEEN PREPARED IN ACCORDANCE WITH THE CITY OF DRIPPING SPRINGS REQUIREMENTS AS APPLICABLE TO THIS DEVELOPMENT AND IS IN COMPLIANCE WITH THE CONSENT AGREEMENT FOR HAYS COUNTY MUD NO. 5, DATED JULY 23, 2002.
17. RESIDENTIAL LOTS ARE LIMITED TO ONE SINGLE FAMILY RESIDENCE PER LOT
18. ALL RESIDENTIAL LOTS WILL ACCESS STREETS VIA PAVED DRIVEWAYS; FOR LOTS ACCESSING STREETS WITH ROLLED CURB AND CUTTER DRAINAGE, NO CULVERTS WILL BE NECESSARY
19. COORDINATES SHOWN ARE BASED ON TEXAS STATE PLANE COORDINATES, NAD 83, SOUTH CENTRAL ZONE (US SURVEY FEET) AND ARE SURFACE VALUES; TO CONVERT TO GRID, MULTIPLY EACH VALUE BY A COMBINED SCALE FACTOR OF 0.999968862.
20. NO PART OF HIGHPOINTE PHASE V, SECTION TWO, IS LOCATED WITHIN THE 100-YEAR FLOODPLAIN AS DELINEATED ON FLOOD INSURANCE RATE MAP NO. 48209C 0140F, DATED SEPTEMBER 2, 2005
21. CORNER LOTS SHALL BE RESTRICTED TO HAVING DRIVEWAY ACCESS TO ONLY ONE STREET
22. THE REQUIREMENT CONCERNING CONSTRUCTION STANDARDS FOR MAILBOXES INSTALLED WITHIN THE RIGHT-OF-WAY OF STREETS AND HIGHWAYS AND REQUIRING ALL SUCH MAILBOXES TO BE MADE OF COLLAPSIBLE MATERIALS, AS DEFINED IN THE ORDINANCE
23. THERE ARE NO CRITICAL WATER QUALITY ZONES AND WATER QUALITY BUFFER ZONES, AS DEFINED BY THE CITY OF DRIPPING SPRINGS. BUFFER AREAS LOCATED ON LOT 69 ARE DELINEATED AS DEFINED BY US FISH AND WILDLIFE.
24. PRIVATELY MAINTAINED STREETS: BHM HIGHPOINTE, LTD., BY FILING THIS PLAT OF RECORD, AND ALL FUTURE OWNERS OF PROPERTY WITHIN THIS SUBDIVISION, BY PURCHASING SUCH PROPERTY, ACKNOWLEDGE AND AGREE THAT THE CITY OF DRIPPING SPRINGS OR HAYS COUNTY SHALL HAVE NO OBLIGATION WHATSOEVER TO REPAIR OR ACCEPT MAINTENANCE OF THE ROADS SHOWN ON THIS SUBDIVISION PLAT UNTIL AND UNLESS BHM HIGHPOINTE, LTD. AND/OR THE HOMEOWNERS ASSOCIATION HAS IMPROVED THE ROADWAYS TO THE THEN CURRENT STANDARDS REQUIRED BY THE CITY OF DRIPPING SPRINGS OR HAYS COUNTY, AND THE ROADS HAVE BEEN ACCEPTED FOR MAINTENANCE BY FORMAL WRITTEN ACTION OF THE COUNTY COMMISSIONERS' COURT OR CITY OF DRIPPING SPRINGS CITY COUNCIL AND THE ROADWAY, WITH ALL REQUIRED RIGHT-OF-WAY, HAS BEEN DEDICATED BY THE OWNERS THEREOF, AND ACCEPTED BY THE COUNTY, AS A PUBLIC STREET. BHM HIGHPOINTE, LTD. AND ALL FUTURE OWNER OF PROPERTY WITHIN THIS SUBDIVISION SHALL LOOK SOLELY TO THE HOMEOWNERS' ASSOCIATION FOR FUTURE MAINTENANCE AND REPAIR OF THE ROADS AND STREETS SHOWN ON THIS SUBDIVISION PLAT.
25. THERE ARE APPROXIMATELY 3398 LINEAR FEET OF STREET AND 4.05 ACRES (176,418 SQ. FT.) OF RIGHT-OF-WAY LOCATED WITHIN THE SUBDIVISION BOUNDARY.
26. THIS SUBDIVISION IS LOCATED WITHIN THE WATER SERVICE AREA OF WEST TRAVIS COUNTY PUA, AN APPROVED WATER SUPPLY SYSTEM, AND SERVICE WILL BE PROVIDED IN ACCORDANCE WITH IT'S TARIFF AND POLICIES.

HIGHPOINTE PHASE V, SECTION TWO IS LOCATED ENTIRELY WITHIN THE BOUNDARIES AND SERVICE AREA OF HAYS COUNTY MUD NO. 5. WASTEWATER SERVICE, AS REGULATED BY THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY, WILL BE PROVIDED TO ALL LOTS REQUIRING SERVICE THROUGH THE DISTRICT'S PUBLIC WASTEWATER SYSTEMS.

Tom Pope, R.E.
HAYS COUNTY MUD, NO. 5

DATE: 2/19/13

SEWAGE DISPOSAL/INDIVIDUAL WATER SUPPLY CERTIFICATION TO-WIT:

NO STRUCTURE IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO AN INDIVIDUAL WATER SUPPLY OR A STATE APPROVED COMMUNITY WATER SYSTEM, DUE TO DECLINING WATER SUPPLIES AND DIMINISHING WATER QUALITY, PROSPECTIVE PROPERTY OWNERS ARE CAUTIONED BY HAYS COUNTY TO QUESTION THE SELLER CONCERNING GROUND WATER AVAILABILITY. RAIN WATER COLLECTION IS ENCOURAGED AND IN SOME AREAS MAY BE THE BEST RENEWABLE WATER RESOURCE.
NO STRUCTURE IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO A PUBLIC SEWER SYSTEM OR TO AN ON-SITE WASTEWATER SYSTEM WHICH HAS BEEN APPROVED AND PERMITTED BY HAYS COUNTY DEVELOPMENT SERVICES.
NO CONSTRUCTION OR OTHER DEVELOPMENT WITHIN THIS SUBDIVISION MAY BEGIN UNTIL ALL HAYS COUNTY DEVELOPMENT PERMIT REQUIREMENTS HAVE BEEN MET.

TOM POPE, R.S., C.F.M.
HAYS COUNTY FLOODPLAIN ADMINISTRATOR

DATE: _____

JAMES C. GARZA
DIRECTOR, HAYS COUNTY DEVELOPMENT SERVICES

DATE: _____

I, LIZ GONZALEZ, COUNTY CLERK OF HAYS COUNTY, TEXAS, DO HEREBY CERTIFY THAT ON THE _____ DAY OF _____, 20____ A.D., THE COMMISSIONERS' COURT OF HAYS COUNTY, TEXAS PASSED AN ORDER AUTHORIZING THE FILING FOR RECORD OF THIS PLAT AND SAID ORDER HAS BEEN ENTERED IN THE MINUTES OF SAID COURT IN BOOK _____, PAGE _____.

WITNESS MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 20____ A.D.

LIZ GONZALEZ
COUNTY CLERK
HAYS COUNTY, TEXAS

ALBERT "BERT" COBB
COUNTY JUDGE
HAYS COUNTY, TEXAS


I, LIZ GONZALEZ, COUNTY CLERK OF HAYS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT IN WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE _____ DAY OF _____, 20____ A.D., AT _____ O'CLOCK _____ M. IN THE PLAT RECORDS OF HAYS COUNTY, TEXAS IN VOLUME _____, PAGE(S) _____.

WITNESS MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 20____ A.D.

LIZ GONZALEZ BY:
COUNTY CLERK
HAYS COUNTY, TEXAS

SHEET 3 OF 4

A SUBDIVISION OF 31.333 ACRES BEING
HIGHPOINTE, PH. V, SECTION TWO, IN THE
JAMES B. PIER SURVEY, ABSTRACT 362,
HAYS COUNTY, TEXAS



Carlson, Brigrance & Doering, Inc.

Civil Engineering Surveying
3501 West Wilham Center Austin, Texas 78749
Phone No. (512) 260-5100 Fax No. (512) 280-5165


HIGHPOINTE, PHASE V, SECTION TWO

STATE OF TEXAS }
COUNTY OF HAYS }


KNOW ALL MEN BY THESE PRESENTS: THAT BHM HIGHPOINTE, LTD., BEING THE OWNER OF 110.382 ACRES OF LAND OUT OF THE JAMES P. PIER SURVEY, ABSTRACT NUMBER 362 SITUATED IN HAYS COUNTY, TEXAS AS CONVEYED BY DEED RECORDED IN VOLUME 3564, PAGE 414 OF THE OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS, AND HAYS COUNTY MUD No. 5, BEING THE OWNER OF 6.144 ACRES OF LAND OUT OF THE JAMES P. PIER SURVEY, ABSTRACT NUMBER 362, SITUATED IN HAYS COUNTY, TEXAS, AS CONVEYED IN VOLUME 3473, PAGE 771, DO HEREBY SUBDIVIDE 31.333 ACRES OF LAND IN ACCORDANCE WITH THIS PLAT, TO BE KNOWN AS:

HIGHPOINTE, PHASE V, SECTION TWO

AND DO HEREBY DEDICATE TO THE PUBLIC THE USE OF THE EASEMENTS SHOWN HEREON, SUBJECT TO ANY EASEMENTS, COVENANTS OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED. WITNESS MY HAND, THIS _____ DAY OF _____ 20____ A.D.

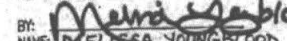

BHM HIGHPOINTE, LTD.
BY: BHM HIGHPOINTE MANAGEMENT, LLC,
JAMES DORNEY, PRESIDENT
3600 CAPITAL OF TEXAS HWY., BLDG 'B', SUITE 170
AUSTIN, TX 78748

UNITED DEVELOPMENT FUNDING X, L.P.,
A DELAWARE LIMITED PARTNERSHIP
BY: UNITED DEVELOPMENT FUNDING X, INC.
ITS: GENERAL PARTNER


BY: Melissa Youngblood
NAME: MELISSA YOUNGBLOOD,
PRESIDENT
Out-Operating Officer

UNITED DEVELOPMENT FUNDING IV,
A MARYLAND LIMITED PARTNERSHIP INVESTMENT TRUST
BY: David Hanson
NAME: DAVID HANSON, COO

UNITED DEVELOPMENT FUNDING, L.P.,
A DELAWARE LIMITED PARTNERSHIP
BY: UNITED DEVELOPMENT FUNDING, INC.
ITS: GENERAL PARTNER


BY: Melissa Youngblood
NAME: MELISSA YOUNGBLOOD,
VICE PRESIDENT

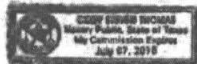
STATE OF TEXAS }
COUNTY OF HAYS }

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED James Dorney

KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.


NOTARY PUBLIC, STATE OF TEXAS

Cory Steven Thomas
PRINTED NOTARY NAME
MY COMMISSION EXPIRES: 7/1/15



STATE OF TEXAS }
COUNTY OF HAYS } TARRANT

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED Melissa Youngblood

KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.


NOTARY PUBLIC, STATE OF TEXAS

Dana E. Lawson
PRINTED NOTARY NAME
MY COMMISSION EXPIRES: 10-2-15

STATE OF TEXAS }
COUNTY OF HAYS } TARRANT

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED David Hanson

KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.


NOTARY PUBLIC, STATE OF TEXAS

Dana E. Lawson
PRINTED NOTARY NAME
MY COMMISSION EXPIRES: 10-2-15


STATE OF TEXAS }
COUNTY OF HAYS } TARRANT

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED Melissa Youngblood

KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.


NOTARY PUBLIC, STATE OF TEXAS

Dana E. Lawson
PRINTED NOTARY NAME
MY COMMISSION EXPIRES: 10-2-15


HAYS COUNTY MUD NO. 5
BY: Ken Heroy
NAME: Ken Heroy
TITLE: District Engineer

STATE OF TEXAS }
COUNTY OF HAYS }

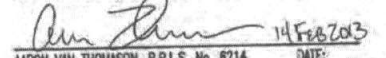
I, DOUGLAS R. RUMMEL, JR., P.E., DO HEREBY CERTIFY THAT NO PORTION OF THIS PROPERTY IS LOCATED WITHIN A DESIGNATED 100-YEAR FLOOD ZONE AREA, AS DELINEATED ON THE FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL 48200C 0140F, DATED SEPTEMBER 2, 2005, AS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. ADDITIONALLY, STORMWATER RUN-OFF FROM THE 100 YEAR STORM EVENT SHALL BE CONTAINED WITHIN THE DRAINAGE FACILITIES TO BE LOCATED WITHIN THE RIGHT-OF-WAYS, AND/OR OPEN SPACE AND DRAINAGE EASEMENT LOTS.

R R R R R 2/4/13
DOUGLAS R. RUMMEL, JR., P.E. NO. 97387
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE
AUSTIN, TX 78749
Ph. (512) 280-5160 FAX (512) 280-5165
douglr@cbdeng.com



STATE OF TEXAS }
COUNTY OF HAYS }

I, AARON VAN THOMASON, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE REQUIREMENTS OF THE CITY OF DRIPPING SPRINGS, TEXAS AND WAS PREPARED FROM AN ACTUAL ON-THE-GROUND SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION.


AARON VAN THOMASON, R.P.L.S. No. 6214
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON
AUSTIN, TX 78749
Ph. (512) 280-5160 FAX (512) 280-5165
aaron@cbdeng.com



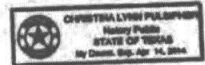
STATE OF TEXAS }
COUNTY OF HAYS }

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED Ken Heroy

KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.


NOTARY PUBLIC, STATE OF TEXAS

Christina Lynn Pulsipher
PRINTED NOTARY NAME
MY COMMISSION EXPIRES: April 14, 2014



STATE OF TEXAS }
COUNTY OF HAYS }
CITY OF DRIPPING SPRINGS }

THIS PLAT HAS BEEN SUBMITTED TO AND CONSIDERED BY THE CITY COUNCIL OF DRIPPING SPRINGS, TEXAS AND IS HEREBY APPROVED.

APPROVED THIS THE _____ DAY OF _____ 20____ A.D., BY THE CITY COUNCIL

JO ANN TOUCHSTONE, CITY SECRETARY

BILL FOLDS, MAYOR PRO TEM

SHEET 4 OF 4

A SUBDIVISION OF 31.333 ACRES BEING HIGHPOINTE, PH. V, SECTION TWO, IN THE JAMES B. PIER SURVEY, ABSTRACT 362, HAYS COUNTY, TEXAS



Carlson, Brigance & Doering, Inc.
City Engineering • Surveying
5501 West William Cannon • Austin, Texas 78749
Phone No. (512) 280-5160 • Fax No. (512) 280-5165

**HAYS COUNTY
TRANSPORTATION DEPARTMENT**



P.O. BOX 906
San Marcos, TX 78667

512/393-7385
FAX: 512/393-7393

March 27, 2013

Honorable Bert Cobb, M.D.
111 E. San Antonio Street
San Marcos, Texas 78666

RE: Highpointe subdivision, Phase 5, Section 2

Dear Commissioners and Judge:

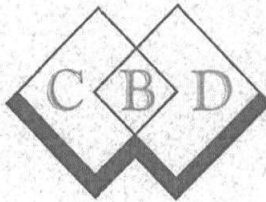
Carlson, Brigance & Doering, Inc., at the request of BHM, Highpointe, Ltd., is requesting that Hays County accept construction of roads in the Highpointe subdivision, Phase 5, Section 2. Douglas R. Rummel, Jr., P.E. has submitted a concurrence letter and as-built plans as required by Hays County.

I recommend that the construction be accepted.

Respectfully,

A handwritten signature in cursive script, reading "Jerry Borcharding". The signature is written in black ink and is positioned above the printed name and title.

Jerry Borcharding, P.E.
Director
Hays County Transportation



Carlson, Brigance & Doering, Inc.

Civil Engineering ♦ Surveying

ENGINEER'S COMPLETION CONCURRENCE FOR ACCEPTANCE

PROJECT: Highpointe Phase 5 Section 2

SCOPE OF WORK: W _____ WW _____ S/D _____ ALL X

Owner's Name and Address

Consultant Engineer's Name and Address

BHM, Highpointe, Ltd.
on behalf of Hays Co. MUD #5
c/o Dustin Einhaus, Project Mgr
1011 N. Lamar
Austin, Texas 78703

Carlson, Brigance & Doering, Inc.
Douglas R. Rummel, Jr., P.E.
5501 West William Cannon Drive
Austin, Texas 78749

This is to certify that I, the undersigned professional engineer, or my representative, have visited the referenced project site during construction. We have reviewed construction progress reports, logs, shop drawings, and test reports. On this date, I made an on-site inspection of the referenced project finding the project at least 95% complete. We find no discrepancy or deviation from the approved construction plans exist which may materially affect the usefulness of the work for the purpose and life intended for the project by design, except those listed below. I, therefore, recommend acceptance of this project by the Hays County MUD #5 and City of Dripping Springs upon satisfactory correction of the following items:

1) ESTABLISH VEGETATION (SEEDING HAS BEEN APPLIED)

2) STREET LIGHT INSTALLATION (TO BE INSTALLED 3-30-13)



Seal

[Signature]
Douglas R. Rummel, Jr., P.E.

3-27-13
Date

97387
Texas Registration Number
CARLSON, BRIGANCE & DOERING, INC.
(F-3791)