



October 12, 2010

Mr. Jesse Hegemier, P.E.
County Engineer
Fort Bend County Engineering Department
1124 Blume Road
Rosenberg, Texas 77471

Mr. James Patterson
Fort Bend County Commissioner
Precinct 4
12919 Dairy Ashford
Sugar Land, Texas 77478

Re: Final Plat for Nandina at Riverstone - Front Building Line Variance Request
City of Missouri City E.T.J. - Fort Bend Co. MUD No. 129
CI Job No. 2010021-09

Dear Mr. Hegemier and Mr. Patterson:

On behalf of Riverstone Development, we have submitted the final plat for Nandina at Riverstone to Fort Bend County for consideration and approval at the next available Commissioners Court meeting. This final plat has been approved by the City of Missouri City planning commission. We request a variance to the Fort Bend County subdivision standard of a 25-foot front building line to allow a 15-foot front building line in this section of development. In this section of development, the builder is proposing to construct patio homes. The buyers of these types of homes expect a smaller front yard and a zero side lot set back on one side of the lot (defined by the Plat). This is the second section of patio homes being offered for sale in Riverstone and is replacing the sold out section of Meridian Park.

We respectfully request your consideration and approval of this variance request. Should you have any questions, please feel free to contact me.

Sincerely,
Costello, Inc.

Chad E. Hablinski, P.E.
Project Manager

W:\2010021\09 Final Plat\commissioner_variance request.doc