



Fort Bend County Engineering
FORT BEND COUNTY, TEXAS

Richard W. Stolleis, P.E.
County Engineer

July 13, 2017

Commissioner W. A. "Andy" Meyers
Fort Bend County Precinct 3
22333 Grand Corner Drive
Katy, Texas 77494

RE: Silver Ranch, Section 12 (PRIVATE STREETS)

Dear Commissioner Meyers:

A final inspection of the roads for the above referenced subdivision was made, and all of the deficiencies have been corrected. The streets are private and will be maintained by the Homeowner's Association.

The current bond is #58S207713 in the amount of \$ 111,000.00. Release bond to:

Mr. Daniel Marcheli
ClearPave, Inc.
22803 Schiel Road
Cypress, TX 77433

If you should have any questions or need additional information please feel free to call.

Sincerely,

Jorge Salgado
Construction Inspector
Engineer Technician I

JS/cmv

cc: Mr. Gary Goessler, Brown & Gay Engineers ggoessler@bgeinc.com
Mr. Hومان Saminarian, ERSA GRAE houman@ersagrae.com
Mr. Matt Downing, Clear-Pave, Inc. mdowning@clr-pave.com
Mr. Scott Wieghat, FBC Road & Bridge
File

SILVER RANCH COMMUNITY ASSOCIATION, INC.

C/O CREST MANAGEMENT COMPANY
P.O. Box 219320 / HOUSTON, TX 77084
PHONE: 281-579-0761 FAX: 281-579-70062
www.Crest-Management.com

Thursday, July 13, 2017

Mr. Phillip Gardovsky
Fort Bend County Engineering
301 Jackson St., Suite 401
Richmond, Texas 77469

RECEIVED
JUL 14 2017
FBC ENGINEERING

RE: Street Acceptance for private streets for Silver Ranch Section 12

Dear Mr. Gardovsky:

This letter shall confirm the requirements regarding provisions by the Silver Ranch Community Association, Inc. to maintain the private streets in the above referenced subdivision in perpetuity.

Pursuant to the Fort Bend County Regulations of Subdivisions, as amended, and the approved plat, the above referenced subdivision assesses and collects an assessment from all property owners. The revenue generated from the assessment is used to cover specific operating expenses of the subdivision, as well as capital reserve expenses such as maintenance of private streets.

The governing documents of the Silver Ranch Community Association, Inc., more specifically the Declaration of Covenants, or similar document, grant the authority to the subdivision to levy and collect these assessments and legally obligate each property owner to pay said assessment each year.

Each year, the assessments are placed in a Capital Reserve account. Monies from the Capital Reserve account will be used for repair of the private streets in Silver Ranch Section 12, as well as other items as approved by the Board of Directors of the HOA.

Should you require more specific documentation regarding Silver Ranch Section 12 provisions to provide for maintenance of the private streets, please advise me of that. Otherwise, I shall assume this letter satisfies the documentation request. If this is satisfactory then arrangements can be made for the County to inspect these streets and Katy 309 Venture, L.P., may request the release of their bond or letter of credit.

Thank you for your review of this matter. If I can be of further assistance, do not hesitate to call me.

Sincerely,



Houman Samanian
President
Silver Ranch Community Association, Inc.