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July 30, 2024

Fort Bend County Commissioners Court
Commissioner Vincent Morales, Jr., Precinct 1
1517 Eugene Heimann Circle
Richmond, TX 77469

Re: Sorrento Section 4

Dear Commissioner Morales:

The proposed plat is located within Fort Bend County in a developing area near F.M. 359 and Foster Creek Drive. The subject tract falls south of Winner Foster Road and to the West of existing FM 359 and in the planned Sorrento subdivision. To the north of the proposed plat is the Whispering Oaks subdivision.

We respectfully request the Court consider granting a variance to the maximum 1,400-foot block length requirement per Section 5.5.A.2 of the Fort Bend County Regulations of Subdivision. This variance request will provide an exception to providing a street stub-out from the western boundary of Sorrento Section 4 into the adjacent tract.

The proposed plat will dedicate the area for single family development. The adjacent reserve west of the proposed public right-of-way street contains Jones Creek.

The intent and general purposes of the Fort Bend County Regulations of Subdivisions will be preserved and maintained. Existing and proposed streets in the area including Marconi Corsco Drive, Sorrento Drive, and FM 359, adequately address traffic circulation and distribution for the existing adjacent tracts. Granting the variance will not be detrimental to the public welfare or injurious to the neighboring property.

Please let me know of any questions. Thank you for your time.

Sincerely,

A handwritten signature in blue ink, appearing to read "Devin P. Espinosa".

Devin P. Espinosa, PE
Project Manager

DPE
K:\16768\16768-0029-01 Sorrento Section 4 Paving & Platting\2 Design Phase