

# REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT

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On this 25 day of FEBRUARY, 2014, Commissioners Court  
came on to be heard and reviewed the accompanying notice  
of SUNTECH BUILDING SYSTEMS, INC

Job Location L.J. PARKWAY AND UNIVERSITY BOULEVARD

Dated 02/17/14 Bond No. 5175828, Permit No. 84513  
to make use of certain Fort Bend County property subject to, "A Revised Order  
Regulating the Laying, Construction, Maintenance, and Repair of Buried Cables,  
Conduits, and Pole Lines, In, Under, Across or Along Roads, Streets, Highways, and  
Drainage Ditches in Fort Bend County, Texas, Under the Jurisdiction of the  
Commissioners Court of Fort Bend County, Texas," as passed by the Commissioners  
Court of Fort Bend County, Texas, date the 3<sup>rd</sup> day of August, 1987, recorded in  
Volume \_\_\_\_\_ of the Minutes of the Commissioners Court of Fort Bend County,  
Texas, to the extent that such order is not inconsistent with Article 1436a, Vernon's  
Texas Civil Statutes. Upon Motion of Commissioner Moyers, seconded  
by Commissioner Morrison, duly put and carried, it is ORDERED,  
ADJUGED AND DECREED that said notice of said above purpose is hereby  
acknowledged by the Commissioners Court of Fort Bend County, Texas, and that said  
notice be placed on record according to the regulation order thereof.

## Notes:

1. Evidence of review by the Commissioners Court must be kept on the job site  
and failure to do so constitutes grounds for job shutdown.
2. Written notices are required:
  - a. 48 hours in advance of construction start up, and
  - b. When construction is completed and ready for final inspection

Mail notices to: Permit Administrator  
Fort Bend County Engineering  
301 JACKSON STREET  
RICHMOND, Texas 77469  
281-633-7500

3. This permit expires one (1) year from date of permit if construction has not  
commenced.

By

  
County Engineer

By

N/A

Drainage District Engineer/Manager

Presented to Commissioners Court  
and approved.

Recorded in Volume 2-25-14  
Minutes of Commissioners Court.

Clerk of Commissioners Court

By Sherry Fick  
Deputy

**PERFORMANCE BOND COVERING ALL CABLE, CONDUIT AND/OR POLE LINE  
ACTIVITY IN, UNDER, ACROSS OR ALONG FORT BEND COUNTY ROADS**

**AUTHORIZED**

BOND NO 5175828

THE STATE OF TEXAS           §

**KNOW ALL MEN BY THESE PRESENTS:**

COUNTY OF FORT BEND       §

THAT WE, Suntech Building Systems, Inc. whose address is 11326 Perry Road Houston, TX 77064, Texas, hereinafter called the Principal, and SureTec Insurance Company, a Corporation existing under and by virtue of the laws of the State of Texas and authorized to do an indemnifying business in the State of Texas, and whose principal office is located at 1330 Post Oak Blvd., Suite 1100 Houston, TX 77056, whose officer residing in the State of Texas, authorized to accept service in all suits and actions brought within said State is Steven D. Nelson and whose address is 9737 Great Hills Trail, Suite 320, Austin, TX 78759, hereinafter called the Surety, are held and firmly bound unto, Robert E. Hebert, County Judge of Fort Bend County, Texas, or his successors in office, in the full sum of Six Thousand Dollars (\$ 6,000.00) current, lawful money of the United States of America, to be paid to said Robert E. Hebert, County Judge of Fort Bend County, Texas, or his successors in office, to which payment well and truly to be made and done, we, the undersigned, bind ourselves and each of us, our heirs, executors, administrators, successors, assigns, and legal representatives, jointly and severally, by these presents.

THE CONDITION OF THIS BOND IS SUCH THAT, WHEREAS, the above bounden principal contemplates laying, constructing, maintaining and/or repairing one or more cables, conduits, and/or pole lines in, under, across and/or along roads, streets and highways in the County of Fort Bend, and the State of Texas, under the jurisdiction of the Commissioners' Court of Fort Bend County, Texas, pursuant to the Commissioners' Court order adopted on the 1st day of December, A.D. 1980, recorded in Volume 13, of the Commissioners' Court Minutes of Fort Bend County, Texas, regulating same, which Commissioners' Court order is hereby referred to and made a part hereof for all purposes as though fully set out herein.

AND WHEREAS, the principal desires to provide Fort Bend County with a performance bond covering all such cable, conduit and/or pole line activity;

NOW, THEREFORE, if the above bounden principal shall faithfully perform all its cable, conduit and/or pole line activity (including, but not limited to the laying, construction, maintenance and/or repair of cables, conduits and/or pole lines) in, under, across and/or along roads, streets and highways in the County of Fort Bend and State of Texas, under the jurisdiction of the Commissioners Court of Fort Bend County, Texas, pursuant to and in accordance with minimum requirements and conditions of the above mentioned Commissioners' Court order set forth and specified to be by said principal done and performed, at the time and in the manner therein specified, and shall pay over and make good and reimburse Fort Bend County, all loss and damages which Fort Bend County may sustain by reason of any failure or default on the part of said principal, then this obligation shall be null and void otherwise to remain in full force and effect.

This bond is payable at the County Courthouse in the County of Fort Bend and State of Texas.

It is understood that at any time Fort Bend County deems itself insecure under this bond, it may require further and/or additional bonds of the principal.

EXECUTED this 10th day of February, 2014.

Suntech Building Systems, Inc.

PRINCIPAL

BY

SureTec Insurance Company

SURETY

BY

Dan Bubela, Attorney in Fact

# SureTec Insurance Company

## LIMITED POWER OF ATTORNEY

**Know All Men by These Presents,** That SURETEC INSURANCE COMPANY (the "Company"), a corporation duly organized and existing under the laws of the State of Texas, and having its principal office in Houston, Harris County, Texas, does by these presents make, constitute and appoint

Dane Bubela

its true and lawful Attorney-in-fact, with full power and authority hereby conferred in its name, place and stead, to execute, acknowledge and deliver any and all bonds, recognizances, undertakings or other instruments or contracts of suretyship to include waivers to the conditions of contracts and consents of surety for:

**Principal:** Suntech Building Systems, Inc.

**Obligee:** Fort Bend County Judge

**Amount:** \$ 6,000.00

and to bind the Company thereby as fully and to the same extent as if such bond were signed by the President, sealed with the corporate seal of the Company and duly attested by its Secretary, hereby ratifying and confirming all that the said Attorney-in-Fact may do in the premises. Said appointment is made under and by authority of the following resolutions of the Board of Directors of the SureTec Insurance Company:

*Be it Resolved*, that the President, any Vice-President, any Assistant Vice-President, any Secretary or any Assistant Secretary shall be and is hereby vested with full power and authority to appoint any one or more suitable persons as Attorney(s)-in-Fact to represent and act for and on behalf of the Company subject to the following provisions:

*Attorney-in-Fact* may be given full power and authority for and in the name of and of behalf of the Company, to execute, acknowledge and deliver, any and all bonds, recognizances, contracts, agreements or indemnity and other conditional or obligatory undertakings and any and all notices and documents canceling or terminating the Company's liability thereunder, and any such instruments so executed by any such Attorney-in-Fact shall be binding upon the Company as if signed by the President and sealed and effected by the Corporate Secretary.

*Be it Resolved*, that the signature of any authorized officer and seal of the Company heretofore or hereafter affixed to any power of attorney or any certificate relating thereto by facsimile, and any power of attorney or certificate bearing facsimile signature or facsimile seal shall be valid and binding upon the Company with respect to any bond or undertaking to which it is attached. (Adopted at a meeting held on 20<sup>th</sup> of April, 1999.)

**In Witness Whereof**, SURETEC INSURANCE COMPANY has caused these presents to be signed by its President, and its corporate seal to be hereto affixed this 21st day of March, A.D. 2013.

SURETEC INSURANCE COMPANY

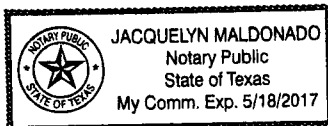
By:   
John Knox Jr., President

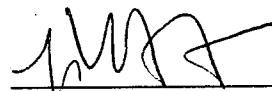
State of Texas  
County of Harris

SS:



On this 21st day of March, A.D. 2013 before me personally came John Knox Jr., to me known, who, being by me duly sworn, did depose and say, that he resides in Houston, Texas, that he is President of SURETEC INSURANCE COMPANY, the company described in and which executed the above instrument; that he knows the seal of said Company; that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the Board of Directors of said Company; and that he signed his name thereto by like order.

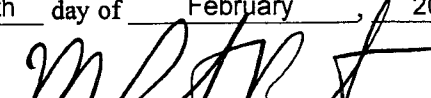




Jacquelyn Maldonado, Notary Public  
My commission expires May 18, 2017

I, M. Brent Beaty, Assistant Secretary of SURETEC INSURANCE COMPANY, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney, executed by said Company, which is still in full force and effect; and furthermore, the resolutions of the Board of Directors, set out in the Power of Attorney are in full force and effect.

Given under my hand and the seal of said Company at Houston, Texas this 10th day of February, 2014, A.D.

  
M. Brent Beaty, Assistant Secretary

Any instrument issued in excess of the penalty stated above is totally void and without any validity.  
For verification of the authority of this power you may call (713) 812-0800 any business day between 8:00 am and 5:00 pm CST.

# **SureTec Insurance Company**

## **THIS BOND RIDER CONTAINS IMPORTANT COVERAGE INFORMATION**

### **Statutory Complaint Notice**

To obtain information or make a complaint: You may call the Surety's toll free telephone number for information or to make a complaint at: 1-866-732-0099. You may also write to the Surety at:

SureTec Insurance Company  
9737 Great Hills Trail, Suite 320  
Austin, Tx 78759

You may contact the Texas Department of Insurance to obtain information on companies, coverage, rights or complaints at 1-800-252-3439. You may write the Texas Department of Insurance at:

PO Box 149104  
Austin, TX 78714-9104  
Fax#: 512-475-1771  
Web: <http://www.tdi.state.tx.us>  
Email: [ConsumerProtection@tdi.state.tx.us](mailto:ConsumerProtection@tdi.state.tx.us)

**PREMIUM OR CLAIM DISPUTES:** Should you have a dispute concerning your premium or about a claim, you should contact the Surety first. If the dispute is not resolved, you may contact the Texas Department of Insurance.

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### **Terrorism Risks Exclusion**

The Bond to which this Rider is attached does not provide coverage for, and the surety shall not be liable for, losses caused by acts of terrorism, riot, civil insurrection, or acts of war.

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# COUNTY OF FORT BEND

## Engineering Department

301 JACKSON STREET  
RICHMOND, Texas 77469

Johnny Ortega  
Permit Administrator

1124 Blume Road  
Phone: (281) 633-7500

### PERMIT APPLICATION REVIEW FORM FOR CABLE, CONDUIT, AND POLE LINE ACTIVITY IN FORT BEND COUNTY

PERMIT NO. 051513

The following "Notice of Proposed Cable, Conduit, and/or Pole Line activity in Fort Bend County" and accompanying attachments have been reviewed and the notice conforms to appropriate regulations set by Commissioner's Court of Fort Bend County, Texas.

- X   (1) Complete Application Form.
- X   a. Name of road, street, and/or drainage ditch affected.
- X   b. Vicinity map showing course of direction.
- X   c. Plans and specifications.
- X   (2) Bond:
- District Attorney, approval when applicable.
- Perpetual bond currently posted.
- No. \_\_\_\_\_
- Amount \_\_\_\_\_
- X   Performance bond submitted.
- No. 5175828
- Amount \$6,000.00
- Cashier's Check.
- No. \_\_\_\_\_
- Amount \_\_\_\_\_
- (3) Verbal permission given for emergencies, to start construction before approved in Commissioner's Court.
- Precinct Engineer Acknowledgment \_\_\_\_\_ Date \_\_\_\_\_
- Precinct Commissioner Acknowledgment \_\_\_\_\_ Date \_\_\_\_\_
- (4) \_\_\_\_\_
- Drainage District Approval when applicable

We have reviewed this project and agree it meets minimum requirements.

*for*     Ric J. Stagle      
Johnny Ortega CFM/Permit Administrator  
(REVISED 5/30/08)

02/17/2014  
Date

**FORT BEND COUNTY ENGINEERING  
PERMIT DEPARTMENT**

**CONSTRUCTION OF DRIVEWAYS AND CULVERTS ON COUNTY EASEMENTS AND RIGHT OF WAYS  
COMMERCIAL PIPE PERMIT APPLICATION**

**Physical: 1124 Blume Road, Rosenberg, Texas 77471**

**Mailing: 301 Jackson St., Richmond, Texas 77469**

**(Phone) 281-633-7502 or 7503 • (Fax) 281-633-7545**

**www.FortBendCountyTx.gov**

**APPLICANT INFORMATION**

**Application No.** \_\_\_\_\_

(County Use Only)

**Applicant Name** SUNTECH BUILDING SYSTEMS, INC.

**Applicant Mailing Address** 11326 PERRY RD.

**City** HOUSTON **State** TX **Zip** 77064

**Work Phone** 281-897-8188 **Daytime Phone** 281-753-2907 CELL OF PROJ. MGR

**Property Owner's Name** PARKWAY RIVERSTONE RTL PTS LTD **Phone** 713-961-0280

**Property Owner's Mailing Address** 3301 EDLOE STREET, SUITE 100

**City** HOUSTON **State** TX **Zip** 77027

**LOCATION OF PROPERTY**

**Subdivision** CVS RIVERSTONE **Sec** \_\_\_\_\_ **Lot** 1 **Blk** 1

**Physical Address** 4523 L.J. PARKWAY, SUGAR LAND, TX 77479

(ATTACH A SITE MAP)

**SITE USE**

**Driveway Curb & Gutter Section** ☐ \_\_\_\_\_ **Driveway - Open Ditch Section** ☐ \_\_\_\_\_

**Culvert Only** ☐ \_\_\_\_\_ **Other** ☒ Median openings +  
Left Turn Lanes

**Length** 20' minimum and 40' maximum **Number of drives** 2

(See - Fort Bend County Procedures to be followed for Commercial Driveway, and Median Openings or Modifications)

Available on web site: www.FortBendCountyTx.gov

**Does project comply with Fort Bend County Lighting Regulations** Yes (X) No ( )

(See: Fort Bend County Outdoor Lighting Regulations on website: www.FortBendCountyTx.gov )

- By signing and submitting this permit application, I am stating that I am the owner of this property and I am aware of and agree to abide by the Fort Bend County Regulations of Subdivisions and I am aware of Section 2, Item F in the Permits for the Construction of Driveways & Culverts on County Easements and Right of Ways in Fort Bend County, and am responsible to obtain all other required permits associated with the above mentioned property. Driveway and Pipe Permits shall provide that construction pursuant to the permit will be commenced within six months and be completed within nine months from the date of the permit and that fees collected for said permits shall not be refundable or transferable. I further understand the permit fee, in the form of CASH or PERSONAL CHECK or COMPANY CHECK or a CASHIERS CHECK or MONEY ORDER payable to FORT BEND COUNTY, must be attached.
- The undersigned applicant, agent or attorney hereby certifies to Commissioners' Court to be strictly bound to Commissioners' Court to construct the driveway and/or culvert in strict conformity with the plans, specifications, terms, provisions and conditions of the permit and any other written material incorporated by reference in this application.
- Other permits may be required for development. Please contact the Fort Bend County Road & Bridge Department for pipe sizing or the Fort Bend County Health Department for information on On-Site Sewage Facility permits prior to planning construction.
- Failure to possess or obtain required permits will result in legal action against the property owner as allowed by law.



**Signature of Applicant, Agent or Attorney**

**Date**

Todd Wornack, Development manager

**Printed Name**

C:\Users\twornack\AppData\Local\Microsoft\Windows\Temporary Internet Files\Content.Outlook\XVEK7L1C\Commercial Pipe Permit Application (2).doc



Development Corporation

February 10, 2014

Fort Bend County Engineering  
Right of Way Permit Submittal

RE: CVS Pharmacy # 10350  
Suntech Building Systems, Inc. (General Contractor)  
4523 L. J. Parkway  
Sugar Land TX 77479

Right of Way Median Cut Improvements Schedule

Dear Fort Bend County:

Subject to approved Right of Way Permit submittal, the improvements to the Median Cuts on University Blvd, and L.J. Parkway, will be scheduled by General Contractor, Suntech Building Systems, Inc., to begin on March 17, 2014 and be completed on March 28, 2014.

Warmest Regards,

A handwritten signature in black ink, appearing to read "Todd Womack", with a stylized flourish at the end.

Todd Womack  
Lasco Development Corporation  
3301 Edloe Street, Suite 100  
Houston TX 77027  
713-961-0280  
713-961-0299 Fax  
twomack@lascodevelopment.com



14-015-SL ✓



PROJECT DIRECTORY

OWNER/DEVELOPER  
LASCO DEVELOPMENT CORPORATION  
3301 EBLDE, STE. 100  
HOUSTON, TX 77027  
(713) 961-0280  
CONTACT: MR. TODD WOMACK  
CVS UTILITY CONNECTION CONTACT  
CVS PHARMACY  
(409) 770-7266  
CONTACT: RAELENE HOPKINS

CIVIL ENGINEER  
FORESITE GROUP, INC.  
1999 BRYAN ST. SUITE 890  
DALLAS, TX 75201  
(214) 939-7123  
CONTACT: JOHN B. RHODES, JR., P.E.

ARCHITECT  
JACOBS  
777 MAIN STREET  
FORT WORTH, TX 76102  
(817) 222-8731  
CONTACT: MR. JOHN RILEY

TOPOGRAPHIC SURVEYOR  
COSTELLO, INC.  
9990 RICHMOND AVENUE, SUITE 450  
HOUSTON, TX 77042  
(713) 783-7788  
CONTACT: MR. MARK ARMSTRONG

PLATTING SURVEYOR  
MILLER SURVEY GROUP  
1760 WEST SAM HOUSTON PARKWAY NORTH  
HOUSTON, TX 77043  
(713) 413-1900  
CONTACT: MR. BRIAN E. WILSON

GEOTECHNICAL ENGINEER  
PROFESSIONAL SERVICE INDUSTRIES, INC.  
1901 S. MEYERS RD. SUITE 400  
OAKBROOK TERRACE, IL 60191  
(713) 224-2047  
CONTACT: AMAL K. DUTTA, P.E.

LOCAL ISSUING AUTHORITY  
FORT BEND COUNTY  
1124 BLUME ROAD  
ROSENBERG, TX 77471  
(281) 633-7500  
CONTACT: MR. LENNY O' BRIEN

ETJ AUTHORITY  
CITY OF SUGAR LAND  
2700 TOWN CENTER BLVD. NORTH  
SUGAR LAND, TX 77487  
(281) 275-2780  
CONTACT: ENGINEERING DEPARTMENT

THE CONTRACTOR SHALL CONTACT MR. BRIAN BARE - S ENVIRONMENTAL (832) 490-1500, 72 HOURS PRIOR TO CONNECTING TO ANY EXISTING 128 WATER SANITARY OR STORM FACILITY. ALL CONNECTIONS TO EXISTING UTILITIES MUST BE INSPECTED BY AN MEET WITH THE APPROVAL OF THE DISTRICT OPERATOR.

THE CONTRACTOR SHALL COORDINATE WITH OTHER CONTRACTORS WORKING IN THE AREA.

THE CONTRACTOR SHALL OBTAIN A RENTAL METER FOR USE IN OBTAINING CONSTRUCTION WATER. CONTRACTORS WORKING IN THE DISTRICT WILL BE SUBJECT TO A \$5,000/DAY FINE FOR ILLEGAL USE OF THE DISTRICT'S WATER.

THE CONTRACTOR SHALL COORDINATE WITH THE DISTRICT OPERATOR TO PROVIDE ANY REQUIRED FINAL UTILITY ADJUSTMENTS TO FROMUP NO. 128 FACILITIES (MANHOLE TOPS, GATE VALVES, ETC.) IN ORDER TO COORDINATE WITH FINAL SITE GRADING. THE CONTRACTOR SHALL PAY FOR SUCH UTILITY ADJUSTMENTS.

PUBLIC INFRASTRUCTURE PLANS FOR:

**CVS/pharmacy®**

STORE NUMBER: 10350

4523 L. J. PARKWAY

SUGAR LAND, TX 77479

0054-00-000-4748-907: MAP PAGES Z-117, Z-118, & Z-133  
RIVERSTONE MASTER DEVELOPMENT

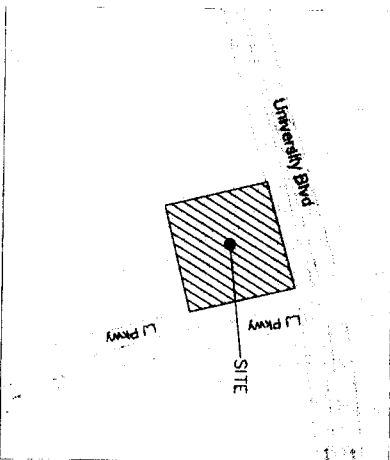
FORT BEND COUNTY  
ENGINEER: *John B. Rhodes, Jr.*  
DATE: 12/12/13

THESE SIGNATURES ARE VOID IF CONSTRUCTION HAS NOT COMMENCED IN ONE (1) YEAR FROM DATE OF APPROVAL.

APPROVAL BY THE CITY OF SUGAR LAND WILL BE DEEMED VOID IF CONSTRUCTION HAS NOT BEGUN ONE YEAR OF APPROVAL DATE.

CONTRACTOR SHALL NOTIFY THE CITY OF SUGAR LAND AT LEAST 48 HRS. PRIOR TO COMMENCEMENT OF WORK. NO CONSTRUCTION SHALL BEGIN UNTIL COVER SHEET IS SIGNED.

CITY OF SUGAR LAND  
APPROVED: *John B. Rhodes, Jr.*  
DATE: 12/12/13



VICINITY MAP  
NOT TO SCALE

SITE DISTURBED AREA = 2,541 AC.

24 HR CONTACT: JOHN B. RHODES, JR., P.E.

(214) 939-7123

PREPARED BY:

**FORESITE GROUP**

ForeSITE Group, Inc.  
1999 Bryant Street  
Suite 890  
Dallas, TX 75201  
Tel: 214.939.7123  
Fax: 866.765.8135  
Web: www.fg-inc.net

AUGUST 21, 2013  
418.002



SHEET INDEX

C-1 COVER  
C-2 OVERALL SITE LAYOUT  
C-2.1 TURN LANE PAVING/GRADING PLAN  
C-3.1 SANITARY SEWER/PROFILE  
SUGAR LAND CONSTRUCTION DETAILS

UTILITY PROVIDERS

WATER SERVICE PROVIDER  
FORT BEND COUNTY M.U.D. NO. 128 (S) ENVIRONMENTAL)  
6420 READING ROAD  
ROSENBERG, TX 77471  
(832) 490-1500  
CONTACT: MR. BRIAN BARE

SANITARY SEWER SERVICE PROVIDER  
FORT BEND COUNTY M.U.D. NO. 128 (S) ENVIRONMENTAL)  
6420 READING ROAD  
ROSENBERG, TX 77471  
(832) 490-1500  
CONTACT: MR. BRIAN BARE

ELECTRICAL SERVICE PROVIDER  
CENTERPOINT ENERGY  
P.O. BOX 4981  
HOUSTON, TX 77210  
(281) 561-3211  
CONTACT: MR. BRIAN ANDERSON

GAS SERVICE PROVIDER  
STENERGY  
4610 RIVERSTONE BLVD. SUITE 200  
MISSOURI CITY, TX 77459  
(281) 969-5001  
CONTACT: MR. ROBERT R. SHOCKLEY

TELEPHONE SERVICE PROVIDER  
WINDSTREAM  
4001 RODNEY PARKWAY  
LITTLE ROCK, AR 72212  
(281) 946-1093  
CONTACT: MR. MATT HOLDEN

REVISIONS:

NO.	DESCRIPTION:	INITIALS:	DATE:
1	MUD ENGINEER COMMENTS	SJF	07-09-13
2	CITY OF SUGAR LAND	SJF	08-28-13
3	CITY OF SUGAR LAND	SJF	10-03-13
4	CITY OF SUGAR LAND	SJF	12-09-13



