

RELEASE AUTHORIZATION

THE FOLLOWING DOCUMENT(S) CAN BE RELEASED UPON ORDER OF COMMISSIONERS COURT: (check one or more documents per project)

BOND & BOND RIDER

Number 58S205165 Amount \$235,900.00

Principal ClearPave, LLC / Taylor Morrison of Texas, Inc.
Surety Liberty Mutual Insurance Company

BOND RIDER

Number Amount \$

LETTER OF CREDIT

Number Amount \$

OTHER

Number Amount \$

CONSTRUCTION PROJECT (Name or location):

Avalon at Pine Mill Sec 2

RELEASE DOCUMENT(S) TO THE FOLLOWING:

Mr. Danny Marcheli
ClearPave, LLC
22803 Schiel Road
Cypress, Texas 77433

AGREED:

[Signature]
FORT BEND COUNTY ENGINEER

COURT APPROVED: 1/6/15 #12A
DATE OF RETURN:
BY: [Signature]
Deputy County Clerk RENEE MICHULKA



Fort Bend County Engineering  
FORT BEND COUNTY, TEXAS

Richard W. Stolleis, P.E.  
County Engineer

December 16, 2014

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

**RE: Avalon at Pine Mill, Section 2 (PRIVATE STREETS)**

Dear Commissioner:

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 Homeowners Association.

The current bond is # 58S205165 in the amount of \$ 235,900.00. Release bond to:

Mr. Danny Marcheli  
ClearPave, LLC  
22803 Schiel Road  
Cypress, Texas 77433

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

Sincerely,

Steven L. Evans  
Construction Coordinator

SLE/mjs

cc: Mr. Sam Shelton, Benchmark Engineering [sshelton@benchmarkengr.net](mailto:sshelton@benchmarkengr.net)  
Mr. Bobby Skinner, Taylor Morrison [BSkinner@taylormorrison.com](mailto:BSkinner@taylormorrison.com)  
Mr. Matt Downing, ClearPave, LLC [mdowning@clr-pave.com](mailto:mdowning@clr-pave.com)  
Mr. Scott Wieghat, FBC Road & Bridge  
File

Avalon at Pine Mill Community Association, Inc.  
c/o Spectrum Association Management, LP  
16690 Park Row  
Houston, TX 77084  
Office: 281.343.9178  
Fax: 281.752.5482

DEC 30 2014

December 30, 2014

Mr. Steven L. Evans  
Fort Bend County Engineering  
301 Jackson St.  
Richmond, Texas 77469

RE: Street Acceptance for private streets for Avalon at Pine Mill Community Association, Inc., Section 2

Dear Mr. Evans:

This letter shall confirm the requirements regarding provisions by the Avalon at Pine Mill Community Association, Inc., Section 2 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.

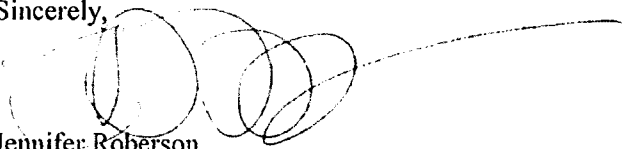
The governing documents of the Avalon at Pine Mill Community Association, Inc., Section 2, more specifically the Declaration of Covenants, or similar document, grant the authority to the subdivision to levy and collect these assessments and legally obligate each property owner to pay said assessment each year.

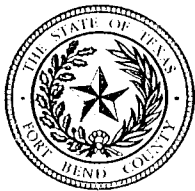
Each year, the assessments are placed in a Capital Reserve account. Monies from the Capital Reserve account will be used for repair of the private streets Avalon at Pine Mill Community Association, Inc., Section 2, as well as other items as approved by the Board of Directors of the HOA.

Should you require more specific documentation regarding Avalon at Pine Mill Community Association, Inc., Section 2 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 Taylor Morrison of Texas, Inc. 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,

  
Jennifer Roberson  
Managing Agent on behalf of the Board of Directors  
for Avalon at Pine Mill Community Association, Inc.



LAURA RICHARD  
COUNTY CLERK

## **FORT BEND COUNTY CLERK**

301 Jackson Street, Richmond TX 77469-3108  
(281) 341-8685  
www.fortbendcountytexas.gov

Admin. Fax (281) 341-8697  
Civil Fax (281) 341-4520  
Misdemeanor Fax (281) 341-8681  
Recording Fax (281) 238-2290  
Vitals Fax (281) 341-8669

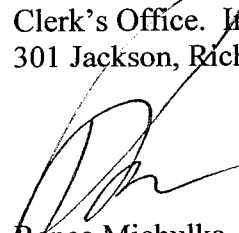
January 12, 2015

### **NOTIFICATION OF RELEASE OF BOND**

**A release order has been issued by the Fort Bend County Commissioners Court on January 6, 2015 #12A for the following:**

BOND	58S205165	\$235,900.00
PRINCIPAL	ClearPave, LLC / Taylor Morrison of Texas, Inc.	
SURETY	Liberty Mutual Insurance Company	
CONSTRUCTION PROJECT	Avalon at Pine Mill Sec. 2	
RELEASE TO	Mr. Danny Marcheli ClearPave, LLC 22803 Schiel Road Cypress, TX 77433	

Information on the issuance and release of this security is on file at the Fort Bend County Clerk's Office. Inquiries should be addressed to Laura Richard, Fort Bend County Clerk, 301 Jackson, Richmond, Texas 77469-3108 or call 281-344-3952.

  
Renee Michulka  
Deputy Clerk

cc: Mary Jane Sowa  
Fort Bend County Engineering