



**NOTICE OF MEETING
WALLER COUNTY, TEXAS
REGULAR SESSION**

**Wednesday, March 18, 2026 at 9:00 AM
Waller County Courthouse, Hempstead, Texas**

AGENDA

NOTICE is hereby given that the Commissioners Court of Waller County, Texas, will meet at the date and time listed above at its meeting place at:

**Waller County Courthouse
836 Austin Street
Hempstead, Texas 77445**

Said meeting will be a regular meeting for the purpose of transacting the business of the County and to **discuss and take possible action on any of the agenda items listed below:**

CALL TO ORDER

1. Approval of Agenda.

PUBLIC COMMENT

CONSENT AGENDA

Items identified within the Consent Agenda are of a routine nature and will be passed with one vote without being discussed separately. If a member of the court or public requests that a particular item be discussed, that agenda item will be pulled from the Consent Agenda and discussed as part of the regular agenda at the appropriate time. One vote will approve the remaining items on the Consent Agenda.

2. Approval of Minutes.
3. Request by County Treasurer for Approval of Payroll Disbursements.
4. Request by County Treasurer for approval of Election Payroll Disbursements.
5. Request by County Treasurer for approval of Monthly Report.
6. Request by County Treasurer to approve disbursement of funds for Retiree Insurance Premiums.
7. Request by County Auditor to Approve and/or Ratify 2026 Budget Adjustments and Departmental Line-Item Transfers.
8. Request by County Auditor to approve official documents and all monthly reports.

- [9.](#) Request by County Engineer to approve the Final Plat of Lakes of Cane Island Rec Center and accept the Construction Bond in Precinct 4.
- [10.](#) Request by County Engineer to hold a Public Hearing on April 1, 2026 during the regular scheduled Commissioners Court meeting to rename Robin Hood Ln., located in Maple Woods, Section 2.
- [11.](#) Request by County Engineer to accept the approval of a project name change from Margerstadt Rd N Tract to Sandhill Reserve (R44895).
- [12.](#) Request by County Engineer to accept the approval of a project name change from Hegar Road Tract to Falcon Manor (R44903).
- [13.](#) Request by County Engineer to accept a Formal Notice from CenterPoint Energy for an installation within the right of way of West Miller Rd. for a 170' of a 2" Pla Svc IP gas line. (Project # 2026-642).
- [14.](#) Request by County Engineer to accept a Formal Notice from Ezee Fiber Texas, LLC for an Fiber Optic line, with conduit, handholes and accessories, installation within the right of way of Pontiac Dr, Apache Ln, Creek Rd, Blackhawk Ln, and Sturm Rd. (Project # 2026-488).
- [15.](#) Request by County Engineer to accept a Formal Notice from San Bernard Electric Coop for Two poles, for existing Powerline, installation within the right of way of Macedonia Rd. (Project # 2026-540).
- [16.](#) Request by Procurement Director to approve Agreement with BS Correctional Medicine Services, PLLC for renewal of medical health care for inmates, in the amount not to exceed \$161,000.00 for the term May 3, 2026 through May 2, 2027. Funds to be paid from line item 125-505-546410 [Medical Services/Jail].
17. Request by County Grant Manager to approve acceptance of an adjusted grant award from The NRA Foundation in the form of 10,000 rounds of training ammunition for the Sheriff's Office with a new monetary valuation of \$3,651.00 (grant award valued at an estimated \$3,349.25 previously approved by Waller County Commissioners' Court on March 4, 2026).
18. Request by Director of Facilities to move the I.T Department into the Waller County Joe Kuciamba Annex.
19. Request by Director of Facilities to move the Juvenile Probation Department into the Karisch Building.
- [20.](#) Request to approve Order authorizing San Jacinto Firework Sales.
- [21.](#) Spread upon the minutes Certificates of Substantial Completion for the Waller County 506 Upgrades and Modulars.

Requests to approve payments on the following:

- [22.](#) \$500.00 to Clay's Mortuary & Cremations for Invoice dated February 19, 2026 from line item 125-423-540705 [Transport to Morgue].
- [23.](#) \$1,280.00 for Invoice #7541, and \$1,600.00 for Invoice #7535, for a total of \$2,880.00 to The Randle Law Office to be paid from line item 125-411-540300 [Legal].
- [24.](#) \$344.74 for Invoice #458725069001 to ODP Solutions from line item 125-600-581620 [Justice Center Modular Building Design Fees].
- [25.](#) \$2,878.72 for Invoice #51221, and \$2,812.50 for Invoice #51529, for a total of \$5,691.22 to LDD Blueline to be paid from line item 606-606-581840 [Professional Services Precinct 2].
- [26.](#) \$3,712.50 for Invoice #51528 to LDD Blueline to be paid from line item 606-606-581841 [Professional Services Precinct 3].
- [27.](#) \$1,332.86 for Invoice #51530 to LDD Blueline to be paid from line item 606-606-545407 [Prof. Services/Vehicle Maintenance].
- [28.](#) \$2,374.00 for Invoice #0825-015 to IEC to be paid from line item 606-606-545407 [Prof. Services/ Vehicle Maintenance].
- [29.](#) \$2,047.14 for Invoice #66, and \$2,050.48 for Invoice #69, for a total of \$4,097.62 to King Architectural Consulting Services, PLLC to be paid from line item 604-604-545405 [Professional Services].
- [30.](#) \$3,249.61 for Invoice #22926, \$2,082.51 for Invoice #22927, and \$10,837.38 for Invoice #23134, for a total of \$16,169.50 to Wilson Bauhaus Interiors to be paid from line item 604-604-581839 [Soft Costs].
- [31.](#) \$14,082.70 for Invoice # 100751-10 to RG Miller Engineers, Inc. for Professional Engineering Services from January 1, 2026 to January 31, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- [32.](#) \$17,509.38 for Invoice #65035800-0126-10 to Kimley-Horn and Associates, Inc. for Services Rendered January 01, 2026, through January 31, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- [33.](#) \$203,587.81 for Invoice #202606819 to LJA Engineering, Inc. for Professional Services Rendered February 1, 2026 through February 28, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- [34.](#) \$110,181.69 for Invoice #78313-11 to DCCM INFRASTRUCTURE, INC. for Professional Services from January 01, 2026 through January 31, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- [35.](#) \$40,474.60 for Invoice #GG-1652-6 to Gradient Group for Billing Period January 01, 2026, through January 31, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].

36. Request by County Auditor to Approve and/or Ratify Accounts Payable.

PROCLAMATION

37. Discuss and take action to approve Proclamations recognizing the Prairie View A&M University 2025 SWAC Football and Volleyball Championship Teams and their staff.

CONSTABLE, PRECINCT 3

38. Discuss and take action to approve to waive the fee for the Community Center for a Juneteenth Celebration hosted by Precinct 3 Constable, Herschel Smith on June 19, 2026.

COUNTY ENGINEER

39. Public Hearing: Replat of Enterprise Park at Twinwood. The amendment will revise the reserve line between Reserve "A and Reserve "B" by Owner Twinwood Industrial LLC and Twinwood Two Industrial Owner LLC.

40. Discuss and take action to approve the Final Replat of Enterprise Park at Twinwood in Precinct 4.

41. Discuss and take action regarding a Subdivision regulation Variance request as it relates to Drainage and In-Line Detention for the Solmere Development (J. Alan Kent Development) Project # 2025-2760.

42. Discuss and take action to approve General Plan of Solmere, a proposed development in Precinct 2.

43. Discuss and take action on a Right of Way Agreement between Waller County and Mirabella Homeowners Association regarding landscape and irrigation located within the right of way of Mirabella Drive.

44. Discuss and take action upon a Master Services Agreement between Waller County and Whitney & Associates for Appraisal Services relating to the Mobility Road Bond Program.

45. Discuss and take action to approve Additional Services Request #2 for Pape-Dawson Engineers in the amount of \$100,000.00 for additional On-Call Engineering Services (PD Job Number 14042397-010).

46. Discuss and take action to approve an Engineering Services Agreement between Waller County and Tetra Tech Inc. for Mobility Road Bond project Schlipf Rd.

DIRECTOR OF POLICY & ADMINISTRATION

47. Discuss and take action on McGregor Lane Development Agreement.

COMMISSIONER, PRECINCT 3

48. Discuss and take action on outside legal opinion for TIRZ's.

PROCUREMENT DIRECTOR

- [49.](#) Discuss and take action to approve agreement with Watch Systems, LLC for annual offender watch law enforcement database, in the amount of \$4,500.00. Funds to be paid from line item 125-516-563350 [CID]

GRANT MANAGER

50. Discuss and take action to authorize the submittal of a FY26 State Homeland Security Program-Regular Projects grant application to the Public Safety Office in the Office of the Governor

AUDITOR

- [51.](#) Discuss and take action to approve engagement letter between Waller County and Stephen L. Crain Consulting, LLC to be paid from line 125-411-540700 [Audit].

DIRECTOR OF FACILITIES

- [52.](#) Discuss and take action to approve payment of \$851,942.31 for Application #40 to SEDALCO, Inc. to be paid from the following line items:

\$80,520.38 - 604-604-545045 [Professional Services].

\$596,556.79 - 604-604-581000 [Bldg Purch, Const, or Improv].

MISCELLANEOUS

53. Discuss and take action to accept the resignation from County Court at Law #1, Judge Carol Chaney, effective March 6, 2026.
- [54.](#) Discuss and take action regarding waiver of conflict of interest related to obtaining legal advice.
55. Annual Review of the following Department: Director of Facilities.
56. Approve deliberation of business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to the purchase, exchange, lease, or value of real properties would have a detrimental effect on the position of the County in negotiations with third persons.
57. Approve deliberation of business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to contract negotiations for it would have a detrimental effect on the position of the County in negotiations with third persons.

EXECUTIVE SESSION

58. Discussion of personnel matter pursuant to Texas Government Code Section 551.074.

59. Consultation with District Attorney related to advice about pending or contemplated litigation or a settlement offer.
60. Deliberate business and financial issues related to the purchase, exchange, lease or value of real properties pursuant to Government Code Sections 551.072 and 551.0725.
61. Deliberate business and financial issues related to contract negotiations pursuant to Government Code 551.0725.
62. Reconvene in Open Session to take any action necessary on matters discussed in Executive Session.

ADJOURN MEETING

NOTICE

The County Commissioners Court of Waller County reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberation about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 Personnel Matters, 551.076 (Deliberations about Security Devices) and 551.086 (Economic Development).

MINUTES



WALLER COUNTY COMMISSIONERS COURT
REGULAR SESSION
WEDNESDAY – MARCH 4, 2026

BE IT REMEMBERED that the Honorable Commissioner’s Court of Waller County, Texas, met in REGULAR SESSION on Wednesday, the 4th day of March 2026 at its meeting place at the Waller County Courthouse, Hempstead, Texas.

CALL TO ORDER

The meeting was called to order by Presiding Judge Commissioner Justin Beckendorff at 9:00 a.m. with the following members of the Court present to-wit:

- John A. Amsler, Commissioner Precinct 1
Walter Smith, Commissioner Precinct 2
Kendric D. Jones, Commissioner Precinct 3
Justin Beckendorff, Commissioner Precinct 4 – Presiding Judge
Debbie Hollan, County Clerk
Absent: Carbett “Trey” J. Duhon III, County Judge

Delivery of Invocation by: Commissioner Amsler
Pledge to the American Flag and Texas Flag by: Commissioner Smith.

1. Approval of Agenda.

Motion made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Table with 4 columns: Name, Vote, Name, Vote. Rows include Judge Trey Duhon, Commissioner Amsler, Commissioner Jones, Commissioner Smith, and Commissioner Beckendorff.

PUBLIC COMMENT - None

CONSENT AGENDA

Items identified within the Consent Agenda are of a routine nature and will be passed with one vote without being discussed separately. If a member of the court or public requests that a particular item be discussed, that agenda item will be pulled from the Consent Agenda and discussed as part of the regular agenda at the appropriate time. One vote will approve the remaining items on the Consent Agenda.

- 2. Approval of Minutes – February 19, 2026 Regular Session
3. Request by County Treasurer for Approval of Payroll Disbursements.
4. Request by County Auditor to Approve and/or Ratify 2026 Budget Adjustments and Departmental Line-Item Transfers. (no backup submitted)

5. Request by County Engineer to accept a Formal Notice from Centerpoint Energy Gas for a 4" IP Pla Gas Line installation within the right of way of Morton Rd. (Project # 2025-2718).
6. Request by County Engineer to approve the Final Plat of Sabine Springs Waller County M.U.D. NO. 65 Water Plant NO.1 in precinct 2.
7. Request by County Procurement Director to approve Amendment to Agreement with DRC Emergency Services LLC, pursuant to RFP 23-03-014 for renewal of debris removal services for the term May 10, 2026 through May 9, 2027.
8. Request by Justice of the Peace, Precinct 3 to approve Fixed Asset Transfer to the Maintenance and I.T Department.
9. Request by County Fire Marshal to approve Fixed Asset Transfer of a 2013 Black Chevrolet Tahoe to Constable, Precinct 3.
10. Spread upon the minutes a 2025 Certificates of Compliance for County Treasurer Joan Beaty as prescribed in Section 83.003 of the Texas Local Government Code and Section 2256 of the Texas Government Code.
11. Spread upon the minutes submission of the Waller County Constable, Precinct 4, Annual Racial Profiling Report for the reporting period of January 1, 2025 through December 31, 2025, to the Texas Commission on Law Enforcement, required by Article 2.132 CCP Law Enforcement Policy on Racial Profiling.
12. Spread upon the minutes the Waller County Sheriff's Office Federal Forfeiture (Equitable Sharing) Fund 2025 Final Report.

Requests to approve payments are as following:

13. \$1,125.00 for Invoice dated December 31, 2025, and \$1,125.00 for Invoice dated January 28, 2026 for a total of \$2,250.00 to Schmidt Funeral Home from line item 125-423-54070 [Transport to Morgue].
14. \$10,400.00 for Invoice #1527 to Fort Bend Medical Examiner to be paid from line item 125-423-540702 [Autopsy].
15. \$1,560.00 for Invoice #23959 to Texas Association of Counties to be paid from line item 125-411-562300 [County Organizational Dues].
16. \$247,326.00 for Invoice #2132026GWA to Waller County Appraisal District to be paid from line item 125-437-540500 [Tax Appraisal District].
17. \$1,920.00 for Invoice #7480 and \$2,480.00 for Invoice #7481 for a total of \$4,400.00 to The Randle Law Office to be paid from line item 125-411-540300 [Legal].
18. \$950.00 for Invoice #26020301 to CapRisk Consulting Group from line item 125-411-540901 [Actuarial Valuation/Pro Srv].

19. \$2,154.50 for Invoice #12321 to Wald Relocation Services to be paid from line item 125-442-544400 [Facility Renovations].
20. \$2,228.13 for Invoice #333493 to ICS to be paid from line item 125-600-581620 [Justice Center Modular Building Design Fee].
21. \$21,175.00 for Invoice #333491 to ICS to be paid from line item 604-604-581839 [Soft Costs].
22. \$3,712.50 for Invoice #51432, and \$3,712.50 for Invoice #51578, for a total of \$7,425.00 to LDD Blueline to be paid from 606-606-581841 [Professional Services Pct. 3].
23. \$704.52 for Invoice #51580 to LDD Blueline to be paid from line item 606-606-545407 [Prof. Services/Vehicle Maintenance].
24. \$2,812.50 for Invoice #51579 to LDD Blueline to be paid from line item 606-606-581840 [Professional Services Precinct 2].
25. \$494.99 for Invoice #66360, \$8,152.17 for Invoice #62522, \$20,567.00 for Invoice #66316, \$10,899.98 for Invoice #67108, and \$11,973.00 for Invoice #65672 for a total of \$42,086.15 to be paid from line item 606-606-581839 [Vehicle Maintenance].
26. \$263.17 for Invoice #67 to King Architectural Consulting Services to be paid from line item 604-604-545405 [Professional Services].
27. \$3,219.00 for Invoice #194838 to UES Professional Services 44, LLC to be paid from line item 606-606-581839 [Vehicle Maintenance].
28. \$43,286.19 for Invoice #14703 to Edminster Hinshaw Russ & Assoc. dba EHRA Engineering for Professional Services for the date ending December 31, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
29. \$11,656.12 for Invoice #6503000-1125-09 to Kimley-Horn and Associates, Inc. for Professional Services Rendered December 1, 2025 through December 31, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
30. \$41,454.96 for Invoice #25-001.007 to Trilogy Engineering Services LLC for Professional Services from December 01, 2025 through January 05, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
31. \$20,537.77 for Invoice #81708-01-5R to GFT Infrastructure, Inc. for Professional Services from November 01, 2025 through November 30, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
32. \$5,525.05 for Invoice #39881 to BGE, Inc. for Services current from December 27, 2025, through January 23, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
33. \$14,734.46 for Invoice #39882 to BGE, Inc. for Services current from December 27, 2025, through January 23, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].

- 34. \$37,963.73 for Invoice #78804-9 to Civil Corp for Professional Services through Sunday, January 25, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 35. \$40,296.50 for Invoice #198518 to HR Green for Professional Services from December 27, 2025, through January 30, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 36. \$44,396.59 for Invoice #ARIV1049727 to KCI Technologies, Inc. for Professional Services through December 31, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 37. \$213,030.26 for Invoice #202605059 to LJA Engineering, Inc. for Professional Services Rendered January 1, 2026, through January 31, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 38. \$19,698.33 for Invoice #203330-8 to TEDSI Infrastructure Group for Professional Services from January 01, 2026, through January 31, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 39. \$55,839.00 for Invoice #25-001.008 to Trilog Engineering Services LLC for Services from January 05, 2026 through January 31, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 40. \$74,609.43 for Invoice #801005-8 to Volker Associates for Professional Services rendered November 22, 2025, through January 13, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 41. \$84,429.27 for Invoice #30420000-10 to Schaumburg & Polk, Inc. for Professional Services from December 29, 2025, through February 01, 2026. Funds to be paid from line item 605-605-545405 [Prof. Services].
- 42. Request by County Auditor to Approve and/or Ratify Accounts Payable.

Motion to approve **Consent Agenda** made by Commissioner Smith, seconded by Commissioner Jones.

Motion carried by 4-0 vote.

<i>Judge Trey Duhon</i> – Absent	<i>Commissioner Amsler</i> – Yes	<i>Commissioner Smith</i> – Yes
	<i>Commissioner Jones</i> – Yes	<i>Commissioner Beckendorff</i> – Yes

PROCLAMATION

- 43. Discuss and take action to approve the Proclamation recognizing Caroline and John Polansky for their hard work Keeping Waller County Beautiful.

Motion made by Commissioner Smith, seconded by Commissioner Amsler.

(Commissioner Beckendorff read Proclamation)

Motion carried by 4-0 vote.

<i>Judge Trey Duhon</i> – Absent	<i>Commissioner Amsler</i> – Yes	<i>Commissioner Smith</i> – Yes
	<i>Commissioner Jones</i> – Yes	<i>Commissioner Beckendorff</i> – Yes

44. Discuss and take action to approve Proclamation designating March 2026 as American Red Cross Month in Waller County.

Motion made by Commissioner Smith, seconded by Commissioner Jones.
(Commissioner Beckendorff read Proclamation)

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent Commissioner Amsler – Yes Commissioner Smith – Yes
Commissioner Jones – Yes Commissioner Beckendorff – Yes

Advanced to Agenda Item 49

49. Discuss and take action to approve the Major Thoroughfare Plan Amendment for Kickapoo Road.

Commissioner Smith explained the Thoroughfare Plan Amendment.

County Engineer Ross McCall presented comments from concerned residents he received via mail and email.

Public Comment received from the following public members regarding Agenda Item 49:

- | | | |
|---------------------|-----------------------|-------------------|
| 1. Denny Hair | 6. Larry Wedeking | 10. Bill Hubbard |
| 2. Carolyn Wedeking | 7. Geri Cobb | 11. Kay Ayala |
| 3. Chance Curry | 8. Shannon Birkelbach | 12. Brenda Rivera |
| 4. Justin Wedeking | 9. Daniel Ayala | 13. Mrs. Sheri |
| 5. Dwayne Wedeking | | |

Motion to table made by Commissioner Smith, seconded by Commissioner Jones.

Motion carried by 4-0 vote. **Item TABLED.**

Judge Trey Duhon – Absent Commissioner Amsler – Yes Commissioner Smith – Yes
Commissioner Jones – Yes Commissioner Beckendorff – Yes

Proceeded with Agenda Item 45

TAX ASSESSOR-COLLECTOR

45. **Presentation** of January 2026 Collection Report.

No action required.

COUNTY COURT AT LAW II

46. Discuss and take action to approve contract for Indigent Criminal Defense Attorney in County Court at Law Two

Motion made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent Commissioner Amsler – Yes Commissioner Smith – Yes
Commissioner Jones – Yes Commissioner Beckendorff – Yes

CONSTABLE, PRECINCT 3

47. Discuss and take action to approve the rental of the Community Center on the second Monday of each month in 2026 for a Senior Citizens Luncheon hosted by Precinct 3 Constable's Office.

Motion made by Commissioner Jones, seconded by Commissioner Smith.

Motion to amend to remove or waive the rental fee made by Commissioner Jones, seconded by Commissioner Smith.

Amendment carried by 4-0 vote.

Judge Trey Duhon – Absent Commissioner Amsler – Yes Commissioner Smith – Yes
Commissioner Jones – Yes Commissioner Beckendorff – Yes

Amended Motion carried by 4-0 vote.

<i>Judge Trey Duhon – Absent</i>	<i>Commissioner Amsler – Yes</i>	<i>Commissioner Smith – Yes</i>
	<i>Commissioner Jones – Yes</i>	<i>Commissioner Beckendorff – Yes</i>

COUNTY ENGINEER

- 48. Request by County Engineer to approve the following recommendations of engineering firms as the most highly qualified to perform the engineering services of Construction Management and Inspection for the below identified Mobility Bond Projects, and to authorize the County Engineer to enter into contract negotiations with the most highly qualified firms for the associated projects:

Penick Road – Woolpert, Inc.
 Mathis Road – Woolpert, Inc.
 Double Culvert Road South of Railroad – IEA, Inc.
 Cedar Creek Road and Double Culvert Road North of Railroad – IEA, Inc.
 Adams Flatt Road – BGE, Inc.
 Robichaux Road – BGE, Inc.
 Owens Road – WSB, LLC
 Cochran Road – WSB, LLC
 Richards Road – WSB, LLC

Motion made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

<i>Judge Trey Duhon – Absent</i>	<i>Commissioner Amsler – Yes</i>	<i>Commissioner Smith – Yes</i>
	<i>Commissioner Jones – Yes</i>	<i>Commissioner Beckendorff – Yes</i>

- 49. ~~Court addressed Agenda Item 49 earlier in the meeting (page 5)~~
- 50. ~~Discuss and take action to approve an Easement Agreement and a Right of Way Agreement for Prairie Legacy Partners, Inc. Developers of the Residential Subdivision of Lakeview, Section 4. Item WITHDRAWN.~~
- 51. ~~Discuss and take action to approve acceptance of the roads in Lakeview – Sections 1-4, into County maintenance and release the appropriate sections bond. Item WITHDRAWN.~~

JUSTICE OF THE PEACE, PRECINCT 3

- 52. Discuss and take action to approve out of state travel for JP3 Clerk to attend the Tyler Technology Conference in Las Vegas, Nevada, April 7th - 10th. Total cost of \$4,826.62 to be split between line items 125-420-563000 [Training & Conference] and 125-420-581817 [Technology Enhancements].

Motion made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

<i>Judge Trey Duhon – Absent</i>	<i>Commissioner Amsler – Yes</i>	<i>Commissioner Smith – Yes</i>
	<i>Commissioner Jones – Yes</i>	<i>Commissioner Beckendorff – Yes</i>

GRANT MANAGER

- 53. Discuss and take action to approve acceptance of a grant from The NRA Foundation in the form of 10,000 rounds of training ammunition for the Sheriff's Office valued at \$3,349.25. *and*

- 54. Discuss and take action to authorize the submittal of a FY26 State Homeland Security Program-Regular Projects grant application to the Public Safety Office in the Office of the Governor.

Motion to **approve items 53 and 54** made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent

Commissioner Amsler – Yes
 Commissioner Jones – Yes

Commissioner Smith – Yes
 Commissioner Beckendorff – Yes

PROCUREMENT DIRECTOR

- 55. Discuss and take action on bills of sale with Enterprise Fleet Management for thirty-one (31) vehicles in the amount of \$20,242.64. Funds to be paid from line item 125-516-587523 [Fleet Lease Payments]. **and**
- 56. Discuss and take action to approve purchase of vehicle equipment and upfitting from Dana Safety Supply, Inc., utilizing TIPS contract #240100 for five (5) vehicles, in the amount of \$104,651.63. Funds to be paid from line item 125-518-581700 [Equipment]. **and**
- 57. Discuss and take action to approve purchase of one (1) turn-key Tahoe from Lake Country Chevrolet, utilizing TIPS contract 240901, for MUD 55/Grange, in the amount of \$82,543.65. Funds to be paid from line item 125-518-581700 [Equipment] and pursuant to Interlocal Agreement with Waller County MUD 55 approved on January 21, 2026. **and**
- 58. Discuss and take action to approve purchase of mobile radios from Motorola Solutions, utilizing TXWARN contract 38451, for MUD 55/Grange Tahoe, in the amount of \$6,431.55. Funds to be paid from line item 125-518-581700 [Equipment] and pursuant to Interlocal Agreement with Waller County MUD 55 approved on January 21, 2026. **and**
- 59. Discuss and take action to approve purchase of toughbooks and accessories from PCN Strategies, utilizing TIPS contract 01-97, for MUD 55/Grange Tahoe, in the amount of \$6,405.03. Funds to be paid from line item 125-518-581700 [Equipment] and pursuant to Interlocal Agreement with Waller County MUD 55 approved on January 21, 2026. **and**
- 60. Discuss and take action to approve purchase of Rocket in-car video communication platform, from Utility Associates, Inc., for MUD 55/Grange Tahoe, in the amount of \$4,869.00. Funds to be paid from line item 125-518-581700 [Equipment] and pursuant to Interlocal Agreement with Waller County MUD 55 approved on January 21, 2026. **and**
- 61. Discuss and take action to approve renewal agreement with Smarsh for archival services, in the amount of \$41,927.95 for the term March 1, 2026 through February 28, 2027. Funds to be paid from line item 125-411-542505 [Internet Services]. **and**
- 62. Discuss and take action to approve agreement with Xerox Business Solutions, for the lease of one (1) Epson Plotter for Road & Bridge, in the amount of \$198.00 for sixty (60) months. Funds to be paid from line item 110-530-547518 [Engineering Expenses].

Motion to **approve items 55 thru 62** made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent

Commissioner Amsler – Yes
Commissioner Jones – Yes

Commissioner Smith – Yes
Commissioner Beckendorff – Yes

FIRE MARSHAL

- 63. Discuss and take action to authorize the County Judge to execute a no-cost agreement with Clear Channel Outdoor, LLC relative to digital bulletin signage. **and**
- 64. Discuss and take action to approve out of state travel for Shawna Willke to attend the National Association of Fire Investigators Conference to obtain CFEI Certified Fire and Explosive Investigator and Certified Fire Investigation Instructor certifications. Total cost of \$1,635.08 to be paid from line item 125-509-563000 [Training & Conference Expense]. *(no backup submitted)*

Motion to **approve items 63 and 64** made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent

Commissioner Amsler – Yes
Commissioner Jones – Yes

Commissioner Smith – Yes
Commissioner Beckendorff – Yes

TREASURER

- 65. Discuss and take action to approve renewal of Affordable Care Act Reporting and Tracking Service (ARTS) agreement with Texas Association of Counties. **and**
- 66. Discuss and take action to approve Salary Order Amendment 2026.3 effective March 15, 2026.

Motion to **approve items 65 and 66** made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent

Commissioner Amsler – Yes
Commissioner Jones – Yes

Commissioner Smith – Yes
Commissioner Beckendorff – Yes

DIRECTOR OF FACILITIES

- 67. Discuss and take action to approve payment of \$271,229.52 for Application #5 to Gullo Commercial. Expense to be paid from line item 606-606-545407 [Vehicle Maintenance Garage].

Motion made by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent

Commissioner Amsler – Yes
Commissioner Jones – Yes

Commissioner Smith – Yes
Commissioner Beckendorff – Yes

MISCELLANEOUS

- ~~68. Approve deliberation of business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to the purchase, exchange, lease, or value of real properties would have a detrimental effect on the position of the County in negotiations with third persons. **Item WITHDRAWN**~~
- ~~69. Approve deliberation of business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to contract negotiations for it would have a detrimental effect on the position of the County in negotiations with third persons. **Item WITHDRAWN**~~

EXECUTIVE SESSION

- 70. Consultation with District Attorney related to advice about pending or contemplated litigation or a settlement offer.
- 71. Deliberate business and financial issues related to the purchase, exchange, lease or value of real properties pursuant to Government Code Sections 551.072 and 551.0725.
- 72. Deliberate business and financial issues related to contract negotiations pursuant to Government Code 551.0725.

Court convened to Executive Session at 10:59 a.m.
Court reconvened from Executive Session at 11:15 a.m.

- 73. Reconvene in Open Session to take any action necessary on matters discussed in Executive Session. *No action taken.*

ADJOURN MEETING

Motion to **adjourn** meeting by Commissioner Jones, seconded by Commissioner Smith.

Motion carried by 4-0 vote.

Judge Trey Duhon – Absent

Commissioner Amsler – Yes
Commissioner Jones – Yes

Commissioner Smith – Yes
Commissioner Beckendorff – Yes

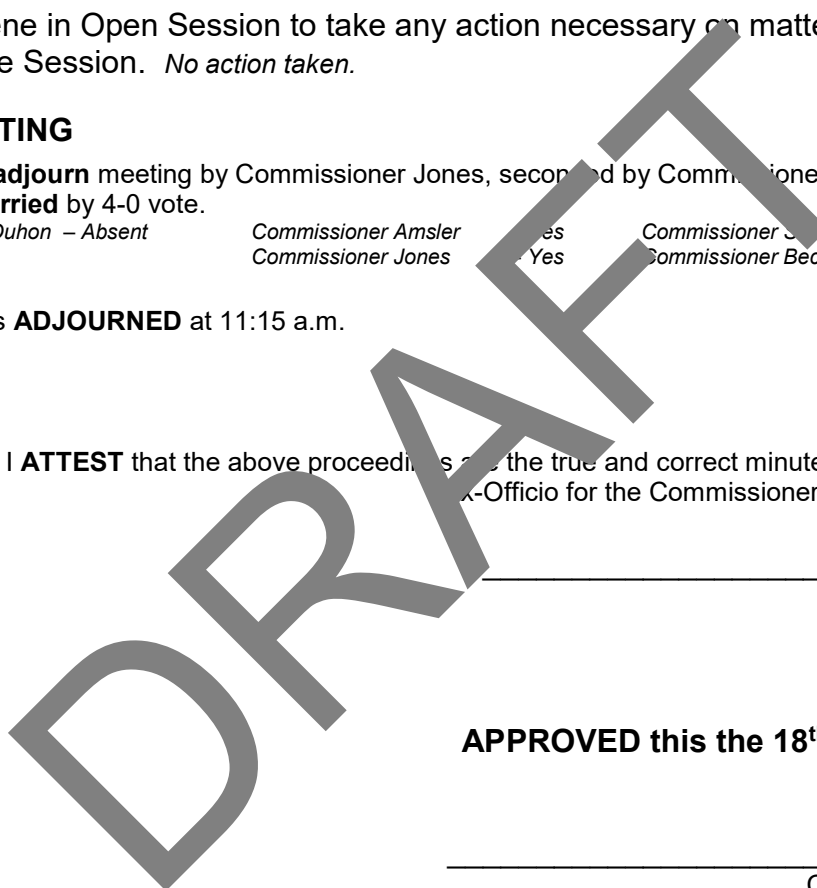
Meeting was **ADJOURNED** at 11:15 a.m.

I **ATTEST** that the above proceedings are the true and correct minutes taken in my capacity as
 Clerk-Officio for the Commissioners' Court of Waller County.

 Debbie Hollan
 Waller County Clerk

APPROVED this the 18th day of March 2026.

 Carbett "Trey" J. Duhon, III
 County Judge



Monthly Report of Joan Beaty, Waller County Treasurer
FEBRUARY 2026

Item 5.

Fund	Beginning Balance	Total Received	Total Disbursed	Adjustments	Account Balances	TexPool Investments	TX Class Investments	Total Fund Balance
101 Voter Reg/Chapter 19	\$6,156.04	\$11.92	\$0.00	\$0.00	\$6,167.96	\$0.00	\$0.00	\$6,167.96
108 Elections	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$194,285.10	\$0.00	\$194,285.10
110 Road & Bridge	\$221,582.61	\$7,023,709.84	\$6,196,886.01	\$0.00	\$1,048,406.44	\$0.00	\$14,741,293.04	\$15,789,699.48
111 Law Library	\$1,811.50	\$4,477.62	\$587.63	\$0.00	\$5,701.49	\$317,429.67	\$0.00	\$323,131.16
112 Title IV Juv. Justice	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$104,596.46	\$0.00	\$104,596.46
113 DC Recs. Pres.	\$7.55	\$152.14	\$0.00	\$0.00	\$159.69	\$30,093.96	\$0.00	\$30,253.65
114 County RMPF	\$2,040.95	\$4,165.24	\$0.00	\$0.00	\$6,206.19	\$196,894.87	\$0.00	\$203,101.06
115 CC Recs. Pres.	\$14,637.78	\$14,108.65	\$2,537.50	\$0.00	\$26,208.93	\$356,356.02	\$0.00	\$382,564.95
116 CC Preservation	\$258.88	\$213.92	\$0.00	\$0.00	\$472.80	\$41,173.30	\$0.00	\$41,646.10
117 Courthouse Security	\$4,561.41	\$5,702.95	\$0.00	\$0.00	\$10,264.36	\$330,453.09	\$0.00	\$340,717.45
118 Graffiti	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,065.58	\$0.00	\$1,065.58
119 JP Technology	\$1,962.48	\$2,424.18	\$600.00	\$0.00	\$3,786.66	\$96,813.24	\$0.00	\$100,599.90
120 DC/Child Abuse Prev	\$3.86	\$0.01	\$0.00	\$0.00	\$3.87	\$1,878.63	\$0.00	\$1,882.50
121 Family Protection	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$43,664.37	\$0.00	\$43,664.37
122 Guardianship	\$576.42	\$630.00	\$4,012.86	\$0.00	-\$2,806.44	\$54,350.63	\$0.00	\$51,544.19
123 Justice Cr. Sec.	\$11.22	\$24.88	\$0.00	\$0.00	\$36.10	\$27,369.98	\$0.00	\$27,406.08
124 CC-Technology	\$41.23	\$58.27	\$0.00	\$0.00	\$99.50	\$9,871.05	\$0.00	\$9,970.55
125 General	-\$567,453.25	\$25,064,355.15	\$23,927,895.96	-\$27,784.28	\$541,221.66	\$30,021,022.62	\$41,642,778.65	\$72,205,022.93
126 DC-Technology	\$0.39	\$22.86	\$0.00	\$0.00	\$23.25	\$4,915.48	\$0.00	\$4,938.73
127 CC-RPD	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$40,045.12	\$0.00	\$40,045.12
128 DC-RPD	\$7.75	\$12.38	\$0.00	\$0.00	\$20.13	\$32,486.95	\$0.00	\$32,507.08
129 DA Pretrial Div. Fee	\$6,725.62	\$6,216.50	\$4,402.74	\$0.00	\$8,539.38	\$74,772.29	\$0.00	\$83,311.67
131 Juv. Case Manager	\$2,240.36	\$34.08	\$0.00	\$0.00	\$2,274.44	\$0.00	\$0.00	\$2,274.44
132 Fire Marshal Fund	\$68,463.39	\$130.79	\$910.03	\$267.60	\$67,951.75	\$0.00	\$0.00	\$67,951.75
135 Court Facility	\$89,996.43	\$2,759.01	\$0.00	\$0.00	\$92,755.44	\$0.00	\$0.00	\$92,755.44
137 Justice Cr. Support	\$135,283.02	\$4,657.92	\$0.00	\$0.00	\$139,940.94	\$0.00	\$0.00	\$139,940.94
181 Available School	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$757,437.11	\$757,437.11
186 Ogg Trust	\$20,664.58	\$40.01	\$0.00	\$0.00	\$20,704.59	\$0.00	\$0.00	\$20,704.59
191 Narcotic Program	\$10.69	\$0.00	\$0.00	\$0.00	\$10.69	\$0.00	\$0.00	\$10.69
192 Federal Forfeiture	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$152,473.35	\$0.00	\$152,473.35
212 SCAAP-Federal Rev.	\$122,183.35	\$0.00	\$0.00	\$0.00	\$122,183.35	\$0.00	\$0.00	\$122,183.35
228 CJD-VOCA #4254701	-\$30,323.66	\$3,859.63	\$5,960.16	\$0.00	-\$32,424.19	\$0.00	\$0.00	-\$32,424.19
234 STEP CMV-00029	-\$8,901.30	\$3,385.19	\$1,129.72	\$0.00	-\$6,645.83	\$0.00	\$0.00	-\$6,645.83
235 STEP COMP-00094	-\$12,955.42	\$2,078.16	\$2,569.48	\$0.00	-\$13,446.74	\$0.00	\$0.00	-\$13,446.74
241 ARPA Grant	\$93,763.16	\$0.00	\$3,816.54	\$0.00	\$89,946.62	\$0.00	\$0.00	\$89,946.62
244 LHMPP Grant	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
245 CDBG-MIT Brookshire	-\$25.80	\$34,927.92	\$34,927.92	\$0.00	-\$25.80	\$0.00	\$0.00	-\$25.80
246 CDBG-MIT Prairie View	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
247 C4 Radio Grant #5005301	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
307 SAVNS Grant#1446517	\$0.00	\$0.00	\$2,620.51	\$0.00	-\$2,620.51	\$0.00	\$0.00	-\$2,620.51
311 Formula Grant	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
318 TJJJD-A	\$177,791.80	\$0.00	\$61,017.18	\$0.00	\$116,774.62	\$0.00	\$0.00	\$116,774.62
324 SB22 Grant - DA	-\$30,948.85	\$275,433.32	\$20,242.11	\$0.00	\$224,242.36	\$0.00	\$0.00	\$224,242.36
325 SB22 Grant - SO	-\$71,756.12	\$500,801.46	\$42,955.97	\$28,659.68	\$414,749.05	\$0.00	\$0.00	\$414,749.05
327 MVCPA SB224 Grant	\$0.00	\$0.00	\$102,100.00	\$0.00	-\$102,100.00	\$0.00	\$0.00	-\$102,100.00
413 SETH Grant	\$50,000.00	\$0.00	\$0.00	\$0.00	\$50,000.00	\$0.00	\$0.00	\$50,000.00
515 Debt Service	\$0.00	\$11,354,523.44	\$14,354,523.44	\$3,000,000.00	\$0.00	\$0.00	\$2,652,481.87	\$2,652,481.87
604 Co. Courthouse Project	\$0.00	\$1,813,358.45	\$1,813,358.45	\$0.00	\$0.00	\$0.00	\$2,321,716.74	\$2,321,716.74
605 Mobility Bond Ser 2024	\$0.00	\$4,441,844.61	\$1,441,844.61	-\$3,000,000.00	\$0.00	\$0.00	\$95,671,654.52	\$95,671,654.52
606 Tax Notes, Series 2025	\$0.00	\$1,225,959.17	\$1,225,959.17	\$0.00	\$0.00	\$0.00	\$8,320,571.98	\$8,320,571.98
999 Payroll	\$583,684.96	\$2,949,304.06	\$2,946,423.53	\$0.00	\$586,565.49	\$0.00	\$0.00	\$586,565.49
Totals	\$882,103.03	\$54,739,383.73	\$52,197,281.52	\$1,143.00	\$3,425,348.24	\$32,132,011.76	\$166,107,933.91	\$201,665,293.91
			Plus Outstanding Checks		\$322,065.57			
			Treasurer's Bank Balance		\$3,747,413.81			
			PB Statement Balance		\$3,747,413.81			
			Reconciled Bank Balance		\$3,747,413.81			

Monthly Report of Joan Beaty, Waller County Treasurer
FEBRUARY 2026

Item 5.

Miscellaneous Accounts

Fund	Beginning Balance	Total Received	Total Disbursed	Adjustments	Account Balances	TexPool Investments	TX Class Investments	Total Fund Balance
188 Dismuke Estate	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$77,624.77	\$0.00	\$77,624.77
			Bank Statement Balance		\$0.00			
189 Hospital Trust	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,589.35	\$0.00	\$3,589.35
			Bank Statement Balance		\$0.00			
238 GLO Buyout/Acq Grant	\$375.87	\$0.26	\$0.00	\$0.00	\$376.13	\$0.00	\$0.00	\$376.13
			Add Outstanding Checks		\$0.00			
			Bank Statement Balance		\$376.13			
239 GLO Infrastructure Grant	\$0.26	\$0.00	\$0.00	\$0.00	\$0.26	\$0.00	\$0.00	\$0.26
			Add Outstanding Checks		\$0.00			
			Bank Statement Balance		\$0.26			
801 JP1 Report Acct	\$13,940.83	\$46,731.03	\$45,265.80	\$0.00	\$15,406.06	\$0.00	\$0.00	\$15,406.06
			Bank Statement Balance		\$15,406.06			
802 JP2 Report Acct	\$12,145.17	\$50,925.83	\$43,679.90	\$0.00	\$19,391.10	\$0.00	\$0.00	\$19,391.10
			Bank Statement Balance		\$19,391.10			
803 JP3 Report Acct	\$3,876.55	\$2.03	\$1,612.00	\$0.00	\$2,266.58	\$0.00	\$0.00	\$2,266.58
			Bank Statement Balance		\$2,266.58			
804 JP4 Report Acct	\$20,187.51	\$45,478.64	\$38,870.89	\$0.00	\$26,795.26	\$0.00	\$0.00	\$26,795.26
			Bank Statement Balance		\$26,795.26			
805 DC E-Filing	\$2,778.33	\$12,441.78	\$12,986.00	\$0.00	\$2,234.11	\$0.00	\$0.00	\$2,234.11
			Bank Statement Balance		\$2,234.11			
807 CC Recording Fee	\$9,003.07	\$45,748.19	\$42,681.00	\$0.00	\$12,070.26	\$0.00	\$0.00	\$12,070.26
			Bank Statement Balance		\$12,070.26			
808 CC Credit Card	\$1,585.88	\$12,499.41	\$11,451.50	\$0.00	\$2,633.79	\$0.00	\$0.00	\$2,633.79
			Bank Statement Balance		\$2,633.79			
810 CC E-Filing	\$9,540.11	\$11,285.73	\$11,700.00	\$0.00	\$9,125.84	\$0.00	\$0.00	\$9,125.84
			Bank Statement Balance		\$9,125.84			
811 DC Credit Card	\$5,041.27	\$8,317.84	\$12,483.10	\$0.00	\$876.01	\$0.00	\$0.00	\$876.01
			Bank Statement Balance		\$876.01			
812 R&B Credit Card	\$11,369.44	\$102,560.65	\$110,000.10	\$0.00	\$3,929.99	\$0.00	\$0.00	\$3,929.99
			Bank Statement Balance		\$3,929.99			
814 FM Credit Card	\$483.13	\$24,588.77	\$22,940.50	\$0.00	\$2,131.40	\$0.00	\$0.00	\$2,131.40
			Bank Statement Balance		\$2,131.40			
815 Environmental Cr Card	\$3,450.04	\$10,403.57	\$10,265.00	\$0.00	\$3,588.61	\$0.00	\$0.00	\$3,588.61
			Bank Statement Balance		\$3,588.61			
816 JP1 Efile	\$861.80	\$1,403.78	\$1,602.00	\$0.00	\$663.58	\$0.00	\$0.00	\$663.58
			Bank Statement Balance		\$663.58			
817 JP2 Efile	\$198.13	\$1,491.16	\$1,358.00	\$0.00	\$331.29	\$0.00	\$0.00	\$331.29
			Bank Statement Balance		\$331.29			
818 JP3 Efile	\$3,901.26	\$2,222.95	\$1,325.00	\$0.00	\$4,799.21	\$0.00	\$0.00	\$4,799.21
			Bank Statement Balance		\$4,799.21			
819 JP4 Efile	\$1,623.48	\$2,585.89	\$2,642.00	\$0.00	\$1,567.37	\$0.00	\$0.00	\$1,567.37
			Bank Statement Balance		\$1,567.37			
820 Treasurer Credit Card	\$22.26	\$4,042.70	\$4,064.60	\$0.00	\$0.36	\$0.00	\$0.00	\$0.36
			Bank Statement Balance		\$0.36			

Monthly Report of Joan Beaty, Waller County Treasurer

FEBRUARY 2026



THE STATE OF TEXAS
COUNTY OF WALLER

AFFIDAVIT

Pursuant to LGC 114.026, I, Joan Beaty, Waller County Treasurer do hereby submit The Treasurer's Monthly Report. This report includes, but is not limited to, money received and disbursed, debts due to and owed by the County, and other financial proceedings in the Treasurer's Office. The Treasurer's Books agree with the Auditor's General Ledger and the Bank Statements have been reconciled.

All investments are in compliance with both the Public Funds Investment Act and the Waller County Investment Policy. The investment strategy is passive, which maintains a liquid cash flow and safety of the investment as priorities. As your Treasurer, I keep a watchful eye to ensure that the "return of our principal" takes precedent over the "return on our principal". {GC 2256.023}

Therefore, Joan Beaty, County Treasurer of Waller County, Texas, who being fully sworn, upon oath says that the within and foregoing report is true and correct to the best of her knowledge.

Filing with accompanying vouchers this

18th day of March, 2026

Page 1 General Operating Account Funds report of money received and disbursed

Page 2 Special Funds report of money received and disbursed

Page 3 Investment Portfolio by fund

Page 4 Long Term Debt

Attachment A Unpaid claims

Handwritten signature of Joan Beaty
Joan Beaty, CIO, COT
Waller County Treasurer

Commissioners' Court having reviewed the Treasurer's Report as presented, having taken reasonable steps to ensure its accuracy and based upon presentations of the Treasurer's Office approve the report, subject to the county auditor's review and request that it be filed with the official minutes of this meeting. {LGC 114.026(c)}

In addition, the below signatures affirm that the Treasurer's Report complies with statues as referenced. {LGC 114.026(d)}

The affidavit must state the amount of the cash and other assets that are in the custody of the County Treasurer at the time of the examination.
\$201,854,695.24 Month Ending Balance

Commissioners' Court Approval:

Carbett "Trey" J. Duhon III
Waller County Judge

John A. Amsler
Commissioner, Precinct 1

Walter E. Smith
Commissioner, Precinct 2

Kendric D. Jones
Commissioner, Precinct 3

Justin Beckendorff
Commissioner, Precinct 4

ATTEST:

Debbie Hollan, County Clerk

Date

WALLER COUNTY
INVESTMENT PORTFOLIO FOR MONTH ENDING
FEBRUARY 2026

Item 5.

ACTIVITY

FINANCIAL INSTRUMENT AND INVESTED FUND	PURCHASE PRICE	MTD YIELD	BEGINNING BALANCE	TRANSFERS	MTD INTEREST	ENDING BALANCE
TEXAS CLASS INVESTMENTS						
125-General	\$21,538,249.34	3.8020%	\$21,538,249.34	\$20,000,000.00	\$104,529.31	\$41,642,778.65
110-R&B	\$11,701,922.65	3.8020%	\$11,701,922.65	\$3,000,000.00	\$39,370.39	\$14,741,293.04
515-Debt Service	\$5,569,316.37	3.8020%	\$5,569,316.37	(\$2,922,625.25)	\$5,790.75	\$2,652,481.87
181-Permanent School	\$755,231.84	3.8020%	\$755,231.84	\$0.00	\$2,205.27	\$757,437.11
604-Co Courthouse Project	\$4,127,711.05	3.8020%	\$4,127,711.05	(\$1,813,358.45)	\$7,364.14	\$2,321,716.74
605-Mobility Bond 2024	\$99,823,953.31	3.8020%	\$99,823,953.31	(\$4,441,844.61)	\$289,545.82	\$95,671,654.52
606-Tax Notes, Series 2025	\$9,521,063.96	3.8020%	\$9,521,063.96	(\$1,225,959.17)	\$25,467.19	\$8,320,571.98
TEXPOOL INVESTMENTS						
108-Elections	\$193,738.08	3.6806%	\$193,738.08	\$0.00	\$547.02	\$194,285.10
111-Law Library	\$316,535.96	3.6806%	\$316,535.96	\$0.00	\$893.71	\$317,429.67
112-Title IV Juvenile Justice	\$104,301.92	3.6806%	\$104,301.92	\$0.00	\$294.54	\$104,596.46
113-RPF District Clerk	\$30,009.23	3.6806%	\$30,009.23	\$0.00	\$84.73	\$30,093.96
114-County RMPF	\$196,340.52	3.6806%	\$196,340.52	\$0.00	\$554.35	\$196,894.87
115-RPF County Clerk	\$355,352.68	3.6806%	\$355,352.68	\$0.00	\$1,003.34	\$356,356.02
116-CC Preservation	\$41,057.38	3.6806%	\$41,057.38	\$0.00	\$115.92	\$41,173.30
117-Courthouse Security	\$329,522.68	3.6806%	\$329,522.68	\$0.00	\$930.41	\$330,453.09
118-Graffiti	\$1,062.50	3.6806%	\$1,062.50	\$0.00	\$3.08	\$1,065.58
119-JP Technology	\$96,540.69	3.6806%	\$96,540.69	\$0.00	\$272.55	\$96,813.24
120-DC Child Abuse Prev.	\$1,873.31	3.6806%	\$1,873.31	\$0.00	\$5.32	\$1,878.63
121-Family Protect Fee	\$43,541.43	3.6806%	\$43,541.43	\$0.00	\$122.94	\$43,664.37
122-Guardianship	\$54,197.62	3.6806%	\$54,197.62	\$0.00	\$153.01	\$54,350.63
123-Justice Court Security	\$27,292.92	3.6806%	\$27,292.92	\$0.00	\$77.06	\$27,369.98
124-CC Technology	\$9,843.27	3.6806%	\$9,843.27	\$0.00	\$27.78	\$9,871.05
125-General	\$29,936,498.17	3.6806%	\$29,936,498.17	\$0.00	\$84,524.45	\$30,021,022.62
126-DC Technology	\$4,901.67	3.6806%	\$4,901.67	\$0.00	\$13.81	\$4,915.48
127-CC RP Digitizing	\$39,932.39	3.6806%	\$39,932.39	\$0.00	\$112.73	\$40,045.12
128-DC RP Digitizing	\$32,395.49	3.6806%	\$32,395.49	\$0.00	\$91.46	\$32,486.95
129-DA Pretrial Diversion	\$74,561.76	3.6806%	\$74,561.76	\$0.00	\$210.53	\$74,772.29
188-Dismuke	\$77,406.22	3.6806%	\$77,406.22	\$0.00	\$218.55	\$77,624.77
189-Hospital	\$3,579.27	3.6806%	\$3,579.27	\$0.00	\$10.08	\$3,589.35
192-Federal Forfeiture	\$152,044.05	3.6806%	\$152,044.05	\$0.00	\$429.30	\$152,473.35
TOTALS	\$185,159,977.73		\$185,159,977.73	\$12,596,212.52	\$564,969.54	\$198,321,159.79

STATISTICS

1. THIS PORTFOLIO IS IN COMPLIANCE WITH THE WALLER COUNTY INVESTMENT POLICY AND APPLICABLE LAW.
2. CURRENT INVESTMENTS ARE AVAILABLE SAME OR NEXT DAY TO MAXIMIZE OPERATING FUNDS.
3. AS A COMPARATIVE BENCHMARK THE AVERAGE 90 DAY T-BILL RATE THIS MONTH 3.63%
4. THE TOTAL AMOUNT OF INVESTED DOLLARS FOR MONTH END: \$198,321,159.79
5. PROSPERITY BANK PLEDGED COLLATERAL MARKET VALUE: \$130,238,248.97
 THIS AMOUNT WAS ADEQUATE TO SECURE ALL DEPOSITS AT PROSPERITY BANK.
6. TexPool Rated: AAAM by Standard & Poor's.
7. Texas CLASS Rated: AAAM by Standard & Poor's.
8. THIS REPORT IS PROVIDED ON A MONTHLY BASIS EXCEEDING THE PUBLIC FUNDS INVESTMENT ACT AND WALLER COUNTY INVESTMENT POLICY REQUIREMENTS TO KEEP THE COMMISSIONERS' COURT FULLY INFORMED.

WALLER COUNTY, TEXAS
Summary of Debt

Prepared by Alan Younts, Waller County Auditor

Total Capital Leases

Year	Principal	Interest
2024	\$0.00	\$0.00
2025	\$0.00	\$0.00
2026	\$0.00	\$0.00
2027	\$0.00	\$0.00
2028	\$0.00	\$0.00
2029-2033	\$0.00	\$0.00
2034-2038	\$0.00	\$0.00
2039-2043	\$0.00	\$0.00
	<u>\$0.00</u>	<u>\$0.00</u>

Total Bonds

Year	Principal	Interest
2024	\$4,085,000.00	\$2,679,200.76
2025	\$4,235,000.00	\$2,534,241.01
2026	\$4,390,000.00	\$2,375,519.76
2027	\$4,560,000.00	\$2,209,879.01
2028	\$4,035,000.00	\$2,036,175.01
2029-2033	\$18,310,000.00	\$7,907,912.55
2034-2038	\$21,020,000.00	\$4,174,646.60
2039-2043	\$10,630,000.00	\$1,100,575.00
	<u>\$71,265,000.00</u>	<u>\$25,018,149.70</u>

Treasurer's Record of Unpaid Claims	As of 2/28/2026			
	Vendors	Date Registered	Reg #	Amount Registered
QUILL CORPORATION	04/18/23	3675	\$	132.06
SPARKLIGHT	07/05/23	5416	\$	(322.29)
RICOH USA, INC.	09/26/23	7478	\$	260.24
ENTECH PEST MANAGEMENT INC	10/30/23	8234	\$	250.00
NAPA AUTO PARTS	01/26/24	10292	\$	20.34
KING RANCH AG & TURF	04/11/24	12554	\$	(16.00)
DIRECT ENERGY BUSINESS,LLC	10/17/24	17540	\$	34.53
HOUSTON AREA POLICE CHIEFS ASSOCIATION	11/18/24	18477	\$	60.00
CARRINGTON,PATRICE	12/02/24	18727	\$	300.00
CARRINGTON,PATRICE	12/02/24	18728	\$	300.00
XEROX CORPORATION	01/06/25	19692	\$	224.82
XEROX CORPORATION	01/06/25	19693	\$	298.95
BECKENDORFF, JUSTIN	01/06/25	19695	\$	52.34
XEROX CORPORATION	01/09/25	19776	\$	168.36
TAE4-HYDP DISTRICT 9	01/16/25	20014	\$	110.00
XEROX CORPORATION	03/24/25	21945	\$	238.47
FORD, RUSSELL	04/28/25	22968	\$	65.00
QUILL CORPORATION	04/28/25	22980	\$	3,114.85
ROGER N ADAIR	05/27/25	23876	\$	550.00
TRAVIS COUNTY CLERK	08/06/25	25873	\$	607.00
TEXAS STAR TRANSPORT, LLC	08/07/25	25963	\$	3,016.15
GRANTWORKS, INC	09/04/25	26722	\$	6,160.77
GALLS, LLC	09/23/25	27357	\$	192.68
INNOVATIVE COMMUNICATION SYSTEMS	09/23/25	27388	\$	950.00
QUIDDITY	09/24/25	27445	\$	10,999.00
VERIZON	10/01/25	27603	\$	37.99
L&W SUPPLY CORPORATION	10/08/25	27795	\$	3,116.25
UNITED AG & TURF	10/08/25	27811	\$	(16.74)
INNOVATIVE COMMUNICATION SYSTEMS	10/15/25	27974	\$	87.50
INNOVATIVE COMMUNICATION SYSTEMS	10/15/25	27975	\$	175.00
LDD BLUELINE	10/15/25	27985	\$	2,878.72
WILEY, ROBYN	11/13/25	28682	\$	165.00
XEROX CORPORATION	11/14/25	28733	\$	276.11
XEROX CORPORATION	11/17/25	28738	\$	195.56
XEROX CORPORATION	11/17/25	28740	\$	225.52
CITIBANK N.A	11/18/25	28858	\$	40.46
LINKAS LLC	11/25/25	29167	\$	300.00
BROOKSHIRE M.W.D	12/02/25	29281	\$	49.75
CHANEY, CAROL	12/09/25	29527	\$	251.15
INNOVATIVE COMMUNICATION SYSTEMS	12/15/25	29737	\$	(437.50)
FORT BEND COUNTY JUVENILE PROBATION	12/22/25	29902	\$	5,250.00
QUADIENT FINANCE USA, INC.	12/23/25	29935	\$	485.00
NAPA AUTO PARTS	12/30/25	30083	\$	(1,000.00)
NAPA AUTO PARTS	12/30/25	30084	\$	4,148.40
QUILL COROPORATION	01/06/26	30126	\$	1,085.31
ODP BUSINESS SOLUTIONS, LLC	01/06/26	30127	\$	51.88
ODP BUSINESS SOLUTIONS, LLC	01/06/26	30128	\$	158.19
ODP BUSINESS SOLUTIONS, LLC	01/06/26	30145	\$	49.99
ODP BUSINESS SOLUTIONS, LLC	01/06/26	30146	\$	69.79
ODP BUSINESS SOLUTIONS, LLC	01/06/26	30147	\$	62.75
ODP BUSINESS SOLUTIONS, LLC	01/06/26	30149	\$	3.25
ODP BUSINESS SOLUTIONS, LLC	01/06/26	30150	\$	86.76
CONSOLIDATED COMMUNICATIONS	01/08/26	30185	\$	356.73
SCHMIDT FUNERAL HOME	01/12/26	30222	\$	1,125.00
SPARKLIGHT	01/13/26	30249	\$	239.94
LDD BLUELINE	01/13/26	30327	\$	3,712.50
WALD RELOCATION SERVICES, LTD	01/14/26	30396	\$	2,154.50
NAPA AUTO PARTS	01/14/26	30427	\$	8,152.17
NAPA AUTO PARTS	01/14/26	30428	\$	1,973.00
NAPA AUTO PARTS	01/14/26	30429	\$	10,899.98
NAPA AUTO PARTS	01/14/26	30430	\$	494.99
NAPA AUTO PARTS	01/14/26	30431	\$	20,567.00
BRADY PLUS	01/14/26	30448	\$	(1,582.88)
FEDEX	01/15/26	30478	\$	5.42
INNOVACARE FLORIDA URGENT CARE, LLC	01/15/26	30488	\$	187.00
PRECISION PRINTING	01/16/26	30599	\$	30.00
ASCO EQUIPMENT	01/20/26	30638	\$	(2,557.07)
INTERSTATE BILLING SERVICE	01/20/26	30645	\$	(125.00)
UTILITY ASSOCIATES INC.	01/20/26	30658	\$	25,038.98
INNOVATIVE COMMUNICATION SYSTEMS	01/28/26	30856	\$	(306.25)
TOSHIBA FINANCIAL SERVICES	01/28/26	30873	\$	186.16
SCHMIDT FUNERAL HOME	01/29/26	30912	\$	1,125.00

Treasurer's Record of Unpaid Claims	As of 2/28/2026			
	Vendors	Date Registered	Reg #	Amount Registered
TEXAS STATE UNIVERSITY	01/29/26	30917	\$	400.00
TEXAS A&M ENGINEERING EXTENSION SERVICE	02/02/26	30948	\$	654.00
TEXAS A&M ENGINEERING EXTENSION SERVICE	02/02/26	30949	\$	180.00
BGE, INC	02/02/26	30965	\$	25,234.37
ODP BUSINESS SOLUTIONS, LLC	02/02/26	30967	\$	267.58
ODP BUSINESS SOLUTIONS, LLC	02/02/26	30968	\$	802.74
BROOKSHIRE HARDWARE	02/03/26	31093	\$	113.06
FORT BEND MEDICAL EXAMINER	02/03/26	31108	\$	10,400.00
TEXAS A&M AGRILIFE EXTENSION SERVICE	02/03/26	31111	\$	100.00
VERIZON	02/03/26	31130	\$	4,130.51
LAKE COUNTRY CHEVROLET	02/04/26	31133	\$	69,116.07
IMPERIALDADE	02/04/26	31134	\$	1,726.80
CAPRISK CONSULTING GROUP	02/04/26	31149	\$	950.00
1488 AUTO	02/05/26	31178	\$	210.00
INNOVATIVE COMMUNICATION SYSTEMS	02/05/26	31200	\$	7,320.00
HEATH, TRAVIS	02/09/26	31261	\$	100.00
EDMINSTER HINSHAW RUSS & ASSOC	02/09/26	31264	\$	43,286.19
KIMLEY-HORN AND ASSOCIATED, INC	02/09/26	31265	\$	11,656.12
TRILOGY ENGINEERING SERVICES LLC	02/09/26	31266	\$	41,454.96
COLLIER EQUINE VET SERRVICE, PA	02/09/26	31290	\$	433.00
INNOVATIVE COMMUNICATION SYSTEMS	02/09/26	31303	\$	348.31
LDD BLUELINE	02/09/26	31314	\$	3,712.50
LDD BLUELINE	02/09/26	31315	\$	2,812.50
LDD BLUELINE	02/09/26	31316	\$	704.52
ODP BUSINESS SOLUTIONS, LLC	02/09/26	31329	\$	206.46
PRECISION PRINTING	02/09/26	31342	\$	30.00
REGIONS EQUIPMENT FINANCE	02/11/26	31347	\$	983,350.02
XEROX CORPORATION	02/11/26	31360	\$	268.16
XEROX CORPORATION	02/11/26	31362	\$	371.75
XEROX CORPORATION	02/11/26	31363	\$	168.89
XEROX CORPORATION	02/11/26	31364	\$	357.83
XEROX CORPORATION	02/11/26	31365	\$	260.38
XEROX CORPORATION	02/11/26	31366	\$	188.23
XEROX CORPORATION	02/11/26	31368	\$	255.46
XEROX CORPORATION	02/11/26	31369	\$	284.01
XEROX CORPORATION	02/11/26	31370	\$	228.40
XEROX CORPORATION	02/11/26	31371	\$	222.22
THE RANDLE LAW OFFICE L.T.D., LLP	02/11/26	31382	\$	1,920.00
THE RANDLE LAW OFFICE L.T.D., LLP	02/11/26	31383	\$	2,480.00
HOMETOWN HARDWARE	02/11/26	31385	\$	537.48
HOMETOWN HARDWARE	02/11/26	31386	\$	91.94
QUILL CORPORATION	02/12/26	31404	\$	62.39
QUILL CORPORATION	02/12/26	31405	\$	82.64
TYLER TECHNOLOGIES, INC	02/12/26	31407	\$	55,049.94
KING ARCHITECTURAL CONSULTING SERVICES PLLC	02/12/26	31409	\$	263.17
XEROX CORPORATION	02/12/26	31413	\$	192.11
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31419	\$	246.39
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31421	\$	25.18
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31422	\$	90.17
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31423	\$	120.90
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31424	\$	106.89
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31425	\$	13.09
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31427	\$	363.44
ODP BUSINESS SOLUTIONS, LLC	02/12/26	31428	\$	304.50
VRF SERVICES OF TEXAS	02/12/26	31433	\$	2,500.00
VRF SERVICES OF TEXAS	02/12/26	31435	\$	950.00
JOHNSTONE SUPPLY	02/12/26	31437	\$	777.94
SPARKLIGHT	02/12/26	31438	\$	239.94
HOMETOWN HARDWARE	02/13/26	31447	\$	31.74
LEXIS NEXIS	02/13/26	31452	\$	30.00
INNOVATIVE COMMUNICATION SYSTEMS	02/13/26	31453	\$	21,175.00
INNOVATIVE COMMUNICATION SYSTEMS	02/13/26	31454	\$	2,228.13
TEXAS ASSOCIATION OF COUNTIES	02/13/26	31461	\$	1,560.00
GFT INFRASTRUCTURE INC	02/13/26	31464	\$	20,537.77
GENTRY, SHERRY	02/17/26	31485	\$	92.40
HOMETOWN HARDWARE	02/17/26	31486	\$	47.97
HOMETOWN HARDWARE	02/17/26	31487	\$	9.99
HOMETOWN HARDWARE	02/17/26	31488	\$	70.11
EDMONDS INSURANCE AGENCY	02/17/26	31490	\$	95.56
EDMONDS INSURANCE AGENCY	02/17/26	31491	\$	95.56
THE HOME DEPOT	02/17/26	31492	\$	1,630.26
KARISCH, CHARLES	02/17/26	31493	\$	198.58

Treasurer's Record of Unpaid Claims	As of 2/28/2026			
	Vendors	Date Registered	Reg #	Amount Registered
LINEBARGER, GOGGAN, BLAIR, & SAMPSON, LLP	02/17/26	31494	\$	100.00
PERDUE BRANDON FIELDER COLLINS & MOTT LLP	02/17/26	31495	\$	7,009.06
CRISIS SYSTEMS MANAGEMENT LLC	02/17/26	31496	\$	595.00
COURTYARD BY MARRIOTT	02/17/26	31497	\$	599.50
PECHUKAS, ROBERT	02/17/26	31498	\$	445.20
HOMETOWN HARDWARE	02/17/26	31499	\$	57.51
WALLER COUNTY APPRAISAL DISTRICT	02/17/26	31500	\$	247,326.00
PINON, YESENIA	02/17/26	31501	\$	22.71
EDMONDS INSURANCE AGENCY	02/17/26	31502	\$	50.00
HOMETOWN HARDWARE	02/17/26	31503	\$	70.90
HOMETOWN HARDWARE	02/17/26	31504	\$	96.24
HOMETOWN HARDWARE	02/17/26	31505	\$	5.29
PERDUE BRANDON FIELDER COLLINS & MOTT LLP	02/17/26	31506	\$	678.07
ATRON SOLUTIONS, LLC	02/17/26	31507	\$	14,531.02
PAPE-DAWSON ENGINEERS	02/17/26	31508	\$	3,284.87
PAPE-DAWSON ENGINEERS	02/17/26	31509	\$	8,910.00
LJA ENGINEERING	02/17/26	31510	\$	20,250.00
BEATY, JOAN	02/17/26	31511	\$	589.28
QUILL CORPORATION	02/17/26	31512	\$	140.59
FOREMOST PROMOTIONS	02/17/26	31513	\$	6,415.37
STONE CREATION OF TEXAS	02/17/26	31514	\$	1,514.00
SOUTHWEST TEXAS EQUIPMENT DISTRIBUTORS	02/17/26	31515	\$	(35.62)
SOUTHWEST TEXAS EQUIPMENT DISTRIBUTORS	02/17/26	31516	\$	467.38
OHIO POWER TOOL	02/17/26	31517	\$	8,933.40
ZIONS BANCORPORATION	02/17/26	31518	\$	500.00
CANON FINANCIAL SERVICE	02/18/26	31519	\$	511.71
UTILITY ASSOCIATES INC.	02/18/26	31520	\$	750.00
UTILITY ASSOCIATES INC.	02/18/26	31521	\$	13,548.15
UTILITY ASSOCIATES INC.	02/18/26	31522	\$	13,526.90
QUILL COROPORATION	02/18/26	31523	\$	(431.99)
3SI SECURITY SYSTEMS INC	02/18/26	31524	\$	635.00
IDI	02/18/26	31525	\$	4.00
AT&T	02/18/26	31526	\$	3,231.57
AT&T	02/18/26	31527	\$	211.14
INDEPENDENT HEALTH SERVICES	02/18/26	31528	\$	1,421.63
VANISH DOCUMENT SHREDDING	02/18/26	31529	\$	180.00
TRINITY GROUP SERVICES, INC.	02/18/26	31530	\$	6,111.53
360 EQUINE	02/18/26	31531	\$	58.00
NAPA AUTO PARTS	02/18/26	31532	\$	723.81
NAPA AUTO PARTS	02/18/26	31533	\$	31.65
NAPA AUTO PARTS	02/18/26	31534	\$	182.75
NAPA AUTO PARTS	02/18/26	31535	\$	40.40
NAPA AUTO PARTS	02/18/26	31536	\$	611.80
NAPA AUTO PARTS	02/18/26	31537	\$	476.97
NAPA AUTO PARTS	02/18/26	31538	\$	129.29
NAPA AUTO PARTS	02/18/26	31539	\$	64.40
BILL'S TIRE COMPANY	02/18/26	31540	\$	81.95
BILL'S TIRE COMPANY	02/18/26	31541	\$	19.50
BILL'S TIRE COMPANY	02/18/26	31542	\$	43.50
BILL'S TIRE COMPANY	02/18/26	31543	\$	69.99
O'REILLY AUTO PARTS	02/18/26	31544	\$	85.99
O'REILLY AUTO PARTS	02/18/26	31545	\$	166.23
O'REILLY AUTO PARTS	02/18/26	31546	\$	79.98
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31547	\$	112.00
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31548	\$	112.00
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31549	\$	117.00
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31550	\$	72.00
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31551	\$	112.00
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31552	\$	96.50
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31553	\$	112.00
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/18/26	31554	\$	112.00
DYNAMIC MOTORS AUTO REPAIR LLC	02/18/26	31555	\$	872.98
DYNAMIC MOTORS AUTO REPAIR LLC	02/18/26	31556	\$	789.83
DYNAMIC MOTORS AUTO REPAIR LLC	02/18/26	31557	\$	133.05
DYNAMIC MOTORS AUTO REPAIR LLC	02/18/26	31558	\$	180.21
CHAMPION RANCHERS CONSTRUCTION	02/18/26	31559	\$	1,050.00
ORIENTAL TRADING	02/18/26	31560	\$	129.98
DIRECTV	02/18/26	31561	\$	273.98
WALLER COUNTY FEED	02/18/26	31562	\$	95.00
WALLER COUNTY FEED	02/18/26	31563	\$	156.16
J.A. REED & ASSOCIATES, LLC	02/18/26	31564	\$	500.00
QUILL CORPORATION	02/23/26	31565	\$	11.34

Treasurer's Record of Unpaid Claims	As of 2/28/2026			
	Vendors	Date Registered	Reg #	Amount Registered
QUILL CORPORATION	02/23/26	31566	\$	402.29
QUILL CORPORATION	02/23/26	31567	\$	96.90
QUILL CORPORATION	02/23/26	31568	\$	49.99
QUILL CORPORATION	02/23/26	31569	\$	64.79
QUILL CORPORATION	02/23/26	31570	\$	171.94
QUILL CORPORATION	02/23/26	31571	\$	13.68
SAN BERNARD ELECTRIC CO-OP	02/23/26	31572	\$	1,577.04
SAN BERNARD ELECTRIC CO-OP	02/23/26	31573	\$	576.23
SAN BERNARD ELECTRIC CO-OP	02/23/26	31574	\$	620.28
SAN BERNARD ELECTRIC CO-OP	02/23/26	31575	\$	246.24
SAN BERNARD ELECTRIC CO-OP	02/23/26	31576	\$	571.12
SAN BERNARD ELECTRIC CO-OP	02/23/26	31577	\$	409.46
SAN BERNARD ELECTRIC CO-OP	02/23/26	31578	\$	366.75
SAN BERNARD ELECTRIC CO-OP	02/23/26	31579	\$	14,889.08
SAN BERNARD ELECTRIC CO-OP	02/23/26	31580	\$	152.00
SAN BERNARD ELECTRIC CO-OP	02/23/26	31581	\$	1,149.89
HOMETOWN HARDWARE	02/23/26	31582	\$	60.73
HOMETOWN HARDWARE	02/23/26	31583	\$	34.58
HOMETOWN HARDWARE	02/23/26	31584	\$	84.99
XEROX CORPORATION	02/23/26	31585	\$	124.73
PITNEY BOWES INC	02/23/26	31586	\$	141.00
PITNEY BOWES INC	02/23/26	31587	\$	283.80
VERIZON	02/23/26	31588	\$	645.05
VERIZON	02/23/26	31589	\$	199.97
O'REILLY AUTO PARTS	02/23/26	31590	\$	19.99
O'REILLY AUTO PARTS	02/23/26	31591	\$	170.99
O'REILLY AUTO PARTS	02/23/26	31592	\$	114.70
O'REILLY AUTO PARTS	02/23/26	31593	\$	225.76
O'REILLY AUTO PARTS	02/23/26	31594	\$	(3.91)
O'REILLY AUTO PARTS	02/23/26	31595	\$	(14.48)
O'REILLY AUTO PARTS	02/23/26	31596	\$	238.74
O'REILLY AUTO PARTS	02/23/26	31597	\$	57.00
O'REILLY AUTO PARTS	02/23/26	31598	\$	24.99
O'REILLY AUTO PARTS	02/23/26	31599	\$	92.40
O'REILLY AUTO PARTS	02/23/26	31600	\$	19.70
GREAT SOUTHERN STABILIZED, LLC	02/23/26	31601	\$	2,253.70
GREAT SOUTHERN STABILIZED, LLC	02/23/26	31602	\$	681.79
GREAT SOUTHERN STABILIZED, LLC	02/23/26	31603	\$	647.06
MARCH, MATTHEW	02/23/26	31604	\$	38.43
KYLE OFFICE PRODUCTS	02/23/26	31605	\$	275.00
NEXT STEP COUNSELING AND EDUCATION CENTER	02/23/26	31606	\$	660.89
NEXT STEP COUNSELING AND EDUCATION CENTER	02/23/26	31607	\$	730.93
NEXT STEP COUNSELING AND EDUCATION CENTER	02/23/26	31608	\$	760.89
NEXT STEP COUNSELING AND EDUCATION CENTER	02/23/26	31609	\$	660.89
TEXAS PRIDE DISPOSAL	02/23/26	31610	\$	47.18
TEXAS STAR TRANSPORT, LLC	02/23/26	31611	\$	2,399.66
TEXAS STAR TRANSPORT, LLC	02/23/26	31612	\$	3,289.24
TEXAS STAR TRANSPORT, LLC	02/23/26	31613	\$	2,257.61
TEXAS STAR TRANSPORT, LLC	02/23/26	31614	\$	3,263.39
TEXAS STAR TRANSPORT, LLC	02/23/26	31615	\$	3,276.64
NAPA AUTO PARTS	02/23/26	31616	\$	313.25
NAPA AUTO PARTS	02/23/26	31617	\$	(10.90)
NAPA AUTO PARTS	02/23/26	31618	\$	(95.97)
NAPA AUTO PARTS	02/23/26	31619	\$	191.11
NAPA AUTO PARTS	02/23/26	31620	\$	58.45
NAPA AUTO PARTS	02/23/26	31621	\$	97.91
NAPA AUTO PARTS	02/23/26	31622	\$	519.60
NAPA AUTO PARTS	02/23/26	31623	\$	84.50
NAPA AUTO PARTS	02/23/26	31624	\$	65.97
NAPA AUTO PARTS	02/23/26	31625	\$	153.40
NAPA AUTO PARTS	02/23/26	31626	\$	334.50
WINSLOW, DEBBIE	02/23/26	31627	\$	57.00
AMERICAN PATRIOT INDUSTRIES	02/23/26	31628	\$	2,576.77
AMERICAN PATRIOT INDUSTRIES	02/23/26	31629	\$	2,106.00
AMERICAN PATRIOT INDUSTRIES	02/23/26	31630	\$	791.58
WARREN, Z'AUNDRIA	02/23/26	31631	\$	32.63
WARREN, Z'AUNDRIA	02/23/26	31632	\$	32.63
WARREN, Z'AUNDRIA	02/23/26	31633	\$	32.63
WARREN, Z'AUNDRIA	02/23/26	31634	\$	106.18
KARSTADT, WAYNE	02/23/26	31635	\$	445.00
BGE, INC	02/23/26	31636	\$	5,525.04
BGE, INC	02/23/26	31637	\$	14,734.46

Treasurer's Record of Unpaid Claims	As of 2/28/2026		
	Vendors	Date Registered	Reg #
CIVIL CORP	02/23/26	31638	\$ 37,963.73
KCI TECHNOLOGIES, INC	02/23/26	31639	\$ 44,396.59
HR GREEN	02/23/26	31640	\$ 40,296.50
LJA ENGINEERING	02/23/26	31641	\$ 213,030.26
TEDSI INFRASTRUCTURE GROUP	02/23/26	31642	\$ 19,698.33
TRILOGY ENGINEERING SERVICES LLC	02/23/26	31643	\$ 55,839.00
VOLKERT, INC	02/23/26	31644	\$ 74,609.43
HALFF	02/23/26	31645	\$ 6,512.69
SCHAUMBURG & POLK, INC	02/23/26	31646	\$ 84,429.27
FOURRIER FAMILY DENTISTRY	02/23/26	31647	\$ 411.00
VANISH DOCUMENT SHREDDING	02/23/26	31648	\$ 80.00
GRAINGER	02/23/26	31649	\$ 535.21
3M COMPANY	02/23/26	31650	\$ 360.60
ALSCO	02/23/26	31651	\$ 94.90
TEXAS PATCHER	02/23/26	31652	\$ 2,748.00
STUART HYDRAULICS	02/23/26	31653	\$ 677.00
DIAMONDA TRAFFIC PRODUCTS	02/23/26	31654	\$ 692.00
ENTERPRISE FM TRUST	02/23/26	31655	\$ 68,309.03
WE BRAND IT PROMOTIONS	02/23/26	31656	\$ 200.00
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31657	\$ 682.74
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31658	\$ 22.45
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31659	\$ 62.18
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31660	\$ 37.73
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31661	\$ 337.42
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31662	\$ 178.20
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31663	\$ (78.51)
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31664	\$ 181.51
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31665	\$ 213.28
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31666	\$ 166.28
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31667	\$ 1,192.55
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31668	\$ 46.29
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31669	\$ 77.07
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31670	\$ 102.08
ODP BUSINESS SOLUTIONS, LLC	02/24/26	31671	\$ 344.74
TRINITY GROUP SERVICES, INC.	02/24/26	31672	\$ 5,956.31
HOLLAN, DEBBIE	02/24/26	31673	\$ 636.67
WALLER COUNTY CHILD WELFARE CHARITY	02/24/26	31674	\$ 300.00
CASA FOR KIDS	02/24/26	31675	\$ 200.00
THE WALLER COUNTY EXPRESS	02/24/26	31676	\$ 308.00
THE WALLER COUNTY EXPRESS	02/24/26	31677	\$ 180.00
FEDEX	02/24/26	31678	\$ 12.29
AMG PRINTING & MAILING	02/24/26	31679	\$ 3,094.98
WILEY, ROBYN	02/24/26	31680	\$ 119.00
5M LEGACY PROPERTIES, LLC	02/24/26	31681	\$ 3,575.00
TEXAS ASSOCIATION OF COUNTIES ATTN EDUCATION	02/24/26	31682	\$ 75.00
TEXAS ASSOCIATION OF COUNTIES ATTN EDUCATION	02/24/26	31683	\$ 150.00
TEXAS ASSOCIATION OF COUNTIES ATTN EDUCATION	02/24/26	31684	\$ 75.00
PECHUKAS, ROBERT	02/24/26	31685	\$ 442.35
JONES, KENDRIC	02/24/26	31686	\$ 234.10
AMSLER, JOHN	02/24/26	31687	\$ 234.10
BECKENDORFF, JUSTIN	02/24/26	31688	\$ 160.00
DUHON, TREY	02/24/26	31689	\$ 160.00
SHARPE, DOMINIQUE	02/24/26	31690	\$ 238.97
SHARPE, DOMINIQUE	02/24/26	31691	\$ 24.35
BURKE, ALICIA	02/24/26	31692	\$ 175.41
VASQUEZ, ROBERT	02/24/26	31693	\$ 31.70
HARDY, CHARLESTON	02/24/26	31694	\$ 140.71
GRAVES, AZHANE	02/24/26	31695	\$ 40.58
DEPARTMENT OF INFORMATION RESOURCES	02/24/26	31696	\$ 461.10
VASQUEZ, ROBERT	02/24/26	31697	\$ 40.49
EMBASSY SUITES SAN MARCOS	02/24/26	31698	\$ 127.73
EMBASSY SUITES SAN MARCOS	02/24/26	31699	\$ 127.73
EMBASSY SUITES SAN MARCOS	02/24/26	31700	\$ 127.73
EMBASSY SUITES SAN MARCOS	02/24/26	31701	\$ 127.73
GREATER HOUSTON PSYCHOLOGICAL INSTITUTE	02/24/26	31702	\$ 2,700.00
O'BRIAN COUNSELING SERVICES, INC.	02/25/26	31703	\$ 700.00
TRACK GROUP	02/25/26	31704	\$ 209.25
TAYLOR, VIRGIL	02/25/26	31705	\$ 96.00
OFFICE BARN	02/25/26	31706	\$ 3,548.74
SOUTHERN TIRE MART	02/25/26	31707	\$ 134.77
SOUTHERN TIRE MART	02/25/26	31708	\$ 872.88
DYNAMIC MOTORS AUTO REPAIR LLC	02/25/26	31709	\$ 253.42

Treasurer's Record of Unpaid Claims	As of 2/28/2026			
	Vendors	Date Registered	Reg #	Amount Registered
DYNAMIC MOTORS AUTO REPAIR LLC	02/25/26	31710	\$	4,193.83
DYNAMIC MOTORS AUTO REPAIR LLC	02/25/26	31711	\$	890.85
WALLER COUNTY PAINT & BODY SHOP & STORAGE	02/25/26	31712	\$	3,212.49
APPLE FORD MERCURY	02/25/26	31713	\$	191.33
APPLE FORD MERCURY	02/25/26	31714	\$	1,105.56
LAROCHE	02/25/26	31715	\$	52.61
LAROCHE	02/25/26	31716	\$	69.61
DIRECT ENERGY BUSINESS	02/25/26	31717	\$	20.00
DIRECT ENERGY BUSINESS	02/25/26	31718	\$	125.83
DIRECT ENERGY BUSINESS	02/25/26	31719	\$	1,952.10
DIRECT ENERGY BUSINESS	02/25/26	31720	\$	661.10
DIRECT ENERGY BUSINESS	02/25/26	31721	\$	184.86
RICOH USA INC.	02/25/26	31722	\$	130.12
VERIZON	02/25/26	31723	\$	299.00
OHIO POWER TOOL	02/25/26	31724	\$	2,510.73
XPERNET SERVICES	02/25/26	31725	\$	756.16
XPERNET SERVICES	02/25/26	31726	\$	31,375.00
XPERNET SERVICES	02/25/26	31727	\$	4,600.00
XPERNET SERVICES	02/25/26	31728	\$	7,582.00
NETPROTEC LLC	02/25/26	31729	\$	600.00
SIMON, DANIELLE	02/25/26	31730	\$	148.22
INNOVATIVE COMMUNICATION SYSTEMS	02/25/26	31731	\$	87.50
INNOVATIVE COMMUNICATION SYSTEMS	02/25/26	31732	\$	87.50
ZAVALA, IRMA	02/25/26	31733	\$	1,095.00
WALLER COUNTY ECONOMIC DEV.	02/25/26	31734	\$	100,000.00
AGUILAR, ALFONSO	02/25/26	31735	\$	200.00
NAPA AUTO PARTS	02/25/26	31736	\$	10,995.46
HOMETOWN HARDWARE	02/25/26	31737	\$	15.18
US BANK	02/25/26	31738	\$	4,355.66
US BANK	02/25/26	31739	\$	72.42
GENTRY, SHERRY	02/25/26	31740	\$	61.60
WILEY, ROBYN	02/25/26	31741	\$	42.99
WALLER COUNTY TAX OFFICE	02/25/26	31742	\$	112.50
MICHAEL GUILLORY	02/25/26	31743	\$	40.00
WALLER COUNTY CSCD	02/25/26	31744	\$	100.00
AMERICAN PATRIOT INDUSTRIES	02/25/26	31745	\$	1,713.58
AMERICAN PATRIOT INDUSTRIES	02/25/26	31746	\$	2,556.36
HOMETOWN HARDWARE	02/25/26	31747	\$	35.17
HOMETOWN HARDWARE	02/25/26	31748	\$	47.58
FLOOD, JAMES	02/25/26	31749	\$	10.00
AMERICAN PATRIOT INDUSTRIES	02/25/26	31750	\$	1,981.24
AMERICAN PATRIOT INDUSTRIES	02/25/26	31751	\$	208.86
AMERICAN PATRIOT INDUSTRIES	02/25/26	31752	\$	1,895.24
AMERICAN PATRIOT INDUSTRIES	02/25/26	31753	\$	1,789.71
AGUILAR, ALFONSO	02/25/26	31754	\$	300.00
AGUILAR, ALFONSO	02/25/26	31755	\$	300.00
AGUILAR, ALFONSO	02/25/26	31756	\$	300.00
AGUILAR, ALFONSO	02/25/26	31757	\$	300.00
AGUILAR, ALFONSO	02/25/26	31758	\$	300.00
AGUILAR, ALFONSO	02/25/26	31759	\$	300.00
AGUILAR, ALFONSO	02/25/26	31760	\$	300.00
AGUILAR, ALFONSO	02/25/26	31761	\$	300.00
AGUILAR, ALFONSO	02/25/26	31762	\$	300.00
AGUILAR, ALFONSO	02/25/26	31763	\$	300.00
AGUILAR, ALFONSO	02/25/26	31764	\$	300.00
AGUILAR, ALFONSO	02/25/26	31765	\$	300.00
AGUILAR, ALFONSO	02/25/26	31766	\$	300.00
AGUILAR, ALFONSO	02/25/26	31767	\$	300.00
AGUILAR, ALFONSO	02/25/26	31768	\$	300.00
AGUILAR, ALFONSO	02/25/26	31769	\$	300.00
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31770	\$	86.88
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31771	\$	80.97
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31772	\$	31.88
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31773	\$	81.88
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31774	\$	252.80
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31775	\$	7.18
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31776	\$	87.58
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31777	\$	104.50
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31778	\$	30.98
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31779	\$	19.08
ODP BUSINESS SOLUTIONS, LLC	02/25/26	31780	\$	139.49
SAN BERNARD ELECTRIC CO-OP	02/25/26	31781	\$	683.71

Treasurer's Record of Unpaid Claims Vendors	As of 2/28/2026		
	Date Registered	Reg #	Amount Registered
CITY ELECTRIC SUPPLY	02/25/26	31782	\$ 120.10
QUILL COROPORATION	02/25/26	31783	\$ 58.89
QUILL COROPORATION	02/25/26	31784	\$ 28.79
QUILL COROPORATION	02/25/26	31785	\$ 16.65
WILLIAMS MITIGATION AND CONSULTING LLC	02/25/26	31786	\$ 822.50
INGRAM LIBRARY SERVICES	02/25/26	31787	\$ 34.05
LASER TECH	02/25/26	31788	\$ 4,485.00
KATY PRINTER	02/25/26	31789	\$ 363.20
TRINITY GROUP SERVICES, INC.	02/25/26	31790	\$ 5,922.24
STEINHAUSER'S	02/25/26	31791	\$ 290.00
STEINHAUSER'S	02/25/26	31792	\$ 46.75
WALLER COUNTY FEED	02/25/26	31793	\$ 156.16
GIGATRON SOFTWARE CORPORATION	02/25/26	31794	\$ 724.00
QUENTIN ONESIMUS LASKER	02/27/26	31795	\$ 2.00
AMERICAN WATER SYSTEMS	02/27/26	31796	\$ 11,215.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31797	\$ 115.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31798	\$ 350.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31799	\$ 125.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31800	\$ 285.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31801	\$ 425.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31802	\$ 425.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31803	\$ 430.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31804	\$ 75.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31805	\$ 140.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31806	\$ 180.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31807	\$ 125.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31808	\$ 190.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31809	\$ 225.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31810	\$ 150.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31811	\$ 150.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31812	\$ 140.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31813	\$ 175.00
ENTEC PEST MANAGEMENT, INC.	02/27/26	31814	\$ 135.00
WALLER COUNTY MUD34D	02/27/26	31815	\$ 3.96
WALLER COUNTY MUD34D	02/27/26	31816	\$ 5.96
WALKER ENGINEERING	02/27/26	31817	\$ 500.00
WELLS FARGO VENDROR FINANCIAL SERVICES, LLC	02/27/26	31818	\$ 176.43
CLAY'S MORTUARY & CREMATIONS	02/27/26	31819	\$ 500.00
WENDY M ELLIOTT, PHD, PLLC	02/27/26	31820	\$ 825.00
HOMETOWN HARDWARE	02/27/26	31821	\$ 80.55
HOMETOWN HARDWARE	02/27/26	31822	\$ 85.44
HOMETOWN HARDWARE	02/27/26	31823	\$ 97.17
HOMETOWN HARDWARE	02/27/26	31824	\$ 114.52
HOMETOWN HARDWARE	02/27/26	31825	\$ 13.49
AGUILAR, ALFONSO	02/27/26	31826	\$ 300.00
HOMETOWN HARDWARE	02/27/26	31827	\$ 476.63
QUILL CORPORATION	02/27/26	31828	\$ 288.90
QUILL CORPORATION	02/27/26	31829	\$ 1,711.77
QUILL CORPORATION	02/27/26	31830	\$ 250.16
QUILL CORPORATION	02/27/26	31831	\$ 109.11
QUILL CORPORATION	02/27/26	31832	\$ 12.26
QUILL CORPORATION	02/27/26	31833	\$ 272.17
QUILL CORPORATION	02/27/26	31834	\$ 62.65
QUILL CORPORATION	02/27/26	31835	\$ 95.38
QUILL CORPORATION	02/27/26	31836	\$ 2,259.75
QUILL CORPORATION	02/27/26	31837	\$ 13.62
QUILL CORPORATION	02/27/26	31838	\$ 27.79
MEWIS, TONYA	02/27/26	31839	\$ 50.00
PIEPER, NEAL	02/27/26	31840	\$ 50.00
TOTAL UNPAID			\$ 2,798,821.41



Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					

Vendor: [18425 - AMWINS GROUP BENEFITS](#) **Vendor Total: 22,100.00**

Apr 2026	Invoice	4/1/2026	4/1/2026	4/1/2026	4/1/2026	22,100.00	0.00	0.00	0.00	22,100.00
County Portion Apr 2026	APBNK - APBNK				No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
County Portion Apr 2026	N/A	0.00	0.00	22,100.00	0.00	0.00	0.00	22,100.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
125-685-520303	Health Insurance		22,100.00	100.00%

Vendor: [07548 - TAC HEBP](#) **Vendor Total: 21,955.81**

Apr 2026 County	Invoice	4/1/2026	4/1/2026	4/1/2026	4/1/2026	14,738.08	0.00	0.00	0.00	14,738.08
BCBS Co Portion Ret Prem Apr 2026	APBNK - APBNK				No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
BCBS Co Portion Ret Prem Apr 2026	N/A	0.00	0.00	14,738.08	0.00	0.00	0.00	14,738.08

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
125-685-520303	Health Insurance		14,738.08	100.00%

Apr 2026 Retiree	Invoice	4/1/2026	4/1/2026	4/1/2026	4/1/2026	7,217.73	0.00	0.00	0.00	7,217.73
BCBS Retiree Payment Apr 2026	APBNK - APBNK				No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
BCBS Retiree Payment Apr 2026	N/A	0.00	0.00	7,217.73	0.00	0.00	0.00	7,217.73

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
999-203-111200	Medical Insurance		7,217.73	100.00%

Item 6.

Payable Summary

Type	Count	Gross	Tax	Shipping	Discount	Total	Manual Payment	Balance
Invoice	3	44,055.81	0.00	0.00	0.00	44,055.81	0.00	44,055.81
	Grand Total:	44,055.81	0.00	0.00	0.00	44,055.81	0.00	44,055.81

Account Summary

<u>Account</u>	<u>Name</u>	<u>Amount</u>
125-685-520303	Health Insurance	36,838.08
	Total:	36,838.08

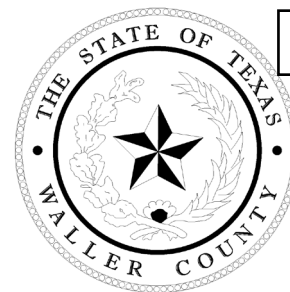
<u>Account</u>	<u>Name</u>	<u>Amount</u>
999-203-111200	Medical Insurance	7,217.73
	Total:	7,217.73

MONTHLY REPORT DUE TO COMMISSIONER'S COURT
DATE: FEBRUARY 2026

OFFICE	DATE RECEIVED
ANIMAL CONTROL	3/5/26
AUDITOR	3/4/26
CONSTABLE PCT#1	NOT RECEIVED
CONSTABLE PCT#2	NOT RECEIVED
CONSTABLE PCT#3	3/4/26
CONSTABLE PCT#4	3/4/26
COUNTY CLERK	3/3/26
DISTRICT CLERK	NOT RECEIVED
ENVIRONMENTAL	2/5/26,2/12/26,2/19/26,2/26/26
FIRE MARSHALL	3/2/26
JP#1	2/12/26,2/27/26,2/27/26
JP#2	2/9/26,2/17/26,2/24/26,3/3/26
JP#3	2/11/26,2/10/26,2/23/26
JP#4	2/11/26,2/27/26,3/5/26
LIBRARY - HEMPSTEAD	3/3/26
LIBRARY- BROOKSHIRE	3/3/26
RECYCLE CENTER	2/27/26,
ROAD AND BRIDGE	2/9/26,2/23/26,2/27/26,3/5/26
SHERIFF	NOT RECEIVED
TAX OFFICE	3/4/26

MONTHLY REPORT DUE TO COMMISSIONER'S COURT
DATE: JANUARY 2026

OFFICE	DATE RECEIVED
ANIMAL CONTROL	2/12/26
AUDITOR	2/9/26
CONSTABLE PCT#1	2/5/26
CONSTABLE PCT#2	2/3/26
CONSTABLE PCT#3	2/2/26
CONSTABLE PCT#4	2/3/26
COUNTY CLERK	2/4/26
DISTRICT CLERK	2/4/26
ENVIRONMENTAL	1/22/26,1/22/26,1/29/26,2/9/26
FIRE MARSHALL	2/3/26
JP#1	1/29/26,1/29/26,2/12/26
JP#2	1/13/26,1/27/26,2/2/26
JP#3	1/28/26,1/28/26
JP#4	1/12/26,1/28/26
LIBRARY - HEMPSTEAD	2/3/26
LIBRARY- BROOKSHIRE	2/3/26
RECYCLE CENTER	2/5/26
ROAD AND BRIDGE	1/8/26,1/15/26,1/22/26
SHERIFF	2/4/26
TAX OFFICE	2/9/26



WALLER COUNTY

J. Ross McCall, P.E.
County Engineer

MEMORANDUM

To: Honorable Commissioners' Court

Item: Final Plat Approval- Lakes of Cane Island Rec Center

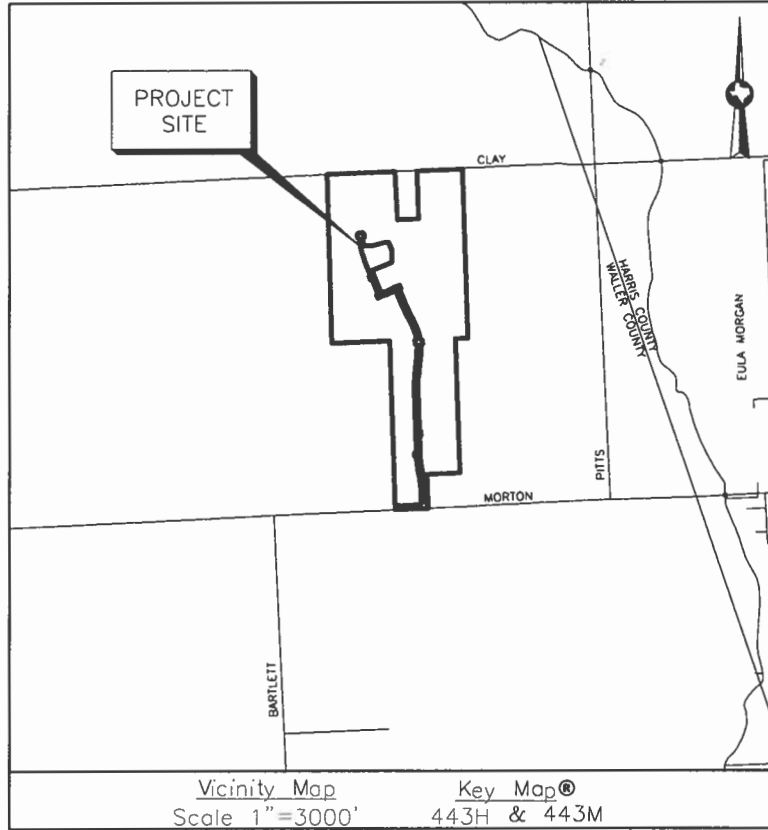
Date: March 18, 2026

Background

Final Plat of Lakes of Cane Island Rec Center which consists of 4.732 in Precinct 4.

Staff Recommendation

Approve Plat and accept Construction Bond



FINAL PLAT OF LAKES OF CANE ISLAND REC CENTER

BEING A SUBDIVISION OF 4.732 ACRES OF LAND
LOCATED IN THE H. & T. C. R.R. CO. SURVEY
SECTION NO. 127, ABSTRACT NO. 205
WALLER COUNTY, TEXAS.

OWNER

PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE 2800
HOUSTON, TEXAS 77027
800-247-3779

FEBRUARY, 2026

OWNER:

PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANE ISLAND
REC CENTER



ENGINEERING THE FUTURE
SINCE 1936

10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
plattng@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

SHEET 1 OF 17

We, PHHOU - Cane Island 178, LLC, a Texas limited liability company acting by and through Lee Jones, Senior Vice President of Land of PH Land Holdings, LLC, a Texas Limited Liability Company, Sole Member of PHHOU - Cane Island 178, LLC, a Texas Liability Company, owner (or owners) of the property subdivided in the above map of LAKES OF CANE ISLAND REC CENTER, make subdivision of the property, according to the lines, streets, lots, alleys, parks, building lines and easement as shown, and dedicate to the public, the streets, alleys, parks and easements shown, forever, and waive all claims for damages occasioned by the establishment of grades, as approved for the streets and drainage easements indicated, or occasioned by the alteration of the surface, or any portion of the streets or drainage easements to conform to the grades, and bind ourselves, our heirs, successors and assigns, to warrant and defend the title to the land so dedicated.

FURTHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The aerial easements shall extend horizontally an additional eleven feet, six inches (11' 6") for ten feet (10' 0") perimeter ground easements or seven feet, six inches (7' 6") for fourteen feet (14' 0") perimeter ground easements or five feet, six inches (5' 6") for sixteen feet (16' 0") perimeter ground easements, from a plane sixteen feet (16' 0") above the ground level upward, located adjacent to and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.) as indicated and depicted hereon, whereby the aerial easement totals twenty one feet, six inches (21' 6") in width.

FURTHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The aerial easements shall extend horizontally an additional ten feet (10' 0") for ten feet (10' 0") back-to-back ground easements, or eight feet (8' 0") for fourteen feet (14' 0") back-to-back ground easements or seven feet (7' 0") for sixteen feet (16' 0") back-to-back ground easements, from a plane sixteen feet (16' 0") above ground level upward, located adjacent to both sides and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.) as indicated and depicted hereon, whereby the aerial easement totals thirty feet (30' 0") in width.

FURTHER, all of the property subdivided in the above and foregoing plat shall be restricted in its use, which restrictions shall run with the title to the property and shall be enforceable at the option of Waller County, by Waller County, or any citizen thereof, by injunction as follows:

1. That drainage of septic tanks into roads, streets, alleys, or public ditches, streams, etc., either directly or indirectly is strictly prohibited.
2. All stock animals, horses, and fowl shall be fenced in and not allowed to run at large in the subdivision.
3. Drainage structures under private drives shall have a net drainage opening area of sufficient size to permit the free flow of water without backwater and shall be a minimum of one and one quarters (1-1/4) square feet (15" diameter pipe) reinforced concrete pipe, unless specified by the County Road Administrator, or County Engineer. Culverts and bridges must be used for all driveways and/or walks, although dipstyle driveways are encouraged where appropriate.
4. Property owners will obtain Development Permits/Permit Exemptions form the County Floodplain Administrator for all development.
5. The property subdivided herein is further restricted in its use as specified in the subdivision restrictions as filed separately for record at Page _____ Volume _____ of the Deed Records of Waller County, Texas. A copy of said restrictions will be furnished by the aforesaid PHHOU - Cane Island 178, LLC, a Texas Limited Liability Company, to the purchaser of each and every lot in the subdivision prior to culmination of each sale.
6. There are no underground pipelines within the confines of this subdivision except as shown on the above plat.
7. There shall be no sanitary sewer system or any water well constructed within 50 feet of any lot line that does not adjoin a public road.

WITNESS our hand in Waller County, Texas, this 18 day of Feb 2026.

OWNER
PHHOU-Cane Island 178, LLC,
a Texas limited liability company

By: PH Land Holdings, LLC,
a Texas limited liability company, Sole Member

By: 

Lee Jones
Senior Vice President of Land

FEBRUARY, 2026	OWNER: PHHOU - CANE ISLAND 178, LLC, A TEXAS LIMITED LIABILITY COMPANY 3200 SOUTHWEST FREEWAY, SUITE 2800 HOUSTON, TEXAS 77027 800-247-3779	LAKES OF CANE ISLAND REC CENTER	 EHRA <small>ENGINEERING THE FUTURE SINCE 1936</small>	10011 MEADOWGLEN LN HOUSTON, TEXAS 77042 713-784-4500 plattting@ehra.team WWW.EHRA.TEAM TBPE No. F-726 TBPELS No. 10092300
SHEET 2 OF 17				

STATE OF TEXAS

Item 9.

COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Lee Jones, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 18th day of February, 2026.

Melinda Trader



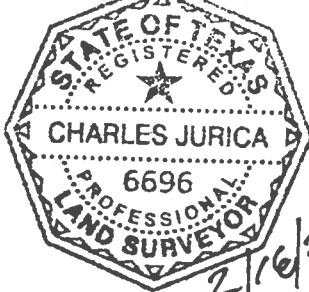
Notary Public in and for the State of Texas
My Commission expires: July 22, 2029

This is to certify that I, Charles Jurica, a Registered Professional Land Surveyor of the State of Texas, have plotted the above subdivision from an actual survey on the ground; and that all block corners, lot corners and permanent referenced monuments have been set, that permanent control points will be set at completion of construction and that this plat correctly represents that survey made by me.

No Portion of this subdivision lies within the boundaries of any municipality's corporate city limits, or area of extra territorial jurisdiction.

No Portion of this subdivision lies within the boundaries of the 1% annual chance (100 year) floodplain as delineated on Waller County Community Panel No. 48473C0375E, dated February 18, 2009.

No Portion of this subdivision lies within the boundaries of the 0.2% annual chance (500 year) floodplain as delineated on Waller County Community Panel No. 48473C0375E, dated February 18, 2009.



Charles Jurica

Charles Jurica, Registered Professional Land Surveyor
Texas Registration No. 6696

STATE OF TEXAS

COUNTY OF Harris

BEFORE ME, the undersigned authority, on this day personally appeared Charles Jurica, R.P.L.S., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 18th day of February, 2026.

Deirdre Ann Brink
Notary Public in and for the State of Texas
My Commission expires: 6/30/2027

I, J. Ross McCall, P.E., County Engineer of Waller County, Texas, certify that the plat of this subdivision complies with all existing rules and regulations of Waller County.

No construction or other development within this subdivision may begin until all Waller County permit requirements have been met.

_____ Date

_____ J. Ross McCall, P.E.,
County Engineer

FEBRUARY, 2026

OWNER:

PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANE ISLAND
REC CENTER



10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
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WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

SHEET 3 OF 17

BROOKSHIRE-KATY DRAINAGE DISTRICT PERMIT NO. 2025-58

APPROVED BY THE BOARD OF SUPERVISORS ON 10/13/2025
DATE

[Signature]
PRESIDENT

[Signature]
SECRETARY

[Signature]
DISTRICT ENGINEER

The above have signed these plans and /or plat based on the recommendation of the Districts's Engineer who has reviewed all sheets provided and found them to be in general compliance with the District's "Rules, Regulations, and Guidelines". This approval is only valid for three hundred sixty-five (365) calendar days. After that time re-approval is required. Please note, this does not necessarily mean that all the calculations provided in these plans and/or plats have been completely checked and verified. Plans submitted have been prepared, signed and sealed by a professional engineer licensed to practice engineering in the State of Texas and plat has been signed and sealed by a registered professional land surveyor licensed to practice in the State of Texas, which conveys the engineer's and/or surveyor's responsibility and accountability.

I, Debbie Hollan, Clerk of the County Court of Waller County, Texas, do hereby certify that the within instrument with the certificate of authentication was filed for registration in my office on the _____ day of _____, 2026, A.D. at ___ o'clock __M., in File No. _____ of the Official Public Records of Waller County for said county.

Witness my hand and seal of office, at Hempstead, the day and date last above written.

Debbie Hollan
Clerk of the County Court
Waller County, Texas

By: _____
Deputy

APPROVED by Commissioners Court of Waller County, Texas, this _____ day of _____, 2026 A.D.

Corbett "Trey" J. Duhon III
County Judge


John A. Amsler
Commissioner, Precinct 1

Walter E. Smith, P.E., R.P.L.S.
Commissioner, Precinct 2

Kendric D. Jones
Commissioner, Precinct 3

Justin Beckendorff
Commissioner, Precinct 4

NOTE: Acceptance of the above plat by the Commissioners Court does not signify Waller County acceptance of the dedicated roads for integration into the County Road System. The developer is required to comply with Sections 5 and 6 of the then current Waller County Subdivision and Development Regulations, in this regard.

FEBRUARY, 2026	OWNER: PHHOU - CANE ISLAND 178, LLC, A TEXAS LIMITED LIABILITY COMPANY 3200 SOUTHWEST FREEWAY, SUITE 2800 HOUSTON, TEXAS 77027 800-247-3779	LAKES OF CANE ISLAND REC CENTER	 <p>10011 MEADOWGLEN LN HOUSTON, TEXAS 77042 713-784-4500 platting@ehra.team WWW.EHRA.TEAM TBPE No. F-726 TBPELS No. 10092300</p>
SHEET 4 OF 17			

METES AND BOUNDS DESCRIPTION
LAKES OF CANE ISLAND
REC CENTER
BEING A 4.732 ACRE TRACT OF LAND
LOCATED IN THE H. & T. C. R.R. COMPANY SURVEY,
SECTION NO. 127, ABSTRACT NO. 205,
WALLER COUNTY, TEXAS

DESCRIPTION OF A 4.732 ACRE TRACT OF LAND LOCATED IN THE H. & T. C. R.R. COMPANY SURVEY, SECTION NO. 127, ABSTRACT NO. 205, WALLER COUNTY, TEXAS, BEING OUT OF THAT CERTAIN TRACT OF LAND CONVEYED TO PHHOU-CANE ISLAND 178, LLC AND BEING CALLED 178.71 ACRES BY DEED RECORDED UNDER FILE NUMBER (NO.) 2401492 OF THE WALLER COUNTY DEED RECORDS (W.C.D.R.), SAID 4.732 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS (BEARINGS BASED ON TEXAS STATE PLANE COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE 4204, AS DETERMINED BY GPS MEASUREMENTS):

COMMENCING at a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found in the apparent northerly line of the H. & T. C. R.R. Survey, A-205, and generally located in Clay Road marking the northerly common corner of said 178.71 acre tract and that certain tract of land called 42.76 acres tract described under File No. 2503462-W.C.D.R.;

THENCE, South 01°42'01" East, along the common line between the 178.71 acre tract and the called 42.76 acre tract, passing at a distance of 30.12 feet a 5/8-inch iron rod called for and found for reference, and continuing for a total distance of 934.53 feet to a point for corner from which a 1/2-inch capped iron pipe stamped "Kalkomey" called for and found in the northerly line of that certain tract of land called 52.777 acres tract described under Waller County Clerk's File No. 1407118 marking the southerly common corner of said 178.71 acre tract and the called 42.786 acre tract bears South 01°42'01" East for a distance of 1,705.18 feet;

THENCE, North 88°17'59" East, for a distance of 475.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set marking the northwesterly corner and the POINT OF BEGINNING of the herein described tract of land;

1) THENCE, North 88°17'59" East, for a distance of 50.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner in the arc of a non-tangent curve;

2) THENCE, in a southeasterly direction along the arc of a curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, an angle of 90°00'00", and a chord bearing South 46°42'01" East, for a distance of 35.36 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;

3) THENCE, North 88°17'59" East, for a distance of 0.70 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;

4) THENCE, South 01°42'01" East, for a distance of 50.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner in the arc of a non-tangent curve;

5) THENCE, in a southwesterly direction along the arc of a non-tangent curve to the left having a radius of 25.00 feet, an arc length of 40.23 feet, an angle of 92°12'19", and a chord bearing South 42°11'50" West for a distance of 36.03 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for compound curvature;

6) THENCE, in a southerly direction along the arc of a compound curve to the left having a radius of 975.00 feet, an arc length of 109.59 feet, an angle of 06°26'23", and a chord bearing South 07°07'31" East for a distance of 109.53 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for tangency;

7) THENCE, North 88°17'59" East, for a distance of 156.72 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;

8) THENCE, North 75°33'33" East, for a distance of 194.71 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;

9) THENCE, North 78°40'50" East, for a distance of 47.80 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found in the westerly line of the Lakes of Cane Island Detention Reserve "F" as per plat recorded under Waller County Clerk's File Number (W.C.C.F. No.) 2516048;

THENCE, along the westerly line of the Lakes of Cane Island Detention Reserve "F" the following ten (10) courses and distances:

10) THENCE, South 21°01'48" East, for a distance of 153.58 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for corner;

11) THENCE, South 01°48'19" West, for a distance of 179.90 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for corner;

12) THENCE, South 67°58'55" West, for a distance of 331.79 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for corner;

13) THENCE, South 22°01'05" East, for a distance of 356.03 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for curvature;

14) THENCE, in a southeasterly direction along the arc of a curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, an angle of 90°00'00", and a chord bearing South 67°01'05" East for a distance of 35.36 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for tangency;

15) THENCE, North 67°58'55" East, for a distance of 11.64 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for curvature;

16) THENCE, in a northeasterly direction along the arc of a curve to the left having a radius of 475.00 feet, an arc length of 19.09 feet, an angle of 02°18'12", and a chord bearing North 66°49'49" East for a distance of 19.09 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for tangency;

17) THENCE, North 65°40'43" East, for a distance of 104.31 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for curvature;

FEBRUARY, 2026

SHEET 5 OF 17

OWNER:
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3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANE ISLAND
REC CENTER



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plating@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

- 18) THENCE, in a northeasterly direction along the arc of a curve to the right having a radius of 525.00 feet, an arc length of 21.10 feet, an angle of 02°18'12", and a chord bearing North 66°49'49" East for a distance of 21.10 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for tangency;
- 19) THENCE, North 67°58'55" East, for a distance of 23.33 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for the northwesterly corner of the Lakes of Cane Island Drive as per plat recorded under Waller County Clerk's File Number (W.C.C.F. No.) 2513873;
- 20) THENCE, South 22°01'05" East, with the westerly line of the Lakes of Cane Island Drive for a distance of 50.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" found for corner;
- 21) THENCE, South 67°58'55" West, for a distance of 23.33 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for curvature;
- 22) THENCE, in a southwesterly direction along the arc of a curve to the left having a radius of 475.00 feet, an arc length of 19.09 feet, an angle of 02°18'12", and a chord bearing South 66°49'49" West for a distance of 19.09 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for tangency;
- 23) THENCE, South 65°40'43" West, for a distance of 104.31 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for curvature;
- 24) THENCE, in a southwesterly direction along the arc of a curve to the right having a radius of 525.00 feet, an arc length of 21.10 feet, an angle of 02°18'12", and a chord bearing South 66°49'49" West for a distance of 21.10 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for tangency;
- 25) THENCE, South 67°58'55" West, for a distance of 111.64 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;
- 26) THENCE, North 22°01'05" West, for a distance of 50.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner in the arc of a non-tangent curve;
- 27) THENCE, in a northeasterly direction along the arc of a non-tangent curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, an angle of 90°00'00", and a chord bearing North 22°58'55" East for a distance of 35.36 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for tangency;
- 28) THENCE, North 22°01'05" West, for a distance of 210.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for curvature;
- 29) THENCE, in a northwesterly direction along the arc of a curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, an angle of 90°00'00", and a chord bearing North 67°01'05" West for a distance of 35.36 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;
- 30) THENCE, North 22°01'05" West, for a distance of 50.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner in the arc of a non-tangent curve;
- 31) THENCE, in a northeasterly direction along the arc of a non-tangent curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, an angle of 90°00'00", and a chord bearing North 22°58'55" East for a distance of 35.36 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for tangency;
- 32) THENCE, North 22°01'05" West, for a distance of 255.86 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for curvature;
- 33) THENCE, in a northerly direction along the arc of a curve to the right having a radius of 1,025.00 feet, an arc length of 327.79 feet, an angle of 18°19'22", and a chord bearing North 12°51'24" West for a distance of 326.39 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for reverse curvature;
- 34) THENCE, in a northwesterly direction along the arc of a reverse curve to the left having a radius of 25.00 feet, an arc length of 38.40 feet, an angle of 88°00'19", and a chord bearing North 47°41'52" West, for a distance of 34.73 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;
- 35) THENCE, South 88°17'58" West, for a distance of 0.64 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner;
- 36) THENCE, North 01°42'00" West, for a distance of 50.00 feet to a 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500" set for corner in the arc of a non-tangent curve;
- 37) THENCE, in a northeasterly direction along the arc of a curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, an angle of 89°59'56", and a chord bearing North 43°18'01" East, for a distance of 35.35 feet to the POINT OF BEGINNING and containing 4.732 acres of land.

FEBRUARY, 2026	OWNER: PHHOU - CANE ISLAND 178, LLC, A TEXAS LIMITED LIABILITY COMPANY 3200 SOUTHWEST FREEWAY, SUITE 2800 HOUSTON, TEXAS 77027 800-247-3779	LAKES OF CANE ISLAND REC CENTER		10011 MEADOWGLEN LN HOUSTON, TEXAS 77042 713-784-4500 platting@ehra.team WWW.EHRA.TEAM TBPE No. F-726 TBPELS No. 10092300
SHEET 6 OF 17				

OWNER'S RESPONSIBILITIES:

- (1) No structure in this subdivision shall be occupied until connected to a public sewer system which has been approved and permitted by Waller County Environmental Department.
- (2) No structure in this subdivision shall be occupied until connected to an individual water supply or a state-approved community water system.
- (3) In a subdivision that is not served by fire hydrants as part of a centralized water system certified by the Texas Commission on Environmental Quality as meeting minimum standards for water utility service, the Commissioners Court may require a limited fire suppression system that requires a developer to construct:
 - (a) For a subdivision of fewer than 50 houses, 2,500 gallons of storage: or
 - (b) For a subdivision of 50 or more houses, 2,500 gallons of storage with a centralized water system or 5,000 gallons of storage.
- (4) Structures built on lots in the designated Floodplain shall be elevated to two (2) feet or more above the 500-year floodplain elevation, in the 100-year floodplain. Within the 500-year, these structures must be elevated to one (1) above the 500-year floodplain elevation. No development permits will be issued in a Flood Hazard Area below the base flood elevation (B.F.E.). Contact the County Engineer's Office for specific information.
- (5) The building of all streets, bridges or culverts is the responsibility of the owners in accordance with the plans prescribed by Commissioners Court. Commissioners Court assumes no obligation to build or maintain any of the streets shown on the plat or constructing any of the bridges or drainage improvements. Upon completion of all obligations by the Developer and written approval from the Commissioners Court, the County will assume full responsibility for maintenance of the streets. The County will assume no responsibility for the drainage ways or easements in the subdivision, other than those draining or protecting the streets.
- (6) The County assumes no responsibility for the accuracy of representations by other parties on the plat. Floodplain data, in particular, may change depending on subsequent development.
- (7) The owners of land covered by this plat must install at their own expense all traffic control devices and signage that may be required before the streets in the subdivision have finally been accepted for maintenance by the County.
- (8) The property subdivided herein is further restricted in its use as specified under the terms and conditions of restrictions filed separately. A copy of said restrictions will be furnished by aforesaid PHHOU-Cane Island 178, LLC, a Texas Limited Liability Company to the purchaser of each and every lot in the subdivision prior to culmination of each sale.
- (9) Include certification that the subdivider has complied with the requirements of Section 232.032 and that:
 - (A) the water quality and connections to the lots meet, or will meet, the minimum state standards;
 - (B) sewer connections to the lots or septic tanks meet, or will meet, the minimum requirements of state standards;
 - (C) electrical connections provided to the lot meet, or will meet, the minimum state standards; and
 - (D) gas connections, if available, provided to the lot meet, or will meet, the minimum state standards.

FEBRUARY, 2026

SHEET 7 OF 17

OWNER:
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LAKES OF
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NOTES:

- (1) B.L. indicates Building Line
 D.R.W.C.TX. indicates Deed Records of Waller County, Texas
 FND. indicates Found
 I.R. indicates Iron Rod
 P.O.B. indicates Point of Beginning
 P.O.C. indicates Point of Commencing
 PG. indicates Page
 P.U.E. indicates Public Utility Easement
 R.O.W. indicates Right-Of-Way
 SQ.FT. indicates Square Feet
 U.E. indicates Utility Easement
 VOL. indicates Volume
 W.C.C.F. NO. indicates Waller County Clerk's File Number
 W.C.D.R. indicates Waller County Deed Records
 (F) indicates a Found 5/8-inch capped iron rod stamped "E.H.R.A. 713-784-4500"
- (2) All bearings are Lambert grid bearings and all coordinates refer to the Texas State Plane Coordinate System, South Central Zone (#4204), as defined by article 21.071 of the Natural Resources Code of the State of Texas, 1983 Datum (2001 adjustment). Scale factor = 0.99989405345.
- (3) Bearings shown hereon refer to the Texas State Plane Coordinate System of 1983, South Central Zone, as determined by GPS measurements.
- (4) All lot corners, reserves and block corners are set 5/8" iron rods with cap stamped "E.H.R.A. 713-784-4500" unless otherwise noted.
- (5) Right-of-way easements for widening streets or improving drainage shall be maintained by the landowner until all street or drainage improvements are actually constructed on the property. The County has the right at any time to take possession of any street widening easement for construction, improvement or maintenance.
- (6) According to the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM) for Waller County, Texas, Map No. 48473C0375E, dated February 18, 2009, the subject property appears to be within Unshaded Zone "X" defined as areas outside the 0.2% annual chance floodplain. This flood statement does not imply that the property or structures thereon will be free from flooding or flood damage. On rare occasions floods can and will occur and flood heights may be increased by man-made or natural causes. This flood statement shall not create liability on the part of Edminster, Hinshaw, Russ and Associates, Inc.
- (7) The property subdivided in the foregoing plat lies in Waller County, Katy Independent School District and Brookshire-Katy Drainage District.
- (8) A subdivision variance has been approved to allow a minimum right-of-way width of a collector street from 80 feet to 60 feet by Waller County Commissioners Court on September 28, 2022.
- (9) A subdivision variance has been approved to allow a minimum lot width of 40 feet and a minimum lot area of 5,000 square feet by Waller County Commissioners Court on September 28, 2022.
- (10) A subdivision variance has been approved to allow cul-de-sacs to have a right-of-way radius of 60 feet and a pavement radius of 50 feet by Waller County Commissioners Court on September 28, 2022.
- (11) A subdivision variance has been approved to allow local streets to have a right-of way width of 50 feet by Waller County Commissioners Court on September 28, 2022.
- (12) A subdivision variance has been approved to allow a minimum centerline radius of a local street of 300 feet with a minimum tangent of 50 feet between reverse curves by Waller County Commissioners Court on September 28, 2022.
- (13) A subdivision variance has been approved to allow a minimum centerline radius of a collector street of 650 feet with a minimum tangent of 150 feet between reverse curves by Waller County Commissioners Court on August 16, 2023.
- (14) One-foot reserve dedicated to the public in fee as a buffer separation between the side or end of streets where such streets abut adjacent property, the condition of such dedication being that when the adjacent property is subdivided or re-subdivided in a recorded subdivision plat, the one-foot reserve shall thereupon become vested in the public for street right-of-way purposes and the fee title thereto shall revert to and re-vest in the dedicator, his heirs, assigns, or successors.
- (15) A subdivision variance has been approved to allow 25' Garage Building Lines and 20' Front Building lines along cul-de-sacs and knuckles by Waller County Commissioners Court on September 17, 2025.

FEBRUARY, 2026

SHEET 8 OF 17

OWNER:

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LAKES OF
 CANE ISLAND
 REC CENTER



ENGINEERING THE FUTURE
 SINCE 1938

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 TBPE No. F-726
 TBPELS No. 10092300

BENCHMARK:

BENCHMARK FOR THIS PROJECT IS FLOODPLAIN REFERENCE MARK NUMBER 190095 WHICH IS A BRASS DISK STAMPED 190095 ON BRIDGE AT MORTON ROAD AND UPPER BUFFALO BAYOU LOCATED ON DOWNSTREAM SIDE OF ROAD, ON SOUTHWEST CORNER OF BRIDGE IN KEYMAP 444P IN THE BARKER WATERSHED NEAR STREAM T100-00-00 ELEV. 150.69 FEET NAVD 1988, 2001 ADJUSTED.

TEMPORARY BENCHMARK:

TEMPORARY BENCHMARK FOR THIS PLAT IS A BRASS DISK STAMPED "LOCI 1" SET IN CONCRETE.

HAVING COORDINATES OF:

X: 2,967,021.02
Y: 13,859,781.28

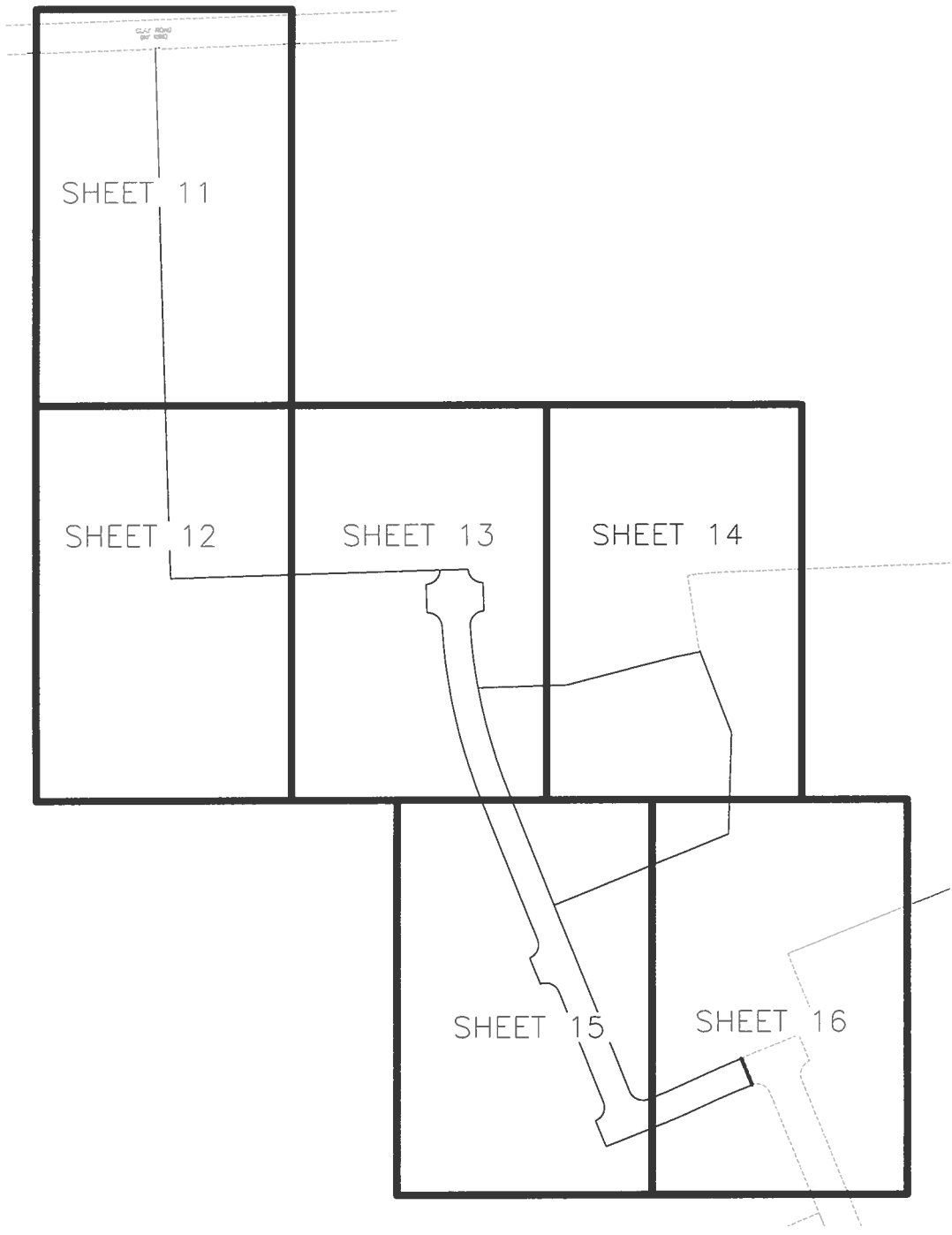
TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (#4204)

ELEV.= 156.70 FEET
NAVD 1988, 2001 ADJUSTED.

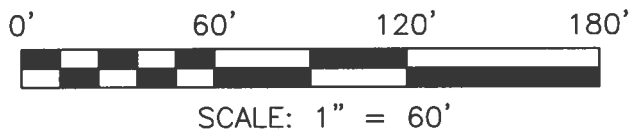
PARKLAND TABLE

PLAT	ACREAGE
LAKES OF CANE ISLAND WALLER COUNTY M.U.D. NO. 58 LIFT STATION NO. 1	0.00 AC.
LAKES OF CANE ISLAND WATER PLANT	0.00 AC.
LAKES OF CANE ISLAND DRIVE STREET DEDICATION	0.00 AC.
LAKES OF CANE ISLAND DETENTION RESERVE 'A'	3.27 AC.
LAKES OF CANE ISLAND DETENTION RESERVE 'B'	1.90 AC.
LAKES OF CANE ISLAND DETENTION RESERVES 'C' & 'D'	3.87 AC.
LAKES OF CANE ISLAND DETENTION RESERVE 'E'	2.03 AC.
LAKES OF CANE ISLAND DETENTION RESERVE 'F'	6.60 AC.
LAKES OF CANE ISLAND SECTION 1	0.42 AC.
LAKES OF CANE ISLAND SECTION 2	0.00 AC.
LAKES OF CANE ISLAND SECTION 3	0.68 AC.
LAKES OF CANE ISLAND SECTION 4	0.72 AC.
LAKES OF CANE ISLAND REC CENTER	3.14 AC.
LAKES OF CANE ISLAND SECTION 5	0.71 AC.
LAKES OF CANE ISLAND SECTION 6	0.05 AC.
LAKES OF CANE ISLAND SECTION 7	3.97 AC.
TOTAL	27.36 AC.
REQUIRED PARKLAND: 10.56 ACRES PER 54 LOTS @ 570 LOTS 1.) 50% MINIMUM (5.28 ACRES) SHALL BE POCKET/COMMUNITY PARK 2.) REMAINDER MAY BE PUBLICLY ACCESSIBLE OPEN SPACE (LANDSCAPE BUFFERS, OPEN SPACE, 50% OF AMENITIZED DETENTION AREAS)	

FEBRUARY, 2026	OWNER: PHHOU - CANE ISLAND 178, LLC, A TEXAS LIMITED LIABILITY COMPANY 3200 SOUTHWEST FREEWAY, SUITE 2800 HOUSTON, TEXAS 77027 800-247-3779	LAKES OF CANE ISLAND REC CENTER	<div style="text-align: center;">  </div> <p style="text-align: right; font-size: small;"> 10011 MEADOWGLEN LN HOUSTON, TEXAS 77042 713-784-4500 plattling@ehra.team WWW.EHRA.TEAM TBPE No. F-726 TBPELS No. 10092300 </p>
SHEET 9 OF 17			



RESERVE TABLE			
RESERVE	RESTRICTIONS	SQUARE FOOTAGE	ACREAGE
A	RECREATION, LANDSCAPE, OPEN SPACE, & UTILITY PURPOSES	136,844	3.142
TOTAL		136,844	3.142



FEBRUARY, 2026

SHEET 10 OF 17

OWNER:
 PHHOU – CANE ISLAND 178, LLC,
 A TEXAS LIMITED LIABILITY COMPANY
 3200 SOUTHWEST FREEWAY, SUITE
 2800 HOUSTON, TEXAS 77027
 800-247-3779

LAKES OF
 CANE ISLAND
 REC CENTER



10011 MEADOWGLEN LN
 HOUSTON, TEXAS 77042
 713-784-4500
 platting@ehra.team
 WWW.EHRA.TEAM
 TBPE No. F-726
 TBPELS No. 10092300

CLAY ROAD
(80' WIDE)

P.O.C. (F)

J. MCCUTCHEN
ABSTRACT NO. 333

30' Wide Road Easement
Vol. 106, Pg. 492 W.C.D.R.

SURVEY LINE

H. & T.C. R.R. COMPANY SURVEY,
SECTION NO. 127 ABSTRACT NO. 205

FND 5/8" IR
@30.12'

CALLED 42.76 AC.
2503462 - W.C.D.R.

Called 178.71 Acres
PHHOU-Cane Island 178, LLC
2401492 - W.C.D.R.



SCALE: 1" = 60'

FEBRUARY, 2026

SHEET 11 OF 17

OWNER:
PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANE ISLAND
REC CENTER



10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
plattin@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

S 01°42'01" E 934.53'

CALLED 42.76 AC.
2503462 - W.C.D.R.

CALLED 178.71 ACRES
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.

N 88°17'59" E 475.00'

CALLED 178.71 ACRES
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.



SCALE: 1" = 60'

FEBRUARY, 2026

SHEET 12 OF 17

OWNER:
PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

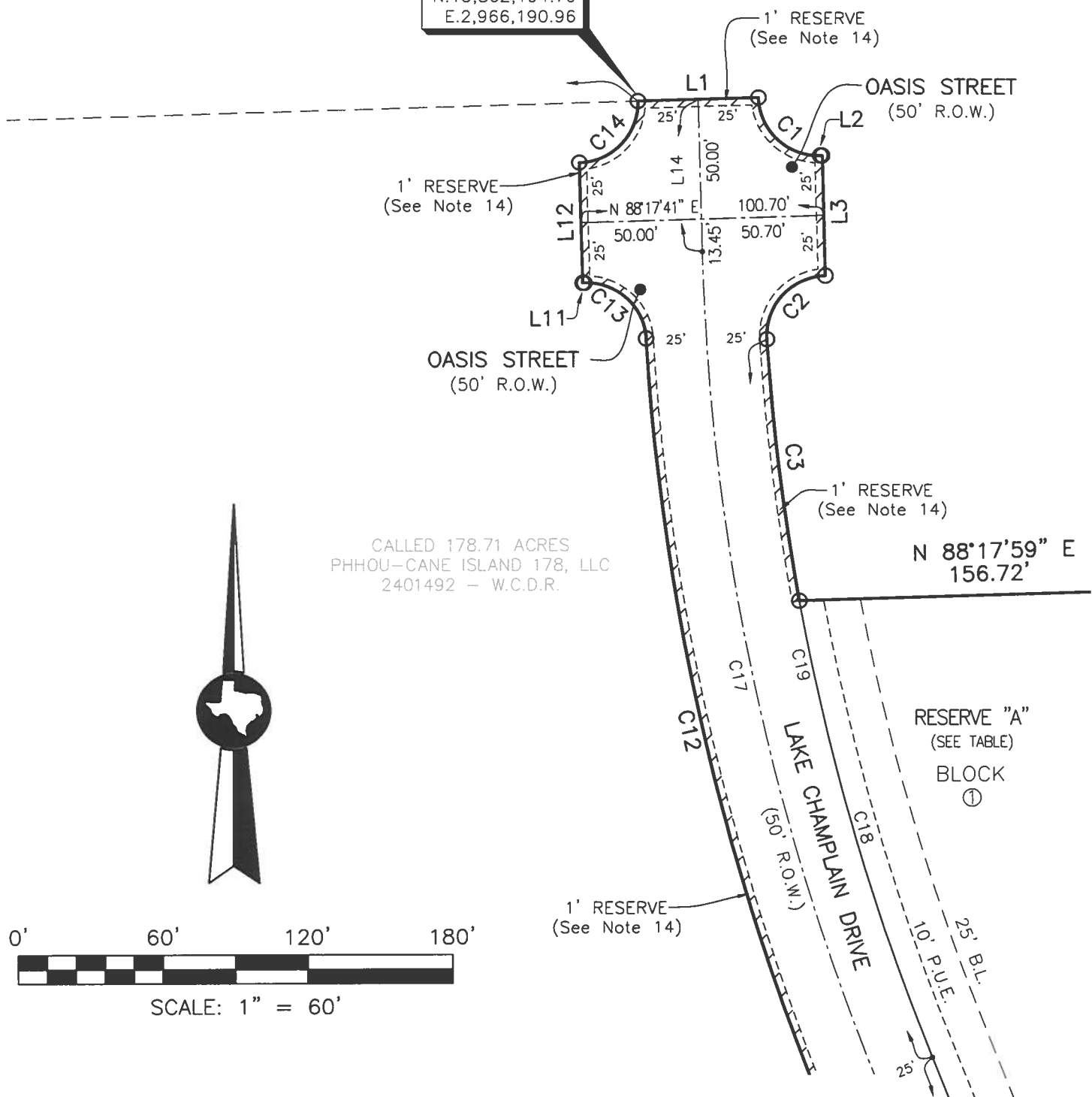
LAKES OF
CANE ISLAND
REC CENTER



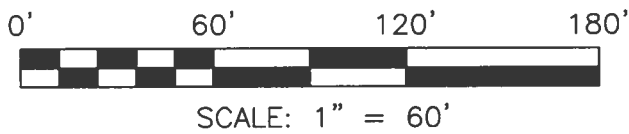
10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
plattimg@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

CALLED 178.71 ACRES
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.

P.O.B.
N:13,862,194.79
E:2,966,190.96



CALLED 178.71 ACRES
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.



FEBRUARY, 2026

SHEET 13 OF 17

OWNER:
PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANE ISLAND
REC CENTER

EHRA
ENGINEERING THE FUTURE
SINCE 1936

10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
plattling@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

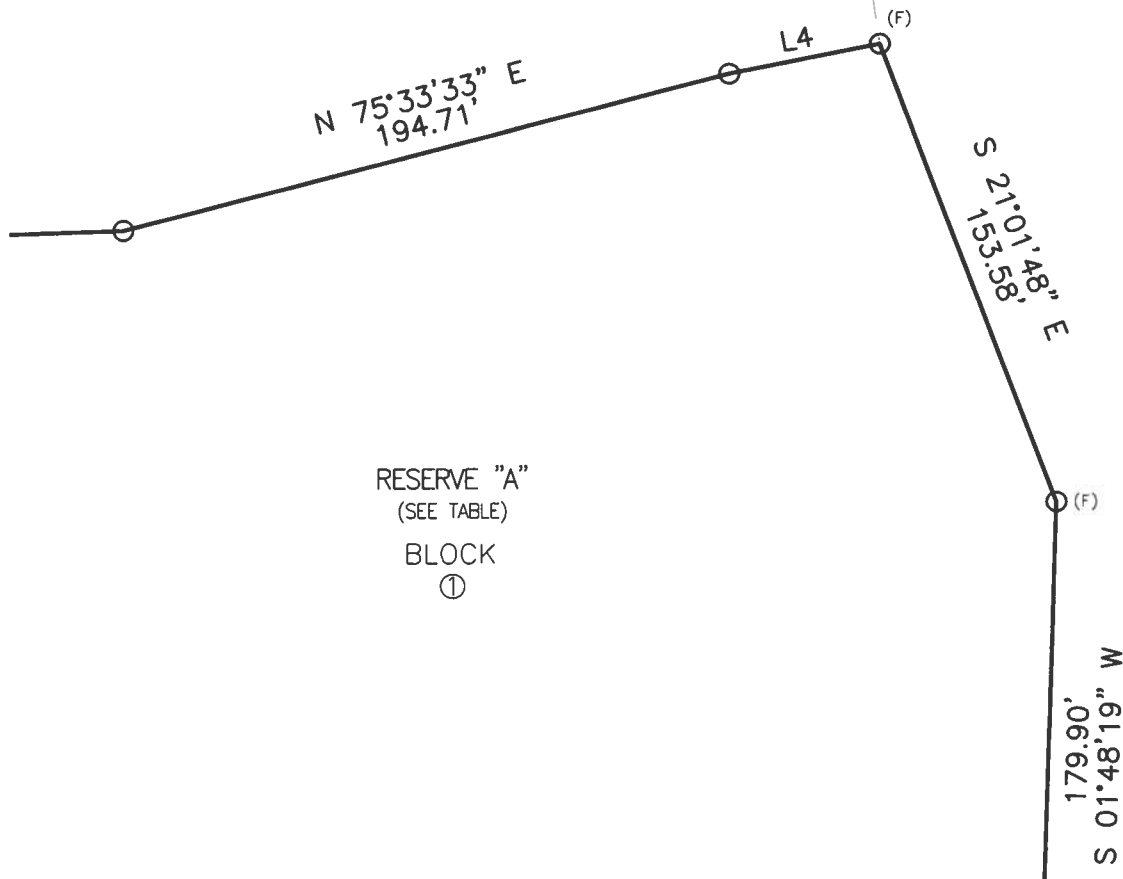


SCALE: 1" = 60'

CALLED 178.71 ACRES
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.

①
RESERVE "F"

LAKES OF CANE ISLAND
DETENTION RESERVE "F"
W.C.C.F. NO. 2516048



RESERVE "A"
(SEE TABLE)
BLOCK
①

FEBRUARY, 2026

OWNER:

PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANE ISLAND
REC CENTER



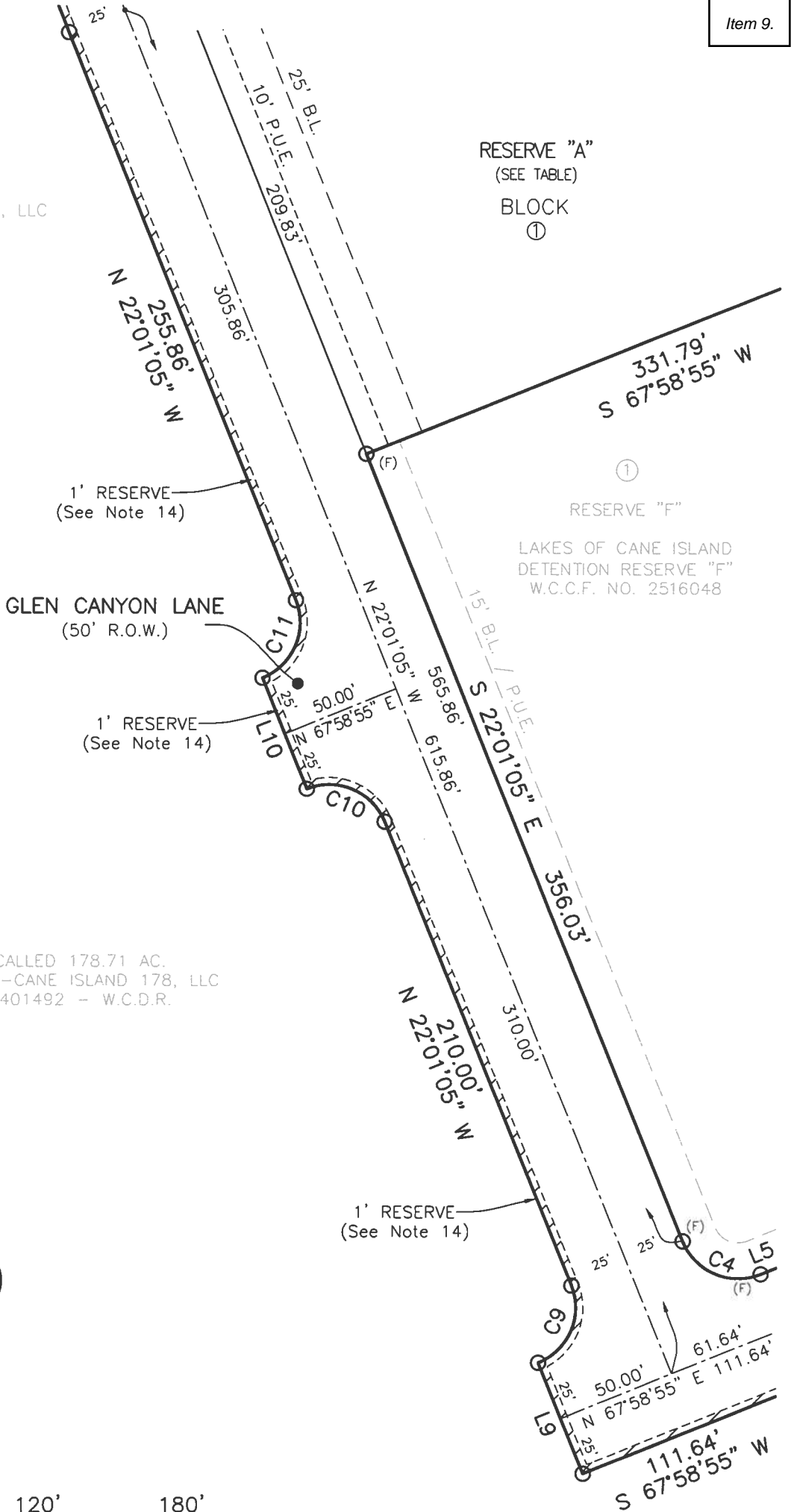
ENGINEERING THE FUTURE
SINCE 1936

10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
plattng@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

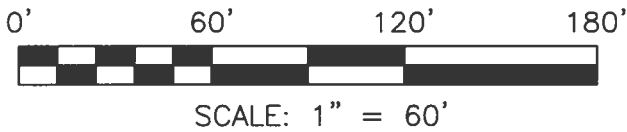
SHEET 14 OF 17

CALLED 178.71 AC.
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.

RESERVE "A"
(SEE TABLE)
BLOCK
①



CALLED 178.71 AC.
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.



FEBRUARY, 2026

OWNER:

PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANES ISLAND
REC CENTER

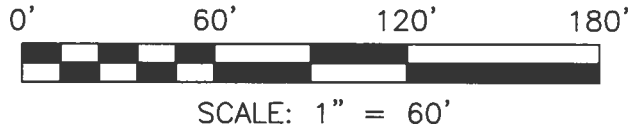


ENGINEERING THE FUTURE
SINCE 1936

10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
plattling@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

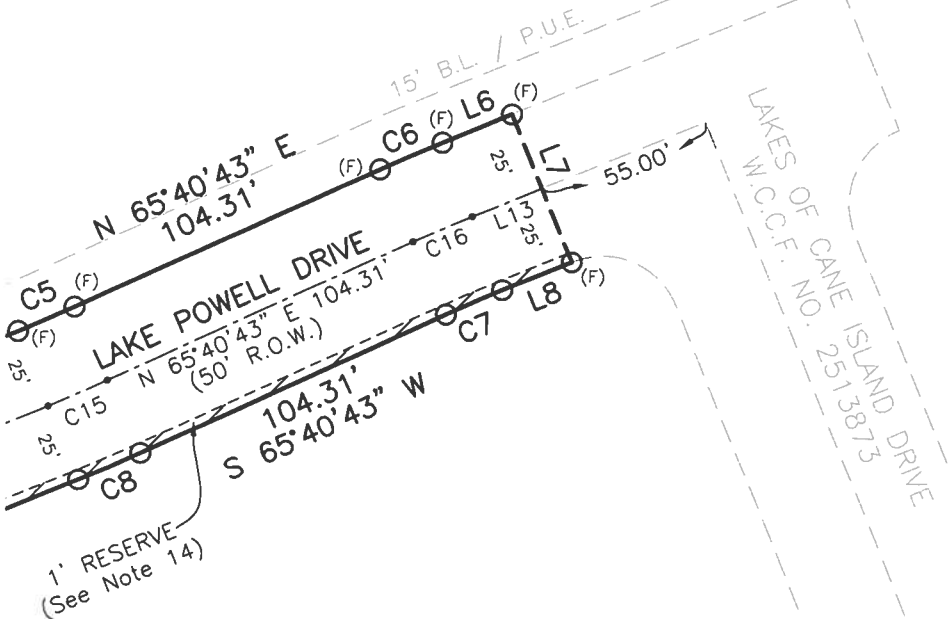
SHEET 15 OF 17

RESERVE "A"
(SEE TABLE)
BLOCK
①



①
RESERVE "F"

LAKES OF CANE ISLAND
DETENTION RESERVE "F"
W.C.C.F. NO. 2516048



CALLED 178.71 AC.
PHHOU-CANE ISLAND 178, LLC
2401492 - W.C.D.R.

FEBRUARY, 2026

OWNER:

PHHOU - CANE ISLAND 178, LLC,
A TEXAS LIMITED LIABILITY COMPANY
3200 SOUTHWEST FREEWAY, SUITE
2800 HOUSTON, TEXAS 77027
800-247-3779

LAKES OF
CANE ISLAND
REC CENTER

SHEET 16 OF 17



ENGINEERING THE FUTURE
SINCE 1936

10011 MEADOWGLEN LN
HOUSTON, TEXAS 77042
713-784-4500
plattng@ehra.team
WWW.EHRA.TEAM
TBPE No. F-726
TBPELS No. 10092300

CURVE TABLE					
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	25.00'	90°00'00"	39.97'	S 46°42'01" E	35.36'
C2	25.00'	92°12'19"	40.23'	S 42°11'50" W	36.03'
C3	975.00'	6°26'23"	109.59'	S 07°07'31" E	109.53'
C4	25.00'	90°00'00"	39.27'	S 67°01'05" E	35.36'
C5	475.00'	2°18'12"	19.09'	N 66°49'49" E	19.09'
C6	525.00'	2°18'12"	21.10'	N 66°49'49" E	21.10'
C7	475.00'	2°18'12"	19.09'	S 66°49'49" W	19.09'
C8	525.00'	2°18'12"	21.10'	S 66°49'49" W	21.10'
C9	25.00'	90°00'00"	39.27'	N 22°58'55" E	35.36'
C10	25.00'	90°00'00"	39.27'	N 67°01'05" W	35.36'
C11	25.00'	90°00'00"	39.27'	N 22°58'55" E	35.36'
C12	1025.00'	18°19'22"	327.79'	N 12°51'24" W	326.39'
C13	25.00'	88°00'19"	38.40'	N 47°41'52" W	34.73'
C14	25.00'	99°59'56"	39.27'	N 43°18'01" E	35.35'
C15	500.00'	2°18'12"	20.10'	N 66°49'49" E	20.10'
C16	500.00'	2°18'12"	20.10'	N 66°49'49" E	20.10'
C17	1000.00'	20°19'04"	354.61'	N 11°51'33" W	352.76'
C18	975.00'	11°40'22"	198.64'	N 16°10'54" W	198.29'
C19	975.00'	18°06'45"	308.23'	S 12°57'42" E	306.94'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 88°17'59" E	50.00'
L2	N 88°17'59" E	0.70'
L3	S 01°42'01" E	50.00'
L4	N 78°40'50" E	47.80'
L5	N 67°58'55" E	11.64'
L6	N 67°58'55" E	23.33'
L7	S 22°01'05" E	50.00'
L8	S 67°58'55" W	23.33'
L9	N 22°01'05" W	50.00'
L10	N 22°01'05" W	50.00'
L11	S 88°17'58" W	0.64'
L12	N 01°42'00" W	50.00'
L13	N 67°58'55" E	23.33'
L14	N 01°42'01" W	63.45'

FEBRUARY, 2026

SHEET 17 OF 17

OWNER:

PHHOU – CANE ISLAND 178, LLC,
 A TEXAS LIMITED LIABILITY COMPANY
 3200 SOUTHWEST FREEWAY, SUITE
 2800 HOUSTON, TEXAS 77027
 800-247-3779

LAKES OF
 CANE ISLAND
 REC CENTER



ENGINEERING THE FUTURE
 SINCE 1936

10011 MEADOWGLEN LN
 HOUSTON, TEXAS 77042
 713-784-4500
 platting@ehra.team
 WWW.EHRA.TEAM
 TBPE No. F-726
 TBPELS No. 10092300

NOTICE OF PUBLIC HEARING

WALLER COUNTY COURTHOUSE

836 Austin Street, Hempstead, Texas 77445

COMMISSIONERS' COURTROOM, 4TH FLOOR

April 1st, 2026 at 9:00am

The Waller County Commissioners' Court will conduct a Public Hearing relating to Renaming – the proposed Robin Hood Ln, in Maple Woods - Section 2 Waller County, Texas.

All interested persons are encouraged to attend and participate in the Public Hearing.



Waller County 9-1-1 Addressing

John Murrell
Addressing Coordinator

911addressing@wallercounty.us

Date: February 27, 2026

Request Rec'd 2/27/2026

R # 44895

Project Name Approved: SANDHILL RESERVE

The approved name shall appear on all documents. "If changes to the primary name are needed, then a request will be submitted to 9-1-1 Addressing and approved through Commissioners Court." 911 Addressing Regulations 2.2 approved on 4/2/2025.

Coordinator Notes Request to change from Margerstadt Rd N Tract

Coordinator Signature *J Murrell*



Waller County 9-1-1 Addressing

John Murrell

Addressing Coordinator

911addressing@wallercounty.us

Date: February 27, 2026

Request Rec'd 2/27/2026

R # 44903

Project Name Approved: FALCON MANOR

The approved name shall appear on all documents. "If changes to the primary name are needed, then a request will be submitted to 9-1-1 Addressing and approved through Commissioners Court." 911 Addressing Regulations 2.2 approved on 4/2/2025.

Coordinator Notes Request to change from Hegar Road Tract

Coordinator Signature *J Murrell*



WALLER COUNTY RIGHT-OF-WAY PERMIT

Approval Date: 2026-03-04

Permit # 2026-642

Issued To: CenterPoint Energy , Aldemar Renteria

Road Name: West Miller Rd

Utility Type: Propose install 170' of 2" Pla Svc IP gas line (see drawing for reference).

The location of your proposed improvements within the County Right-Of-Way as shown by the accompanying notice is approved. Contractor shall notify Waller County Road and Bridge at (979) 826-7670, a minimum of 48 hours prior to construction.

Your attention is directed to Art. 1436A (for power lines) and Art. 1416 (communication lines) Vernon's Annotated Texas Civil Statutes with particular attention to the following provisions:

1. The Commissioners Court may designate the place along the right-of-way where such lines shall be constructed.
2. Placement of buried lines shall be a minimum of 36-inches below the flow line of the existing ditch. For installations parallel to the right-of-way, the utility shall be located within three (3) feet of the edge of the right-of-way, unless otherwise approved by the County Engineer.
3. All placement of lines beneath roadways and asphalt or concrete paved driveways shall be jacked and bored. No open cut will be allowed within five feet of the edge of roadways or such driveways. Open cuts on unpaved driveways shall be performed only with a trenching machine and shall not be excavated. In such cases the trench shall be backfilled and compacted. The driveway surface shall be restored to its original or better condition.
4. All buried water lines shall be marked thoroughly with detectable tracer wire. All other lines shall be marked thoroughly with detectable underground warning tape. Public to be safe-guarded by use of construction signs and barricades. Identification markers shall be placed along right-of-way lines, that is readily identifiable, indicating name of Company, type of line and emergency contact number.
5. Restore roads to their original condition. Trench is to be back-tracked, dragged, graded and filled as necessary to minimize erosion and sedimentation resulting from the proposed installation. Ditches are to be left clear for drainage.
6. The Commissioners Court may require the owner to relocate this line, for valid reasons under the law by giving thirty (30) days written notice.

Ross McCall
County Engineer



WALLER COUNTY RIGHT-OF-WAY PERMIT

Approval Date: 2026-02-19

Permit # 2026-488

Issued To: Ezee Fiber Texas, LLC, Joshua Bowen

Road Name: Pontiac Dr, Apache Ln, Creek Rd, Blackhawk Ln, and
Sturm Rd

Utility Type: Fiber optic conduit with cable and handhole accessories

The location of your proposed improvements within the County Right-Of-Way as shown by the accompanying notice is approved. Contractor shall notify Waller County Road and Bridge at (979) 826-7670, a minimum of 48 hours prior to construction.

Your attention is directed to Art. 1436A (for power lines) and Art. 1416 (communication lines) Vernon's Annotated Texas Civil Statutes with particular attention to the following provisions:

1. The Commissioners Court may designate the place along the right-of-way where such lines shall be constructed.
2. Placement of buried lines shall be a minimum of 36-inches below the flow line of the existing ditch. For installations parallel to the right-of-way, the utility shall be located within three (3) feet of the edge of the right-of-way, unless otherwise approved by the County Engineer.
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5. Restore roads to their original condition. Trench is to be back-tracked, dragged, graded and filled as necessary to minimize erosion and sedimentation resulting from the proposed installation. Ditches are to be left clear for drainage.
6. The Commissioners Court may require the owner to relocate this line, for valid reasons under the law by giving thirty (30) days written notice.

Ross McCall
County Engineer



WALLER COUNTY RIGHT-OF-WAY PERMIT

Approval Date: 2026-02-24

Permit # 2026-540

Issued To: San Bernard Electric Cooperative, San Bernard Electric Cooperative

Road Name: Macedonia Rd

Utility Type: Two poles in ROW for existing powerline.

The location of your proposed improvements within the County Right-Of-Way as shown by the accompanying notice is approved. Contractor shall notify Waller County Road and Bridge at (979) 826-7670, a minimum of 48 hours prior to construction.

Your attention is directed to Art. 1436A (for power lines) and Art. 1416 (communication lines) Vernon's Annotated Texas Civil Statutes with particular attention to the following provisions:

1. The Commissioners Court may designate the place along the right-of-way where such lines shall be constructed.
2. Placement of buried lines shall be a minimum of 36-inches below the flow line of the existing ditch. For installations parallel to the right-of-way, the utility shall be located within three (3) feet of the edge of the right-of-way, unless otherwise approved by the County Engineer.
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5. Restore roads to their original condition. Trench is to be back-tracked, dragged, graded and filled as necessary to minimize erosion and sedimentation resulting from the proposed installation. Ditches are to be left clear for drainage.
6. The Commissioners Court may require the owner to relocate this line, for valid reasons under the law by giving thirty (30) days written notice.

Ross McCall
County Engineer

STATE OF TEXAS
COUNTY OF WALLER

**AGREEMENT BY AND BETWEEN THE COUNTY OF WALLER, TEXAS
AND BS CORRECTIONAL MEDICINE SERVICES, PLLC FOR COUNTY
JAIL MEDICAL SERVICES**

This Agreement for inmate health care services (“Agreement”) is entered into on the date of the last signature affixed hereto (“Effective Date”) by and between Waller County, Texas (“County”), a political subdivision of the State of Texas, and BS Correctional Medicine Services, PLLC (“Contractor”), a Texas professional limited liability company with its principal place of business at 235 W. Palm St. Suite 105, Bellville, Texas 77418, (referred to individually as “Party” and collectively as “Parties”).

WHEREAS, the County is required by law to obtain and provide reasonably necessary health care for inmates at the Waller County Jail located at 300 Sheriff R. Glenn Smith Dr., Hempstead, Texas 77445 (the “Jail”);

WHEREAS, the County desires to provide health care to inmates confined in the Jail in accordance with applicable law;

WHEREAS, the Contractor is in the business of providing correctional health care services and desires to provide such services for the County under the terms and conditions hereof;

WHEREAS, County desires that Contractor provide medical health care services to patients in the custody of the Jail in accordance with applicable law and Contractor will provide the services as specified below and for the price provided herein, which County and Contractor determined to be a fair and reasonable price;

WHEREAS, the provision of correctional health care services is within the scope of the practice of medicine, and is therefore subject to Texas Government Code Chapter 2254, the Professional Services Procurement Act, and Contractor has demonstrated competence and qualifications to perform the professional services required hereunder;

WHEREAS, the County and Contractor have the intent to comply with all applicable laws relative to performance of this Agreement;

WHEREAS, the County and Contractor desire to enter into this Agreement to clarify and make explicit the rights, duties, and responsibilities between the Parties; and

NOW, THEREFORE, in consideration of the mutual covenants and agreements contained herein, the Parties mutually agree as follows:

SECTION 1. AGREEMENT

- 1.1 **Scope of Services**: The Contractor shall provide medical services for the inmates of the Jail by physicians and other medical professionals licensed, registered, or otherwise appropriately credentialed to practice medicine in the State of Texas. All services provided by Contractor shall be performed according to the regularly accepted standards of medical care in the State of Texas.

- 1.2 Contract Documents: The following documents constitute the “Contract Documents”:
- a. This Agreement;
 - b. The Fee Schedule, attached hereto as Exhibit A.
 - c. The Waller County Jail Formulary, attached hereto as Exhibit B.

All of the documents referred to in this Section 1.2 are incorporated by reference and made a part of this Agreement for all purposes as though each were written word for word in this Agreement.

SECTION 2. DESIGNATED REPRESENTATIVES

- 2.1 County’s Designated Representatives: The County designates the County Sheriff as the Designated Representative with regard to the goods and services to be provided under this Agreement.
- 2.2 Contractor’s Designated Representatives: Contractor designates Don Bosse as its Designated Representative with regard to the goods and services to be provided under this Agreement.
- 2.3 Changes to Designated Representatives: Either Party may change its Designated Representative(s) by providing written notice to the other Party.

SECTION 3. CONTRACTOR’S OBLIGATIONS

- 3.1 Licensing: All services provided hereunder shall be performed by a physician or nurse appropriately licensed, registered, or certified in Texas.
- 3.2 Texas Commission on Jail Standards: Contractor shall provide medical services at the Jail in accordance with any applicable rules adopted by the Texas Commission on Jail Standards.
- 3.3 Telemedicine Services: Contractor shall provide telemedicine for ER services on a 24 hours per day, 7 days per week bases for all inmates of the Jail.
- 3.4 Nursing Services: Contractor shall provide a licensed nurse to the Jail an average of twenty (20) hours per week for medication fills and general medical concern reviews. Review will be performed at ninety (90) days to determine efficiency of this service.
- 3.5 Physicians: Physicians shall be on-site at least one every two (2) weeks. Telemedicine visits may be provided, but may not take the place of the mandatory on-site visits.
- 3.6 Telephone Availability: Dr. Don Bosse, MD or Dr. Iqbal Singh, MD shall be available by telephone during regular business hours.
- 3.7 Testing: Physicians shall provide orders for blood work and x-rays at the Jail as appropriate, utilizing Waller County’s contracted services. Services not available at the Jail will be provided on an outpatient basis as approved by the treating physician.
- 3.8 Medicine: Physicians shall provide medication authorization to the Jail based on the medication formulary attached hereto as Exhibit B, which may be updated on an annual basis. Any updates must be approved by the County in writing. Medication will be filled through the Jail pharmacy providers, and paid for by the County.

- 3.9 Referrals: Physicians will provide suggested guidelines for referral of inmates for needed medical services.
- 3.10 Protocols and Care Paths: Physicians shall provide the Jail with clinical protocols and care paths for needed medical services.
- 3.11 Criminal History Background Investigation: Contractor agrees that the personnel that will perform work under this Agreement shall be subject to a criminal history background investigation by the Waller County Sheriff's Office. Contractor will provide any information requested by the Sheriff to perform the investigation. Contractor further agrees that its personnel will comply with any and all security measures and identification required by the Sheriff. Contractor shall cooperate with the Jail to ensure that all medical service providers are appropriately credentialed by the Jail.
- 3.12 Personnel Clearance: Contractor's personnel shall not access Sheriff secure areas or information without first obtaining clearance for those personnel from the Sheriff or his Designated Representative(s).
- 3.13 Compliance with Security Measures: Contractor agrees that its employees and personnel will comply with security measures put in place by the Sheriff or his Designated Representative(s) prior to performing any services under this Agreement, and shall not access any secure area or information prior to receiving approval from the Sheriff or his Designated Representative(s).
- 3.14 Medical Records: The Contractor shall cause, require, and maintain a complete and accurate medical record for each inmate who has received medical services from the Contractor. All inmate medical records shall be kept separate from the detention record and each medical record will be maintained in accordance with applicable laws, the Texas Commission on Jail Standards, and the County's policies and procedures. The medical records belong to the County, and shall be kept separate from the inmate's confinement record. A complete, legible copy of the applicable medical record shall be available to the County, at all times, to the County. Medical records shall be kept confidential, subject to applicable law (including HIPAA and Texas Government Code Chapter 552, the "Public Information Act"). Upon expiration or termination of this Agreement, all medical records shall be delivered to and remain with the County.
- 3.15 HIPAA Compliance: The Contractor shall comply with all Health Insurance Portability and Accountability Act of 1996 (HIPAA) requirements, and the requirements of the Public Information Act relating to Contractor's responsibilities under this Agreement. Upon request, Contractor shall provide the County with information regarding its security and privacy practices. Contractor shall immediately notify the County if it makes any unauthorized disclosure, and the remedial actions taken regarding the disclosure. This section shall survive the expiration or termination of the Agreement.
- 3.16 Non-Discrimination: During the performance of this Agreement, Contractor, its employees, agents, subcontractors, assignees, personnel, and staff agree that: 1) they will not refuse services or discriminate in the provision of services hereunder on any basis that violates any federal, state, or local law or regulation, and 2) they will not discriminate against any employee or applicant on any basis that violates any federal, state, or local law or regulation.

- 3.17 Conference and Cooperation: Contractor shall confer with the County on an as needed basis to ensure the services provided are satisfactory, and to make any necessary or requested adjustments. Contractor shall cooperate at all times with the County, and other contractors providing services to the county to maintain maximum efficiency.
- 3.18 County Satisfaction: If the County becomes dissatisfied with any health care personnel provided by Contractor hereunder, in recognition of the sensitive nature of correctional services, shall, following receipt of written notice from the County of the grounds for such dissatisfaction, and in consideration of the reasons therefore, shall exercise its best efforts to resolve the problem. If the County is not satisfied that the problem has been solved, the County may revoke the employee's right to enter the Jail and/or terminate the Agreement. If the County revokes the Contractor employee's right to enter the Jail and/or terminates the Agreement, the County will provide Contractor written notice to that effect. The decision to revoke the Contractor employee's right to enter the Jail and/or terminate the Agreement shall be at the sole discretion of the County.
- 3.19 Regular Reports: Upon the County's request, the Contractor shall provide to the County, on a date and in a form mutually acceptable to the Contractor and County, reports relating to services rendered under this Agreement. The Contractor will fully cooperate with the County to respond to reporting requests to support any provision or section of this Agreement, without any additional charge, fee, or assessment to the County.
- 3.20 Necessary and Qualified Staff: Contractor shall provide necessary staff to provide the services required by this Agreement, and shall be responsible for any cost associated with implementing this Agreement. Contractor agrees to employ, maintain, and assign a sufficient number of competent and qualified personnel to provide the services required by this Agreement. Contractor shall ensure its employees, staff, agents, and representatives provide the services in a safe manner. The County shall not be responsible for any injury incurred or caused by an employee, member of staff, agent, or representative of Contractor during the performance of this Agreement.
- 3.21 Performance Warranty: Contractor represents and warrants to County that it has the skill and knowledge ordinarily possessed by well-informed members of its profession, and will perform the services in accordance with the highest professional standards. All services will comply with applicable industry standards.
- 3.22 Supplies and Equipment: all materials, supplies, and equipment, necessary in the course of the performance of this Agreement shall be provided by the Contractor, and shall be in proper working condition. The Contractor warrants and represents that the quality and quantity of supplies on hand during this Agreement will be sufficient to enable Contractor to perform its obligations hereunder. The County shall not be liable for the loss of, or damage to, equipment and supplies of Contractor, its agents, employees, staff, or personnel, unless such loss or damage was caused by the negligence of the County or its employees.
- 3.23 Compliance With Applicable Law: Contractor shall comply with all applicable laws, statutes, ordinances, rules, regulations, standards, codes, and executive orders of the federal, state, and local government, which may affect performance of this Agreement.
- 3.24 Risk of Loss: Contractor shall be responsible for any damage or loss to County property caused by any of its employees, staff, agents, or representatives.

- 3.25 Third-Party Property Damage: Contractor shall be responsible for any damages or losses it, or any of its employees, staff, agents, or representatives, cause to third-parties in the performance of this Agreement.

SECTION 4. COUNTY'S OBLIGATIONS

- 4.1 Internet Access: While performing work under this Agreement, the County shall provide Contractor and its employees secure internet access and other systems normally accessed by medical professionals at the Jail. Contractor and its employees shall have access to a secure wireless internet connection in each of the Jail areas where telemedicine services will be provided.
- 4.2 Tele-Video Conferencing: The County shall provide space with adequate lighting and acoustics to support tele-video conferencing between the inmate and Contractor and its employees. If necessary, County employees will set up tele-video equipment and headphones provided by the Jail in the examination room.
- 4.3 Reasonable Assistance: Jail employees will reasonably assist the medical professional during the medical visit as requested by the medical professional. Jail employees will assist Contractor and its employees when appropriate during routine patient encounters by 1) placing the patient in the examination room, 2) measuring and recording vital signs, height, and weight, and 3) when appropriate, assisting the patient with connecting with the medical professional using tele-video and headphone equipment provided by the Jail.
- 4.4 Existing Medical Record Information: Upon request, the County will provide Contractor and its employees with existing medical record information on the inmate prior to the scheduled visit via fax or secure mail.
- 4.5 Laboratory Testing and Imaging: The County will procure laboratory and/or imaging studies as ordered by the appropriate medical professional prior to, during, or after the consultation.
- 4.6 Reasonable Security: The County will use reasonable efforts to provide sufficient security to enable the Contractor, and its personnel to safely and adequately provide the health care services described in this Agreement. Contractor, its staff, and personnel understand that working in the Waller County Jail involved inherent dangers. Contractor, its staff, and personnel further understand that the County cannot guarantee anyone's safety in such a facility, and nothing herein shall be construed to make the County or its employees a guarantor of the safety of the Contractor's employees, agents, personnel, or staff.

SECTION 5. CONTRACT PRICE

- 5.1 Contract Price: In consideration of the services to be provided by the Contractor under the terms of this Agreement, the County shall pay Contractor in monthly installments a fee for services actually performed in accordance with Exhibit A, the Fee Schedule. The total amount to be paid to Contractor under this Agreement shall not exceed one hundred and sixty-one thousand dollars (\$161,000.00). This sum shall be a fixed fee for the provision of services contemplated by this Agreement.
- 5.2 Invoices: Contractor shall provide monthly invoices to the County for payment for services already rendered.
- 5.3 Payment: The County agrees to pay Contractor services in the amount identified in Section

5.1 upon completion of the services and acceptance of the work performed, and according to the terms and conditions of this Agreement. The County shall pay all valid invoices in accordance with Texas Government Code Chapter 2251. The County will not pay an invoice in full if there is a dispute about the accuracy of the invoice.

- 5.4 Right to Withhold Payment: The County may withhold or nullify the whole or part of any payment to Contractor to such extent as the County deems necessary in the event that:
- a. Work is not performed in accordance with the Contract Documents, and the defective performance is not remedied as required by the County and in the timeframe required by the County;
 - b. The work performed is not to the satisfaction of the County, and the Contractor does not remedy the work performed to the satisfaction of the County; or
 - c. Contractor or its employees, staff, agents, or representatives cause damage to County property.
- 5.5 Right to Setoff: Notwithstanding anything to the contrary in this Agreement, and without prejudice to any other right or remedy the County has or may have, the County may set off or recoup any amount it owes to Contractor against any amount for which the County determines in good faith that Contractor owes the County.
- 5.6 Prorated Refund: In the event this Agreement is terminated during the Term, Contractor shall refund to County a prorated portion of the Contract Price from the effective date of the termination through the end of the period of service covered by the Agreement.

SECTION 6. TERM AND TERMINATION

- 6.1 Term: The term of this Agreement shall begin on May 3, 2026, and continue for a one (1) year period or until terminated in accordance with Section 6.2.
- 6.2 Automatic Termination: This Agreement shall automatically terminate upon complete performance of the terms and conditions of the Agreement by each Party, or otherwise in accordance with its terms.
- 6.3 Termination for Failure to Perform: Either Party may terminate this Agreement if the other Party fails to perform in accordance with the terms of this Agreement, provided that the failure to perform is at no fault of the terminating Party. Contractor shall be responsible for any expenses it incurs after the date of termination.
- 6.4 Termination for Insolvency and Bankruptcy: The County, in its sole discretion, may immediately terminate this Agreement without notice and without the opportunity to cure if Contractor, or any of its parent or subsidiary business entities responsible for providing services under the Agreement become insolvent or files any petition for bankruptcy.
- 6.5 Termination for Cause or Convenience: The County may terminate this Agreement for cause or convenience, and without penalty, by providing written notice to the Contractor in accordance with Section 6.6. The notice must state the reasons for such termination. Contractor must cease performance of any services immediately upon receiving written notice.
- 6.6 Notice of Termination: The terminating Party shall provide 10 days written notice of termination to the other Party as provided in Section 17.18.

- 6.7 Opportunity to Cure: A Party receiving notice of termination for failure to perform in accordance with the terms of this Agreement shall have the opportunity to cure its failure to perform beginning on the day of its receipt of the written notice, and continuing for 10 calendar days thereafter. The cure, if made, shall be to the terminating Party's satisfaction. If no cure is made, the Agreement will terminate on the date specified in the written termination notice, or if no date is specified, on the 10th calendar day after the date of receipt of the notice, unless otherwise agreed in writing by the Parties.
- 6.8 Termination Without Penalty: Contractor shall not be entitled to any damages, whether direct or indirect, should the County choose to exercise its option to terminate.

SECTION 7. NO EXCLUSION OR PAYMENT

- 7.1 No Exclusion or Payment: Contractor understands and agrees that this Agreement does not create an exclusive right for Contractor to provide the services contemplated by this Agreement.

SECTION 8. RECORDS AND AUDITS

- 8.1 Records and Audits: The County and the Waller County Auditor shall have access to and the right to examine any directly pertinent books, documents, papers, and records of Contractor involving transactions relating to this Agreement. The County shall give Contractor reasonable advance notice of intended inspections or audits. Contractor shall maintain records necessary for the County or the County Auditor to complete an audit, and to comply in all respects with any request by the County or the County Auditor for records and documents for the purpose of performing an audit.

SECTION 9. INTERPRETATION

- 9.1 Interpretation: This Agreement controls over any other document, proposal, order form, purchase order, terms, or conditions in regard to the goods and services to be provided hereunder. In the event of any disputes over the meaning or application of this Agreement, it shall be interpreted fairly and reasonably, and neither more strongly for nor against either Party.

SECTION 10. SITE INSPECTION AND COORDINATION

- 10.1 Equipment Inspection and Coordination: Contractor represents that Contractor is thoroughly acquainted with all matters relating to the performance of this Agreement. All goods and services provided under this Agreement shall be coordinated under, and performed to the satisfaction of the County or the Designated Representative.

SECTION 11. NO DISCLAIMER OF WARRANTIES

- 11.1 No Disclaimer of Warranties: Contractor shall not disclaim any warranty provided by law. All warranties shall survive the termination of this Agreement.

SECTION 12. PERMITS; COMPLIANCE WITH LAWS AND REGULATIONS.

- 12.1 Permits; Compliance with Laws and Regulations: Contractor shall possess or obtain any applicable permits required by municipal ordinance, county ordinance, or state or federal law for the provision of the goods and services prior to executing this Agreement. Contractor shall perform its obligations pursuant to this Agreement in accordance with all federal, state, and local statutes, ordinances, laws, regulations, and executive,

administrative, and judicial orders applicable to the services to be performed.

SECTION 13. INDEPENDENT CONTRACTOR.

13.1 **Independent Contractor:** In performing the services under this Agreement, Contractor and its employees are independent contractors. Contractor shall exercise independent judgment in performing its duties under this Agreement, in cooperation with the County, and is solely responsible for setting working hours, scheduling or prioritizing its work flow, and determining how the work is to be performed. No term or provision of this Agreement or act of the Contractor in the performance of this Agreement shall be construed as making Contractor or its employees an agent, servant, or employee of the County in any capacity or form.

SECTION 14. INDEMNITY.

14.1 **INDEMNITY:** CONTRACTOR, ITS OFFICERS, DIRECTORS, PARTNERS, CONTRACTORS, EMPLOYEES, REPRESENTATIVES, AGENTS, SUCCESSORS, ASSIGNS, VENDORS, GRANTEEES, AND/OR TRUSTEES (COLLECTIVELY REFERRED TO AS “CONTRACTOR” FOR PURPOSES OF THIS SECTION), AGREE TO RELEASE, DEFEND, INDEMNIFY, AND HOLD HARMLESS THE COUNTY AND ITS OFFICERS, OFFICIALS, DEPARTMENT HEADS, REPRESENTATIVES, AGENTS, AND EMPLOYEES (COLLECTIVELY REFERRED TO AS “COUNTY” FOR PUPOSES OF THIS SECTION) FROM ANY AND ALL CLAIMS, DEMANDS, DAMAGES, INJURIES – INCLUDING DEATH – LIABILITIES, AND EXPENSES (INCLUDING ATTORNEY’S FEES AND COSTS OF DEFENSE) ARISING DIRECTLY OUT OF OR RESULTING FROM THE OPERATION OR PERFORMANCE OF CONTRACTOR UNDER THIS AGREEMENT. THE COUNTY WILL NOT ACCEPT LIABILITY FOR INJURIES THAT ARE THE RESULT OF THE NEGLIGENCE, MALFEASANCE, ACTION, OR OMMISION OF CONTRACTOR. CONTRACTOR AGREES TO ACCEPT LIABILITY FOR INJURIES TO ITSELF OR OTHERS CAUSED BY ITS OWN NEGLIGENCE, MALFEASANCE, ACTION, OR OMMISSION. THIS INDEMNIFICATION PROVISION IS ALSO SPECIFICALLY INTENDED TO APPLY TO, BUT NOT BE LIMITED TO, ANY AND ALL CLAIMS, WHETHER CIVIL OR CRIMINAL, BROUGHT AGAINST COUNTY BY ANY GOVERNMENT AUTHORITY OR AGENCY RELATED TO ANY PERSON PROVIDING SERVICES UNDER THIS AGREEMENT THAT ARE BASED ON ANY FEDERAL IMMIGATION LAW AND ANY AND ALL CLAIMS, DEMANDS, DAMAGES, ACTIONS, AND CAUSES OF ACTION OF EVERY KIND AND NATURE, KNOWN AND UNKNOWN, EXISTING OR CLAIMED TO EXIST, RELATING TO OR ARISING OUT OF ANY EMPLOYMENT RELATIONSHIP BETWEEN CONTRACTOR AND ITS EMPLOYEES OR SUBCONTRACTORS AS A RESULT OF THAT SUBCONTRACTOR’S OR EMPLOYEE’S EMPLOYMENT AND/OR SEPARATION FROM EMPLOYMENT WITH THE CONTRACTOR, INCLUDING BUT NOT LIMITED TO ANY DISCRIMINATION CLAIM BASED ON SEX, SEXUAL ORIENTATION OR PREFERENCE, RACE, RELIGION, COLOR, NATIONAL ORIGIN, AGE OR DISABILITY UNDER FEDERAL, STATE OR LOCAL LAW, RULE OR REGULATION, AND/OR ANY CLAIM FOR WRONGFUL TERMINATION, BACK PAY, FUTURE WAGE LOSS,

OVERTIME PAY, EMPLOYEE BENEFITS, INJURY SUBJECT TO RELIEF UNDER THE WORKERS' COMPENSATION ACT OR WOULD BE SUBJECT TO RELIEF UNDER ANY POLICY FOR WORKERS COMPENSATION INSURANCE, AND ANY OTHER CLAIM, WHETHER IN TORT, AGREEMENT, OR OTHERWISE.

COUNTY SHALL HAVE THE RIGHT TO APPROVE DEFENSE COUNSEL TO BE RETAINED BY CONTRACTOR IN FULFILLING ITS OBLIGATION TO DEFEND AND INDEMNIFY COUNTY HEREUNDER, UNLESS SUCH RIGHT IS EXPRESSLY WAIVED BY COUNTY IN WRITING. COUNTY RESERVES THE RIGHT TO PROVIDE A PORTION OR ALL OF ITS OWN DEFENSE; HOWEVER, COUNTY IS UNDER NO OBLIGATION TO DO SO. ANY SUCH ACTION BY COUNTY IS NOT TO BE CONSTRUED AS A WAIVER OF CONTRACTOR'S OBLIGATION TO DEFEND COUNTY OR AS A WAIVER OF CONTRACTOR'S OBLIGATION TO INDEMNIFY COUNTY PURSUANT TO THIS AGREEMENT. IF CONTRACTOR FAILS TO RETAIN COUNTY APPROVED DEFENSE COUNSEL WITHIN TEN (10) BUSINESS DAYS OF COUNTY'S WRITTEN NOTICE THAT COUNTY IS INVOKING ITS RIGHT TO INDEMNIFICATION UNDER THIS AGREEMENT, COUNTY SHALL HAVE THE RIGHT TO RETAIN DEFENSE COUNSEL ON ITS OWN BEHALF, AND CONTRACTOR SHALL BE LIABLE FOR ALL REASONABLE ATTORNEY FEES AND COSTS INCURRED BY COUNTY. CONTRACTOR AND COUNTY AGREE TO FURNISH TIMELY WRITTEN NOTICE TO EACH OTHER OF ANY SUCH CLAIM.

THIS SECTION SHALL SURVIVE THE TERMINATION OF THIS AGREEMENT.

SECTION 15. INSURANCE REQUIREMENTS

15.1 **Insurance Limits and Required Certificates:** Contractor shall provide the County with certificates of insurance evidencing compliance with the requirements of this section. The certificates shall indicate the name of BS Correctional Medicine Services, PLLC, the name of the insurance company, the policy number, and the term and limits of coverage. The insurance coverage must be with a company authorized to do business in the State of Texas, and shall be of the following types and limits:

- a. Professional liability insurance covering Contractor, its representatives, employees, officers, agents, and subcontractors with limits of not less than \$200,00 per occurrence and \$600,000 in the aggregate for all claims.
- b. Workers Compensation in accordance with the laws of the State of Texas.
- c. Employers' Liability insurance with limits of not less than \$1,000,000 per injury by accident, \$1,000,000 per injury by disease, and \$1,000,000 per bodily injury by disease.
- d. Comprehensive general liability insurance with a limit of not less than \$1,000,000 each occurrence and \$2,000,000 in the annual aggregate. Policy shall cover liability for bodily injury, personal injury, and property damage and products/completed operations arising out of the business operations of the policy

holder.

- e. Business Automobile Liability coverage for owned, non-owned, and hired vehicles, with minimum limits of not less than \$1,000,000 each occurrence combined single limit for Bodily Injury and Property Damage combined.
- 15.2 Additional Insured: Contractor's insurance policies that cover performance under this Agreement shall name the County as an additional insured.
- 15.3 Certificates of Insurance: Contractor shall provide the County with certificates of such insurance within 10 days of the last signature affixed hereto, and the certificates shall indicate insurance coverage as of the first day of the Term.
- 15.4 No Decrease in Liability: The County's acceptance of the certificates of insurance shall not relieve or decrease Contractor's liability.
- 15.5 No Cancellation or Modification: Contractor shall not cancel or modify the insurance coverages required by this Agreement without providing 30 days written notice to the County. Contractor shall not allow a lapse in the insurance coverage specified in this Agreement during the Term.

SECTION 16. ASSIGNMENT

- 16.1 Assignment: Contractor shall not sell, assign, transfer, or convey this Agreement, in whole or in part, without the prior written consent of the County. The following conditions must be met before any permitted assignment becomes effective: a) Contractor must give written notice of a proposed assignment to the County at least 30 days prior to the effective date of the assignment; b) the assignee must explicitly accept all of Contractor's obligations under this Agreement; c) Contractor must retain its obligations to the County under this Agreement until the assignment is effective; d) the Assignment must be executed by both Contractor and the assignee; e) Contractor must provide the County a fully executed assignment agreement not later than 5 business days after the assignment is signed, and f) the County provides a signed, written consent to the assignment.

SECTION 17. MISCELLANEOUS PROVISIONS

- 17.1 Recitals: The Recitals are true and correct, and are incorporated into this Agreement.
- 17.2 Jurisdiction and Venue: This Agreement is made in and shall be construed according to the laws of the State of Texas, without regard to its conflict of laws provisions. Jurisdiction and venue of any court action(s) brought directly or indirectly by reason of this Agreement shall be in a court of competent jurisdiction in Waller County, Texas. This Agreement is made and is to be performed in Waller County, Texas.
- 17.3 Appropriation of Funds: Texas law prohibits the obligation and expenditure of public funds beyond the fiscal year for which a budget has been approved. Anticipated orders or other obligations that may arise past the end of the current Waller County fiscal year shall be subject to budget approval. Any contract that extends beyond the current Waller County fiscal year is contingent upon the appropriation of funds from the relevant budget and fiscal year. If for any reason funds are not appropriated to continue the lease or contract, said lease or contract shall become null and void on the last day of the current appropriation of funds. Contractor shall be responsible for all expenses occurring after the date of termination.

- 17.4 Right of Review: The County may review and inspect any and all of the services performed by Contractor under this Agreement. The County is granted the right to audit, at the County's election, all of Contractor's records and billings related to the performance of this Agreement as may be reasonably necessary. Contractor agrees to retain such records for a minimum of 3 years following completion of this Agreement. Any payment, settlement, satisfaction, or release made or provided during the course of performance of this Agreement shall be subject to County's rights as may be disclosed by a review under this section.
- 17.5 No Subcontractors: Contractor shall not subcontract any portion of its duties under this Agreement, unless the County has provided prior written consent. In the event that the County provides written consent for a portion of the services to be performed by a subcontractor, the subcontractor must agree to be bound by the terms of this Agreement.
- 17.6 No Waiver: No claim or right arising out of a breach of this Agreement can be discharged in whole or in part by a waiver or renunciation of the claim or right unless the waiver or renunciation is supported by consideration and is in writing signed by the aggrieved party. The County's failure to require strict performance of any provision of this Agreement does not waive or diminish the County's right thereafter to demand strict compliance with that or any other provision. The County's waiver or failure to exercise in any respect any right provided for in this agreement shall not be deemed a waiver of any further right under this agreement. The County and its employees, officers, and officials do not waive, modify, or alter to any extent any of their defenses, immunities, or remedies.
- 17.7 Force Majeure: Neither Party shall be deemed to have breached any provision of this Agreement as a result of any delay, failure in performance, or interruption of services resulting directly or indirectly from acts of God, network failures, acts of civil or military authorities, civil disturbances, wars, energy crises, fires, transportation contingencies, interruptions in third-party telecommunications, or Internet equipment or service, or other catastrophes, or any other occurrences which are reasonably beyond a Party's control. The Parties are required to use due caution and preventive measures to protect against the effects of force majeure, and the burden of proving that a force majeure event has occurred shall rest on the Part seeking relief under this provision. The Party seeking relief due to force majeure is required to promptly notify the other Party in writing, citing the details of the force majeure event and the relief sought, and shall resume performance immediately after the obstacles to performance caused by a force majeure event have been removed, provided the Agreement has not been terminated. Delay or failure of performance, by either Party to this Agreement, caused solely by a force majeure event, shall be excused for the period of delay caused solely by the force majeure event. If the Contractor is relieved from performance due to force majeure, the County will also be excused from making payment to the Contractor during the period of nonperformance. If the Contractor has already received payment from the County for the period of nonperformance, the Contractor shall refund a prorated portion of the payment made by County for the period during which performance is excused.
- 17.8 Severability: If any provision of this agreement is invalid, illegal, or unenforceable under any applicable statute, court decision, or rule of law, it is to that extent to be deemed omitted. In such event, there shall be substituted for such deleted provisions a provision as similar as possible in terms and in effect to such deleted provision that is valid, legal, or

enforceable. The remainder of the agreement shall be valid and enforceable to the maximum extent possible.

- 17.9 Entire Agreement: This Agreement, together with all of its exhibits, embodies the complete agreement of the Parties hereto, superseding all oral or written previous and contemporary agreements between the Parties and relating to matters in this Agreement. The Agreement may not be modified, altered, or amended except by written instrument duly executed by both Parties.
- 17.10 Titles Not Restrictive: The titles assigned to the various sections and paragraphs of this Agreement are for convenience only. Titles shall not be considered restrictive of the subject matter of any part of this Agreement.
- 17.11 Tax Exempt: The County is tax-exempt, and will not pay a tax from which it is exempt. Tax exempt paperwork may be provided upon written request.
- 17.12 Other Expenses: Except as otherwise expressly set forth in this Agreement, each of the parties will bear its own expenses in connection with the performance contemplated by this Agreement.
- 17.13 No Arbitration: A dispute arising under this Agreement shall not be subject to arbitration.
- 17.14 Waiver of Subrogation: Contractor and Contractor's insurance carrier waive any and all rights whatsoever with regard to subrogation against the County as indirect parties to any suit arising out of personal or property damages resulting from Contractor's, its employees', or permitted subcontractors' performance under this Agreement.
- 17.15 No Third-Party Beneficiaries: This Agreement does not inure to the benefit of any third party, except permitted successor or assigns.
- 17.16 Authority to Sign: Signatories to this Agreement represent and warrant that they have the authority to bind the respective parties.
- 17.17 Confidentiality: The County is bound by Texas Government Code Chapter 552, the Public Information Act, and other laws concerning government records. Contractor shall clearly and noticeably mark all confidential information and documents it provides to the County pursuant to this Agreement. The County will make good faith efforts to promptly notify Contractor if any such information is requested in a public information request, subpoena, or other method so Contractor may argue against the release of such information. Contractor recognizes and understands that the final decision as to what information must be disclosed pursuant to the PIA lies with the Texas Attorney General. Contractor further agrees that the County may furnish information acquired through or pursuant to this Agreement and that is requested through the PIA to the Texas Attorney General for a determination of whether the information must be disclosed. Neither the County, nor any of its officers, or employees shall have any liability or obligation to any party for the disclosure to the public, or to any person or persons, of any items or data furnished to the County by Contractor in reliance on any statute, court opinion, court order, or the advice, decision, or opinion of the Texas Attorney General.
- 17.18 Notices: Notices delivered hereunder shall be in writing and shall be delivered by personal delivery or certified mail, return receipt requested. Mailed notices shall be deemed received three (3) business days after the notice is placed in the mail with proper postage paid. Any

notice or certification to be provided pursuant to this Agreement shall be delivered to the following persons, unless a substitute representative is designated in writing:

To the County:

Waller County Judge
836 Austin St., Suite 4300
Hempstead, Texas 77445

To Contractor:

BS Correctional Medicine Services, PLLC
235 W. Palm St. Suite 105
Bellville, Texas 77418

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, this Agreement has been entered into as of the last date of signature affixed hereto.

COUNTY

CONTRACTOR

WALLER COUNTY, TEXAS

BS CORRECTIONAL MEDICINE SERVICES, PLLC

a political subdivision of the State of Texas

a Texas professional limited liability company

Carbett "Trey" Duhon, III
County Judge

Don R. Bosse
NAME
TITLE

Date

2/23/2026
Date

ATTEST

ATTEST

Debbie Hollan
County Clerk

Don R. Bosse
NAME
TITLE

EXHIBIT A

Fee Schedule

Occurrence Fee Type	Annual Fee
Licensed Nursing Services (20 hours per week)	\$55,000.00
Physician Visits and Calls	\$106,000.00
Total	\$161,000.00

EXHIBIT B

Item 16.

WALLER COUNTY JAIL FORMULARY

ANALGESICS

Acetaminophen (OTC)
Aspirin (ASA) (OTC)
Ibuprofen (OTC)
Indomethacin
Naproxen

ANTACIDS

Maalox
Mylanta
Famotadine
Prilosec

ANTIBIOTICS

Acromycin
Azithromycin
Amoxicillin
Cephalexin
Ciprofloxacin
Clindamycin
Doxycycline
Minocycline
Nitrofurantoin
Pen V K
Trim/Sulfa
Triple Antibiotic Ointment (OTC)

ANTIDIARRHEAL

Diamode (OTC) (Imodium)
Diotame (OTC) (Pepto Bismol)
Imodium AD
Lomotil

ANTIEMETICS

Ondansetron
Promethazine

ANTIFUNGALS AND FOOT FUNGUS

Clotrimazole cream
Clotrimazole-Betamethasone
Ketoconazole (oral/topical)
Miconazole cream
Tonafate

ANTIGOUT

Allopurinol

ANTIHISTAMINES

Cetirizine (OTC)

Diphenhydramine (OTC)
Hydroxyzine

ANTIHYPERTENSIVE (blood pressure)

Amlodipine
Atenolol
Benicar
Benicar/HCTZ
Clonidine
Hydrochlorothiazide
Lisinopril
Lisinopril/HCTZ
Lotrel
Losartan
Metoprolol (XL or Tartrate)
Verapamil

ANTIVIRALS

Acyclovir
Valcyclovir

ASTHMA/COPD

Albuteral inhaler

CHOLESTEROL LOWERING

Rosuvastatin

CONSTIPATION

Lactulose syrup
Miralax (OTC)
Milk of Magnesia (OTC)
Magnesium Citrate (OTC)

COUGH MEDICATION

Robitussin DM (generic)
Delsym (OTC)

DECONGESTANTS

Pseudoephedrine

DIABETIC AGENTS

Glipizide
Glimeperide
Insulin N
Insulin R
Insulin 70/30
Metformin
Pioglitazone

MUSCLE RELAXER

Cyclobenzaprine
Robaxin (methocarbamol)

OPHTHALMIC AGENTS

Ciprofloxacin
Erythromycin ophthalmic ointment
Maxitrol
Ofloxacin

OUTER EAR INFECTION

Ofloxacin/Ciprofloxacin

PERIPHERAL NEUROPATHY

Gabapentin

RESPIRATORY TRACT/PULMONARY

Albuterol
Flonase

STEROIDS

Oral

Methylprednisolone
Prednisone

Lotion/Shampoo

Selsun lotion or shampoo (selenium sulfide 2.5%)

Topical Cream

Clobetasol)
Hydrocortisone 1% or 2.5%
Triamcinolone

THROAT SPRAY AND LOZENGES

Cepacol Sore Throat
Chloraseptic spray

Injectable for psychotic event

Benadryl (to give with Haldol to help prevent extrapyramidal symptoms)
Haldol
Geodon
Lorazepam

No controlled substances are allowed in the Waller County Jail unless prescribed by MHMR or substance abuse coming from MHMR/substance abuse hospital.

Updated: 2-11-23

STATE OF TEXAS

COUNTY OF Waller

SAMPLE ORDER AUTHORIZING SAN JACINTO DAY FIREWORKS SALES

WHEREAS, the Commissioners Court of Waller County is authorized under Occupations Code Section 2154.202(h), to issue an order allowing retail fireworks permit holders to sell fireworks to the public in celebration of San Jacinto Day; and

WHEREAS, on the 18th day of March, 2026, the Commissioners Court of Waller County has determined that conditions are favorable to issue such an Order;

NOW, THEREFORE, the Commissioners Court of Waller County adopts this Order authorizing the sale of fireworks to the public by retail fireworks permit holders during the San Jacinto Day period beginning April 16, 2026 and ending at midnight April 21, 2026, subject to the following restrictions:

- a. This order expires on the date the Texas A&M Forest Service determines drought conditions exist in the county or midnight, April 21, 2026, whichever is earlier.

Approved this the 18th day of March, 2026, by the Waller County Commissioners Court.

County Judge


AIA® Document G704® – 2017
Certificate of Substantial Completion

PROJECT: <i>(name and address)</i> Waller County 506 Upgrades and Modulars	CONTRACT INFORMATION: Contract For: General Construction Date: 11-20-23	CERTIFICATE INFORMATION: Certificate Number: 001 Date: 08-01-2025
OWNER: <i>(name and address)</i> Waller County 836 Austin St. Hempstead, TX 77445	ARCHITECT: <i>(name and address)</i> Brinkley Sargent Wiginton Architects 825 Town and Country Lane, Suite 1200, Houston, TX 77024	CONTRACTOR: <i>(name and address)</i> Sedalco 4100 Fossil Creek Blvd. Fort Worth, TX 76137

The Work identified below has been reviewed and found, to the Architect's best knowledge, information, and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated below is the date established by this Certificate.

(Identify the Work, or portion thereof, that is substantially complete.)

All modular and Parking Lot work at the Justice Center Complex
and All Modular work at the Joe Kuciemba Annex (excluding Parking Lot)

Brinkley Sargent
Wiginton

ARCHITECT *(Firm Name)*



SIGNATURE

Ryan McLemore
Vice President

PRINTED NAME AND TITLE

08-01-25

DATE OF SUBSTANTIAL COMPLETION

WARRANTIES

The date of Substantial Completion of the Project or portion designated above is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

(Identify warranties that do not commence on the date of Substantial Completion, if any, and indicate their date of commencement.)

1 year from date of substantial completion

WORK TO BE COMPLETED OR CORRECTED

A list of items to be completed or corrected is attached hereto, or transmitted as agreed upon by the parties, and identified as follows:

(Identify the list of Work to be completed or corrected.)

Important Conditions & Limitations:

The comments below pertain to both project sites unless noted otherwise

Architectural/MEP Punch Lists Issued to Date:

All punch list items must be completed within the specified time frame. The contractor shall provide written confirmation and photo documentation to the Architect upon completion of each item.

IT/AV Punch List:

Once issued, all deficiencies must be corrected within 30 calendar days from the date of issuance.

Owner Training:

All Owner training sessions must be completed within the designated time frame provided below and coordinated directly with the Owner.

TAS Compliance:

All TAS (Texas Accessibility Standards) deficiencies must be corrected within the established deadline. If any items cannot be completed on time, the Contractor must notify the Owner immediately and coordinate a completion plan. Written confirmation of compliance shall be submitted to the Architect.

The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment, whichever occurs first. The Contractor will complete or correct the Work on the list of items attached hereto within (152) days from the above date of Substantial Completion.


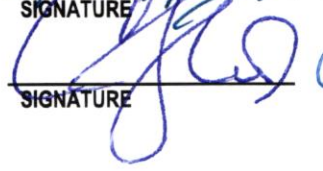
Cost estimate of Work to be completed or corrected: \$500,000

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work, insurance, and other items identified below shall be as follows:

(Note: Owner's and Contractor's legal and insurance counsel should review insurance requirements and coverage.)

The Owner will be responsible for building insurance, general cleaning and utilities.

The Owner and Contractor hereby accept the responsibilities assigned to them in this Certificate of Substantial Completion:

SEDALCO Inc. _____ CONTRACTOR (<i>Firm Name</i>)	 _____ SIGNATURE	Marc Spiegel, SR. PM _____ PRINTED NAME AND TITLE	08-01-2025 _____ DATE
Waller County _____ OWNER (<i>Firm Name</i>)	 _____ SIGNATURE	Carbett "Tray" Wilson _____ PRINTED NAME AND TITLE	2/25/26 _____ DATE


AIA® Document G704® – 2017
Certificate of Substantial Completion

PROJECT: <i>(name and address)</i> Waller County 506 Upgrades and Modulars	CONTRACT INFORMATION: Contract For: General Construction Date: 11-20-23	CERTIFICATE INFORMATION: Certificate Number: 002 Date: 11-17-2025
OWNER: <i>(name and address)</i> Waller County 836 Austin St. Hempstead, TX 77445	ARCHITECT: <i>(name and address)</i> Brinkley Sargent Wiginton Architects 825 Town and Country Lane, Suite 1200, Houston, TX 77024	CONTRACTOR: <i>(name and address)</i> Sedalco 4100 Fossil Creek Blvd. Fort Worth, TX 76137

The Work identified below has been reviewed and found, to the Architect's best knowledge, information, and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated below is the date established by this Certificate.

(Identify the Work, or portion thereof, that is substantially complete.)

506th Courtroom and Court Annex Interior Scope

Brinkley Sargent
Wiginton

ARCHITECT *(Firm Name)*



SIGNATURE

Ryan McLemore
Vice President

PRINTED NAME AND TITLE

11-17-25

DATE OF SUBSTANTIAL COMPLETION

WARRANTIES

The date of Substantial Completion of the Project or portion designated above is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

(Identify warranties that do not commence on the date of Substantial Completion, if any, and indicate their date of commencement.)

1 year from date of substantial completion

WORK TO BE COMPLETED OR CORRECTED

A list of items to be completed or corrected is attached hereto, or transmitted as agreed upon by the parties, and identified as follows:

(Identify the list of Work to be completed or corrected.)

Important Conditions & Limitations:

The comments below pertain to both project sites unless noted otherwise

Architectural/MEP Punch Lists Issued to Date:

All punch list items must be completed within the specified time frame. The contractor shall provide written confirmation and photo documentation to the Architect upon completion of each item.

IT/AV Punch List:

Once issued, all deficiencies must be corrected within 30 calendar days from the date of issuance.

Owner Training:

All Owner training sessions must be completed within the designated time frame provided below and coordinated directly with the Owner.

TAS Compliance:

All TAS (Texas Accessibility Standards) deficiencies must be corrected within the established deadline. If any items cannot be completed on time, the Contractor must notify the Owner immediately and coordinate a completion plan. Written confirmation of compliance shall be submitted to the Architect.

The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment, whichever occurs first. The Contractor will complete or correct the Work on the list of items attached hereto within (152) days from the above date of Substantial Completion.

Cost estimate of Work to be completed or corrected: \$ 0 - corrective work does not require any money to be withheld

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User Notes:



(3B9ADA4F)

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work, insurance, and other items identified below shall be as follows:

(Note: Owner's and Contractor's legal and insurance counsel should review insurance requirements and coverage.)

The Owner will be responsible for building insurance, general cleaning and utilities.

The Owner and Contractor hereby accept the responsibilities assigned to them in this Certificate of Substantial Completion:

SEDALCO Inc.		Marc Spiegel, SR. PM	11-17-2025
CONTRACTOR (<i>Firm Name</i>)	SIGNATURE	PRINTED NAME AND TITLE	DATE
Walker County		Carbett "Trey" Lohan III	2/25/26
OWNER (<i>Firm Name</i>)	SIGNATURE	PRINTED NAME AND TITLE	DATE


AIA Document G704® – 2017

Certificate of Substantial Completion

PROJECT: *(name and address)*
Waller County 506 Upgrades and
Modulars

CONTRACT INFORMATION:
Contract For: General Construction

Date: 11-20-23

CERTIFICATE INFORMATION:
Certificate Number: 003

Date: 12-18-25

OWNER: *(name and address)*
Waller County

ARCHITECT: *(name and address)*
Brinkley Sargent Wiginton Architects

CONTRACTOR: *(name and address)*
Sedalco

836 Austin St.
Hempstead, TX 77445

825 Town and Country Lane,
Suite 1200, Houston, TX 77024

4100 Fossil Creek Blvd.
Fort Worth, TX 76137

The Work identified below has been reviewed and found, to the Architect's best knowledge, information, and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated below is the date established by this Certificate.

(Identify the Work, or portion thereof, that is substantially complete.)

Joe Kuciemba Annex Parking Lot and Site Work

Brinkley Sargent
Wiginton


SIGNATURE

Ryan McLemore
Vice President

PRINTED NAME AND TITLE

12-18-25

DATE OF SUBSTANTIAL COMPLETION

WARRANTIES

The date of Substantial Completion of the Project or portion designated above is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

(Identify warranties that do not commence on the date of Substantial Completion, if any, and indicate their date of commencement.)

1 year from date of substantial completion

WORK TO BE COMPLETED OR CORRECTED

A list of items to be completed or corrected is attached hereto, or transmitted as agreed upon by the parties, and identified as follows:
(Identify the list of Work to be completed or corrected.)

Important Conditions & Limitations:

This letter only pertains to the Joe Kuciemba Annex Parking Lot and Site Work

Outstanding work remains, including but not limited to:

Civil Punch List, refer to included attachment

The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment, whichever occurs first. The Contractor will complete or correct the Work on the list of items attached hereto within (90) days from the above date of Substantial Completion.

Cost estimate of Work to be completed or corrected: \$0 - corrective work does not require any money to be withheld

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work, insurance, and other items identified below shall be as follows:

(Note: Owner's and Contractor's legal and insurance counsel should review insurance requirements and coverage.)

The Owner will be responsible for building insurance, general cleaning and utilities.

The Owner and Contractor hereby accept the responsibilities assigned to them in this Certificate of Substantial Completion:

SEDALCO Inc.
CONTRACTOR (Firm
Name)
Waller County
OWNER (Firm Name)

Marc Spiegel
SIGNATURE
[Signature]
SIGNATURE

Marc Spiegel, SR. PM
PRINTED NAME AND TITLE
Carroll "Jay" J. Ahn III
PRINTED NAME AND TITLE

12-18-2025
DATE
12/25/24
DATE



Passed away on 16 Feb 2026
 Statement Date 19 Feb 2026
 Owner: Errol Clay, (281) 252-9929
 3923 Fifth St., Brookshire, Texas 77423

The prices are effective as of October 3, 2024
 (Prices are subject to change without notice.)

The goods and services shown below are those we can provide to our customers. You may choose only those items you desire. However, any funeral arrangement you select will include a charge for our basic service and overhead. If legal or other requirements mean you must buy any items you did not specifically ask for, we will explain the reason in writing on the statement we provide describing the funeral goods and services you selected.

Dearly Beloved Families of Clay's Mortuary & Cremations:

As your committed partners, comfort ministers and professional funeral servants, our company is respectfully dedicated to those we serve. That's why we are here to assist you in successfully conducting the funeral services that your family desires and deserves. Our services are available to you 24 hours a day. Thank you, for the opportunity to serve your family.

This list does not include prices for certain items that you wish that we purchase for you, such as cemetery or special crematory services, flowers, certified death certificates, newspaper notices, etc. The price for these items will be shown on your itemized statement on the funeral bill. We reserve the right to charge you for our services in buying these items for you.

PROFESSIONAL SERVICES

Waller County Transport Order to FB ME \$500.00
TOTAL SERVICE ITEMS: \$500.00

MERCHANDISE

As of April 20, 2016
 (Prices are subject to change without notice.)

In most areas of the country, state or local law does not require that you buy a container to surround the casket in the grave. However, many cemeteries require that you have such a container so that the grave will not sink in. Either a grave liner or a burial vault will satisfy these requirements.

TOTAL MERCHANDISE ITEMS: \$0.00

CASH ADVANCES

TOTAL CASH ADVANCE ITEMS: \$0.00

Total Service Items **\$500.00**
 Total Merchandise Items **\$0.00**
 Total Cash Advance Items **\$0.00**

\$500.00
 Tax **\$0.00**

TOTAL \$500.00

Payments

Remaining Balance \$500.00

PAYMENT POLICY

Payment must be secured 24 HOURS before first viewing of remains.

1. For your convenience the above mentioned methods of payment are available to you.
2. There is a \$35.00 charge on any return check.
 Insurance policies will only be accepted under these conditions:
 a) Policy is beyond the two year and one day contestable period.
 b) Policy is received by our mortuary at least two days before the funeral to verify the policy status.
 c) When using assignable insurance, Clay's Mortuary & Cremations uses the services of an insurance processing company to quickly process insurance claims and makes funds available to Clay's Mortuary & Cremations. There is a 5% insurance processing fee for the funeral service bill.
3. Advance payment from forwarding remains or receiving remains from a funeral home.

Method of Payment

WE WILL ACCEPT THE FOLLOWING FORMS OF PAYMENT

Payment for goods and services is expected prior to the services rendered, unless other arrangements have been made prior to need. For your convenience we accept cash, cashier's checks, money orders, checks, credit card (Visa, MasterCard, Discover, or American Express), a verifiable irrevocable insurance assignment or financing through a financial institution.

The Texas Funeral Service Commission regulates and licenses funeral establishments and funeral directors. This agency is responsible for the funeral home facilities, at-need arrangements, funeral services, and funeral director behavior. Complaints must be in writing and sent to:

Texas Funeral Service Commission
 1801 Congress Avenue, Suite 11.800
 Austin, Texas 78701
 Toll Free: (888) 667-4881

031819

Registration # _____
 Joan Sargent Waller Co. Treasurer
 Deputy Jo Date 2/27/24

CLAY'S MORTUARY & CREMATIONS

CLAY'S MORTUARY & CREMATIONS

THE
RANDLE
 LAW OFFICE LTD., L.L.P.

INVOICE

The Randle Law Office
 820 Gessner, Suite 1570
 Houston, Texas 77024

Invoice #: 7541
 Date: 03-02-2026

Waller County

Matter Name: General

Services

Date	Staff	Description	Hours	Rate	Amount
02-16-26	JGR	Receipt and review email on McGregor land development issue.	0.40	400.00	\$160.00
02-18-26	JGR	Work on Flukinger road tract DA.	0.30	400.00	\$120.00
02-25-26	RPM	Review development agreement and send email on the same.	2.10	400.00	\$840.00
02-26-26	JGR	Telephone conference with client on wording for future DA with CAD.	0.40	400.00	\$160.00

Services Subtotal: \$1,280.00

Subtotal	\$1,280.00
Total	\$1,280.00
Payment	\$0.00
Balance Due	\$1,280.00

Detailed Statement Account Summary

Previous Balance: \$2,040.00
New Charges: \$1,280.00
Payments Applied: \$120.00

Payment Date	Invoice No	Amount
02-10-26	7420	\$120.00

Total Amount Outstanding: \$3,200.00

Timekeeper Summary

Name	Initials	Hours	Rate	Total
J. Grady Randle	JGR	1.10	400.00	\$440.00
Riley McKay	RPM	2.10	400.00	\$840.00

To pay by credit card, please call our office at 281-657-2000
Firm Tax ID 20-3850938

THE
RANDLE
 LAW OFFICE LTD., L.L.P.

INVOICE

The Randle Law Office
 820 Gessner, Suite 1570
 Houston, Texas 77024

Invoice #: 7535
 Date: 03-02-2026

Waller County

Matter Name: Bluebonnet Development Agreement

Services

Date	Staff	Description	Hours	Rate	Amount
02-13-26	RPM	Review the agreement and applicable law to determine what is missing from the agreement or is concerning from the county perspective. Email JGR concerning the same.	3.20	400.00	\$1,280.00
02-13-26	JGR	Review Bluebonnet Development.	0.30	400.00	\$120.00
02-16-26	RPM	Review contract issues with JGR and send an email on the same to Robert.	0.20	400.00	\$80.00
02-16-26	JGR	Conference on DA review on Bluebonnet Grove.	0.30	400.00	\$120.00

Services Subtotal: \$1,600.00

Subtotal	\$1,600.00
Total	\$1,600.00
Payment	\$0.00
Balance Due	\$1,600.00

Detailed Statement Account Summary

Previous Balance: \$120.00
New Charges: \$1,600.00
Payments Applied: \$120.00

Payment Date	Invoice No	Amount
06-30-25	6916	\$120.00

Total Amount Outstanding: \$1,600.00

Timekeeper Summary

Name	Initials	Hours	Rate	Total
J. Grady Randle	JGR	0.60	400.00	\$240.00
Riley McKay	RPM	3.40	400.00	\$1,360.00

To pay by credit card, please call our office at 281-657-2000
Firm Tax ID 20-3850938

ORIGINAL INVOICE

10000



ODP Business Solutions, LLC
PO BOX 7241
SIOUX FALLS SD
57117-7241

THANKS FOR YOUR Item 24.
IF YOU HAVE ANY QUESTIONS
OR PROBLEMS. JUST CALL US
FOR CUSTOMER SERVICE ORDER: (888) 263-3423
FOR ACCOUNT: (800) 721-6592

FEDERAL ID:86-2161688

INVOICE NUMBER	AMOUNT DUE	PAGE NUMBER
458725069001	344.74	Page 2 of 2
INVOICE DATE	TERMS	PAYMENT DUE
05-FEB-26	Net 30	12-MAR-26

BILL TO:

ATTN: ACCTS PAYABLE
WALLER CNTY AUDITOR
836 AUSTIN ST STE 316
HEMPSTEAD TX 77445-4673

000381-000022

SHIP TO:

WALLER COUNTY
CONSTRUCTION TRAILER
836 AUSTIN ST
HEMPSTEAD TX 77445-4667



Modular
125-600-581090

ACCOUNT NUMBER 30113665	PURCHASE ORDER	SHIP TO ID 836AUSTINS	ORDER NUMBER 458725069001	ORDER DATE 04-FEB-26	SHIPPED DATE 05-FEB-26		
BILLING ID 266755	ACCOUNT MANAGER RELEASE	ORDERED BY CYNTHIA WILSON	DESKTOP STE 203	COST CENTER			
CATALOG ITEM #/ MANUF CODE	DESCRIPTION/ CUSTOMER ITEM #	U/M TAX	QTY ORD	QTY SHP	QTY B/O	UNIT PRICE	EXTENDED PRICE

	SUB-TOTAL	349.99
	TIERED DISCOUNT	-5.25
	DELIVERY	0.00
	SALES TAX	0.00
	TOTAL	344.74

All amounts are based on USD currency

To return supplies, please repack in original box and insert our packing list, or copy of this invoice. Please note problem so we may issue credit or replacement, whichever you prefer. Please do not ship collect. Please do not return furniture or machines until you call us first for instructions. Shortage or damage must be reported within 5 days after delivery.

000381-000022

Registration # 031671
Joan Sargent Waller Co. Treasurer
Deputy Jc Date 2-24-24

▲ DETACH HERE ▲

CUSTOMER NAME	BILLING ID	INVOICE NUMBER	INVOICE DATE	INVOICE AMOUNT	AMOUNT ENCLOSED
WALLER CNTY AUDITOR	266755	458725069001	05-FEB-26	344.74	

FL0 002667558 4587250690015 00000034474 1 1

Please
Send Your
Check to:

ODP Business Solutions, LLC
PO Box 660113
Dallas TX 75266-0113

Please return this stub with your payment to
ensure prompt credit to your account.

Please DO NOT staple or fold. Thank You.



ODP Business Solutions, LLC
 PO BOX 7241
 SIOUX FALLS SD
 57117-7241

ORIGINAL INVOICE

10000

THANKS FOR YOUR ORDER Item 24.

IF YOU HAVE ANY QUESTIONS
 OR PROBLEMS, JUST CALL US
 FOR CUSTOMER SERVICE ORDER: (888) 263-3423
 FOR ACCOUNT: (800) 721-6592

FEDERAL ID:86-2161688

INVOICE NUMBER	AMOUNT DUE	PAGE NUMBER
458725069001	344.74	Page 1 of 2
INVOICE DATE	TERMS	PAYMENT DUE
05-FEB-26	Net 30	12-MAR-26

BILL TO:

ATTN: ACCTS PAYABLE
 WALLER CNTY AUDITOR
 836 AUSTIN ST STE 316
 HEMPSTEAD TX 77445-4673

000381-000022

SHIP TO:

WALLER COUNTY
 CONSTRUCTION TRAILER
 836 AUSTIN ST
 HEMPSTEAD TX 77445-4667



ACCOUNT NUMBER	PURCHASE ORDER	SHIP TO ID	ORDER NUMBER	ORDER DATE	SHIPPED DATE		
30113665		836AUSTINS	458725069001	04-FEB-26	05-FEB-26		
BILLING ID	ACCOUNT MANAGER	RELEASE	ORDERED BY	DESKTOP	COST CENTER		
266755			CYNTHIA WILSON	STE 203			
CATALOG ITEM #/ MANUF CODE	DESCRIPTION/ CUSTOMER ITEM #	U/M	QTY ORD	QTY SHP	QTY B/O	UNIT PRICE	EXTENDED PRICE
7698571 5000380341	KEURIG? K-2550" Plumbed 7698571	EA	1	1	0	349.990	349.99
COMMENTS: 506 Trailer							

000381-000022

FEB19'26 AM 11:38 TREASURER

CONTINUED ON NEXT PAGE...

333 Cypress Run, Suite 350, Houston, TX, 77094

Waller County

836 Austin Street
 Suite 124
 Hempstead, TX 77445
 Danny Rothe

No: 51221
 Date: 09/30/2025
 Due Date: 10/15/2025

OCT13'25PM1:59TREASURER

Waller County Precinct 2 Annex Building
06.24.008
 For Services Rendered Through 9/30/2025
 Please make checks payable to LDDBlueline, LLC

Professional Services

	Contract Amount	Previously Billed	% Complete	Invoice Amount
Programming/Schematic Design	\$37,500.00	\$37,500.00	100.00	\$0.00
Design Development	\$46,875.00	\$15,937.50	40.00	\$2,812.50
Construction Documents	\$65,625.00	\$0.00	0.00	\$0.00
Procurement	\$9,375.00	\$0.00	0.00	\$0.00
Construction Administration	\$28,125.00	\$0.00	0.00	\$0.00
Total Professional Services	\$187,500.00	\$53,437.50		\$2,812.50

Reimbursable

	Unit Rate	Qty	Markup	Amount
Mileage	0.70	86.00	1.10	\$66.22
Total Reimbursable				\$66.22

Invoice Amount **\$2,878.72**

027985
 Registration # _____
 Joan Sargent Waller Co. Treasurer
 Deputy SG Date 10-15-25

OCT15'25PM2:48AUDITOR

333 Cypress Run, Suite 350, Houston, TX, 77094

031931

Waller County

836 Austin Street
Suite 124
Hempstead, TX 77445
Danny Rothe

Registration #
Joan Sargent Waller Co. Treasurer
Deputy JG Date 3-6-26

No: 51529
Date: 12/31/2025
Due Date: 01/15/2026

Waller County Precinct 2 Annex Building

06.24.008

For Services Rendered Through 12/31/2025

Please make checks payable to LDDBlueline, LLC

Professional Services

	Contract Amount	Previously Billed	% Complete	Invoice Amount
Programming/Schematic Design	\$37,500.00	\$37,500.00	100.00	\$.00
Design Development	\$46,875.00	\$24,375.00	58.00	\$2,812.50
Construction Documents	\$65,625.00	\$.00	0.00	\$.00
Procurement	\$9,375.00	\$.00	0.00	\$.00
Construction Administration	\$28,125.00	\$.00	0.00	\$.00
Total Professional Services	\$187,500.00	\$61,875.00		\$2,812.50

Invoice Amount

\$2,812.50

MAR 2 26 PM 2:24 AUDITOR

APPROVED
DANNY ROTHE
WC/DF/CM
2/25/26
[Signature]

333 Cypress Run, Suite 350, Houston, TX, 77094

Waller County
836 Austin Street
Suite 124
Hempstead, TX 77445
Danny Rothe

Registration # **031930**
Joan Sargent Waller Co. Treasurer
Deputy JG Date 3-2-26

No: 51528
Date: 12/31/2025
Due Date: 01/15/2026

Waller County Precinct 3 Annex Building
06.24.007
For Services Rendered Through 12/31/2025
Please make checks payable to LDDBlueline, Inc.

Professional Services

	Contract Amount	Previously Billed	% Complete	Invoice Amount
Programming/Scematic Design	\$49,500.00	\$49,500.00	100.00	\$0.00
Design Development	\$61,875.00	\$32,175.00	58.00	\$3,712.50
Construction Documents	\$86,625.00	\$0.00	0.00	\$0.00
Procurement	\$12,375.00	\$0.00	0.00	\$0.00
Construction Administration	\$37,125.00	\$0.00	0.00	\$0.00
Total Professional Services	\$247,500.00	\$81,675.00		\$3,712.50

Invoice Amount **\$3,712.50**

MAR 2 '26 PM 2:24 AUDITOR

APPROVED
DANNY ROTHE
WC/DF/CM
2/25/26
D. R. Rothe

333 Cypress Run, Suite 350, Houston, TX, 77094

Waller County

836 Austin Street
Suite 124
Hempstead, TX 77445
Danny Rothe

Registration # **031932**
Joan Sargent Waller Co. Treasurer
Deputy Jo Date 3-8-26

No: 51530
Date: 12/31/2025
Due Date: 01/30/2026

Vehicle Maintenance Garage
0625003
For Services Rendered Through 12/31/2025
Please make checks payable to LDDBlueline, LLC

Professional Services

	Contract Amount	Previously Billed	% Complete	Invoice Amount
Programming/Schematic Design	\$9,500.00	\$9,500.00	100.00	\$0.00
Design Development	\$11,875.00	\$11,875.00	100.00	\$0.00
Construction Documents	\$16,625.00	\$16,625.00	100.00	\$0.00
Procurement	\$2,375.00	\$2,375.00	100.00	\$0.00
Construction Phase	\$7,125.00	\$4,275.00	75.00	\$1,068.75
Total Professional Services	\$47,500.00	\$44,650.00		\$1,068.75

Reimbursable

	Unit Rate	Qty	Markup	Amount
Mileage	0.70	343.00	1.10	\$264.11
Total Reimbursable				\$264.11

Invoice Amount

\$1,332.86

MAR 2 26 PM 2:24 AUDITOR

APPROVED
2/25/26
WC/BF/CM
DANNY ROTHE
D.R. Rothe



512-637-1831 -
 ncancino@iecinc.net
 EIN: 74-2996176
 P.O. Box 90492
 Austin, TX 78709

Item 28.

Invoice

Date	Invoice #
9/15/25	0825-015

?

Waller County
 Accounts Payable
 836 Austin Street
 Hempstead, TX 77445

Registration # **031929**
 Joan Sargent Waller Co. Treasurer
 Deputy JO Date 3-2-26

125-400-

P.O. No.	Project	Terms		
	Courthouse Annex	Due on receipt		
Description	Qty	Rate	Amount	
Limited Follow-Up Indoor Air Quality Testing – Waller County Courthouse Annex – 400 Sheriff R. Glenn Smith Dr., Hempstead, TX – August 26, 2025 Report Issued to Danny Rothe 3RD AND FINAL SOG AIR TEST APPROVED DANNY ROTHE WC/DF/CM 2/25/26 DGR.ROTH	1	2,374.00	2,374.00	
Total			\$2,374.00	

FEB27'26AM9:19TREASURER

MAR2'26PM2:24AUDITOR

For past due accounts, a 1.5% finance charge will be added to the balance for every month the account is past due. In addition, any costs incurred to collect on the past due account will be added to the balance due.

Any client wishing to file a complaint against Indoor Environmental Consultants, Inc. related to its Mold Assessment Company license should contact the Texas Department of Licensing and Regulation - Attention: Enforcement Division - PO Box 12157 - Austin, TX 78711 - 800-803-9202 - www.tdlr.texas.gov

King Architectural Consulting Services
 817-992-3120
 142 Northchase Dr.
 Willow Park, TX 76087

KING
 Architectural Consulting Services PLLC

Billed To Danny Rothe Waller County 836 Austin Street Hempstead, TX 77445	Date of Issue 01/08/2026	Invoice Number 0000066	Amount Due (USD) \$2,047.14
	Due Date 02/14/2026	Reference Bus Node New CH pay app #38, Mod Bldgs pay app #22 & 23	

Description	Rate	Qty	Line Total
10 hour trip to Waller County on Jan 6, 2026 with observation of CH and 1 hour review of pay app #38, and Modular Bldg pay app #22 & 23.	\$150.00	11	\$1,650.00
Insurance Reimbursement	\$113.17	1	\$113.17
Travel Expense, Mileage	\$0.585	466	\$272.61
Travel Expense, lunch	\$11.36	1	\$11.36
	Subtotal		2,047.14
	Tax		0.00
	Total		2,047.14
	Amount Paid		0.00
	Amount Due (USD)		\$2,047.14

Notes

The Texas Board of Architectural Examiners has jurisdiction over complaints regarding the practices of persons registered as architects in Texas. TDLR address, PO Box 12157, Austin TX 78711. 800-803-9202.

Payment schedule

King Architectural Consulting Services PLLC

Below is your monthly payment schedule. Hiscox will collect funds automatically on the dates listed. You will not receive any further billing statements unless you make a change to your policy, so it is important to keep this document for future reference.

Upcoming payment schedule

You will be charged the amounts listed below on the following dates:

- September 7, 2025 \$113.13
- October 7, 2025 \$113.17
- November 7, 2025 \$113.17
- December 7, 2025 \$113.17
- January 7, 2026 \$113.17
- February 7, 2026 \$113.17
- March 7, 2026 \$113.17
- April 7, 2026 \$113.17
- May 7, 2026 \$113.17
- June 7, 2026 \$113.17
- July 7, 2026 \$113.17
- August 7, 2026 \$113.17

*INVOICE # 00000666
KACS 1-8-2026*

To ensure your business remains protected, your coverage will automatically renew with the same payment method and frequency listed above. You will receive a new payment schedule and updated policy documents at least 45 days before renewal.

TRAVEL TO WALLER CO

1-6-26

Mike King

Dine In Order# 4037
Jack In The Box - #3959
1925 Fm 1488 Rd
Hempstead, TX 77445
(979) 921-0695

Server: ALMA G
Check: 4037

01/06/2026
01:08 PM

Item	Price
SMASH JACK CMB	\$10.49
FRENCH FRIES	
FOUNTAIN DRINK	
Subtotal	\$10.49
TX Sales Tax - 8.25%	\$0.87
Total	\$11.36
Visa Tendered	\$11.36



Earn FREE FOOD for this order!
Just go to our mobile app
then scan or enter the digits above.
Exp in 72 hrs.

Card Type:	VIC
Card Number:	*****9501
Reference:	33377414
Authorization:	926006509194770189
Entry Mode:	T
Application Name:	VISA CREDIT
Application Label:	VISA CREDIT
AID:	A0000000031010
TC:	

King Architectural Consulting Services
 817-992-3120
 142 Northchase Dr.
 Willow Park, TX 76087

KING
 Architectural Consulting Services PLLC

Billed To	Date of Issue	Invoice Number	Amount Due (USD)
Danny Rothe	03/04/2026	0000069	\$2,050.48
Waller County	Due Date	Reference	
836 Austin Street	04/10/2026	Bus Node New	
Hempstead, TX 77445		Courthouse Pay App	
		#40	

Description	Rate	Qty	Line Total
10 hour trip to Waller County on March 3, 2026 with observation of CH and 1 hour review of pay app #40.	\$150.00	11	\$1,650.00
Insurance Reimbursement	\$113.17	1	\$113.17
Travel Expense, Mileage trip to Waller County - observation	\$0.585	466	\$272.61
Travel Expense, lunch	\$14.70	1	\$14.70
	Subtotal		2,050.48
	Tax		0.00
	Total		2,050.48
	Amount Paid		0.00
	Amount Due (USD)		\$2,050.48

Notes

The Texas Board of Architectural Examiners has jurisdiction over complaints regarding the practices of persons registered as architects in Texas. TDLR address, PO Box 12157, Austin TX 78711. 800-803-9202.

Payment schedule

King Architectural Consulting Services PLLC

Below is your monthly payment schedule. Hiscox will collect funds automatically on the dates listed. You will not receive any further billing statements unless you make a change to your policy, so it is important to keep this document for future reference.

Upcoming payment schedule

You will be charged the amounts listed below on the following dates:

- September 7, 2025 \$113.13
- October 7, 2025 \$113.17
- November 7, 2025 \$113.17
- December 7, 2025 \$113.17
- January 7, 2026 \$113.17
- February 7, 2026 \$113.17
- March 7, 2026 \$113.17
- April 7, 2026 \$113.17
- May 7, 2026 \$113.17
- June 7, 2026 \$113.17
- July 7, 2026 \$113.17
- August 7, 2026 \$113.17

INVOICE #69
K.A.C.S.

To ensure your business remains protected, your coverage will automatically renew with the same payment method and frequency listed above. You will receive a new payment schedule and updated policy documents at least 45 days before renewal.

Lunch - TRIP TO
WALLER COUNTY
3-3-26

McAlister's Deli
1006 University Dr. East
College Station, TX 77840
(979) 846-6000

Mike King

47

Host: Cashier 1
47

03/03/2026
12:24 PM
10023

Order Type: Dine-In

Memphian	10.29
Sea Salt Chips	3.29
Tea	
Sweet Tea	

Subtotal 13.58

Total Tax 1.12

Dine-In Total 14.70

M/C-FP 14.70
Auth:05539C

Hungry for more? We are hiring!
Text SWEETTEA to 27000 to Apply!



196646042372

Get rewarded! Scan the barcode in our
new app to earn points for this visit!

--- Check Closed ---



Invoice

Remit To:
WILSON BAUHAUS INTERIORS LLC
 2343 WALNUT HILL LANE
 DALLAS, TX 75229
 Phone: (972) 488-4100
 Fax: (972) 488-8815
 Email: dmarin@wilsonbauhaus.com
 Web: www.wilsonbauhaus.com

Invoice Number	22926	Item 30.
Invoice Date	12/29/2025	
Customer PO No	Jury Chairs	
Sales Order No	11975	
Customer Name	WAL001	
Salesperson	A - FELICIA DAVILA	
Project Number	406	
Due Date	01/28/2026	
Terms	NET 30 DAYS	
Page	1 of 1	

T WALLER COUNTY
 O 836 AUSTIN ST
 HEMPSTEAD, TX 77445

ATTN: ALAN YOUNTS
 Phone: 979-826-7740
 Email: A.YOUNTS@WALLERCOUNTY.US

S Waller County Business Node
 H 836 Austin Street
 I Suite 203
 P Hempstead, TX 77445

T
 O ATTN: Danny R. Rothe
 Phone: 979-826-7737
 Email: d.rothe@wallercounty.us

Line	Quantity	Catalog Number/Description	Unit Price	Extended Amount
1	14.00 Each	HMN2--F-E-IM-ON-(1)-UR-51-BLCK Motive Nest/Stack Chair-Flex Bck-Uph Seat Mark Line For: Tag TG: Jury	414.23	5,799.22
2	1.00 Each	QUOTED LABOR Labor to receive, deliver, and install (14) HON Motivate Nesting chairs during normal business hours. Includes travel and truck fees.	700.00	700.00

Sub-Total :	\$6,499.22
Deposits :	\$3,249.61
Please Pay This Amount :	\$3,249.61

A 4% fee will be charged for 3rd party payments when using credit/debit cards for payment of invoices

A FINANCE CHARGE OF 1.5% PER MONTH WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE CHARGED ON ACCOUNTS PAST DUE.

Payee: Wilson Bauhaus Interiors, LLC.
 Account Type: Business Checking
 Account: 5671469
 Routing: 111911321



Invoice

Remit To:
WILSON BAUHAUS INTERIORS LLC
2343 WALNUT HILL LANE
DALLAS, TX 75229
Phone: (972) 488-4100
Fax: (972) 488-8815
Email: dmarin@wilsonbauhaus.com
Web: www.wilsonbauhaus.com

Invoice Number	23134	Item 30.
Invoice Date	01/22/2026	
Customer PO No	Business Node 2311/2312/2505/4316	
Sales Order No	11325	
Customer Name	WAL001	
Salesperson	A - FELICIA DAVILA	
Project Number	406	
Due Date	02/21/2026	
Terms	NET 30 DAYS	
Page	1 of 5	

T WALLER COUNTY
 O 836 AUSTIN ST
 HEMPSTEAD, TX 77445

 ATTN: ALAN YOUNTS - 979-826-7740

S WALLER COUNTY
 H 836 AUSTIN ST
 I 836 AUSTIN ST
 P HEMPSTEAD, TX 77445

 T ATTN: Danny R. Rothe
 O Phone: 979-826-7737
 Email: d.rothe@wallercounty.us

Line	Quantity	Catalog Number/Description	Unit Price	Extended Amount
1	1.00 Each	CBK29--\$(P1)-.P28 Bridge Kit 29-1/2H Mark Line For: 2205 Dept. Treas	44.06	44.06
2	1.00 Each	CDG--\$(P1)-.P28 Gussets (1 Pr) Mark Line For: 2205 Dept. Treas	34.16	34.16
3	1.00 Each	CEP2429F--\$(P1)-.P28 Freestanding 24DX29-1/2H End Pnl Sup Mark Line For: 2205 Dept. Treas	52.64	52.64
4	2.00 Each	CEP3029F--\$(P1)-.P28 Freestanding 30DX29-1/2H End Pnl Sup Mark Line For: 2205 Dept. Treas	58.25	116.50
5	1.00 Each	CS604--\$(P1)-.P28 Half Hgt 14Hx60W Mod Pnl Mark Line For: 2205 Dept. Treas	52.14	52.14
6	1.00 Each	CS729--\$(P1)-.P28 Full-Hgt 29-1/2Hx72W Mod Pnl Mark Line For: 2205 Dept. Treas	56.60	56.60
7	2.00 Each	ELF442NS--\$(P1)-.P28-.EL-.OMT Ess Lat 42W 52-1/2H 4-12" Drws Sq Pull Mark Line For: 2205 Dept. Treas	894.57	1,789.14
8	2.00 Each	ESC230S--\$(P1)-.P28-.EL-.OMT Essentials 28Hx30W Storage Cabinet Square Pull Mark Line For: 2205 Dept. Treas	376.42	752.84
9	1.00 Each	LKFE3MTS--\$(KEYNUM)-.X225-.2 Lock Core Kit Matte Silver -- 3 cores 2 keys Mark Line For: 2205 Dept. Treas	28.38	28.38
10	1.00 Each	PF197-233S--\$(P1)-.P28-.EL-.OMT Essentials Support Ped BBF 28Hx22-7/8Dx15W Sq Pull Mark Line For: 2205 Dept. Treas	221.27	221.27
11	1.00 Each	PF198-232S--\$(P1)-.P28-.EL-.OMT Essentials Support Ped FF 28Hx22-7/8Dx15W Sq Pull Mark Line For: 2205 Dept. Treas	221.27	221.27
12	1.00	RL-MHP--2-.0-L-.CBK-LKM01-\$(16COM)-.S618022XP	1,188.59	1,188.59



Invoice

Remit To:
WILSON BAUHAUS INTERIORS LLC
 2343 WALNUT HILL LANE
 DALLAS, TX 75229
 Phone: (972) 488-4100
 Fax: (972) 488-8815
 Email: dmarin@wilsonbauhaus.com
 Web: www.wilsonbauhaus.com

Invoice Number	23134	Item 30.
Invoice Date	01/22/2026	
Customer PO No	Business Node 2311/2312/2505/4316	
Sales Order No	11325	
Customer Name	WAL001	
Salesperson	A - FELICIA DAVILA	
Project Number	406	
Due Date	02/21/2026	
Terms	NET 30 DAYS	
Page	2 of 5	

Item No	Quantity	Description	Unit Price	Total Price
	Each	Relate Std Mesh High-Bk/Adj Pivot Arms Mark Line For: 2205 Dept. Treas		
13	1.00 Each	T52448S--\$(L2PTR)-.WSR4-.EH-.P Primary 24Dx48W Flat Eg Lam w/Grommets Mark Line For: 2205 Dept. Treas	108.41	108.41
14	1.00 Each	T52472S--\$(L2PTR)-.WSR4-.EH-.P Primary 24Dx72W Flat Eg Lam w/Grommets Mark Line For: 2205 Dept. Treas	150.48	150.48
15	1.00 Each	T53072S--\$(L2PTR)-.WSR4-.EH-.P Primary 30Dx72W Flat Eg Lam w/Grommets Mark Line For: 2205 Dept. Treas	169.95	169.95
16	2.00 Each	Z5SC54 42W External Supt Channel for 54W W/S Mark Line For: 2205 Dept. Treas	18.32	36.64
17	1.00 Each	NETTA-24--GRY Mesh Wire Management Channel, 24W Mark Line For: 2205 Dept. Treas	72.45	72.45
18	2.00 Each	N30GM9UP--11-COM-SPECIAL-PALLAS BASKET GRIFFIN-C53 LAVORO,GUEST,MESH BACK,ARMS,UPH SEAT,BLACK,STATIC Mark Line For: 2205 Dept. Treas	416.67	833.34
19	2.00 Yards	29.104.021 BASKET GRIFFIN Mark Line For: 2205 Dept. Treas	68.75	137.50
20	4.00 Each	CEP3029F--\$(P1)-.P28 Freestanding 30DX29-1/2H End Pnl Sup Mark Line For: 2311/2312 PO-03R	58.25	233.00
21	2.00 Each	CS724--\$(P1)-.P28 Half Hgt 14Hx72W Mod Pnl Mark Line For: 2311/2312 PO-03R	53.63	107.26
22	2.00 Each	ELF430NS--\$(P1)-.P28-.EL-.OMT Ess Lat 30W 52-1/2H 4-12" Drws Sq Pull Mark Line For: 2311/2312 PO-03R	685.90	1,371.80
23	1.00 Each	LKFE3MTS--\$(KEYNUM)-.X132-.1 Lock Core Kit Matte Silver -- 3 cores 2 keys Mark Line For: 2311/2312 PO-03R	16.17	16.17
24	1.00 Each	LKFE3MTS--\$(KEYNUM)-.X131-.1 Lock Core Kit Matte Silver -- 3 cores 2 keys Mark Line For: 2311/2312 PO-03R	16.17	16.17
25	2.00 Each	PF197-233S--\$(P1)-.P28-.EL-.OMT Essentials Support Ped BBF 28Hx22-7/8Dx15W Sq Pull Mark Line For: 2311/2312 PO-03R	221.27	442.54
26	2.00 Each	PF198-232S--\$(P1)-.P28-.EL-.OMT Essentials Support Ped FF 28Hx22-7/8Dx15W Sq Pull	221.27	442.54



Invoice

Remit To:
WILSON BAUHAUS INTERIORS LLC
2343 WALNUT HILL LANE
DALLAS, TX 75229
Phone: (972) 488-4100
Fax: (972) 488-8815
Email: dmarin@wilsonbauhaus.com
Web: www.wilsonbauhaus.com

Invoice Number	23134	Item 30.
Invoice Date	01/22/2026	
Customer PO No	Business Node 2311/2312/2505/4316	
Sales Order No	11325	
Customer Name	WAL001	
Salesperson	A - FELICIA DAVILA	
Project Number	406	
Due Date	02/21/2026	
Terms	NET 30 DAYS	
Page	3 of 5	

Item No	Quantity	Description	Unit Price	Total Price
		Mark Line For: 2311/2312 PO-03R		
27	2.00 Each	T52454S--\$(L2PTR)-.WSR4-.EH-.P Primary 24Dx54W Flat Eg Lam w/Grommets Mark Line For: 2311/2312 PO-03R	117.32	234.64
28	2.00 Each	T53072S--\$(L2PTR)-.WSR4-.EH-.P Primary 30Dx72W Flat Eg Lam w/Grommets Mark Line For: 2311/2312 PO-03R	169.95	339.90
29	2.00 Each	T624FB Flat Bracket 24D Mark Line For: 2311/2312 PO-03R	14.36	28.72
30	2.00 Each	Z5SC54 42W External Supt Channel for 54W W/S Mark Line For: 2311/2312 PO-03R	18.32	36.64
31	2.00 Each	NETTA-24--GRY Mesh Wire Management Channel, 24W Mark Line For: 2311/2312 PO-03R	72.45	144.90
32	2.00 Each	N30GM9UP--11-COM-SPECIAL-PALLAS BASKET GRIFFIN-C53 LAVORO,GUEST,MESH BACK,ARMS,UPH SEAT,BLACK,STATIC Mark Line For: 2311/2312 PO-03R	416.67	833.34
33	2.00 Yards	29.104.021 BASKET GRIFFIN Mark Line For: 2311/2312 PO-03R	68.75	137.50
34	2.00 Each	1123.BK2.MB.T.AR6--MC1-YCC01-LA1-FC1-BT1-BC1-CS5-CH1-FABRIC-FG3-CANTER EPU--KD Focus 2.0, Highback, Mesh Back, Swivel Tilt Cntrl, Multi-Adj Arms Mark Line For: 2311/2312 PO-03R	404.80	809.60
35	2.00 Each	HIWMMS--.W2-.V-.H-.IM-.IMS-.BL-.SB-.T-.N Ign 2.0 Mid-back 4-way Mesh - Mesh Seat Mark Line For: 2412 Const. Mgr	530.51	1,061.02
36	1.00 Each	RL-MHP--.2-.0-.L-.CBK-LKM01-\$(1)-.UR-19 Relate Std Mesh High-Bk/Adj Pivot Arms Mark Line For: 4316 P.I.O.	947.92	947.92
37	1.00 Each	NETTA-24--GRY Mesh Wire Management Channel, 24W Mark Line For: 4316 P.I.O.	72.45	72.45
38	2.00 Each	N30GM9UP--11-MOMA-09130405-C53 LAVORO,GUEST,MESH BACK,ARMS,UPH SEAT,BLACK,STATIC Mark Line For: 4316 P.I.O.	427.42	854.84
39	2.00 Each	NAC0236SUR ACCESSORIES,36W,UNDERSURFACE SUPPORT RAIL,BLACK	111.37	222.74



Invoice

Remit To:
WILSON BAUHAUS INTERIORS LLC
2343 WALNUT HILL LANE
DALLAS, TX 75229
Phone: (972) 488-4100
Fax: (972) 488-8815
Email: dmarin@wilsonbauhaus.com
Web: www.wilsonbauhaus.com

Invoice Number	23134	<i>Item 30.</i>
Invoice Date	01/22/2026	
Customer PO No	Business Node 2311/2312/2505/4316	
Sales Order No	11325	
Customer Name	WAL001	
Salesperson	A - FELICIA DAVILA	
Project Number	406	
Due Date	02/21/2026	
Terms	NET 30 DAYS	
Page	4 of 5	

		Mark Line For: 4316 P.I.O.		
40	3.00 Each	NCCB016 CASEGOODS,LOCK CORE WITH KEY,BLACK,NO 016 Mark Line For: 4316 P.I.O.	13.33	39.99
41	1.00 Each	WW2430LFM4L--84MB-KS1B-MC-MC WAVEWORKS,24DX30W,LATERAL FILE,FOUR DRAWER,LAM Mark Line For: 4316 P.I.O.	1,295.59	1,295.59
42	1.00 Each	WW2448BEFHL--VMC-G1C-STD-MC-MC WAVEWORKS,24DX48W,BRIDGE,HINGED MODESTY,HPL Mark Line For: 4316 P.I.O.	382.27	382.27
43	1.00 Each	WW2472CLFL2--VMC-84MB-X-KS1B-STD-MC-MC-MC WAVEWORKS,24DX72W,CREDENZA,LEFT PED,FILE/ FILE,HPL Mark Line For: 4316 P.I.O.	1,071.56	1,071.56
44	1.00 Each	WW3072DRFL1--VMC-84MB-G1LR-KS1B-STD-MC-MC-MC WAVEWORKS,30DX72W,DESK,RIGHT PEDESTAL,RECESSED,BBF,HPL Mark Line For: 4316 P.I.O.	1,235.82	1,235.82
46	1.00 Each	TARIFF SURCHARGE -	7.28	7.28
47	1.00 Each	TARIFF SURCHARGE -	38.82	38.82
48	1.00 Each	TARIFF SURCHARGE -	362.82	362.82
50	1.00 Each	COM FREIGHT TO NATIONAL -	46.00	46.00
51	1.00 Each	TARIFF SURCHARGE -	45.50	45.50
52	1.00 Each	FREIGHT -	57.59	57.59
53	1.00 Each	QUOTED LABOR Receive in warehouse, deliver and install the following furniture at a later date: <ul style="list-style-type: none"> •Office 2205 (File/Room) •Office 2311 (L-shaped private office) •Office 2312 (L-shaped private office) •Office 4316 (U-shaped private office) Install crew to swap 3 private offices while onsite completing original installation. Includes truck/fuel fees, disposal fees.	2,860.00	2,860.00



Invoice

Remit To:
WILSON BAUHAUS INTERIORS LLC
2343 WALNUT HILL LANE
DALLAS, TX 75229
Phone: (972) 488-4100
Fax: (972) 488-8815
Email: dmarin@wilsonbauhaus.com
Web: www.wilsonbauhaus.com

Invoice Number	23134	<i>Item 30.</i>
Invoice Date	01/22/2026	
Customer PO No	Business Node 2311/2312/2505/4316	
Sales Order No	11325	
Customer Name	WAL001	
Salesperson	A - FELICIA DAVILA	
Project Number	406	
Due Date	02/21/2026	
Terms	NET 30 DAYS	
Page	5 of 5	

	Sub-Total :	\$21,863.29
	Deposits :	\$11,025.91
	Please Pay This Amount :	\$10,837.38

A 4% fee will be charged for 3rd party payments when using credit/debit cards for payment of invoices

A FINANCE CHARGE OF 1.5% PER MONTH WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE CHARGED ON ACCOUNTS PAST DUE.

Payee: Wilson Bauhaus Interiors, LLC.
Account Type: Business Checking
Account: 5671469
Routing: 111911321



Invoice

Remit To:
WILSON BAUHAUS INTERIORS LLC
2343 WALNUT HILL LANE
DALLAS, TX 75229
Phone: (972) 488-4100
Fax: (972) 488-8815
Email: dmarin@wilsonbauhaus.com
Web: www.wilsonbauhaus.com

Invoice Number	22927	Item 30.
Invoice Date	12/29/2025	
Customer PO No	Business - Table Power Adds	
Sales Order No	11881	
Customer Name	WAL001	
Salesperson	A - FELICIA DAVILA	
Project Number	406	
Due Date	01/28/2026	
Terms	NET 30 DAYS	
Page	1 of 1	

T WALLER COUNTY
 O 836 AUSTIN ST
 HEMPSTEAD, TX 77445

 ATTN: ALAN YOUNTS - 979-826-7740

S WALLER COUNTY
 H 836 AUSTIN ST
 I HEMPSTEAD, TX 77445
 P

 T ATTN: Danny R. Rothe
 O Phone: 979-826-7737
 Email: d.rothe@wallercounty.us

Line	Quantity	Catalog Number/Description	Unit Price	Extended Amount
1	3.00 Each	305300.03.04.09 Oasis Mini 15" trough with 6 power receptacles, 1 USB-A 2.4A and 1 USB-C 60W charging ports, cutout for 1 telecom plate (sold separately), (2) 108" Standard Plugs, black powder coat finish Mark Line For: Tag: Rm 2519 and 2301	1,058.27	3,174.81
2	3.00 Each	A-BL Blank Black Telecom Plate Mark Line For: Tag: Rm 2519 and 2301	4.14	12.42
3	1.00 Each	TARIFF + MATERIAL SURCHARGE Blank Black Telecom Plate	317.79	317.79
4	1.00 Each	QUOTED LABOR Labor to install (3) power units into (2) existing conference tables. Includes onsite field cut power grommets based on template provided by vendor. Normal business hours.	660.00	660.00

Sub-Total :	\$4,165.02
Deposits :	\$2,082.51
Please Pay This Amount :	\$2,082.51

A 4% fee will be charged for 3rd party payments when using credit/debit cards for payment of invoices

A FINANCE CHARGE OF 1.5% PER MONTH WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE CHARGED ON ACCOUNTS PAST DUE.

Payee: Wilson Bauhaus Interiors, LLC.
Account Type: Business Checking
Account: 5671469
Routing: 111911321

Waller County Check Request/Reimbursement Form

Employee submitting request: Julie Adams

Department: Road and Bridge Department

Total Amount Due: \$14,082.70

Please make check payable to:

Name: R.G. Miller Engineers, Inc. Attn: Amy Phan

Address: 1080 Eldridge, Suite 600
Houston, TX 77077

Please mail check to:

Name: R.G. Miller Engineers, Inc. Attn: Amy Phan

Address: 1080 Eldridge, Suite 600
Houston, TX 77077

Purpose of check: Invoice # 100751-10 Neuman Road

Professional Engineering Services January 1, 2026 to January 31, 2026

Charge to GL line: 605-605-545405

Julie Adams 3-2-26
Signature of Person Submitting Request Date

JW J. Ross McCl... 3/2/26
Signature of Official/Department Head Submitting Request Date



R.G. Miller Engineers, Inc.

1080 Eldridge Pkwy, Suite 600, Houston, Texas 77077 Tel. 713-461-9600 Fax 713-461-9455

Remit Payment: R.G. Miller Engineers, Inc.		
By Check:	Electronic Instructions:	Acct#: 101174891
1080 Eldridge Pkwy	Bank: First Merchants Bank	
Suite 600	Wire/ACH ABA: 074900667	
Houston, TX 77077	BIC/ SWIFT CODE: FMECUS33 (International)	

BILL TO

Waller County
 c/o Rosemary Gambino
 P.O. Box 239
 Waller, TX 77484

Email: jtyler@lja.com; rmcbride@lja.com
 CC: kdezam@lja.com

REMIT TO

R.G. Miller Engineers, Inc.
 Attn: Amy Phan
 1080 Eldridge, Suite 600
 Houston, TX 77077
 Email: aphan@rgmiller.com

Professional Engineering Services related to
 Project: Neuman Road

INVOICE

Date of Invoice: 20-Feb-26 RGME Invoice No. 100751-10
 RGME Project No.: 2117.0000
 Period of Services: 1/1/2026 TO 1/31/2026

TASK Code	Phase Description	Contract Fee	% Complete	Invoiced to Date	Previously Invoiced	Current Invoice	Amount of Contract Value Remaining
100	PER Phase LS	\$190,540.00	100%	\$190,540.00	\$186,729.20	\$3,810.80	\$0.00
200	Design Phase LS	\$238,750.00	0%	\$0.00	\$0.00	\$0.00	\$238,750.00
210	Topographic Survey T&M	\$117,548.00	81%	\$95,495.98	\$93,124.08	\$2,371.90	\$22,052.02
220	Geotechnical Services T&M	\$99,587.00	90%	\$89,610.30	\$89,610.30	\$0.00	\$9,956.70
230	Subsurface Utility Engineering T&M	\$158,630.00	22%	\$34,165.14	\$28,265.14	\$7,900.00	\$124,464.86
240	Bridge Design T&M	\$73,080.00	0%	\$0.00	\$0.00	\$0.00	\$73,080.00
250	Environmental Services T&M	\$16,866.00	95%	\$16,066.20	\$16,066.20	\$0.00	\$799.80
300	Bid Phase LS	\$11,800.00	0%	\$0.00	\$0.00	\$0.00	\$11,800.00
Total:		\$906,781.00		\$425,877.62	\$411,794.92	\$14,082.70	\$480,903.38
OVERALL TOTALS		\$906,781.00	47%	\$425,877.62	\$411,794.92	\$14,082.70	\$480,903.38

AMOUNT DUE THIS INVOICE: \$14,082.70

I certify that all payments requested are for appropriate purposes and in accordance with the terms and conditions set forth in the subcontract agreement.

Approved by:


 Alberto Espinoza, P.E.
 Senior Project Manager

February 20, 2026
 Date

(If you have any questions regarding this invoice, call or email Mary Williams @ 281-921-8678 or mawilliams@rgmiller.com)

2117.000
Phase: 230
Reimb w/NO markup

R. G. Miller Engineers, Inc.
16340 Park Ten Place, Suite 350
Houston, TX 77084

January 12, 2026
Project No: 00042473-030
Invoice No: 25121633
Contract No: Proj #2117.0000

ATTN: Alberto Espinoza

Invoice Total: \$7,900.00

Project 00042473-030 Waller County - Neuman Rd

Professional Services through January 02, 2026

Description	Contract Amount	Percent Complete	Billed To Date	Previously Billed	Current Invoice
Utility Engineering	47,410.00	72.0632	34,165.14	26,265.14	7,900.00
PM & Admin	21,720.00	0.00	0.00	0.00	0.00
Total Fee	69,130.00		34,165.14	26,265.14	7,900.00
Total Fee				7,900.00	
			Total Due This Invoice		\$7,900.00

Billings to Date	Current	Prior	Total
	7,900.00	26,265.14	34,165.14

Interest of 10% per annum is added on past due invoices, unless otherwise contractually stated.

PROJECT MANAGER: Trisha Frederick

APPROVED
By Alberto Espinoza at 11:50 am, Jan 22, 2026

2117.000
Phase: 210
Reimb w/NO markup

Item 31.



APPROVED
By Alberto Espinoza at 8:07 am, Feb 03, 2026

RG Miller
1080 Eldridge Parkway
Houston, TX 77077

Invoice Total: \$2,371.90

Invoice #: ARIV1050000
Invoice date: 2/2/2026
Project Number: 30347-0001-01

PAYMENT INFORMATION

Remit Address
Quiddity Engineering, LLC
PO Box 991
Houston, TX 77001
EIN: 87-3888184

ACH Info
Vantage Bank
Acct: 108119104
ABA: 114915272
Email: Payment@Quiddity.com

Payments are due upon receipt. Standard payment options are ACH or check. We also accept all major credit cards subject to a 3% convenience fee.

Project Title: Waller County; Project: Neuman Road from Gassner Lane to Depot Street
RGM Project No.: 2117-0000
Project Phase/Task No.: 210

For professional services from 01-Jan-2026 through 31-Jan-2026

30347-0001-01 Waller County-Neuman Road

30347-0001-01.130 - Neuman Road

Role	Hours	Rate	Amount
2-Person Field Crew	4.75	205.00	973.75
Survey Technician	3.25	115.00	373.75
Survey Technician SIT	7.50	135.00	1,012.50
Subtotal		15.50	2,360.00

Category	Vendor Id	Amount
Company Vehicle Mileage		11.90
Subtotal		11.90

Billing limits	Current	Prior	To-Date
Total billings	2,371.90	93,124.08	95,495.98
Limit			117,548.00
Remaining			22,052.02

Invoice subtotal 2,371.90
Total 2,371.90

Neuman Road

January 2026 Progress Report

Summary of Work Accomplished in January 2026

- PER Presentation preparation and meeting with Waller County
-

Summary of Work to be Accomplished in February 2026

- Begin detailed design of roadway and drainage ditches

Project Schedule and Upcoming Deliverables

- Draft Geotechnical Report – 7/23/2025
- Survey Deliverables – 10/24/2025
- Preliminary Engineering Report Draft Submittal – 10/31/2025
- Preliminary Engineering Report Final Submittal – 12/23/2025
- 70% Design Submittal – 5/10/2026
- 100% Design Submittal – 7/19/2026

Outstanding Issues or Information Needs

Open Issues

Julie Adams

From: Natasha Medina <nmedina@lja.com>
Sent: Thursday, February 26, 2026 2:09 PM
To: Luke Fortkamp; Ross McCall
Cc: John Tyler; Julie Adams
Subject: 2023 Mobility Bond Invoice Neuman Road - RGME Invoice #100751-10

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know that the content is safe.

Good afternoon,

Attached is invoice 10 from RG Miller for Neuman Rd.

Project #: 23404
Project Name: Neuman Road
Consultant: RG Miller
Percent spent so far: 47%
Design Schedule Changes: Final Submittal now scheduled for 1 month sooner

Invoice Date	Invoice #	Invoice \$
02.20.26	100751-10	\$14,082.70

Thanks,

NATASHA MEDINA | Project Coordinator

Program Management

O: 713.380.4420 | D: 713.341.8017 | C: 305.495.6645
1904 W Grand Parkway N, Suite 100, Katy, Texas 77449

EMPLOYEE-OWNED. CLIENT FOCUSED.

www.lja.com

Waller County Check Request/Reimbursement Form

Employee submitting request: Julie Adams

Department: Road and Bridge Department

Total Amount Due: \$17,509.38

Please make check payable to:

Name: Kimley-Horn and Associates, Inc.

Address: P.O. Box 951640

Dallas, TX 75395-1640

Please mail check to:

Name: Kimley-Horn and Associates, Inc.

Address: P.O. Box 951640

Dallas, TX 75395-1640

Purpose of check: Invoice # 65035800-0126-10 Project # 65035800

Services Rendered January 1, 2026 through January 31, 2026

23102 Double Culvert Road

Charge to GL line: 605-605-545405

Julie Adams 2-23-26
Signature of Person Submitting Request Date

[Signature] 2/23/26
Signature of Official/Department Head Submitting Request Date



Invoice for Professional Services

<p>Please remit payment electronically to:</p> <p>Account Name: KIMLEY-HORN AND ASSOCIATES, INC. Bank Name and Address: WELLS FARGO BANK, N.A., SAN FRANCISCO, CA 94104 Account Number: 2073089159554 ABA#: 121000248 Please send remittance information to: payments@kimley-horn.com</p>	<p>If paying by check, please remit to:</p> <p>KIMLEY-HORN AND ASSOCIATES, INC. P.O. BOX 951640 DALLAS, TX 75395-1640</p>
--	--

WALLER COUNTY, TX
425 FM 1488
HEMPSTEAD, TX 77445

Invoice Amount: \$17,509.38

Invoice No: 065035800-0126-10
Invoice Date: Jan 31, 2026

Federal Tax Id: 56-0885615
For Services Rendered through Jan 1-31, 2026

Project No: 065035800
Project Name: 23102 DOUBLE CULVERT ROAD
Project Manager: POLZIN, ABBEY

Client Reference:

LUMP SUM

KH Ref # 065035800.1-34824283

Description	Contract Value	% Complete	Amount Earned to Date	Previous Amount Billed	Current Amount Due
PROJECT ADMINISTRATION & PERMITTING	104,880.00	50.00%	52,440.00	52,440.00	0.00
PRELIMINARY ENGINEERING	536,332.69	86.00%	461,246.11	461,246.11	0.00
FINAL DESIGN	269,375.00	6.50%	17,509.38	0.00	17,509.38
Subtotal	910,587.69	58.34%	531,195.49	513,686.11	17,509.38
Total LUMP SUM					17,509.38

HOURLY NOT TO EXCEED

KH Ref # 065035800.3-34813868

Description	Contract Value	Amount Billed to Date	Previous Amount Billed	Current Amount Due
CPS	72,270.00	0.00	0.00	0.00
Subtotal	72,270.00	0.00	0.00	0.00
Total HOURLY NOT TO EXCEED				0.00

Total Invoice: \$17,509.38



Progress Report #10 (Jan2026) 23102 Double Culvert Rd Segment 1

Project: Double Culvert Rd Segment 1
KHA Project #065035800

Date: February 18, 2026

Prepared by: Abbey Polzin, P.E.

Explanation of Effort (through January 31st):

During the month of January 2026, Kimley-Horn performed the following tasks:

- Addressing 30% PER submittal comments
- Began 70% Design

Anticipated Activities Next Month:

We anticipate performing the following tasks next month:

- Continuing with 70% Design

Schedule:

- Expected 70% Design Submittal – 4/3/2026
- Expected Final Design Submittal – 5/29/2026

Pending Needs/Requests:

- N/A

Julie Adams

From: Luke Fortkamp
Sent: Friday, February 20, 2026 12:46 PM
To: Julie Adams
Subject: FW: 2023 MOBILITY BOND 23102 DOUBLE CULVERT ROAD - Kimley-Horn January 2026 Invoice - 065035800
Attachments: 202601-06503580001-KIMLEYHORN-23102 DOUBLE CULVERT ROAD-065035800.pdf

Julie,

Please process and place on the next commissioner’s court.

Thanks,
-Luke

From: Natasha Medina <nmedina@lja.com>
Sent: Friday, February 20, 2026 11:45 AM
To: Luke Fortkamp <l.fortkamp@wallercounty.us>; Ross McCall <r.mccall@wallercounty.us>
Cc: John Tyler <jtyler@lja.com>; Julie Adams <j.adams@wallercounty.us>
Subject: Fw: 2023 MOBILITY BOND 23102 DOUBLE CULVERT ROAD - Kimley-Horn January 2026 Invoice - 065035800

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know that the content is safe.

Good morning,

Attached is invoice 10 from Kimley Horn for Double Culvert 1.

Project #: 23102
Project Name: Double Culvert Seg 1
Consultant: Kimley Horn
Percent spent so far: 54%
Design Schedule Changes: Final Design submittal now 1 month later

Invoice Date	Invoice #	Invoice \$
01.31.26	065035800-0126-10	\$17,509.38

Thanks,

NATASHA MEDINA | Project Coordinator

Waller County Check Request/Reimbursement Form

Employee submitting request: Julie Adams

Department: Road and Bridge Department

Total Amount Due: \$203,587.81

Please make check payable to:

Name: LJA Engineering, Inc.

Address: Dept. 803

P.O. Box 4346 Houston, TX 77210-4346

Please mail check to:

Name: LJA Engineering, Inc.

Address: Dept. 803

P.O. Box 4346 Houston, TX 77210-4346

Purpose of check: Invoice # 202606819 Project # PM5121-2471 #20

Professional Services Rendered February 1, 2026 through February 28, 2026.

Charge to GL line: 605-605-545405

Julie Adams 3-6-26
Signature of Person Submitting Request Date

[Signature] 3-6-26
Signature of Official/Department Head Submitting Request Date



Program Man Item 33.

512.439.4700

TBPELS F-14256

www.LJAProgramManagement.com

7500 Rialto Boulevard, Building II, Suite 100, Austin, Texas 78735

Waller County
775 Bus 290 East
2000 NW Loop 410
Hempstead, TX 77445
Attention: J. Ross McCall, PE

Invoice Date: 3/6/2026
Invoice No.: 202606819
Project No.: PM5121-2471
Bill No.: 20
P.O. No.: 207745

INVOICE

Description: Waller County 2023 Road Bond Program GEC

For Professional Services Rendered: 02/01/26 through 02/28/26.

Contract Amount: \$15,000,000.00
Authorized Amount: \$6,000,000.00

Invoice Amount: \$203,587.81
Previous Invoiced Amount: \$2,951,411.43
Invoice to Date: \$3,154,999.24

Balance Remaining: \$2,812,662.95

TOTAL AMOUNT DUE THIS INVOICE **\$203,587.81**

This invoice is true and unpaid

Approved By: John C. Tyler
John Tyler

Mail checks payable to:

LJA Engineering, Inc.
DEPT. 803
P.O. BOX 4346
Houston, TX 77210-4346

Send ACH or Wire payments to:

Account Name LJA Engineering, Inc
Name of Bank Amegy Bank
ABA Routing Number 113011258
Account Number 5795329241
Swift Code ZFNBUS55

Please email a remittance advice to AR@lja.com



3600 W Sam Houston Pkwy S
 Suite 600
 Houston, TX 77042
 P: 713.953.5200
 F: 713.953.5026

Invoice Questions: Billing@lja.com
 Payment Questions: AR@lja.com

www.LJA.com

Attention: J. Ross McCall, PE
 Waller County
 775 Bus 290 East
 Hempstead, TX 77445
 United States

Invoice : 202606819
 Invoice Date : 3/6/2026
 Project : PM5121-2471
 Project Name : Waller County Bond Program
 Management
 PM Name : John Charles Tyler

For Professional Services Rendered Through 2/28/2026

**PM5121-2471 - Waller County Bond
 Program Management**

	<u>Current Billings</u>
101 - Off-System Bridge Assessment/Planning	454.76
Rate Labor	454.76
102 - County Signal Design/Maintenance Guidelines	4,033.74
Rate Labor	4,033.74
103 - Program ROW Acquisition	274.46
Rate Labor	274.46
104 - CEI for Morton Road Overlay	510.60
Rate Labor	510.60
901 - Project Design Engineer Coord.	31,039.21
Rate Labor	31,039.21
902 - Review of Project Plan Submittals	31,798.01
Rate Labor	31,798.01
903 - Utility Coordination	36,420.51
Rate Labor	36,420.51
904 - Program Management	74,114.29
Rate Labor	74,114.29
905 - Project Coordination	24,418.86
Rate Labor	24,118.86
Expenses	300.00
907 - GIS	344.66
Rate Labor	344.66
908 - Bidding Phase Services	178.71
Rate Labor	178.71

Current Billings	203,587.81
Amount Due This Bill	203,587.81

Outstanding Receivables	Invoice Number	Date	Amount	Balance Due
	202605059	2/16/2026	213,030.26	213,030.26
				213,030.26



Mail Checks payable to:

LJA Engineering, Inc
DEPT. 803 P.O. BOX 4346 Houston,
TX 77210-4346

Send ACH or Wire Payments to:

Account Name:.....LJA Engineering, Inc
Name of Bank:..... Amegy Bank
ABA Routing Number:.....113011258
Account Number:.....5795329241
Swift Code:..... ZFNBUS55
Please email a remittance advice to: AR@lja.com

101 - Off-System Bridge Assessment/Planning

Rate Labor

<u>Class / Employee</u>	<u>Date</u>	<u>Hours</u>	<u>Rate</u>	<u>Amount</u>
Senior Engineer				
Steven Jonathan Austin	2/24/2026	1.50	303.1700	454.76
	Meeting with county to discuss progress on repair recommendations and next steps. Bridge scour mitigation planning.			
Total Rate Labor				454.76

102 - County Signal Design/Maintenance Guidelines

Rate Labor

<u>Class / Employee</u>	<u>Date</u>	<u>Hours</u>	<u>Rate</u>	<u>Amount</u>
Project Manager				
Luan Tran	2/26/2026	5.00	357.4200	1,787.10
	Researched County Standard and equipment			
	2/27/2026	2.00	357.4200	714.84
	Researched County Standard and equipment			
Total Luan Tran		7.00		2,501.94
Total Project Manager		7.00		2,501.94
Senior Project Engineer				
Thirulokesh Krishnan	2/10/2026	2.00	255.3000	510.60
	Team kickoff			
	2/11/2026	1.00	255.3000	255.30
	signal vendor coordination			
	2/12/2026	2.00	255.3000	510.60
	scope items discussion			
	2/16/2026	1.00	255.3000	255.30
	signal vendor coordination			
Total Thirulokesh Krishnan		6.00		1,531.80
Total Senior Project Engineer		6.00		1,531.80
Total Rate Labor				4,033.74
Total Bill Task: 102 - County Signal Design/Maintenance Guidelines				4,033.74

103 - Program ROW Acquisition

Rate Labor

<u>Class / Employee</u>	<u>Date</u>	<u>Hours</u>	<u>Rate</u>	<u>Amount</u>
Right-of-Way Project Manager				
Lora Reeves Gunter	2/16/2026	0.50	274.4500	137.23
	Correspondence and discussion with John T. on potential curative plan on church property			
	2/26/2026	0.50	274.4500	137.23
	Correspondence about Clay Road ownership in easement and implications on new acquisitions; correspondence on impacts on church property			
Total Lora Reeves Gunter		1.00		274.46
Total Right-of-Way Project Manager		1.00		274.46
Total Rate Labor				274.46
Total Bill Task: 103 - Program ROW Acquisition				274.46

104 - CEI for Morton Road Overlay

Rate Labor

<u>Class / Employee</u>	<u>Date</u>	<u>Hours</u>	<u>Rate</u>	<u>Amount</u>
Senior Project Engineer				
Richard Kronenberger	2/25/2026	1.00	255.3000	255.30
	Job Startup coordination			
	2/27/2026	1.00	255.3000	255.30

104 - CEI for Morton Road Overlay

Rate Labor

Class / Employee

<u>Class / Employee</u>	<u>Date</u>	<u>Hours</u>	<u>Rate</u>	<u>Amount</u>
Senior Project Engineer				
	Job Startup coordination	-----		-----
Total Richard Kronenberger		2.00		510.60
Total Senior Project Engineer		-----		-----
		2.00		510.60
Total Rate Labor				510.60

Total Bill Task: 104 - CEI for Morton Road Overlay

510.60

901 - Project Design Engineer Coord.

Rate Labor

Class / Employee

<u>Class / Employee</u>	<u>Date</u>	<u>Hours</u>	<u>Rate</u>	<u>Amount</u>
Deputy Project Manager				
Daniel Wayne Freeman	2/2/2026	0.50	335.0900	167.55
	Double Culvert Design Progress Meeting			
	2/5/2026	1.00	335.0900	335.09
	Clay/Pitts/HC Meeting			
	2/10/2026	1.00	335.0900	335.09
	Joseph Road Design Status Meeting			
	2/12/2026	1.50	335.0900	502.64
	Owens Road Design Progress Meeting; Morton Road Design Progress Meeting; Pitts Road Design Progress Meeting			
	2/24/2026	0.50	335.0900	167.55
	Neuman Road Design Progress Meeting	-----		-----
Total Daniel Wayne Freeman		4.50		1,507.92
Total Deputy Project Manager		-----		-----
		4.50		1,507.92
Design Engineer				
Katlyn Nicole Dezarn	2/2/2026	2.00	207.4300	414.86
	Richards kickoff meeting, project progress meeting			
	2/3/2026	2.00	207.4300	414.86
	Project progress meetings			
	2/6/2026	1.00	207.4300	207.43
	Schedule coordination meeting for multiple project engineers			
	2/9/2026	4.00	207.4300	829.72
	Project Progress Meetings, Distributed project files to project engineers, meeting coordination			
	2/10/2026	4.00	207.4300	829.72
	Project Progress Meetings, Distributed project files to project engineers, meeting coordination			
	2/12/2026	4.00	207.4300	829.72
	Project Progress Meetings			
	2/13/2026	1.00	207.4300	207.43
	Project Progress Meetings			
	2/16/2026	2.00	207.4300	414.86
	Project progress meetings			
	2/17/2026	2.00	207.4300	414.86
	Project progress meetings			
	2/18/2026	2.00	207.4300	414.86
	Project progress meetings			
	2/19/2026	2.00	207.4300	414.86
	Project progress meetings			
	2/23/2026	2.00	207.4300	414.86
	Coordination of meeting schedules, Review and clarification of meeting action items			
	2/24/2026	2.00	207.4300	414.86
	project progress meetings			
	2/25/2026	2.00	207.4300	414.86

901 - Project Design Engineer Coord.

Rate Labor

Class / Employee

Class / Employee	Date	Hours	Rate	Amount
Design Engineer				
	project progress meetings			
	2/26/2026	3.00	207.4300	622.29
	Technical coordination to resolve design questions			
	2/27/2026	1.00	207.4300	207.43
	Agenda development and meeting planning			
		36.00		7,467.48
		36.00		7,467.48
Total Katlyn Nicole Dezarn				
Total Design Engineer				
Project Engineer				
Austin Porter McLean	2/12/2026	1.00	239.3500	239.35
	send Beau response			
	2/17/2026	0.75	239.3500	179.51
	call Abbey and Roy for Double Culvert			
	2/24/2026	1.00	239.3500	239.35
	review geotech report Robichaux			
	2/26/2026	0.50	239.3500	119.68
	schedule coordination on meetings			
		3.25		777.89
Total Austin Porter McLean				
Robert T. McBride	2/2/2026	2.00	239.3500	478.70
	Coordination			
	2/3/2026	4.00	239.3500	957.40
	Coordination			
	2/4/2026	3.00	239.3500	718.05
	Coordination			
	2/5/2026	4.00	239.3500	957.40
	Coordination			
	2/9/2026	2.00	239.3500	478.70
	Coordination			
	2/10/2026	2.00	239.3500	478.70
	Coordination			
	2/12/2026	3.00	239.3500	718.05
	Meetings			
	2/17/2026	3.00	239.3500	718.05
	Meeting			
	2/18/2026	2.00	239.3500	478.70
	Meeting			
	2/19/2026	3.00	239.3500	718.05
	Coordination/Meeting			
	2/20/2026	2.00	239.3500	478.70
	Coordination			
	2/23/2026	2.00	239.3500	478.70
	Coordination			
	2/24/2026	2.00	239.3500	478.70
	Coordination			
	2/25/2026	3.00	239.3500	718.05
	Coordination/Meeting			
		37.00		8,855.95
		40.25		9,633.84
Total Robert T. McBride				
Total Project Engineer				
Senior Engineer				
Michael David Keck	2/2/2026	2.00	303.1700	606.34
	Project Management			
	2/3/2026	2.00	303.1700	606.34

901 - Project Design Engineer Coord.

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Senior Engineer				
Project Management	2/4/2026	2.00	303.1700	606.34
Project Management	2/5/2026	2.00	303.1700	606.34
Project Management	2/6/2026	2.00	303.1700	606.34
Project Management	2/9/2026	2.00	303.1700	606.34
Project Management	2/10/2026	2.00	303.1700	606.34
Project Management	2/11/2026	2.00	303.1700	606.34
Project Management	2/12/2026	3.00	303.1700	909.51
Project Management	2/13/2026	2.00	303.1700	606.34
Project Management	2/16/2026	2.00	303.1700	606.34
Project Management	2/17/2026	2.00	303.1700	606.34
Project Management	2/18/2026	1.00	303.1700	303.17
Project Management	2/19/2026	3.00	303.1700	909.51
Project Management	2/20/2026	2.00	303.1700	606.34
Project Management	2/23/2026	2.00	303.1700	606.34
Project Management	2/24/2026	2.00	303.1700	606.34
Project Management	2/25/2026	2.00	303.1700	606.34
Project Management	2/26/2026	1.00	303.1700	303.17
Project Management	2/27/2026	3.00	303.1700	909.51
Project Management		41.00		12,429.97
Total Michael David Keck		41.00		12,429.97
Total Senior Engineer		41.00		12,429.97
Total Rate Labor				31,039.21
Total Bill Task: 901 - Project Design Engineer Coord.				31,039.21

902 - Review of Project Plan Submittals

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Deputy Project Manager				
Daniel Wayne Freeman	2/12/2026	1.00	335.0900	335.09
Penick Road Plan Review Comment Resolution Meeting				
Design Engineer				
Katlyn Nicole Dezarn	2/3/2026	2.00	207.4300	414.86
Schlipf Road proposal review				

902 - Review of Project Plan Submittals

Rate Labor

Class / Employee

Class / Employee	Date	Hours	Rate	Amount
Design Engineer				
	2/4/2026	3.00	207.4300	622.29
PER review				
	2/5/2026	2.00	207.4300	414.86
review prelim exhibits with County standards				
	2/10/2026	2.00	207.4300	414.86
Pitts Road PER Review				
	2/12/2026	5.00	207.4300	1,037.15
Pitts Road PER Review, PER comments discussion				
	2/16/2026	2.00	207.4300	414.86
Preliminary plan review for constructability considerations				
	2/17/2026	2.00	207.4300	414.86
Review of plan revisions and updated sheets				
	2/23/2026	2.00	207.4300	414.86
Clarification of design assumptions and constraints				
	2/24/2026	2.00	207.4300	414.86
Review of preliminary design exhibits				
	2/25/2026	2.00	207.4300	414.86
Review of design documents for completeness				
		24.00		4,978.32
Total Katlyn Nicole Dezarn				
Total Design Engineer		24.00		4,978.32
Engineer-in-Training I				
Alana Rose Brown	2/12/2026	9.00	111.7000	1,005.30
PER review				
Engineer-In-Training II				
Kevyn Morales	2/27/2026	1.00	143.6100	143.61
Pitts Rd: review traffic engineering study				
Randy Robles	2/12/2026	3.00	143.6100	430.83
Pitts Road Review				
		4.00		574.44
Total Engineer-In-Training II				
Project Engineer				
Austin Porter McLean	2/2/2026	0.50	239.3500	119.68
review Robichaux PER resubmittal				
	2/4/2026	4.00	239.3500	957.40
review Robichaux resubmittal and Cochran PER				
	2/5/2026	1.00	239.3500	239.35
PER review				
	2/9/2026	3.00	239.3500	718.05
review Penick and other submittals				
	2/17/2026	3.00	239.3500	718.05
review Adams Flat 60%				
	2/18/2026	2.00	239.3500	478.70
Adams Flat 60% review				
	2/23/2026	1.00	239.3500	239.35
Adams Flat				
	2/24/2026	0.50	239.3500	119.68
Adams Flat				
		15.00		3,590.26
Total Austin Porter McLean				
Robert T. McBride	2/2/2026	2.00	239.3500	478.70
Review				
	2/3/2026	2.00	239.3500	478.70
Review				

902 - Review of Project Plan Submittals

Rate Labor

Class / Employee

Project Engineer

	Date	Hours	Rate	Amount
Review	2/4/2026	4.00	239.3500	957.40
Review	2/5/2026	3.00	239.3500	718.05
Review	2/9/2026	2.00	239.3500	478.70
Review	2/10/2026	2.00	239.3500	478.70
Review	2/11/2026	2.00	239.3500	478.70
Review	2/12/2026	3.00	239.3500	718.05
Review	2/13/2026	2.00	239.3500	478.70
Review	2/16/2026	2.00	239.3500	478.70
Review	2/18/2026	1.00	239.3500	239.35
Review	2/20/2026	1.00	239.3500	239.35
Review	2/24/2026	2.00	239.3500	478.70
Review	2/25/2026	2.00	239.3500	478.70
Review	2/26/2026	3.00	239.3500	718.05
Review	2/27/2026	2.00	239.3500	478.70
Total Robert T. McBride		35.00		8,377.25
Total Project Engineer		50.00		11,967.51

Project Manager

John Charles Tyler

Adams Flat/Cochran proj mtgs.	2/9/2026	1.00	357.4200	357.42
Penick 100 comment.	2/10/2026	1.00	357.4200	357.42
Pitts PER review.	2/11/2026	1.00	357.4200	357.42
Pitts PER review. Owens, Morton, Pitts project mtgs. Penick 100% comment mtg.	2/12/2026	4.00	357.4200	1,429.68
Flukinger proj mtg.	2/13/2026	1.00	357.4200	357.42
Pitts PER review. Robichaux proj mtg.	2/16/2026	2.00	357.4200	714.84
Morrison proj mtg.	2/17/2026	1.00	357.4200	357.42
Mathis and Morrison proj mtgs. Pitts constructability mtg.	2/18/2026	2.00	357.4200	714.84
Penick coord.	2/19/2026	1.00	357.4200	357.42
Penick plan finalization/bid prep.	2/20/2026	2.00	357.4200	714.84

903 - Utility Coordination

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Engineer-in-Training I				
Alana Rose Brown	2/10/2026	9.00	111.7000	1,005.30
confirming PER utilities	2/13/2026	4.00	111.7000	446.80
Gathering pipeline notes	2/16/2026	9.00	111.7000	1,005.30
waller utilities	2/23/2026	9.00	111.7000	1,005.30
lonos	2/26/2026	9.00	111.7000	1,005.30
lonos	2/27/2026	4.00	111.7000	446.80
lonos	
Total Alana Rose Brown		44.00		4,914.80
Total Engineer-in-Training I		44.00		4,914.80
Project Engineer				
Austin Porter McLean	2/13/2026	1.00	239.3500	239.35
utility coordination meeting	2/27/2026	0.50	239.3500	119.68
weekly utility coordination meeting	
Total Austin Porter McLean		1.50		359.03
Total Project Engineer		1.50		359.03
Sr. Utilities Coordinator				
Lydia Mares	2/2/2026	4.00	255.3000	1,021.20
Pipeline UC	2/3/2026	4.00	255.3000	1,021.20
Pipeline UC	2/4/2026	4.00	255.3000	1,021.20
Pipeline UC	2/5/2026	3.00	255.3000	765.90
Pipeline UC	2/6/2026	2.00	255.3000	510.60
Pipeline UC	2/9/2026	3.00	255.3000	765.90
Pape SUE. Pipeline UC	2/10/2026	3.00	255.3000	765.90
Penick Rd plans and pipeline discussion. Application	2/11/2026	3.00	255.3000	765.90
Penick & pipelines	2/12/2026	1.00	255.3000	255.30
Pipelines	2/13/2026	4.00	255.3000	1,021.20
Team mtg. Applications	2/16/2026	3.50	255.3000	893.55
Pipeline support	2/17/2026	3.50	255.3000	893.55
Pipeline support	2/18/2026	3.00	255.3000	765.90
Pape SUE Mtg. Pipelines. Penick & applications	2/19/2026	2.00	255.3000	510.60
Clay Rd Mtg. Pipeline support	2/20/2026	4.00	255.3000	1,021.20

903 - Utility Coordination

Rate Labor

Class / Employee

	Date	Hours	Rate	Amount
Sr. Utilities Coordinator				
Pipeline applications	2/23/2026	4.00	255.3000	1,021.20
Pct 3, pipelines	2/24/2026	3.00	255.3000	765.90
Pipelines	2/25/2026	3.00	255.3000	765.90
Pipelines	2/26/2026	2.00	255.3000	510.60
Pipelines - Morton LONO	2/27/2026	4.00	255.3000	1,021.20
Pipelines - Morton LONO. Stockdick and Pitts		63.00		16,083.90
Total Lydia Mares		63.00		16,083.90
Total Sr. Utilities Coordinator		63.00		16,083.90
Utility Coordinator				
Jose Alejandro Ramirez Jr.	2/2/2026	3.00	175.5200	526.56
Utility Coordination	2/5/2026	4.00	175.5200	702.08
PER Utility Coordination	2/6/2026	8.00	175.5200	1,404.16
Utility Coordination	2/9/2026	2.00	175.5200	351.04
utility coordination	2/10/2026	2.00	175.5200	351.04
utility coordination	2/11/2026	5.00	175.5200	877.60
PER Utility Review	2/12/2026	6.00	175.5200	1,053.12
PER Utility Review	2/13/2026	6.00	175.5200	1,053.12
utility coordination	2/16/2026	4.00	175.5200	702.08
Utility Coordination	2/17/2026	2.00	175.5200	351.04
Utility Coordination	2/18/2026	3.00	175.5200	526.56
Utility Coordination, SUE Meeting	2/19/2026	5.00	175.5200	877.60
Utility Coordination Clay Rd Meeting	2/20/2026	5.00	175.5200	877.60
Utility Coordination	2/23/2026	4.00	175.5200	702.08
Utility Coordination	2/24/2026	2.00	175.5200	351.04
utility coordination	2/25/2026	4.00	175.5200	702.08
Utility Coordination	2/26/2026	5.00	175.5200	877.60
Utility Coordination	2/27/2026	3.00	175.5200	526.56
Utility Meeting		73.00		12,812.96
Total Jose Alejandro Ramirez Jr.		73.00		12,812.96

903 - Utility Coordination

Rate Labor

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Utility Coordinator				
Justin Avera	2/11/2026	1.00	175.5200	175.52
	Encroachment application for Magellan Pipeline			
Total Utility Coordinator		74.00		12,988.48
	Total Rate Labor			36,420.51
Total Bill Task: 903 - Utility Coordination				36,420.51

904 - Program Management

Rate Labor

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Deputy Project Manager				
Daniel Wayne Freeman	2/4/2026	2.00	335.0900	670.18
	Waller County Comm Court			
	2/23/2026	8.00	335.0900	2,680.72
	General Project Coordination			
	2/24/2026	7.50	335.0900	2,513.18
	General Project Coordination			
	2/25/2026	8.00	335.0900	2,680.72
	Reviewed 2026 Encumbrances; Reviewed FM 359 ILA; General Project Coordination			
	2/26/2026	8.00	335.0900	2,680.72
	Reviewed Appraiser Contract			
	2/27/2026	8.00	335.0900	2,680.72
	Reviewed CE&I Contract; Utility Coordination			
		41.50		13,906.24
Total Daniel Wayne Freeman				
Total Deputy Project Manager		41.50		13,906.24
Design Engineer				
Katlyn Nicole Dezarn	2/2/2026	4.00	207.4300	829.72
	precinct 3 project update, internal program meeting, meeting coordination			
	2/3/2026	3.00	207.4300	622.29
	GIS coordination meeting, Review of upcoming deliverables and deadlines			
	2/4/2026	4.00	207.4300	829.72
	Commissioners court, Shared project documentation with stakeholders, exhibits for ILA			
	2/5/2026	4.00	207.4300	829.72
	Update GIS website, revision and refinement of project estimates			
	2/6/2026	2.00	207.4300	414.86
	Updating project folders and shared drives			
	2/9/2026	2.00	207.4300	414.86
	Internal coordination meeting			
	2/10/2026	1.00	207.4300	207.43
	Contract coordination			
	2/13/2026	2.00	207.4300	414.86
	Schlipf Road Proposal review			
	2/16/2026	3.00	207.4300	622.29
	Internal Progress Meetings,			
	2/17/2026	3.00	207.4300	622.29
	Preparation for stakeholder communications			
	2/18/2026	3.00	207.4300	622.29
	Coordination of task sequencing with design teams and Support for cost validation and estimate updates			
	2/19/2026	4.00	207.4300	829.72
	Review proposal scope of work, communicate feedback, analyse fee and negotiate fee			
	2/20/2026	2.00	207.4300	414.86

904 - Program Management

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Design Engineer				
Standardization of recurring processes and Delivered files to project team	2/23/2026	3.00	207.4300	622.29
Preparation of estimate documentation	2/24/2026	3.00	207.4300	622.29
Tracking of milestone dates and deliverables	2/25/2026	2.00	207.4300	414.86
Help with putting together contract for court	2/26/2026	4.00	207.4300	829.72
Review of project invoice discrepancy,	2/27/2026	2.00	207.4300	414.86
Program continuity planning, Review of lessons learned		51.00		10,578.93
Total Katlyn Nicole Dezarn		51.00		10,578.93
Total Design Engineer		51.00		10,578.93
Project Engineer				
Austin Porter McLean	2/9/2026	1.00	239.3500	239.35
weekly internal projects meeting	2/16/2026	1.00	239.3500	239.35
weekly meeting	2/23/2026	1.00	239.3500	239.35
weekly meeting		3.00		718.05
Total Austin Porter McLean		3.00		718.05
Robert T. McBride	2/2/2026	1.00	239.3500	239.35
Project Management	2/3/2026	2.00	239.3500	478.70
Project Management	2/4/2026	1.00	239.3500	239.35
Project Management	2/6/2026	2.00	239.3500	478.70
Program Management	2/9/2026	2.00	239.3500	478.70
Program Management	2/11/2026	4.00	239.3500	957.40
Program Management	2/13/2026	1.00	239.3500	239.35
Program Management	2/16/2026	2.00	239.3500	478.70
Program Management	2/17/2026	2.00	239.3500	478.70
Program Management	2/18/2026	2.00	239.3500	478.70
Program Management	2/19/2026	2.00	239.3500	478.70
Program Management	2/20/2026	1.00	239.3500	239.35
Program Management	2/23/2026	1.00	239.3500	239.35
Program Management	2/24/2026	3.00	239.3500	718.05
Program Management		26.00		6,223.10
Total Robert T. McBride		26.00		6,223.10
Total Project Engineer		29.00		6,941.15

904 - Program Management

Rate Labor

Class / Employee

Project Manager

Class / Employee	Date	Hours	Rate	Amount
John Charles Tyler	2/2/2026	1.00	357.4200	357.42
Progr admin.	2/3/2026	1.00	357.4200	357.42
prog admin. Perry/team drainage coord.	2/4/2026	1.00	357.4200	357.42
prog admin.	2/5/2026	1.00	357.4200	357.42
Progr admin.	2/6/2026	3.50	357.4200	1,250.97
Progr admin. Task 4 org/submittal for appl. Pitts contract review.	2/8/2026	0.50	357.4200	178.71
Progr admin.	2/9/2026	4.00	357.4200	1,429.68
Progr Admin. CEI task order coord. Staff mtg.	2/10/2026	3.00	357.4200	1,072.26
Progr Admin.	2/11/2026	6.00	357.4200	2,144.52
Progr admin. Com Cr. Pct 4 mtg. RP mtg.	2/12/2026	3.00	357.4200	1,072.26
Progr admin.	2/13/2026	4.00	357.4200	1,429.68
Progr admin. Utility coord mtg. Schlipf coord.	2/16/2026	5.00	357.4200	1,787.10
Progr admin. Staff mtg.	2/17/2026	6.50	357.4200	2,323.23
Progr Admin. MTP Kickapoo Coord. Pct 4 drainage coord mtg. Developer coord along Morton.	2/18/2026	7.00	357.4200	2,501.94
prog admin.	2/19/2026	4.00	357.4200	1,429.68
Progr admin.	2/20/2026	3.00	357.4200	1,072.26
Progr admin. Proj coord in pcts 1 - 3. Pitts/Clay mtg.	2/22/2026	0.50	357.4200	178.71
Progr admin. Penick coord of prebid.	2/23/2026	3.00	357.4200	1,072.26
prog admin. staff mtg.	2/24/2026	5.00	357.4200	1,787.10
prog admin. Neuman mtg. Brg Maint mtg.	2/25/2026	4.00	357.4200	1,429.68
Progr admin. Grange/Morton coord mtg. CEI boiler plate coord.	2/26/2026	6.00	357.4200	2,144.52
Progr admin. Grange/Morton coord. ROW coord/Appraiser. Clay coord. Appraiser contract review.	2/27/2026	5.00	357.4200	1,787.10
Progr admin. Utility coord mtg. CEI boiler contract review.		77.00		27,521.34
Total John Charles Tyler				
Total Project Manager		77.00		27,521.34
Quality Manager				
James Robert Baker	2/11/2026	1.00	255.3000	255.30
GEC	2/16/2026	1.00	255.3000	255.30

904 - Program Management

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Quality Manager				
	GEC	-----		-----
Total James Robert Baker		2.00		510.60
Total Quality Manager		2.00		510.60
Senior Project Engineer				
Richard Kronenberger	2/24/2026	2.00	255.3000	510.60
	Adams Flat Rd Review			
	2/25/2026	6.00	255.3000	1,531.80
	Adams Flat Rd Review			
	2/26/2026	1.00	255.3000	255.30
	Coordinate on CEI Contract Language			
	2/27/2026	4.00	255.3000	1,021.20
	Adams Flat Rd Review	-----		-----
Total Richard Kronenberger		13.00		3,318.90
Total Senior Project Engineer		13.00		3,318.90
Senior Technical Advisor				
Justin Allen Stuart	2/2/2026	8.00	462.7400	3,701.92
	Updated the programmatic schedule			
	2/3/2026	8.00	462.7400	3,701.92
	Updated the programmatic schedule			
	2/4/2026	4.00	462.7400	1,850.96
	Updated the programmatic schedule	-----		-----
Total Justin Allen Stuart		20.00		9,254.80
Sean Franklin Beal	2/12/2026	1.50	462.7400	694.11
	Internal Coordination			
	2/19/2026	1.50	462.7400	694.11
	Internal coordination			
	2/27/2026	1.50	462.7400	694.11
	Internal Coordination	-----		-----
Total Sean Franklin Beal		4.50		2,082.33
Total Senior Technical Advisor		24.50		11,337.13
Total Rate Labor				74,114.29
Total Bill Task: 904 - Program Management				74,114.29

905 - Project Coordination

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Design Engineer				
Katlyn Nicole Dezarn	2/2/2026	3.00	207.4300	622.29
	Review of cost impacts related to scope changes			
	2/3/2026	2.00	207.4300	414.86
	BKDD and Perry Home drainage meeting			
	2/4/2026	2.00	207.4300	414.86
	Review of agency requirements and coordination needs			
	2/5/2026	1.00	207.4300	207.43
	Clay/Pitts intersection meeting			
	2/6/2026	1.00	207.4300	207.43
	meeting minutes			
	2/9/2026	2.00	207.4300	414.86
	Coordinated distribution of project documents			
	2/10/2026	2.00	207.4300	414.86

905 - Project Coordination

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Design Engineer				
Follow-up coordination for upcoming BKDD meeting	2/16/2026	2.00	207.4300	414.86
Preparation for meetings with external entities	2/17/2026	2.00	207.4300	414.86
Perry Homes coordination meeting,	2/18/2026	2.00	207.4300	414.86
Constructability coordination of intersection,	2/19/2026	3.00	207.4300	622.29
Documentation and distribution of meeting minutes	2/20/2026	2.00	207.4300	414.86
Review of agency requirements and coordination needs	2/23/2026	2.00	207.4300	414.86
Follow-up coordination with BKDD	2/24/2026	2.00	207.4300	414.86
Documentation of external coordination efforts	2/25/2026	2.00	207.4300	414.86
Shared project documentation with stakeholders	2/26/2026	2.00	207.4300	414.86
Development of internal reference materials for project coordination		32.00		6,637.76
		----- 32.00		----- 6,637.76
Total Katlyn Nicole Dezarn				
Total Design Engineer				
Project Coordinator III				
Natasha Medina	2/4/2026	1.00	142.4900	142.49
W2 request and filing	2/5/2026	1.00	142.4900	142.49
Revised invoice processing	2/6/2026	1.00	142.4900	142.49
W2 follow up and checking on invoices sent the past week	2/9/2026	1.00	142.4900	142.49
Processing invoice and trying to determine issues	2/10/2026	2.00	142.4900	284.98
catch up call with john, questions regarding previously billed, requesting correction	2/11/2026	1.00	142.4900	142.49
Looking over ESA draft info	2/12/2026	3.00	142.4900	427.47
finalizing and sending invoices, following up on missing invoices	2/13/2026	1.00	142.4900	142.49
Looking over ESA docks and trying to track down missing info, invoice follow up	2/16/2026	1.00	142.4900	142.49
ESA discussions	2/17/2026	6.00	142.4900	854.94
invoices, ESA, check in with Katlyn	2/18/2026	6.00	142.4900	854.94
ESA amendment, invoice, catch up call	2/19/2026	3.00	142.4900	427.47
Invoices	2/20/2026	8.00	142.4900	1,139.92
invoice, esa and amendment, precinct worksheets	2/23/2026	5.00	142.4900	712.45
Waller website workbooks, invoices, catch up call with John	2/24/2026	3.00	142.4900	427.47

905 - Project Coordination

Rate Labor

Class / Employee

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Project Coordinator III				
ESA	2/25/2026	4.00	142.4900	569.96
ESA	2/26/2026	3.00	142.4900	427.47
invoices	2/27/2026	2.00	142.4900	284.98
invoice		52.00		7,409.48
Total Natasha Medina		52.00		7,409.48
Total Project Coordinator III		52.00		7,409.48
Project Engineer				
Austin Porter McLean	2/2/2026	1.00	239.3500	239.35
meeting for Double Culvert Seg. 1, take notes and discuss	2/3/2026	1.00	239.3500	239.35
meeting for Double Culvert Seg. 2	2/16/2026	1.50	239.3500	359.03
Robichaux meeting and internal prep./discussion with team	2/24/2026	0.50	239.3500	119.68
Calendar organization		4.00		957.41
Total Austin Porter McLean		4.00		957.41
Total Project Engineer		4.00		957.41
Project Manager				
John Charles Tyler	2/5/2026	1.00	357.4200	357.42
HC coord mtg/Pitts and Clay.	2/9/2026	2.00	357.4200	714.84
ESA amend discussion w/HB. ILA discussion. Schlipf ESA review. Pitts Amend draft.	2/10/2026	2.00	357.4200	714.84
Task 2 - 4 coord.	2/11/2026	1.50	357.4200	536.13
Woods ILA review.	2/12/2026	2.00	357.4200	714.84
Woods ILA coord.	2/13/2026	0.50	357.4200	178.71
Woods ILA coord.	2/16/2026	1.00	357.4200	357.42
Penick coord. Schlipf contract coord.	2/19/2026	2.00	357.4200	714.84
CEI boiler plate contract review.	2/20/2026	3.00	357.4200	1,072.26
Appraiser boiler plate draft review. Schlipf contract organization. Brookshire ILA draft review. HC coord.	2/23/2026	1.00	357.4200	357.42
Penick add'l service for CPS. Schlipf road ESA. 36A coord.	2/24/2026	2.00	357.4200	714.84
Schlipf ESA. FM 359 coord mtg.	2/25/2026	3.00	357.4200	1,072.26
359 ILA development. Schlipf ESA review. Brookshire ILA review.	2/26/2026	2.00	357.4200	714.84
Brookshire ILA. FBC ILA.	2/27/2026	2.50	357.4200	893.55
Schlipf ESA review. FBC ILA 359.		25.50		9,114.21
Total John Charles Tyler		25.50		9,114.21

905 - Project Coordination

Rate Labor

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Total Project Manager		25.50		9,114.21
Total Rate Labor				24,118.86

Expenses

<i>Account / Vendor</i>	<i>Doc Number</i>	<i>Date</i>	<i>Cost</i>	<i>Multiplier</i>	<i>Amount</i>
Contract Labor					
Ximena M. Simmons	VO0000033966	2/27/2026	300.00	1.0000	300.00
Total Expenses					300.00

Total Bill Task: 905 - Project Coordination **24,418.86**

907 - GIS

Rate Labor

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
GIS Database Administrator				
Robert Casey Lyde	2/6/2026	2.00	172.3300	344.66
Waller mobility site, entering project updates for Mobility Dashboard web application				
Total Rate Labor				344.66

908 - Bidding Phase Services

Rate Labor

<i>Class / Employee</i>	<i>Date</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
Project Manager				
John Charles Tyler	2/23/2026	0.50	357.4200	178.71
Penick bid prep.				
Total Rate Labor				178.71

Total Project: PM5121-2471 - Waller County Bond Program Management **203,587.81**



**WALLER COUNTY
ROAD BOND '23**

**Monthly Progress Report
February 2026**

Contract No: PM5121-2471

Project Description: Waller County Road Bond Program GEC

Progress Reporting Period: February 1, 2026 – February 28, 2026

Project Manager: John Tyler

Progress Summary:

Project Design Engineer Coordination (901)

- **Summary of effort**
 - Held monthly project meetings.
 - Coordinated the field work of the surveyors and geotechnical engineers with the County.
 - Received draft PER's for Pitts, Cochran, and Morrison Road projects.
 - Adams Flat and Neuman Road projects began final design.
 - Penick completed design.
- **Deliverables**
 - 100% plans for Penick Road project.
- **Problems Encountered:**
 - Woods Road scope has been modified to a triparty ILA due to Katy extending their city limits to a portion of project. Draft ILA sent to City of Katy and RID 1, both of whom balked at the language based upon verbal agreement at meetings. Meeting is being arranged to discuss and agree on the ILA.
- **Progress Expected Next Month:**
 - Review fee estimates from project engineering teams for Woods and Mayer Roads.
 - Coordinate right of entry letters along Pitts due to expiration and respond to landowner questions.
 - Continue advancing project schedules.
 - Review draft PER's.
 - Schedule PER meetings.

Review of Project Plan Submittals (902)

- **Summary of effort**
 - Reviewed 100% of plans for Penick Road and comments addressed. Plans finalized.
 - Reviewed Bowler/Kyle Intersection temporary road conceptual plan and discussed with Ross. Determined direction to meet with TxDOT.
- **Deliverables**
 - None.
- **Problems Encountered:**
 - None.
- **Progress Expected Next Month:**
 - Review preliminary schematic level layouts for inclusion in PER's.
 - Review Mathis, Double Culvert/Cedar Creek, and Owens progress sets.

- Approve Penick final plans for bidding.

Utility Coordination (903)

- Summary of effort
 - Continued coordination with pipeline companies on Morton Road Phase 1 plans. LONO's, for 3 companies have been received.
 - Have cleared all 3 pipelines for the Penick project. Final LONO's being obtained. Coordination with communication lines in process for acceptance of project.
 - Continued research on potential conflicts for projects.
 - Provided information for use in project estimates.
 - Review installation/relocation requests from utility companies along projects using county's MGO software.
- Deliverables
 - None.
- Problems Encountered:
 - Level A for Pct 4 projects delayed.
- Progress Expected Next Month:
 - Will continue to support the project design coordination.
 - Continue developing utility conflict lists and resolve issues.

Program Management (904)

- Summary of effort
 - Updated program schedule.
 - Continued adjusting program expenditures in accordance with updated schedule.
 - Continued contact with TxDOT to coordinate program with current TxDOT projects in Waller County.
 - Held monthly commissioner meetings, Precincts 3 and 4.
 - Coordinated scope for Schlipf Road and finalized ESA.
 - Coordinated scope for appraiser agreement.
 - Met with Grange and Lakes of Katy Lane developer to coordinate storm water drainage.
 - Reviewed subconsultant invoices and submitted them to County Engineer's office.
 - Coordinated drainage for Clay, Bartlett, Pitts, and Morton with adjacent developers and BKDD.
 - Submitted updated intersection layouts for Pitts/Clay intersection to Harris County permitting to obtain permit for project.
 - Coordinate ILA for Woods Road with City of Katy and RID along with their respective responsibilities for the roadway. Trying to coordinate resolution meeting.
 - Updated program website with current data.
- Deliverables
 - None.
- Problems Encountered:
 - Katy/RID discussions at Woods Road will continue.
- Progress Expected Next Month:
 - Finalize directions for Woods Road ILA with City of Katy and RID. Submit ILA to Court for approval.
 - Complete negotiations with prime engineers for Mayer and Woods Roads.

- Submit engineering invoices to County for approval at Commissioners Court.
- Continue meeting with agencies impacted by project in road bond.

Project Coordination (905)

- Summary of effort
 - Coordinated draft ILA City of Brookshire.
 - Coordinated agreement with Appraiser Whitney.
 - Coordinated drainage meetings between developers and project teams and BKDD.
 - Coordinated between projects and County.
- Deliverables
 - Updated project information on website.
- Problems Encountered:
 - None.
- Progress Expected Next Month:
 - Schedule PER presentations/meetings.

Right of Way Coordination (906)

- Summary of effort
 - Began assignment.
 - Reviewed draft parcel map for Clay Road.
- Deliverables
 - None.
- Problems Encountered:
 - None.
- Progress Expected Next Month:
 - Continue to provide/develop information necessary for acquisitions.

GIS (907)

- Summary of effort
 - Updated website to current information.
 - Updated ShareFile for program use.
- Deliverables
 - None.
- Problems Encountered:
 - None.
- Progress Expected Next Month:
 - None.

Bidding Phase Services (908)

- Summary of effort
 - Scheduled Prebid meeting for Penick project.
 - Continued organizing CEI effort for construction.
 - Finalized boiler plate agreement for CEI firms.
- Deliverables
 - None.

- Problems Encountered:
 - None.
- Progress Expected Next Month:
 - Effort will begin on other projects when first project design is 50% complete.
 - Develop CEI agreement for Penick project.

Additional Tasks

Task 101: Off-system Bridge Assessment/Repair Plan

- Summary of effort
 - Held coordination meeting to discuss maintenance plan.
- Progress expects next month
 - Check-in regularly to verify plan being implemented

Task 102: County Signal Design Standard Development

- Summary of effort
 - Began research for signal standards.
- Progress expects next month
 - Complete draft of program and schedule review meeting.

Task 103: Management of Program ROW Acquisition

- Summary of effort
 - Reviewed draft parcel maps and provided comments.
- Progress expects next month
 - Receive Clay parcels and begin process of acquisition.

Task 104: Morton Road Phase 1 Overlay CEI/Testing

- Summary of effort
 - Began contract set up with Forde, contractor for Morton Overlay.
 - Worked with Forde to accept project signs for Morton Overlay.
- Progress expects next month
 - NTP of project and begin construction.

Julie Adams

From: Lynden Andrada <landrada@lja.com>
Sent: Friday, March 6, 2026 10:57 AM
To: Ross McCall; Julie Adams; Luke Fortkamp
Cc: John Tyler; Wendy Moore; Kimberly Sparks; Client Bills
Subject: LJA Program Management (PM5121-2471) - Waller County Bond Program Mgmt. - February invoice 202606819 2/28/26
Attachments: LJA Engineering Inc._Waller County_202606819_022826.pdf

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know that the content is safe.

Please find attached February's invoice for processing. Kindly let me know if you require any additional information.

Could you please confirm receipt of this invoice?

Best Regards,

Lynden A. Andrada | Project Accounting Specialist
Accounting
O: 713.380.4420 | D: 346.608.7059 | C: 281.870.6748
2002 W Grand Parkway N, Suite 200, Katy, TX 77449
EMPLOYEE-OWNED. CLIENT FOCUSED.

www.lja.com



Waller County Check Request/Reimbursement Form

Employee submitting request: Julie Adams

Department: Road and Bridge

Total Amount Due: \$110,181.69

Please make check payable to:

Name: DCCM INFRASTRUCTURE, INC.

Address: 1710 Seamist Drive

Houston, TX 77008

Please mail check to:

Name: DCCM INFRASTRUCTURE, INC.

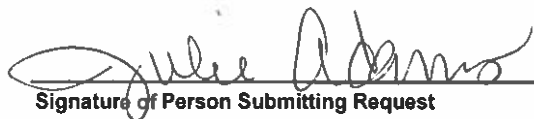
Address: 1710 Seamist Drive

Houston, TX 77008

Purpose of check: Invoice # 78313-11 Waller County - Penick Rd

Professional Services from January 01, 2026 to January 31, 2026

Charge to GL line: 605-605-545405


Signature of Person Submitting Request

2-23-26
Date


Signature of Official/Department Head Submitting Request

2/23/2026
Date



formerly known as Binkley & Barfield, Inc.

INVOICE

REMIT TO: DCCM INFRASTRUCTURE, INC.
1710 Seamist Drive
Houston, TX 77008

Waller County

February 23, 2026
 Project No: 0000069974.0000
 Invoice No: 78313

J. Ross McCall
 775 Bus 290 East
 Hempstead, TX

Project Manager: Kevin Mineo
 Deputy Project Manager: Ryan Hinson
 Waller Co Project No.: 23302

Project 0000069974.0000

Total Contract Value: 1,532,634.00

Waller County - Penick Rd

Waller Co Project No.: 23302

Professional Services from January 01, 2026 to January 31, 2026

Phase	0000	General
Task	1000	Roadway
Fee		

Billing Phase	Fee	Percent Complete	Earned	Previously Invoiced	Amount This Invoice
General	49,821.00	95.00	47,329.95	41,849.64	5,480.31
Preliminary Engineering	223,460.00	100.00	223,460.00	223,460.00	0.00
Final Design	765,438.00	94.5612	723,807.10	639,949.12	83,857.98
SUE	69,992.00	100.00	69,992.00	69,992.00	0.00
Environmental	29,455.00	100.00	29,455.00	29,455.00	0.00
Geotechnical	40,297.00	100.00	40,297.00	40,297.00	0.00
Survey	208,434.00	100.00	208,434.00	187,590.60	20,843.40
Total Fee	1,386,897.00		1,342,775.05	1,232,593.36	110,181.69

Total Fee 110,181.69

Total this Task: \$110,181.69

Total this Phase: \$110,181.69

Phase	0700	Construction Phase Services
Task	1000	Roadway CPS

Billing Limits	Current	Prior	To-Date
Total Billings	0.00	0.00	0.00
Limit			67,531.00
Remaining			67,531.00

Total this Task:

Task	SUB1	Woolpert CPS
------	------	--------------

Billing Limits	Current	Prior	To-Date
Total Billings	0.00	0.00	0.00
Limit			34,100.00
Remaining			34,100.00

Total this Task:

Total this Phase:

Phase	0901	SUB SUE
Task	SUB1	KCI SUB SUE

Billing Limits	Current	Prior	To-Date
Total Billings	0.00	69,992.00	69,992.00
Limit			69,992.00

Total this Task:

Task	SUB2	KCI SUB -Optional Additional Serv. UC
------	------	---------------------------------------

Billing Limits	Current	Prior	To-Date
Total Billings	0.00	0.00	0.00
Limit			30,906.00
Remaining			30,906.00

Total this Task:

Total this Phase:

Phase	1400	Survey
-------	------	--------

Task	SUB1	Woolpert Surveying - Basic Services
------	------	-------------------------------------

Total this Task:

Task	SUB2	Woolpert Surveying - Optional Additional Services UC
------	------	--

Billing Limits	Current	Prior	To-Date
Total Billings	0.00	0.00	0.00
Limit			13,200.00
Remaining			13,200.00

Total this Task:

Total this Phase:

TOTAL DUE THIS INVOICE: \$110,181.69

Outstanding Invoices

Number	Date	Balance
76966	12.16.2025	105,983.67
77526	1.16.2026	86,659.69
Total		192,643.36

Total Now Due \$302,825.05



Monthly Progress Report

January 2026

Project: Waller County - Penick Rd
Project No.: 0000069974.0000
Waller County Project No.: 23302

I. Work Completed to Date

Task 1: Submitted Final Design (100% PS&E) on 1/30.

- PS&E Plan Set
- Estimate
- KMZ
- Model / XS
- Project Manual
- Checklist
- Bid Form

A: Project Management

- Design Team Coordination

B: Monthly Meeting

- 2 Bi-weekly progress meetings with Design Team: 1/7, and 1/23
- Waller County progress meeting rescheduled to 1/26.

II. Work Planned for Next Period (February 2026)

Task 1: Address potential post-submittal comment resolution, if needed. (Resubmit only requested sheets marked for revision)

Milestone Submittals	Expected Due Date
Prelim. Design Submittal (PER and Schematic)	7/16/2025 - COMPLETED
70% Design Submittal	11/3/2025 - COMPLETED
100% Design Submittal	1/30/2026 - COMPLETED
Post 100% Revisions	2/18/2026 - ANTICIPATED

Ryan Hinson
Deputy Project Manager

Date: February 13, 2026



INVOICE

Please remit to:
 PO Box 714874
 Cincinnati, OH 45271
 USA

Invoice #: PTIN0049522
 Invoice date: 2/4/2026
 Project number: 10021529.00
 Customer account: ARCA0000411
 Customer PO:
 Payment terms: PWP
 Page: 1 of 1

Ryan Hinson
 Binkley & Barfield, Inc.
 1710 Seamist Drive

1710 Seamist Drive
 Houston, TX 77008

Service period: 08/01/2025 - 02/04/2026

Progress detail

Phase	Fee	Percent complete	Previous billing	Current billing	Remaining contract
Waller County Penick Rd - Precinct 3					
Bond Project	208,434.00	100.00%	187,590.60	20,843.40	0.00
Subtotal	208,434.00		187,590.60	20,843.40	0.00
				Subtotal	20,843.40
10021529.00	Waller County Penick Rd				
Progress Level grouping					20,843.40
				Invoice subtotal	20,843.40
				Retention	0.00
				Sales tax	0.00
				Total	20,843.40
				Currency	USD

For questions regarding this invoice, please contact Carraway, Shannon at Shannon.Carraway@Woolpert.com or 7575495350.

Reduce processing costs and pay electronically!

Begin paying electronically via ACH using Woolpert's bank and remittance information below.

ACH information should not be used for Wire Transfers. Wires require a different account and can be provided upon request.

ACH Information: KeyBank
 PO Box 714874
 Cincinnati, OH 45271-4874
 USA

Email remittance: accounting@woolpert.com
 Account name: Woolpert Inc
 Routing number: 021052053
 Account number: 76710051

Project Tracker:
0000069974.0000 Waller County - Penick Rd

Invoice Number: 78313-11

Billing Period: January 01, 2026- January 01, 2026

Waller Project No.: 23302

Invoice #	PTIN0049522
Woolpert	
Terracon	
KCI	
Geotech	

Phase	Contract Fee	% Complete to Date	Billed to Date	Consultant	Jan-26	Current Billing	Fee Remaining
Roadway and Drainage Design							
General Roadway	\$ 49,821.00	95.00%	\$ 47,329.95	BBJ	\$ 5,480.31	\$ 5,480.31	\$ 2,491.05
Preliminary Engineering	\$ 223,460.00	100.00%	\$ 223,460.00	BBJ	\$ -	\$ -	\$ -
Final Design	\$ 765,438.00	94.56%	\$ 723,807.10	BBJ	\$ 83,857.98	\$ 83,857.98	\$ 41,630.90
SUE	\$ 69,992.00	100.00%	\$ 69,992.00	KCI	\$ -	\$ -	\$ -
Environmental	\$ 29,455.00	100.00%	\$ 29,455.00	Terracon	\$ -	\$ -	\$ -
Geotechnical	\$ 40,297.00	100.00%	\$ 40,297.00	Geotech	\$ -	\$ -	\$ -
Survey	\$ 208,434.00	100.00%	\$ 208,434.00	Woolpert	\$ 20,843.40	\$ 20,843.40	\$ -
Construction Phase Services	\$ 145,737.00	0.00%	\$ -		\$ -	\$ -	\$ 145,737.00
Total	\$ 1,532,634.00	87.61%	\$ 1,342,775.05		\$ 110,181.69	\$ 110,181.69	\$ 189,658.95

Julie Adams

From: Natasha Medina <nmedina@lja.com>
Sent: Monday, February 23, 2026 3:34 PM
To: Luke Fortkamp; Ross McCall
Cc: John Tyler; Julie Adams
Subject: 2023 Mobility Bond Project Invoice - 23302 -20260223 -78313
Attachments: 20260223-Invoice#78313-11 BBIPenick RD23302.pdf

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know that the content is safe.

Good afternoon,

Attached is invoice 11 from DCCM for Penick Rd.

Project #: 23302
 Project Name: Penick Rd
 Consultant: DCCM
 Percent spent so far: 88%
 Design Schedule Changes: None

Invoice Date	Invoice #	Invoice \$
02.23.26	78313-11	\$110,181.59

69

Thanks,

NATASHA MEDINA | Project Coordinator

Program Management

O: 713.380.4420 | D: 713.341.8017 | C: 305.495.6645
 1904 W Grand Parkway N, Suite 100, Katy, Texas 77449

EMPLOYEE-OWNED. CLIENT FOCUSED.

www.lja.com

Julie Adams

From: Luke Fortkamp
Sent: Monday, February 23, 2026 3:51 PM
To: Julie Adams
Subject: FW: 2023 Mobility Bond Project Invoice - 23302 -20260223 -78313
Attachments: 20260223-Invoice#78313-11 BBIPenick RD23302.pdf

Julie,

Please process and place on the next available court agenda.

Thanks,
-Luke

From: Natasha Medina <nmedina@lja.com>
Sent: Monday, February 23, 2026 3:34 PM
To: Luke Fortkamp <l.fortkamp@wallercounty.us>; Ross McCall <r.mccall@wallercounty.us>
Cc: John Tyler <jtyler@lja.com>; Julie Adams <j.adams@wallercounty.us>
Subject: 2023 Mobility Bond Project Invoice - 23302 -20260223 -78313

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know that the content is safe.

Good afternoon,

Attached is invoice 11 from DCCM for Penick Rd.

Project #: 23302
Project Name: Penick Rd
Consultant: DCCM
Percent spent so far: 88%
Design Schedule Changes: None

Invoice Date	Invoice #	Invoice \$
02.23.26	78313-11	\$110,181.59

Thanks,

NATASHA MEDINA | Project Coordinator

Program Management

Waller County Check Request/Reimbursement Form

Employee submitting request: Julie Adams

Department: Road and Bridge

Total Amount Due: \$40,474.60

Please make check payable to:

Name: Gradient Group

Address: 3151 Briarpark Drive

Houston, TX 77042

Please mail check to:

Name: Gradient Group

Address: 3151 Briarpark Drive

Houston, TX 77042

Purpose of check: Invoice # GG-1652-6 20500-0001 Cochran Road

Billing Period January 01, 2026 through January 31, 2026

Charge to GL line: 605-605-545405

Julie Adams 2-23-26
Signature of Person Submitting Request Date

[Signature] 2/23/26
Signature of Official/Department Head Submitting Request Date



Gradient Group
 3151 Briarpark Drive
 Suite 225
 Houston, TX 77042
 832-779-5700

Item 35.

Waller County
 Attn: County Engineer J. Ross McCall, P.E.
 775 Business US 290 East
 Hempstead, TX 77445

Invoice Number: GG-1652-6
 Date: 01/31/2026
 Project: 20500-0001 COCHRAN RD

Waller County Project: 23303
 Billing Period: 01.01.26 - 01.31.26

Phase	Contract Fee	% Complete	Prior Billed	Billed to Date	Current Billing	Fee Remaining
1P - Pre-Design Study	\$ 187,323.00	70.00%	\$ 93,661.50	\$ 131,126.10	\$ 37,464.60	\$ 56,196.90
1D - Drainage	\$ 81,024.00	75.00%	\$ 60,768.00	\$ 60,768.00	\$ -	\$ 20,256.00
1S - Survey	\$ 99,848.40	59.53%	\$ 59,436.59	\$ 59,436.59	\$ -	\$ 40,411.81
1U - SUE	\$ 49,660.95	46.77%	\$ 20,215.73	\$ 23,225.73	\$ 3,010.00	\$ 26,435.22
1G - Geotechnical	\$ 18,759.00	100.00%	\$ 18,759.00	\$ 18,759.00	\$ -	\$ -
1E - Environmental	\$ 16,915.00	100.00%	\$ 16,915.00	\$ 16,915.00	\$ -	\$ -
P2 - Design Phase	\$ 290,207.00	0.00%	\$ -	\$ -	\$ -	\$ 290,207.00
P3 - Construction Phase Services	\$ 96,721.00	0.00%	\$ -	\$ -	\$ -	\$ 96,721.00
Total	\$ 840,458.35	36.91%	\$ 269,755.82	\$ 310,230.42	\$ 40,474.60	\$ 530,227.93

Invoice Total **\$ 40,474.60**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
GG-1628	12/31/2025	80,795.82		80,795.82			
GG-1652	01/31/2026	40,474.60	40,474.60				
Total		121,270.42	40,474.60	80,795.82	0.00	0.00	0.00



Monthly Progress Report

**Cochran Rd
Waller County
Gradient Project No. 20500-0001
Waller County Project No. 23303**

Period: January 01, 2026 – January 31, 2026

Tasks performed this period include:

1. Progress Meetings- January 12,2026
2. Sub Coordination
 - a. Survey complete 10/03/25
 - b. Roadway Geotechnical 10/13/25
 - c. SUE completed 10/3/25
3. PER submitted 1/22/26

Tasks to be performed next period:

1. Progress Meeting- February
2. Presentation

Deliverables (include % complete):

1. Desktop Envio. Revieww-100%
2. Cultural resources-100%
3. WOTUS-100%
4. Topo- 100%
5. Ex. ROW – 100%
6. Roadway Geotechnical Report- 100%
7. SUE- 100%
8. Schematic Rol Plot- 100%
9. DIA – 75%
10. PER- 75%

Schedule:

1. PER- 1/22/2026
2. Presentation 3/3/2026
3. Interim Design- 5/29/2026
4. Final Design- 11/19/2026

Julie Adams

From: Natasha Medina <nmedina@lja.com>
Sent: Monday, February 23, 2026 3:23 PM
To: Luke Fortkamp; Ross McCall
Cc: John Tyler; Julie Adams
Subject: 2023 Mobility Bond Invoice GG-1652 from Gradient Group
Attachments: 20260131-Invoice GG-1652-6-Gradient Group-Cochran Rd-23303.pdf

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know that the content is safe.

Good afternoon,

Attached is invoice 6 from Gradient for Cochran Rd.

Project #: 23303
 Project Name: Cochran Rd
 Consultant: Gradient
 Percent spent so far: 37%
 Design Schedule Changes: None

Invoice Date	Invoice #	Invoice \$
01.31.26	GG-1652-6	\$40,474.60

Thanks,

NATASHA MEDINA | Project Coordinator

Program Management

O: 713.380.4420 | D: 713.341.8017 | C: 305.495.6645
 1904 W Grand Parkway N, Suite 100, Katy, Texas 77449

EMPLOYEE-OWNED. CLIENT FOCUSED.

www.lja.com

Julie Adams

From: Luke Fortkamp
Sent: Monday, February 23, 2026 5:25 PM
To: Julie Adams
Subject: FW: 2023 Mobility Bond Invoice GG-1652 from Gradient Group
Attachments: 20260131-Invoice GG-1652-6-Gradient Group-Cochran Rd-23303.pdf

Julie,

Please process and place on the next commissioner’s court.

Thanks,
-Luke

From: Natasha Medina <nmedina@lja.com>
Sent: Monday, February 23, 2026 3:23 PM
To: Luke Fortkamp <l.fortkamp@wallercounty.us>; Ross McCall <r.mccall@wallercounty.us>
Cc: John Tyler <jtyler@lja.com>; Julie Adams <j.adams@wallercounty.us>
Subject: 2023 Mobility Bond Invoice GG-1652 from Gradient Group

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know that the content is safe.

Good afternoon,

Attached is invoice 6 from Gradient for Cochran Rd.

Project #: 23303
Project Name: Cochran Rd
Consultant: Gradient
Percent spent so far: 37%
Design Schedule Changes: None

Invoice Date	Invoice #	Invoice \$
01.31.26	GG-1652-6	\$40,474.60

Thanks,

NATASHA MEDINA | Project Coordinator

Program Management

Proclamation

Honoring the Prairie View A&M University Panther Football Team, Coaches, and Staff

*Presented by The Honorable Kendric Jones
Waller County Commissioner, Precinct 3*

WHEREAS the Prairie View A&M University Panther Football Team, under the leadership of Head Coach Tremaine Jackson, completed an historic season marked by discipline, excellence, and unity, proudly representing Prairie View A&M University and Waller County on the regional and national stage; and

WHEREAS the Panthers captured the Southwestern Athletic Conference (SWAC) West Division title and the Overall 2025 SWAC Championship over the Jackson State's Tigers in Coach Jackson's first season, fulfilling a bold vision of championship success and restoring a culture of winning and high expectations to Prairie View A&M University Football; and

Team recognition

WHEREAS, the student-athletes of the Prairie View A&M University Panther Football Team have demonstrated outstanding perseverance, sportsmanship, and academic commitment, balanced the demands of competition and classroom while serving as role models for their peers and the broader community; and

WHEREAS, through their dedication to training, their resilience in adversity, and their unbreakable brotherhood, the Panthers earned the right to compete on one of the highest stages in Black college football, the HBCU Celebration Bowl featuring the SWAC and the MEAC regular season champion South Carolina State, bringing pride to the University, alumni, and Panther Nation everywhere; and

Coaches and staff recognition

WHEREAS the coaching staff assembled by Coach Jackson has provided exceptional instruction, mentorship, and strategic leadership, contributing their expertise in player development, game planning, and character-building to ensure that the program excels both on and off the field; and

WHEREAS the supporting staff—including coordinators, strength and conditioning personnel, athletic trainers, equipment staff, operations staff, academic support staff, and all who work behind the scenes—have played an indispensable role in the team's success, ensuring that the athletes are prepared, healthy, and supported throughout the season; and

Community impact and resolve

WHEREAS, the collective efforts of the team, coaches, and staff have strengthened school spirit, elevated the visibility of Prairie View A&M University, and inspired youth and community members across Waller County and beyond to pursue excellence with courage and determination; and

NOW, THEREFORE, BE IT RESOLVED, that the Waller County **Commissioner's Court** does hereby recognize and celebrate

The Prairie View A&M University Panther Football Team, Coaches, and Staff
for their remarkable achievements, championship character, and outstanding
representation of Prairie View A&M University and Waller County, Texas; and

BE IT FURTHER RESOLVED that this proclamation be entered into the public record
as a lasting tribute to their historic season and enduring contribution to the legacy of
Prairie View A&M University and Athletics.

IN WITNESS WHEREOF the Waller County Commissioners do hereby set my hand and
cause the Seal of Waller County to be affixed this ____ day of _____, 2026.

Signed,

The Honorable Carbett "Trey" J. Duhon III
Waller County Judge

The Honorable John A. Amsler
Waller County Commissioner, Precinct 1

The Honorable Walter E. Smith
Waller County Commissioner, Precinct 2

The Honorable Kendric Jones
Waller County Commissioner, Precinct 3

The Honorable Justin Beckendorff
Waller County Commissioner, Precinct 4

ATTEST:
The Honorable Debbie Hollan
County Clerk

Proclamation
Honoring the Prairie View A&M University
Panther Volleyball Team, Coaches, and Staff
Presented by The Honorable Kendric Jones
Waller County Commissioner, Precinct 3

WHEREAS, the Prairie View A&M University Volley Ball Team, under the leadership of Head Coach Dottie Hampton, has completed a tremendous season marked by discipline, excellence, and unity, proudly representing Prairie View A&M University and Waller County on the regional and national stage; and

WHEREAS the Lady Panthers captured the Southwestern Athletic Conference (SWAC) West Division title and the 2025 Regular Season SWAC Championship under Coach Hampton's leadership, fulfilling the dream of reviving the team's success and restoring a culture of winning and high expectations to Prairie View A&M University Volley Ball; and

Team recognition

WHEREAS, the student-athletes of the Prairie View A&M University Panther Volley Ball Team have demonstrated outstanding perseverance, sportsmanship, and academic commitment, balanced the demands of competition and classroom while serving as role models for their peers and the broader community; and

WHEREAS, through their dedication to training, their resilience in adversity, and their unbreakable sisterhood, the Panthers earned the right to compete for the Post Season Championship, which brought pride to the University, alumni, and Panther Nation everywhere; and

Coaches and staff recognition

WHEREAS the coaching staff assembled by Coach Hampton has provided exceptional instruction, mentorship, and strategic leadership, contributing their expertise in player development, game planning, and character-building to ensure that the program excels both on and off the field; and

WHEREAS the supporting staff—including coordinators, sports personnel, athletic trainers, equipment staff, operations staff, academic support staff, and all who work behind the scenes—have played an indispensable role in the team's success, ensuring that the athletes are prepared, healthy, and supported throughout the season; and

Community impact and resolve

WHEREAS, the collective efforts of the team, coaches, and staff have strengthened school spirit, elevated the visibility of Prairie View A&M University, and inspired youth and community members across Waller County and beyond to pursue excellence with courage and determination; and

NOW, THEREFORE, BE IT RESOLVED, that the Waller County **Commissioner's Court** does hereby recognize and celebrate

The Prairie View A&M University Lady Panther Volley Ball Team, Coaches, and Staff

for their remarkable achievements, championship character, and outstanding representation of Prairie View A&M University and Waller County, Texas; and

BE IT FURTHER RESOLVED that this proclamation be entered into the public record as a lasting tribute to their historic season and enduring contribution to the legacy of Prairie View A&M University and Athletics.

IN WITNESS WHEREOF the Waller County Commissioners do hereby set my hand and cause the Seal of Waller County to be affixed this ___ day of _____, 2026.

Signed,

The Honorable Carbett "Trey" J. Duhon III

Waller County Judge

The Honorable John A. Amsler

Waller County Commissioner, Precinct 1

The Honorable Walter E. Smith

Waller County Commissioner, Precinct 2

The Honorable Kendric Jones

Waller County Commissioner, Precinct 3

The Honorable Justin Beckendorff

Waller County Commissioner, Precinct 4

ATTEST:

Ms. Debbie Hollan

County Clerk

**NOTICE OF RECEIPT OF
APPLICATION TO REVISE
A SUBDIVISION PLAT FILED
FOR RECORD WITH THE
COUNTY CLERK**

APPLICATION: Twinwood Industrial Owner LLC, and Twinwood Two Industrial Owner LLC, owners, are requesting to be allowed to amend the reserve line of Commercial Reserve "A" and "B", Block 1 of Enterprise Park at Twinwood. The amendment will revise the reserve line between Reserve "A" and Reserve "B".

This Replat request, if approved, will only revise the applicant's property.

PUBLIC HEARING: A public hearing will be held during the regular session of Commissioners' Court on March 18, 2026, at 9:00 am at the Waller County Courthouse, 836 Austin Street., Hempstead, Texas 77445.

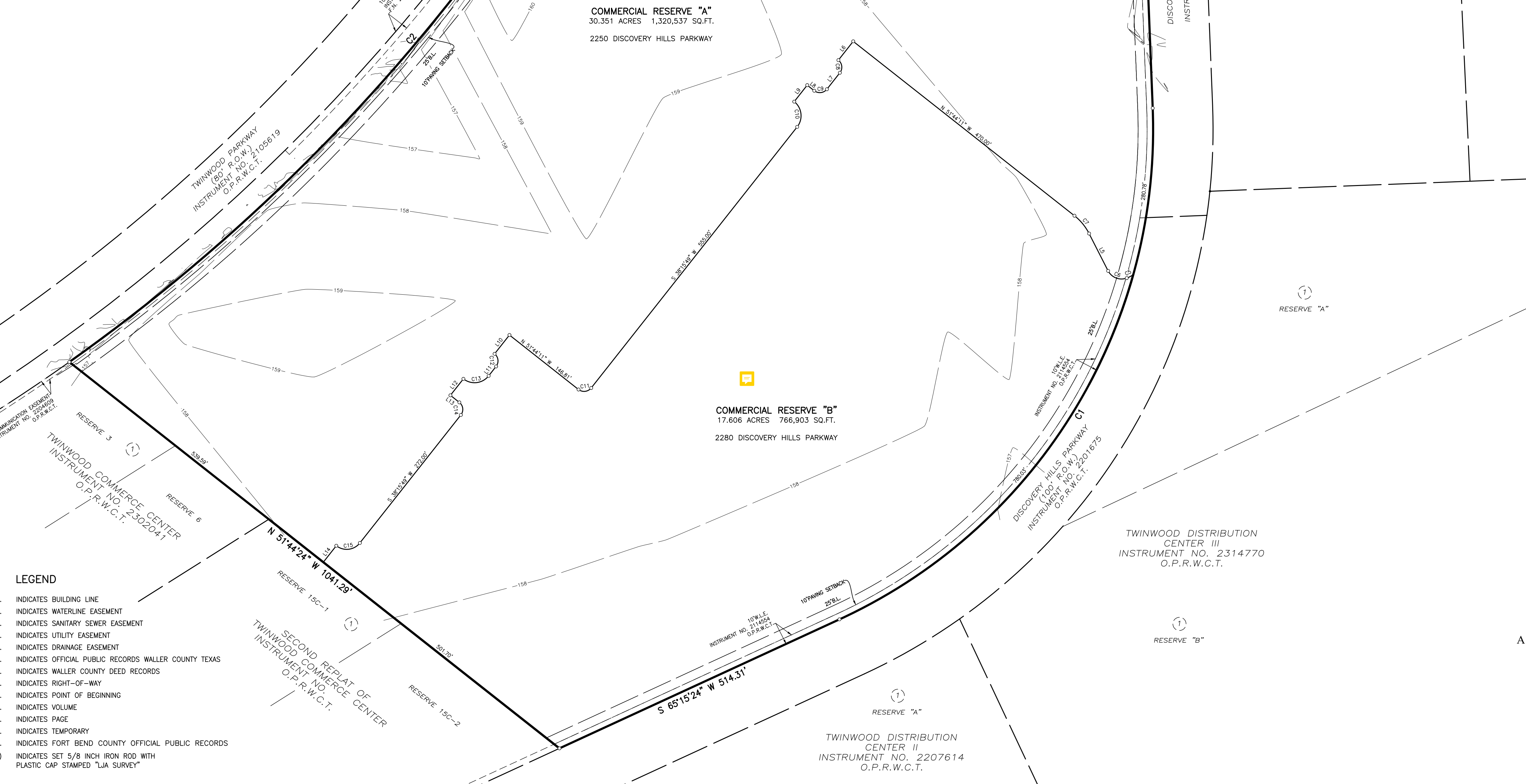
CURVE	RADIUS	DELTA	ARC	CHORD BEARING	CHORD
C1	900.00'	67°32'00"	1060.81'	S 31°29'24" W	1000.46'
C2	3100.00'	29°08'35"	1576.78'	N 40°05'02" E	1559.84'
C3	2300.00'	5°58'19"	239.73'	N 84°44'14" E	239.62'
C4	2200.00'	5°58'19"	229.30'	N 84°44'14" E	229.20'
C5	45.00'	15°44'54"	12.37'	S 61°28'42" W	12.33'
C6	25.00'	83°36'57"	36.48'	N 68°50'22" W	33.33'
C7	90.00'	24°42'17"	38.81'	N 39°23'02" W	38.51'
C8	15.00'	90°00'00"	23.56'	S 06°44'11" E	21.21'
C9	15.00'	90°00'00"	23.56'	S 83°15'49" W	21.21'
C10	30.00'	90°00'00"	47.12'	S 06°44'11" E	42.43'
C11	15.00'	90°00'00"	23.56'	S 83°15'49" W	21.21'
C12	15.00'	90°00'00"	23.56'	S 06°44'11" E	21.21'
C13	30.00'	90°00'41"	47.13'	S 83°16'09" W	42.43'
C14	15.00'	90°00'00"	23.56'	S 06°44'11" E	21.21'
C15	28.00'	90°00'44"	43.99'	S 83°16'11" W	39.60'

RESERVE	ACREAGE	SQ.FT.	TYPE
A	30.315	1,320,537	RESTRICTED TO COMMERCIAL
B	17.606	766,903	RESTRICTED TO COMMERCIAL
TOTAL	47.921	2,087,440	

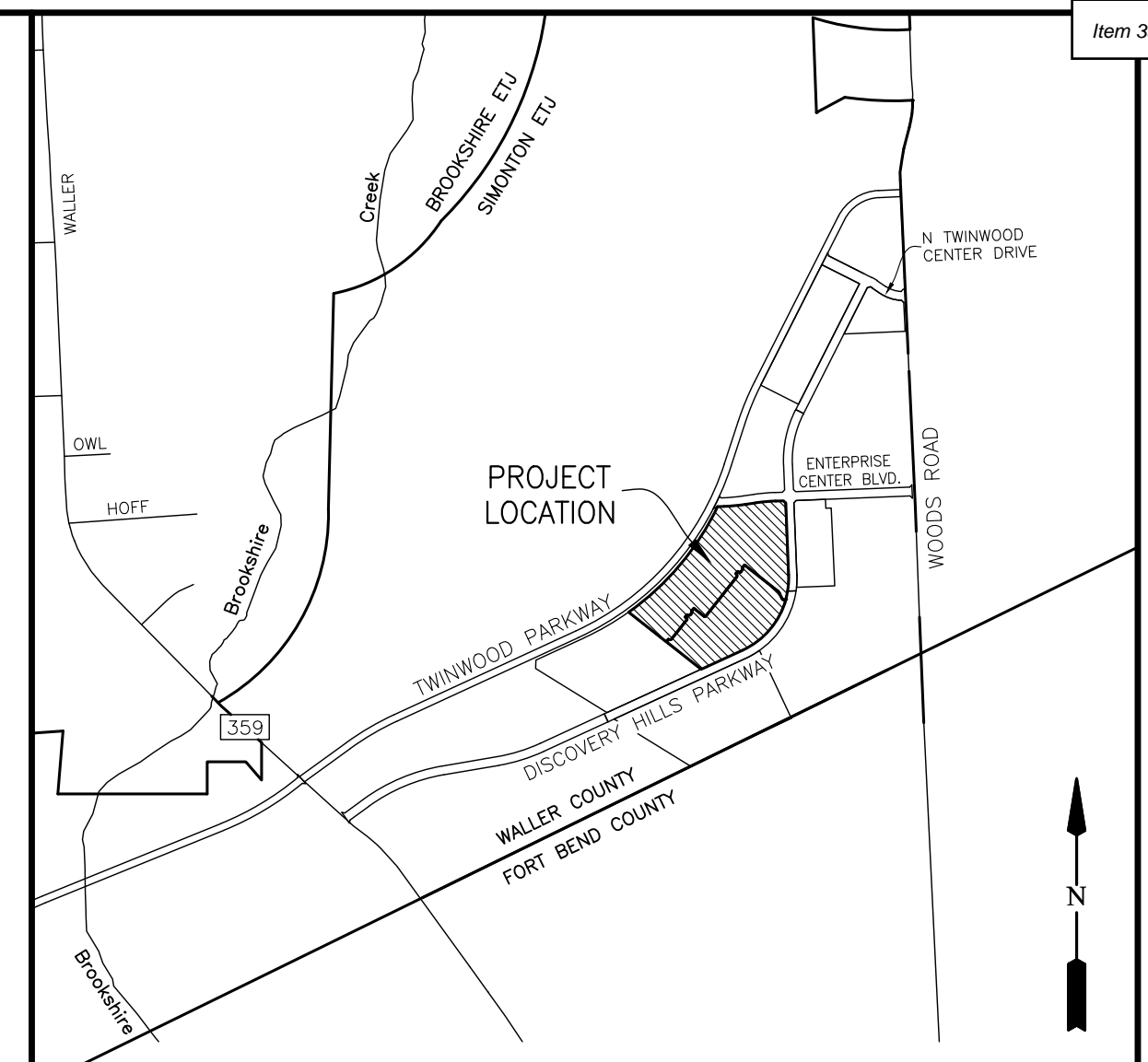
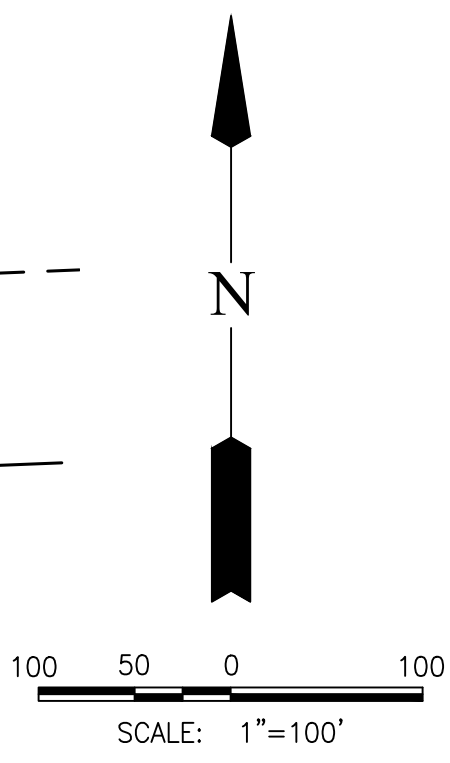
LINE	BEARING	DISTANCE
L1	S 47°16'36" E	35.36'
L2	N 87°43'24" E	70.59'
L3	N 81°45'05" E	120.90'
L4	N 87°43'24" E	87.69'
L5	N 27°01'54" W	69.93'
L6	S 38°15'49" W	40.00'
L7	S 38°15'49" W	35.00'
L8	N 51°44'11" W	15.01'
L9	S 38°15'49" W	35.00'
L10	S 38°15'49" W	40.00'
L11	S 38°15'49" W	20.00'
L12	S 38°15'49" W	35.00'
L13	S 51°44'11" E	19.01'
L14	S 38°15'36" W	34.95'

CALLED 512.81 ACRES
 NBI PROPERTIES, INC.
 VOL. 1272, PG. 858, O.P.R.W.C.T.
 NOW KNOWN AS INC.
 TWINWOOD (U.S.) INC.
 VOL. 1330, PG. 240, O.P.R.W.C.T.

CALLED 512.81 ACRES
 NBI PROPERTIES, INC.
 VOL. 1272, PG. 858, O.P.R.W.C.T.
 NOW KNOWN AS INC.
 TWINWOOD (U.S.) INC.
 VOL. 1330, PG. 240, O.P.R.W.C.T.



- LEGEND**
- B.L. INDICATES BUILDING LINE
 - W.L.E. INDICATES WATERLINE EASEMENT
 - S.S.E. INDICATES SANITARY SEWER EASEMENT
 - U.E. INDICATES UTILITY EASEMENT
 - D.E. INDICATES DRAINAGE EASEMENT
 - O.P.R.W.C.T. INDICATES OFFICIAL PUBLIC RECORDS WALLER COUNTY TEXAS
 - W.C.D.R. INDICATES WALLER COUNTY DEED RECORDS
 - R.O.W. INDICATES RIGHT-OF-WAY
 - P.O.B. INDICATES POINT OF BEGINNING
 - VOL. INDICATES VOLUME
 - PG. INDICATES PAGE
 - T.B.M. INDICATES TEMPORARY
 - F.B.C.O.P.R. INDICATES FORT BEND COUNTY OFFICIAL PUBLIC RECORDS
 - (S) INDICATES SET 5/8 INCH IRON ROD WITH PLASTIC CAP STAMPED "LJA SURVEY"



VICINITY MAP
SCALE: 1" = 2000'
KEY MAP NO. 482K

- NOTES:**
- THE FOLLOWING COORDINATES ARE LIA PROJECT SURFACE COORDINATES BASED ON THE TEXAS COORDINATE SYSTEM NAD83 SOUTH CENTRAL ZONE (4204) AND MAY BE BROUGHT TO GRID COORDINATES BY APPLYING THE SCALE FACTOR OF 0.999877178.
 - BENCHMARK: NGS HGSD 66: A STAINLESS STEEL ROD IN SLEEVE ACCESSED THROUGH A LOGO CAP STAMPED HGSD 66 1986. THE POINT IS LOCATED AT THE EAST SIDE OF FM 1463 +/- 625 FEET SOUTHEAST OF THE INTERSECTION OF FM 1463 AND CORBITT ROAD AND +/- 55 FEET EAST OF THE EASTERN EDGE OF PAVEMENT LINE OF FM 1463. ELEVATION = 136.60 FEET NAVD88 (2001) FBC LIDAR DATUM
 - THIS SUBDIVISION LIES WITHIN UNSHADED ZONE "X" AS PER FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM), MAP NO. 48473C0350E, EFFECTIVE DATE FEBRUARY 18, 2009, DEFINED AS AREAS OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN; LJA DOES NOT WARRANT NOR SUBSCRIBE TO THE ACCURACY OR SCALE OF SAID MAPS.
 - FIVE EIGHTHS INCH (5/8") IRON RODS THREE FEET (3') IN LENGTH WITH A PLASTIC CAP MARKED "LIA ENG" WILL BE SET ON ALL PERIMETER BOUNDARY CORNERS. LOT, BLOCK, AND RESERVE CORNERS WILL BE SET UPON COMPLETION OF ROAD CONSTRUCTION AND PRIOR TO LOT CONSTRUCTION.
 - ACCEPTANCE OF THE ABOVE PLAT BY THE COMMISSIONERS COURT DOES NOT SIGNIFY WALLER COUNTY ACCEPTANCE OF THE DEDICATED ROADS FOR INTEGRATION INTO THE COUNTY ROAD SYSTEM. THE DEVELOPER IS REQUIRED TO COMPLY WITH SECTIONS 5 AND 6 OF THE THEN CURRENT WALLER COUNTY SUBDIVISION AND DEVELOPMENT REGULATIONS, IN THIS REGARD.
 - THERE ARE NO PIPELINES AND PIPELINE EASEMENTS SHOWN WITHIN THE LIMITS OF THE SUBDIVISION.
 - ANY PLAT OR MASTER PLAN MAY MAKE REASONABLE ACCOMMODATION FOR A SPECIFIC SURFACE SITE(S) FOR EXTRACTION OF OIL AND GAS. IF A SURFACE SITE IS DESIGNATED, THE DEVELOPER SHALL PROVIDE PROOF FROM THE MINERAL OWNER, GEOLOGIST OR OTHER PROFESSIONAL THAT THE SITE DESIGNATED FOR SUCH EXTRACTION IS A REASONABLE SOLUTION FOR THE MINERAL OWNER, IN ACCORDANCE WITH THE USUAL AND CUSTOMARY PRACTICE OF THE OIL AND GAS INDUSTRY. AFTER SUCH A SITE IS DESIGNATED, AND THE PLAT IS APPROVED, NO OIL OR GAS EXTRACTION ACTIVITY MAY TAKE PLACE EXCEPT UTILIZING THE DESIGNATED SURFACE SITE.
 - WALLER COUNTY IS NOT RESPONSIBLE FOR FUTURE EXPANSION, A LARGER CROSS SECTION, CONCRETE CURB & GUTTER SECTION AND ADDITIONAL ROW OR SHIFTING OF LANES ON DISCOVERY HILLS PARKWAY.
 - PROPERTY LIES WITHIN WALLER COUNTY, BOOKSHIRE-KATY DRAINAGE DISTRICT, AND ROYAL INDEPENDENT SCHOOL DISTRICT.
 - SUBJECT TO PIPELINE RIGHT-OF-WAY IN FAVOR OF SHELL PIPE LINE CORPORATION AS SET FORTH IN INSTRUMENT RECORDED IN/UNDER VOLUME 105, PAGE 464 OF THE DEED RECORDS OF WALLER COUNTY, TEXAS, PARTIALLY ASSIGNED BY VOLUME 508, PAGE 297, VOLUME 624, PAGE 196 AND VOLUME 674, PAGE 197 AND ASSIGNED TO COPANO NGL SERVICES, BY VOLUME 698, PAGE 793 OF THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS. (BLANKET IN NATURE)
 - SUBJECT TO RECIPROCAL EASEMENT AGREEMENT AS SET FORTH IN CLERK'S FILE NUMBER 2412743 OF THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS.
 - SUBJECT TO LIMITED SPACE SHORT FORM BLANKET EASEMENT AS SET FORTH IN CLERK'S FILE NUMBER 2505861 OF THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS.

FINAL REPLAT ENTERPRISE PARK AT TWINWOOD

A SUBDIVISION OF 47.92 ACRES OF LAND SITUATED IN THE NATHAN BROOKSHIRE LEAGUE, ABSTRACT NUMBER 16, BEING ALL OF COMMERCIAL RESERVES "A" AND COMMERCIAL RESERVE "B", ENTERPRISE PARK AT TWINWOOD, A SUBDIVISION RECORDED UNDER INSTRUMENT NO. 2308539, MAP RECORDS OF WALLER COUNTY, TEXAS.

2 COMMERCIAL RESERVES 1 BLOCK
OCTOBER 24, 2025 JOB NO. 3054-4601.310

REASON FOR REPLAT: TO CREATE 2 COMMERCIAL RESERVES

OWNER/DEVELOPER: TWINWOOD INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY
TODD KING, PARTNER
11750 KATY FREEWAY, SUITE 420, HOUSTON, TEXAS, 77097
PHONE: 713-904-2910 EMAIL: TKing@panattoni.com

OWNER: TWINWOOD TWO INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY
TODD KING, PARTNER
11750 KATY FREEWAY, SUITE 420, HOUSTON, TEXAS, 77097
PHONE: 713-904-2910 EMAIL: TKing@panattoni.com

SURVEYOR:
LJA Surveying, Inc.
3600 W Sam Houston Parkway S Suite 175 Houston, Texas 77042
Phone 713.953.5200 Fax 713.953.5026 T.B.P.E.L.S. Firm No. 10194382
aferguson@ljasurveying.com



WALLER COUNTY

J. Ross McCall, P.E.
County Engineer

MEMORANDUM

To: Honorable Commissioners' Court

Item: Final RePlat Approval for Enterprise Park at Twinwood

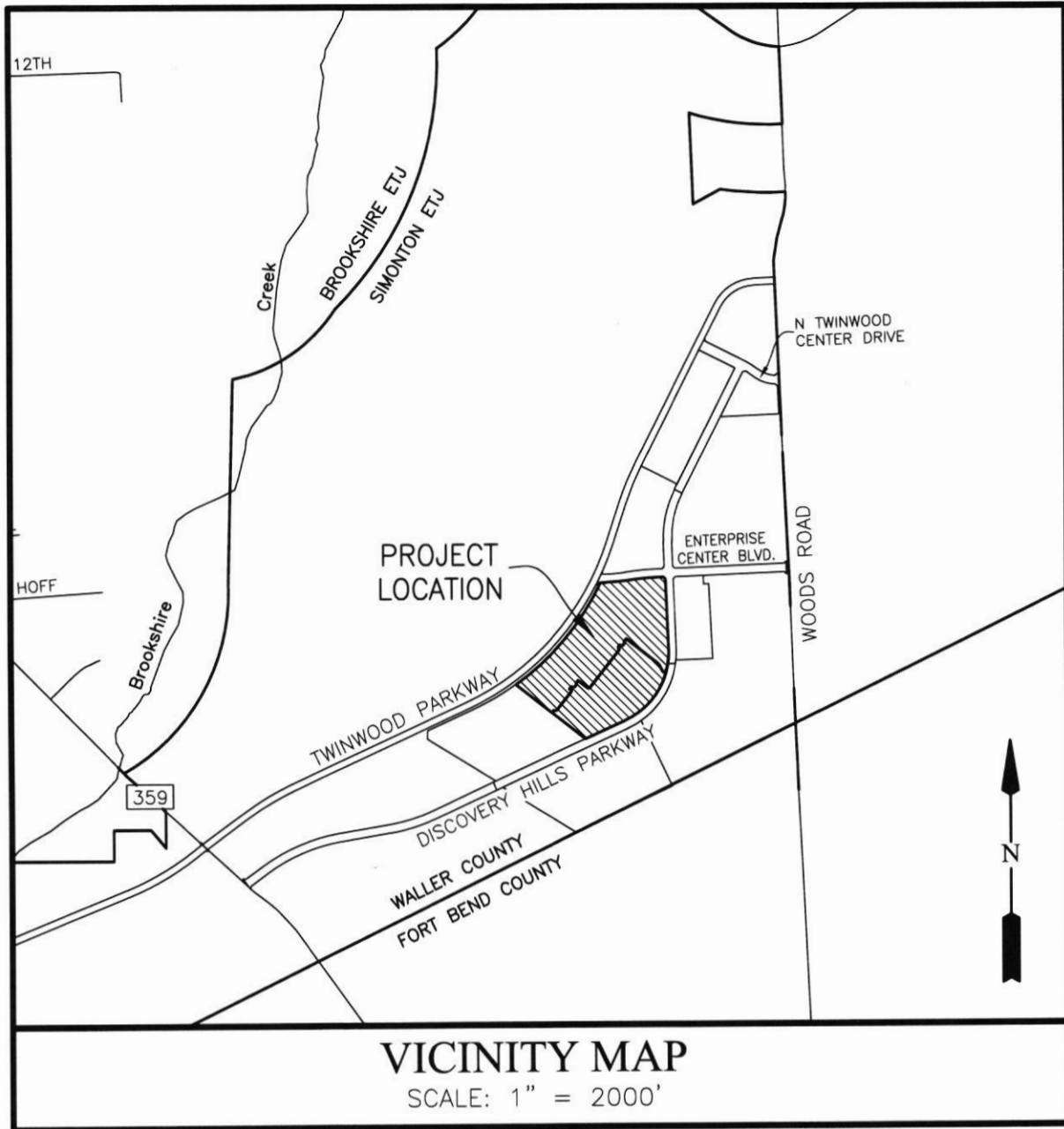
Date: March 18, 2026

Background

Final RePlat of Enterprise Park at Twinwood which consist of 47.92 acres will include 1 Block and 2 Commercial Reserves in Precinct 4.

Staff Recommendation

Approve Plat



KEY MAP NO. 482K

FINAL REPLAT ENTERPRISE PARK AT TWINWOOD

A SUBDIVISION OF 47.92 ACRES OF LAND SITUATED IN THE NATHAN BROOKSHIRE LEAGUE, ABSTRACT NUMBER 16, BEING ALL OF COMMERCIAL RESERVES "A" AND COMMERCIAL RESERVE "B", ENTERPRISE PARK AT TWINWOOD, A SUBDIVISION RECORDED UNDER INSTRUMENT NO. 2308539, MAP RECORDS OF WALLER COUNTY, TEXAS.

2 COMMERCIAL RESERVES

1 BLOCK

NOVEMBER 24, 2025

JOB NO. 3054-4601.310

REASON FOR REPLAT: TO CREATE 2 COMMERCIAL RESERVES

OWNER:

TWINWOOD INDUSTRIAL OWNER LLC,
A DELAWARE LIMITED LIABILITY COMPANY

TODD KING, PARTNER
11750 KATY FREEWAY, SUITE 420
HOUSTON, TEXAS, 77097
PHONE: 713-904-2910
EMAIL: TKing@panattoni.com

OWNER:

TWINWOOD TWO INDUSTRIAL OWNER LLC,
A DELAWARE LIMITED LIABILITY COMPANY

TODD KING, PARTNER
11750 KATY FREEWAY, SUITE 420
HOUSTON, TEXAS, 77097
PHONE: 713-904-2910
EMAIL: TKing@panattoni.com

SURVEYOR:

LJA Surveying, Inc.

3600 W Sam Houston Parkway S Phone 713.953.5200
Suite 175 Fax 713.953.5026
Houston, Texas 77042 T.B.P.E.L.S. Firm No. 10194382
aferguson@ljasurvey.com



WE, TODD KING, LOCAL PARTNER AND DAVID PEÑA, DEVELOPMENT MANAGER, RESPECTIVELY OF TWINWOOD INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY, OWNER, AND WE, TODD KING, LOCAL PARTNER AND DAVID PEÑA, DEVELOPMENT MANAGER, RESPECTIVELY OF TWINWOOD TWO INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY, OWNER, HERINAFTER REFERRED TO AS OWNERS OF THE PROPERTY SUBDIVIDED, IN THIS PLAT OF REPLAT ENTERPRISE PARK AT TWINWOOD, MAKE SUBDIVISION OF THE PROPERTY ON BEHALF OF THE CORPORATION, ACCORDING TO THE LINES, LOTS, BUILDING LINES, STREETS, ALLEYS, PARKS AND EASEMENTS AS SHOWN AND DEDICATED TO THE PUBLIC, THE STREETS, ALL ALLEYS, PARKS AND EASEMENTS SHOWN, AND WAIVE ALL CLAIMS FOR DAMAGES OCCASIONED BY THE ESTABLISHMENT OF GRADES AS APPROVED FOR THE STREETS AND DRAINAGE EASEMENTS DEDICATED, OR OCCASIONED BY THE ALTERNATION OF THE SURFACE, OR ANY PORTION OF THE STREETS OR DRAINAGE EASEMENTS TO CONFORM TO THE GRADES, AND BIND OURSELVES, OUR HEIRS SUCCESSORS AND ASSIGNS TO WARRANT AND DEFEND THE TITLE TO THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11' 6") FOR TEN FEET (10' 0") PERIMETER GROUND EASEMENTS OR SEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 0") PERIMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERIMETER GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21' 6") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL TEN FEET (10' 0") FOR TEN FEET (10' 0") BACK-TO-BACK GROUND EASEMENTS, OR EIGHT FEET (8' 0") FOR FOURTEEN FEET (14' 0") BACK-TO-BACK GROUND EASEMENTS OR SEVEN FEET (7' 0") FOR SIXTEEN FEET (16' 0") BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30' 0") IN WIDTH.

FURTHER, ALL OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING PLAT SHALL BE RESTRICTED IN ITS USE, WHICH RESTRICTIONS SHALL RUN WITH THE TITLE TO THE PROPERTY AND SHALL BE ENFORCEABLE AT THE OPTION OF WALLER COUNTY, BY WALLER COUNTY, OR ANY CITIZEN THEREOF, BY INJUNCTION AS FOLLOWS:

1. THAT DRAINAGE OF SEPTIC TANKS INTO ROADS, STREETS, ALLEYS, OR PUBLIC DITCHES, STREAMS, ETC., EITHER DIRECTLY OR INDIRECTLY IS STRICTLY PROHIBITED.
2. ALL STOCK ANIMALS, HORSES, AND FOWL SHALL BE FENCED IN AND NOT ALLOWED TO RUN AT LARGE IN THE SUBDIVISION.
3. DRAINAGE STRUCTURES UNDER PRIVATE DRIVES SHALL HAVE A B3 NET DRAINAGE OPENING AREA OF SUFFICIENT SIZE TO PERMIT THE FREE FLOW OF WATER WITHOUT BACKWATER AND SHALL BE A MINIMUM OF ONE AND ONE QUARTERS (1-1/4) SQUARE FEET (15" DIAMETER PIPE) REINFORCED CONCRETE PIPE, UNLESS SPECIFIED BY THE COUNTY ROAD ADMINISTRATOR, OR COUNTY ENGINEER. CULVERTS AND BRIDGES MUST BE USED FOR ALL DRIVEWAYS AND/OR WALKS, ALTHOUGH DIP-STYLE DRIVEWAYS ARE ENCOURAGED WHERE APPROPRIATE.
4. PROPERTY OWNERS WILL OBTAIN DEVELOPMENT PERMITS/PERMIT EXEMPTIONS FROM THE COUNTY FLOOD PLAIN ADMINISTRATOR FOR ALL DEVELOPMENT.
5. THE PROPERTY SUBDIVIDED HEREIN IS FURTHER RESTRICTED IN ITS USE AS SPECIFIED IN THE SUBDIVISION RESTRICTIONS AS FILED SEPARATELY FOR RECORD AT PAGE _____ VOLUME _____ OF THE DEED RECORDS OF WALLER COUNTY, TEXAS. A COPY OF SAID RESTRICTIONS WILL BE FURNISHED BY THE AFORESAID TWINWOOD INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY, AND TWINWOOD TWO INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY TO THE PURCHASER OF EACH AND EVERY LOT IN THE SUBDIVISION PRIOR TO CULMINATION OF EACH SALE.
6. THERE ARE NO UNDERGROUND PIPELINES WITHIN THE CONFINES OF THIS SUBDIVISION EXCEPT AS SHOWN ON THE ABOVE PLAT.
7. THERE SHALL BE NO SANITARY SEWER SYSTEM OR ANY WATER WELL CONSTRUCTED WITHIN 50 FEET OF ANY LOT LINE THAT DOES NOT ADJOIN A PUBLIC ROAD.

IN TESTIMONY, HERETO, THE TWINWOOD INDUSTRIAL OWNER, LLC, A DELAWARE LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY TODD KING, ITS LOCAL PARTNER, THEREUNTO, ATTESTED BY ITS DEVELOPMENT MANAGER, DAVID PEÑA, AND ITS SEAL, THIS 8th DAY OF DECEMBER, 2025.

TWINWOOD INDUSTRIAL OWNER, LLC,
A DELAWARE LIMITED LIABILITY COMPANY

BY: TWINWOOD INDUSTRIAL VENTURE, LLC,
A DELAWARE LIMITED LIABILITY COMPANY,
ITS SOLE MEMBER

BY: TWINWOOD INDUSTRIAL PG, LLC,
A DELAWARE LIMITED LIABILITY COMPANY,
ITS MANAGING MEMBER

BY: PDC HOUSTON LP IV, LLC,
A DELAWARE LIMITED LIABILITY COMPANY,
ITS MANAGER

BY: [Signature]
TODD KING, LOCAL PARTNER

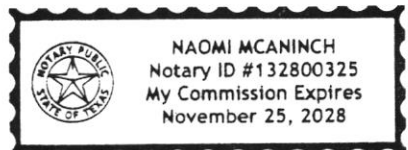
ATTEST: [Signature]
DAVID PEÑA, DEVELOPMENT MANAGER

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDER SIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TODD KING, LOCAL PARTNER AND DAVID PEÑA, DEVELOPMENT MANAGER, RESPECTIVELY OF TWINWOOD INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY, KNOWN TO ME, TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT THE SAME WAS THE ACT OF THE CORPORATION, FOR THE PURPOSES AND CONSIDERATIONS EXPRESSED, AND IN THE CAPACITIES STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 8th DAY OF DECEMBER 2025.

[Signature]
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



FINAL REPLAT
ENTERPRISE PARK AT TWINWOOD
JOB NO. 3054-4601.310
SHEET 2 OF 14

IN TESTIMONY, HERETO, THE TWINWOOD TWO INDUSTRIAL OWNER, LLC, A DELAWARE LIMITED LIABILITY COMPANY, HAS CAUSED Item 40.
PRESENTS TO BE SIGNED BY TODD KING, ITS LOCAL PARTNER, THEREUNTO, ATTESTED BY ITS DEVELOPMENT MANAGER, DAVID PEÑA, AND
ITS SEAL, THIS 8th DAY OF DECEMBER, 2025.

TWINWOOD TWO INDUSTRIAL OWNER, LLC,
A DELAWARE LIMITED LIABILITY COMPANY

BY: TWINWOOD INDUSTRIAL VENTURE, LLC,
A DELAWARE LIMITED LIABILITY COMPANY,
ITS SOLE MEMBER

BY: TWINWOOD INDUSTRIAL PG, LLC,
A DELAWARE LIMITED LIABILITY COMPANY,
ITS MANAGING MEMBER

BY: PDC HOUSTON LPIV, LLC,
A DELAWARE LIMITED LIABILITY COMPANY,
ITS MANAGER

BY: [Signature]
TODD KING, LOCAL PARTNER

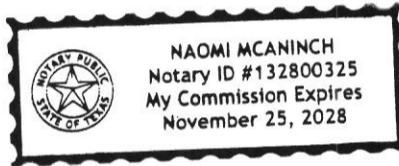
ATTEST: [Signature]
DAVID PEÑA, DEVELOPMENT MANAGER

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDER SIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TODD KING, LOCAL PARTNER AND DAVID PEÑA, DEVELOPMENT MANAGER, RESPECTIVELY OF TWINWOOD TWO INDUSTRIAL OWNER LLC, A DELAWARE LIMITED LIABILITY COMPANY, KNOWN TO ME, TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT THE SAME WAS THE ACT OF THE CORPORATION, FOR THE PURPOSES AND CONSIDERATIONS EXPRESSED, AND IN THE CAPACITIES STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 8th DAY OF DECEMBER 2025.

[Signature]
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



THIS IS TO CERTIFY THAT I, AARON G. FERGUSON, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF TEXAS, HAVE PLATTED THE ABOVE SUBDIVISION FROM AN ACTUAL SURVEY ON THE GROUND; AND THAT ALL BLOCK CORNERS, LOT CORNERS AND PERMANENT REFERENCED MONUMENTS HAVE BEEN SET, THAT PERMANENT CONTROL POINTS WILL BE SET AT COMPLETION OF CONSTRUCTION AND THAT THIS PLAT CORRECTLY REPRESENTS THAT SURVEY MADE BY ME.

NO PORTION OF THIS SUBDIVISION LIES WITHIN THE BOUNDARIES OF ANY MUNICIPALITY'S CORPORATE CITY LIMITS, OR AREA OF EXTRA TERRITORIAL JURISDICTION.

NO PORTION OF THIS SUBDIVISION LIES WITHIN THE BOUNDARIES OF THE 1% ANNUAL CHANCE (100 YEAR) FLOOD PLAIN AS DELINEATED ON WALLER COUNTY COMMUNITY PANEL #48473C0350E, DATED 2/18/2009.

[Signature]
AARON G. FERGUSON, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6601

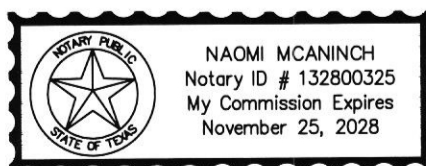


STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED AARON G. FERGUSON, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN AND HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 3rd DAY OF DECEMBER, 2025.

[Signature]
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



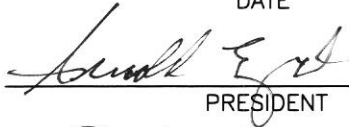
1. IT IS TO BE UNDERSTOOD THAT THE APPROVAL OF THE PRELIMINARY PLAT BY THE DISTRICT DOES NOT CONSTITUTE OFFICIAL ACCEPTANCE OF THE PROPOSED DEVELOPMENT BY THE DISTRICT BUT DOES CONSTITUTE AN AUTHORIZATION TO BEGIN AND PROCEED WITH THE PREPARATION OF THE FINAL DRAINAGE PANS AND PLAT.
2. THE APPLICANT SHALL NOT USE THIS PRELIMINARY APPROVAL TO COMMENCE ANY CONSTRUCTION ACTIVITIES UNTIL THE FINAL DRAINAGE PLANS AND PLAT HAVE BEEN APPROVED AND ACCEPTED IN OFFICIAL ACTIONS BY THE DISTRICT AND FROM ANY GOVERNING ENTITY WITH JURISDICTION.

BROOKSHIRE-KATY DRAINAGE DISTRICT PERMIT NO. 2025-99

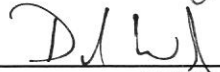
APPROVED BY THE BOARD OF SUPERVISORS ON

11/10/25

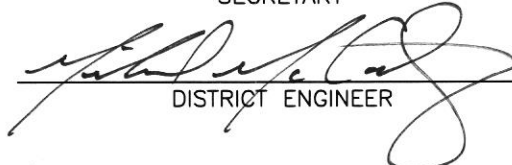
DATE



PRESIDENT



SECRETARY



DISTRICT ENGINEER

THE ABOVE HAVE SIGNED THESE PLANS AND/OR PLAT BASED ON THE RECOMMENDATION OF THE DISTRICT'S ENGINEER WHO HAS REVIEWED ALL SHEETS PROVIDED AND FOUND THEM TO BE IN GENERAL COMPLIANCE WITH THE DISTRICT'S "RULES, REGULATIONS, AND GUIDELINES". THIS APPROVAL IS ONLY VALID FOR THREE HUNDRED SIXTY-FIVE (365) CALENDAR DAYS. AFTER THAT TIME RE-APPROVAL IS REQUIRED. PLEASE NOTE, THIS DOES NOT NECESSARILY MEAN THAT ALL THE CALCULATIONS PROVIDED IN THESE PLANS AND/OR PLATS HAVE BEEN COMPLETELY CHECKED AND VERIFIED. PLANS SUBMITTED HAVE BEEN PREPARED, SIGNED AND SEALED BY A PROFESSIONAL ENGINEER LICENSED TO PRACTICE ENGINEERING IN THE STATE OF TEXAS AND PLAT HAS BEEN SIGNED AND SEALED BY A REGISTERED PROFESSIONAL LAND SURVEYOR LICENSED TO PRACTICE IN THE STATE OF TEXAS, WHICH CONVEYS THE ENGINEER'S AND/OR SURVEYOR'S RESPONSIBILITY AND ACCOUNTABILITY.

I, ROSS MCCALL, COUNTY ENGINEER OF WALLER COUNTY, CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL EXISTING RULES AND REGULATIONS OF WALLER COUNTY.

NO CONSTRUCTION OR OTHER DEVELOPMENT WITHIN THIS SUBDIVISION MAY BEGIN UNTIL ALL WALLER COUNTY PERMIT REQUIREMENTS HAVE BEEN MET.

DATE

ROSS MCCALL, P.E.
COUNTY ENGINEER

APPROVED BY COMMISSIONERS COURT OF WALLER COUNTY, TEXAS,

THIS _____ DAY OF _____, 20____, A.D.

CARBETT "TREY" J. DUHON III
COUNTY JUDGE

JOHN A. AMSLER
PRECINCT 1, COUNTY COMMISSIONER

KENDRIC D. JONES
PRECINCT 3, COUNTY COMMISSIONER

WALTER E. SMITH, P.E., R.P.L.S.
PRECINCT 2, COUNTY COMMISSIONER

JUSTIN BECKENDORFF
PRECINCT 4, COUNTY COMMISSIONER

ACCEPTANCE OF THE ABOVE PLAT BY THE COMMISSIONERS COURT DOES NOT SIGNIFY WALLER COUNTY ACCEPTANCE OF THE DEDICATED ROADS FOR INTEGRATION INTO THE COUNTY ROAD SYSTEM. THE DEVELOPER IS REQUIRED TO COMPLY WITH SECTIONS 5 AND 6 OF THE THEN CURRENT WALLER COUNTY SUBDIVISION AND DEVELOPMENT REGULATIONS, IN THIS REGARD.

I, DEBBIE HOLLAN, CLERK OF THE COUNTY COURT OF WALLER COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WITH THE CERTIFICATE OF AUTHENTICATION WAS FILED FOR REGISTRATION IN MY OFFICE ON THE _____ DAY OF _____ 20____, A.D. AT _____ O'CLOCK _____ M, IN INSTRUMENT NUMBER _____, OF THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY FOR SAID COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE, AT HEMPSTEAD, THE DAY AND DATE LAST ABOVE WRITTEN.

DEBBIE HOLLAN
CLERK OF THE COUNTY COURT
WALLER COUNTY, TEXAS

BY: _____
DEPUTY

LEGAL DESCRIPTION:

BEING 47.92 ACRES OF LAND LOCATED IN THE NATHAN BROOKSHIRE LEAGUE, ABSTRACT NUMBER 16, WALLER COUNTY, TEXAS, OUT OF THAT CERTAIN CALLED 512.81 ACRE TRACT DESCRIBED IN THE DEED TO NBI PROPERTIES, INC. BY AN INSTRUMENT OF RECORD IN VOLUME 1272, PAGE 838, OF THE OFFICIAL PUBLIC RECORDS OF SAID WALLER COUNTY, TEXAS (W.C.O.P.R.), SAID NBI PROPERTIES, INC. NOW KNOWN AS TWINWOOD (U.S.), INC. BY AN INSTRUMENT OF RECORD IN VOLUME 1330, PAGE 240, W.C.O.P.R. AND THAT CERTAIN CALLED 190.91 ACRE TRACT DESCRIBED IN THE DEED TO WOODS ROAD & I-10 INVESTMENTS, INC. BY AN INSTRUMENT OF RECORD IN VOLUME 1338, PAGE 389, W.C.O.P.R., SAID WOODS ROAD & I-10 INVESTMENTS NOW KNOWN AS TWINWOOD (U.S.) INC. BY CERTIFICATE OF MERGER FILED ON MAY 31, 2018 WITH THE OFFICE OF THE SECRETARY OF STATE OF TEXAS, SAID 47.92 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS (ALL BEARINGS REFERENCED TO THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83, 2001 ADJUSTMENT):

BEGINNING AT A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET AT THE NORTHWESTERLY END OF THE CUTBACK CORNER AT THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY LINE OF ENTERPRISE CENTER BOULEVARD (CALLED 100-FEET WIDE) AS SHOWN ON TWINWOOD BUSINESS PARK PHASE 3 STREET DEDICATION, A SUBDIVISION OF RECORD UNDER FILE NUMBER 2008673, W.C.O.P.R. AND THE WEST RIGHT-OF-WAY LINE OF DISCOVERY HILLS PARKWAY (CALLED 100-FEET WIDE) AS SHOWN ON SAID TWINWOOD BUSINESS PARK PHASE 3 STREET DEDICATION;

THENCE, SOUTH 47° 16' 36" EAST, ALONG SAID CUTBACK LINE, 35.36 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR THE SOUTHEASTERLY END OF SAID CUTBACK CORNER;

THENCE, SOUTH 02° 16' 36" EAST, ALONG THE WEST RIGHT-OF-WAY LINE OF SAID DISCOVERY HILLS PARKWAY, 813.14 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER, THE BEGINNING OF A TANGENT CURVE;

THENCE, 1,060.81 FEET PARTIALLY ALONG SAID WEST RIGHT-OF-WAY LINE AND THE ARC OF A TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 900.00 FEET, A CENTRAL ANGLE OF 67° 32' 00", AND A CHORD WHICH BEARS SOUTH 31° 29' 24" WEST, 1,000.46 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" (AT 183.50 FEET PASS A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" PREVIOUSLY SET FOR THE MOST SOUTHERLY SOUTHWEST CORNER OF SAID TWINWOOD BUSINESS PARK PHASE 3 STREET DEDICATION);

THENCE, SOUTH 65° 15' 24" WEST, 514.31 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER;

THENCE, NORTH 51° 44' 24" WEST, 1,041.29 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER, THE BEGINNING OF A NON-TANGENT CURVE;

THENCE, 1,576.78 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 3,100.00 FEET, A CENTRAL ANGLE OF 29° 08' 35", AND A CHORD WHICH BEARS NORTH 40° 05' 02" EAST, 1,559.84 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER IN THE AFOREMENTIONED SOUTH RIGHT-OF-WAY LINE OF ENTERPRISE CENTER BOULEVARD;

THENCE, NORTH 87° 43' 24" EAST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID ENTERPRISE CENTER BOULEVARD, 70.59 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER, THE BEGINNING OF A TANGENT CURVE;

THENCE, 239.73 FEET CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY LINE AND THE ARC OF A TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 2,300.00 FEET, A CENTRAL ANGLE OF 05° 58' 19", AND A CHORD WHICH BEARS NORTH 84° 44' 14" EAST, 239.62 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER;

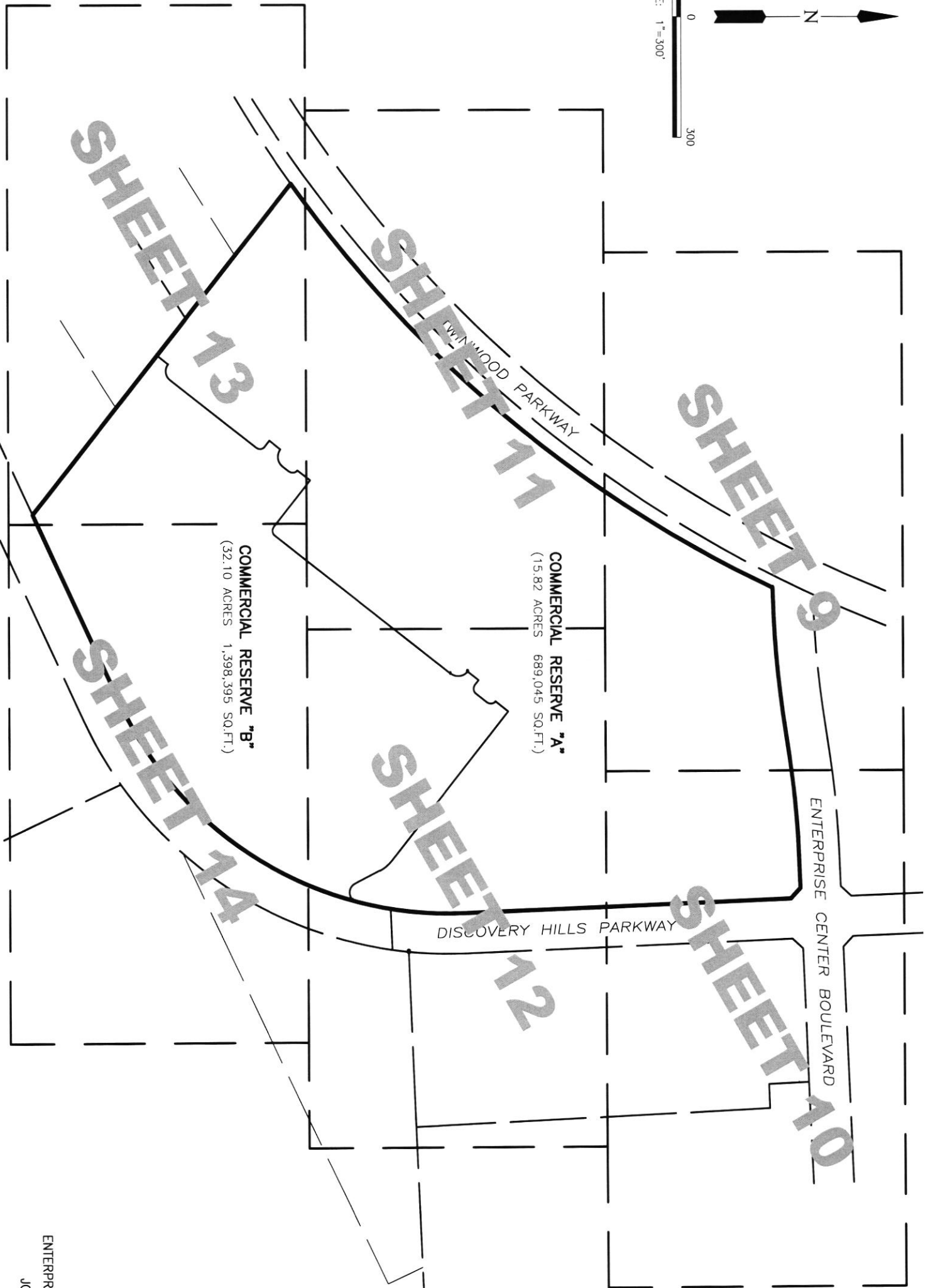
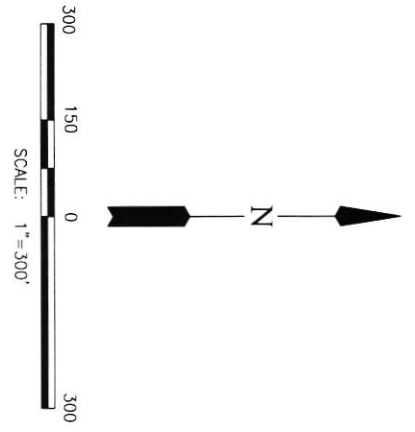
THENCE, NORTH 81° 45' 05" EAST, CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY LINE, 120.90 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER, THE BEGINNING OF TANGENT A CURVE;

THENCE, 229.30 FEET CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY LINE AND THE ARC OF A TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 2,200.00 FEET, A CENTRAL ANGLE OF 05° 58' 19", AND A CHORD WHICH BEARS NORTH 84° 44' 14" EAST, 229.20 FEET TO A 5/8-INCH IRON ROD WITH CAP STAMPED "LJA SURVEY" SET FOR CORNER;

THENCE, NORTH 87° 43' 24" EAST, CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY LINE, 87.69 FEET TO THE POINT OF BEGINNING AND CONTAINING 47.92 ACRES OF LAND.

NOTES:

1. THE FOLLOWING COORDINATES ARE LJA PROJECT SURFACE COORDINATES BASED ON THE TEXAS COORDINATE SYSTEM NAD83 SOUTH CENTRAL ZONE (4204) AND MAY BE BROUGHT TO GRID COORDINATES BY APPLYING THE SCALE FACTOR OF 0.999877178.
2. BENCHMARK: NGS HGCS D 66: A STAINLESS STEEL ROD IN SLEEVE ACCESSED THROUGH A LOGO CAP STAMPED HGCS D 66 1986. THE POINT IS LOCATED AT THE EAST SIDE OF FM 1463 +/- 625 FEET SOUTHEAST OF THE INTERSECTION OF FM 1463 AND CORBITT ROAD AND +/- 55 FEET EAST OF THE EASTERN EDGE OF PAVEMENT LINE OF FM 1463.
ELEVATION = 136.60 FEET NAVD88 (2001) FBC LIDAR DATUM
3. THIS SUBDIVISION LIES WITHIN UNSHADED ZONE "X" AS PER FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM), MAP NO. 48473C0350E, EFFECTIVE DATE FEBRUARY 18, 2009, DEFINED AS AREAS OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN; LJA DOES NOT WARRANT NOR SUBSCRIBE TO THE ACCURACY OR SCALE OF SAID MAPS.
4. FIVE EIGHTHS INCH (5/8") IRON RODS THREE FEET (3') IN LENGTH WITH A PLASTIC CAP MARKED "LJA ENG" WILL BE SET ON ALL PERIMETER BOUNDARY CORNERS. LOT, BLOCK, AND RESERVE CORNERS WILL BE SET UPON COMPLETION OF ROAD CONSTRUCTION AND PRIOR TO LOT CONSTRUCTION.
5. ACCEPTANCE OF THE ABOVE PLAT BY THE COMMISSIONERS COURT DOES NOT SIGNIFY WALLER COUNTY ACCEPTANCE OF THE DEDICATED ROADS FOR INTEGRATION INTO THE COUNTY ROAD SYSTEM. THE DEVELOPER IS REQUIRED TO COMPLY WITH SECTIONS 5 AND 6 OF THE THEN CURRENT WALLER COUNTY SUBDIVISION AND DEVELOPMENT REGULATIONS, IN THIS REGARD.
6. THERE ARE NO PIPELINES AND PIPELINE EASEMENTS SHOWN WITHIN THE LIMITS OF THE SUBDIVISION.
7. ANY PLAT OR MASTER PLAN MAY MAKE REASONABLE ACCOMMODATION FOR A SPECIFIC SURFACE SITE(S) FOR EXTRACTION OF OIL AND GAS. IF A SURFACE SITE IS DESIGNATED, THE DEVELOPER SHALL PROVIDE PROOF FROM THE MINERAL OWNER, GEOLOGIST OR OTHER PROFESSIONAL THAT THE SITE DESIGNATED FOR SUCH EXTRACTION IS A REASONABLE SOLUTION FOR THE MINERAL OWNER, IN ACCORDANCE WITH THE USUAL AND CUSTOMARY PRACTICE OF THE OIL AND GAS INDUSTRY. AFTER SUCH A SITE IS DESIGNATED, AND THE PLAT IS APPROVED, NO OIL OR GAS EXTRACTION ACTIVITY MAY TAKE PLACE EXCEPT UTILIZING THE DESIGNATED SURFACE SITE.
8. WALLER COUNTY IS NOT RESPONSIBLE FOR FUTURE EXPANSION, A LARGER CROSS SECTION, CONCRETE CURB & GUTTER SECTION AND ADDITIONAL ROW OR SHIFTING OF LANES ON DISCOVERY HILLS PARKWAY.
9. PROPERTY LIES WITHIN WALLER COUNTY, BOOKSHIRE-KATY DRAINAGE DISTRICT, AND ROYAL INDEPENDENT SCHOOL DISTRICT.
10. SUBJECT TO PIPELINE RIGHT-OF-WAY IN FAVOR OF SHELL PIPE LINE CORPORATION AS SET FORTH IN INSTRUMENT RECORDED IN/UNDER VOLUME 105, PAGE 464 OF THE DEED RECORDS OF WALLER COUNTY, TEXAS, PARTIALLY ASSIGNED BY VOLUME 508, PAGE 297, VOLUME 624, PAGE 196 AND VOLUME 674, PAGE 197 AND ASSIGNED TO COPANO NGL SERVICES, BY VOLUME 698, PAGE 793 OF THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS. (BLANKET IN NATURE)
11. SUBJECT TO RECIPROCAL EASEMENT AGREEMENT AS SET FORTH IN CLERK'S FILE NUMBER 2412743 OF THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS.
12. SUBJECT TO LIMITED SPACE SHORT FORM BLANKET EASEMENT AS SET FORTH IN CLERK'S FILE NUMBER 2505861 OF THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS.
13. PLEASE CONTACT THE WALLER COUNTY CLERK FOR A FULL SIZE COPY OF THIS RECORDED SUBDIVISION PLAT.



COMMERCIAL RESERVE "A"
 (15.82 ACRES 689,045 SQ.FT.)

COMMERCIAL RESERVE "B"
 (32.10 ACRES 1,398,395 SQ.FT.)

DISCOVERY HILLS PARKWAY

ENTERPRISE CENTER BOULEVARD

TWINWOOD PARKWAY

SHEET 13

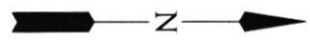
SHEET 11

SHEET 9

SHEET 12

SHEET 14

SHEET 10



CURVE TABLE

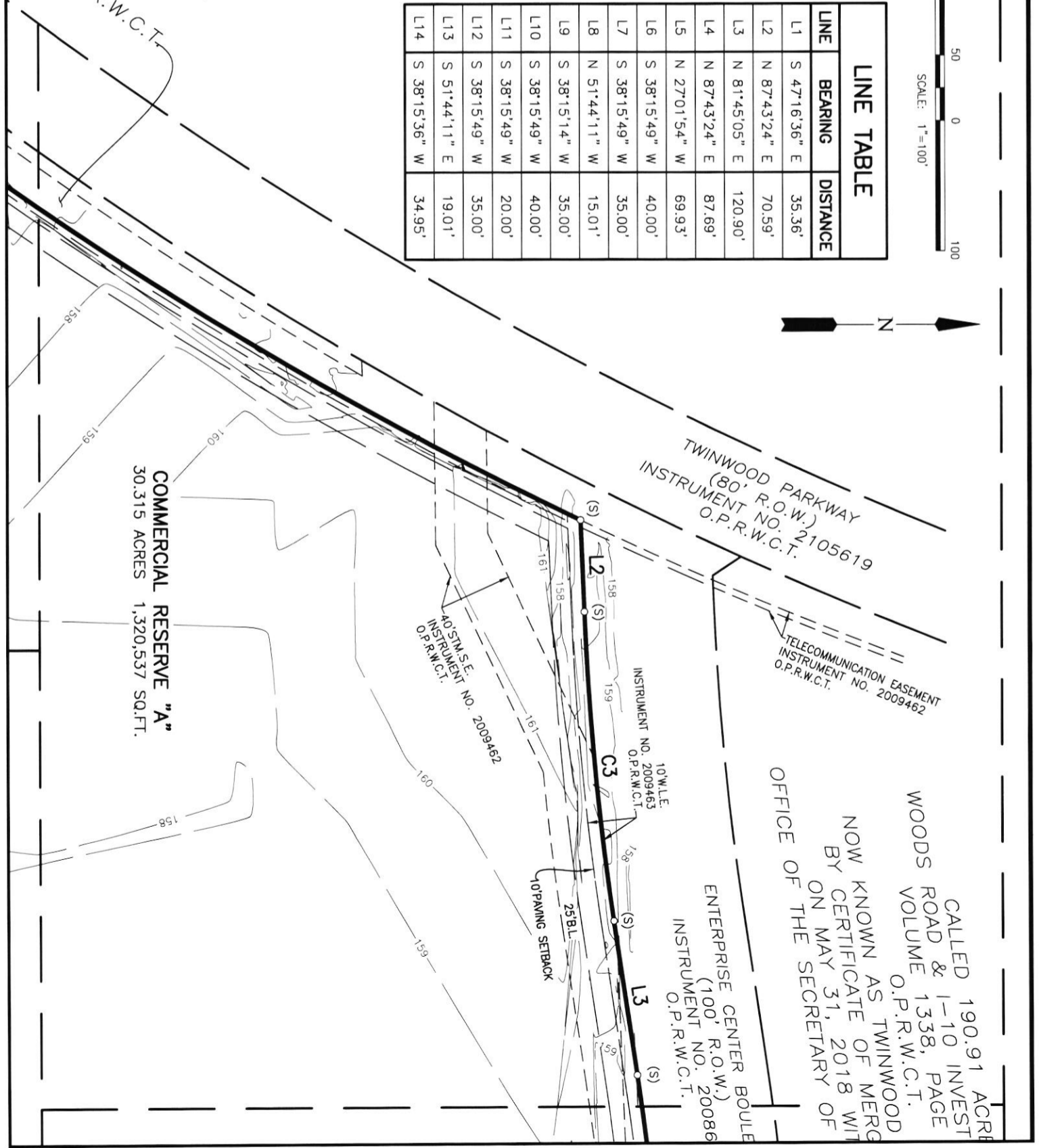
CURVE	RADIUS	DELTA	ARC	CHORD BEARING	CHORD
C1	900.00'	67°32'00"	1060.81'	S 31°29'24" W	1000.46'
C2	3100.00'	29°08'35"	1576.78'	N 40°05'02" E	1559.84'
C3	2300.00'	5°58'19"	239.73'	N 84°44'14" E	239.62'
C4	2200.00'	5°58'19"	229.30'	N 84°44'14" E	229.20'
C5	45.00'	15°44'54"	12.37'	S 61°28'42" W	12.33'
C6	25.00'	83°36'57"	36.48'	N 68°50'22" W	33.33'
C7	90.00'	24°42'17"	38.81'	N 39°23'02" W	38.51'
C8	15.00'	90°00'00"	23.56'	S 06°44'11" E	21.21'
C9	15.00'	90°00'00"	23.56'	S 83°15'49" W	21.21'
C10	30.00'	90°00'00"	47.12'	S 06°44'11" E	42.43'
C11	15.00'	90°00'00"	23.56'	S 83°15'49" W	21.21'
C12	15.00'	90°00'00"	23.56'	S 06°44'11" E	21.21'
C13	30.00'	90°00'41"	47.13'	S 83°16'09" W	42.43'
C14	15.00'	90°00'00"	23.56'	S 06°44'11" E	21.21'
C15	28.00'	90°00'44"	43.99'	S 83°16'11" W	39.60'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 47°16'36" E	35.36'
L2	N 87°43'24" E	70.59'
L3	N 81°45'05" E	120.90'
L4	N 87°43'24" E	87.69'
L5	N 27°01'54" W	69.93'
L6	S 38°15'49" W	40.00'
L7	S 38°15'49" W	35.00'
L8	N 51°44'11" W	15.01'
L9	S 38°15'14" W	35.00'
L10	S 38°15'49" W	40.00'
L11	S 38°15'49" W	20.00'
L12	S 38°15'49" W	35.00'
L13	S 51°44'11" E	19.01'
L14	S 38°15'36" W	34.95'

CALLED 512.81 ACRES
 NBI PROPERTIES, INC.
 1272, PG. 838, O.P.R.W.C.T.
 TWINWOOD (U.S.), INC.
 240, O.P.R.W.C.T.
 VOL. 1330, PG. 240, O.P.R.W.C.T.

CALLED 512.81 ACRES
 NBI PROPERTIES, INC.
 1272, PG. 838, O.P.R.W.C.T.
 TWINWOOD (U.S.), INC.
 240, O.P.R.W.C.T.
 VOL. 1330, PG. 240, O.P.R.W.C.T.



COMMERCIAL RESERVE "A"
 30.315 ACRES 1,320,537 SQ.FT.

CALLED 190.91 ACRES
 WOODS ROAD & I-10 INVEST
 VOLUME 1338, PAGE
 O.P.R.W.C.T.
 NOW KNOWN AS TWINWOOD
 BY CERTIFICATE OF MERG
 ON MAY 31, 2018 WITH
 OFFICE OF THE SECRETARY OF

ENTERPRISE CENTER BOULE
 (100' R.O.W.)
 INSTRUMENT NO. 20086
 O.P.R.W.C.T.

40' S.I.M.S.E.
 INSTRUMENT NO. 2009462
 O.P.R.W.C.T.

Item 40.

RESIDENTS, INC.
389

WOOD (U.S.) INC.
MERGER FILED
8 WITH THE
OF STATE OF TEXAS

DISCOVERY HILLS
PARKWAY
(100' R.O.W.)
INSTRUMENT NO.
2008673
O.P.R.W.C.T.

CALLED 41.93 ACRES
CLAY PARTNERS
TWINWOOD DISTRIBUTION #1 L.P.
INSTRUMENT NO. 2001741
O.P.R.W.C.T.

CALLLED 19.49 ACRES
IRONWOOD YOAKUM
PARTNERS, LLC
INSTRUMENT NO. 1608441
O.P.R.W.C.T.

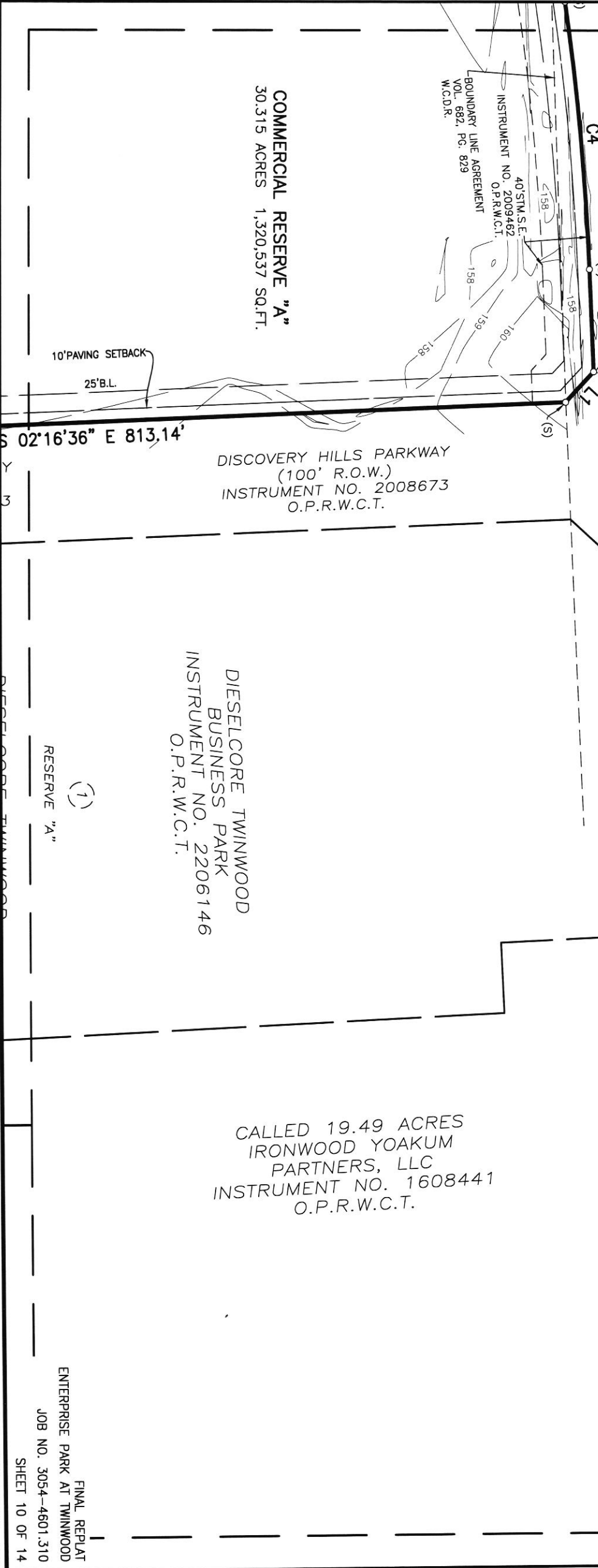
DIESEL CORE TWINWOOD
BUSINESS PARK
INSTRUMENT NO. 2206146
O.P.R.W.C.T.

COMMERCIAL RESERVE "A"
30.315 ACRES 1,320,537 SQ.FT.

P.O.B.
NAD83 GRID COORDINATES
X=2,943,887.22
Y=13,835,742.42

T.B.M.
ELEVATION=157.88'
CUT BOX ON INLET

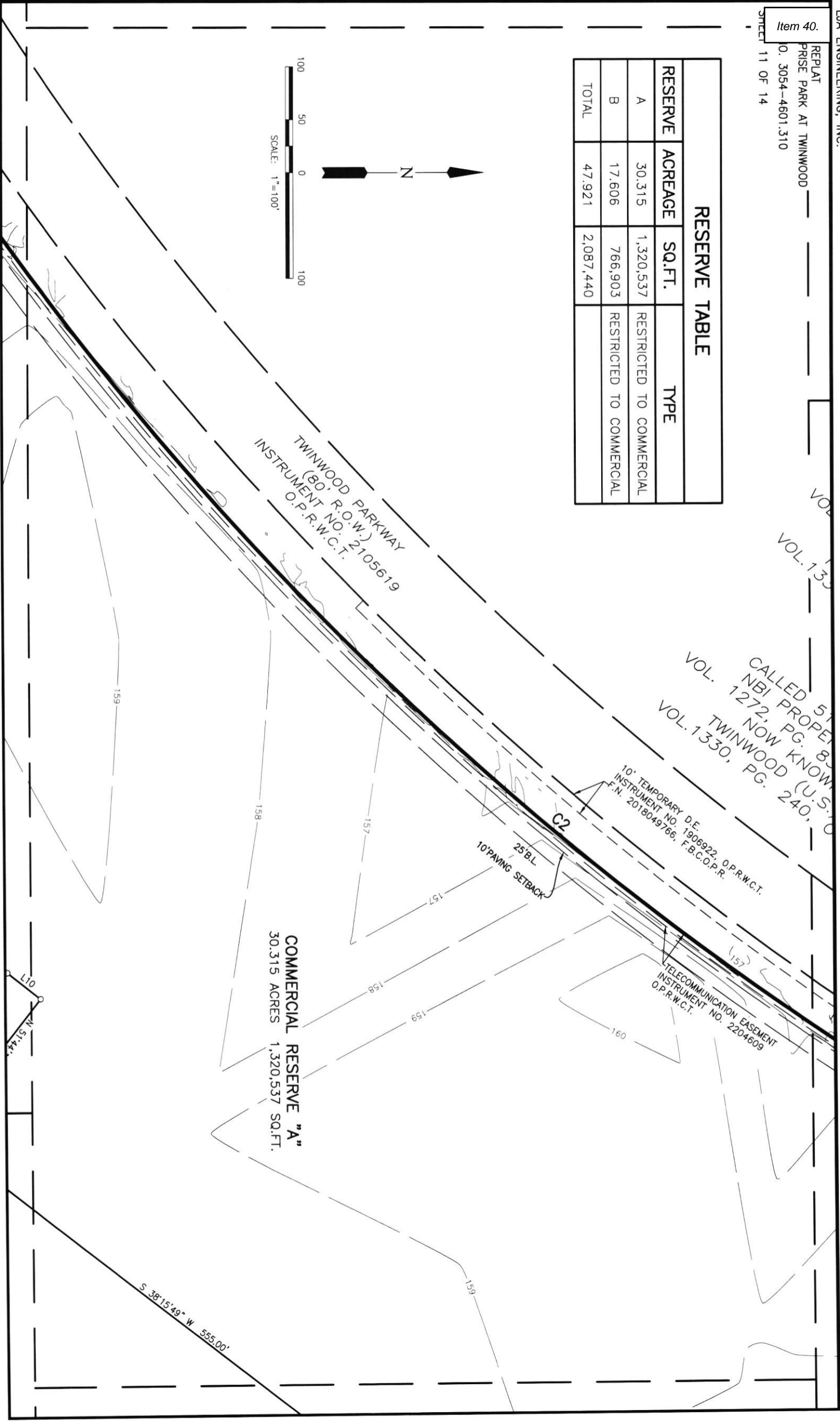
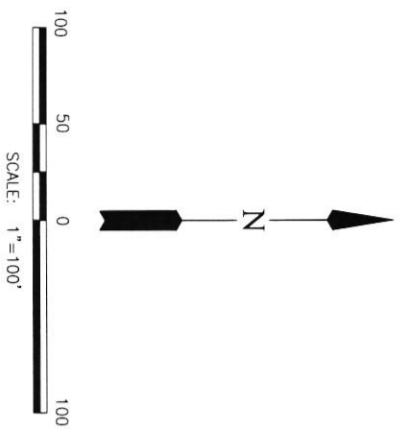
ENTERPRISE CENTER BOULEVARD
(100' R.O.W.)
INSTRUMENT NO. 2008673
O.P.R.W.C.T.



Item 40.

REPLAT
 PRIZE PARK AT TWINWOOD
 O. 3054-4601,310
 SHEET 11 OF 14

RESERVE TABLE			
RESERVE	ACREAGE	SQ.FT.	TYPE
A	30.315	1,320,537	RESTRICTED TO COMMERCIAL
B	17.606	766,903	RESTRICTED TO COMMERCIAL
TOTAL	47.921	2,087,440	



TWINWOOD PARKWAY
 (80' R.O.W.)
 INSTRUMENT NO. 2105619
 O.P.R.W.C.T.

CALLLED 51
 NBI PROPEN
 1272, PG. 83
 NOW KNOWN
 TWINWOOD (U.S. O
 VOL. 1330, PG. 240,

10' TEMPORARY D.E.
 INSTRUMENT NO. 1906922, O.P.R.W.C.T.
 F.N. 2018049766, F.B.C.O.P.R.

TELECOMMUNICATION EASEMENT
 INSTRUMENT NO. 2204609
 O.P.R.W.C.T.

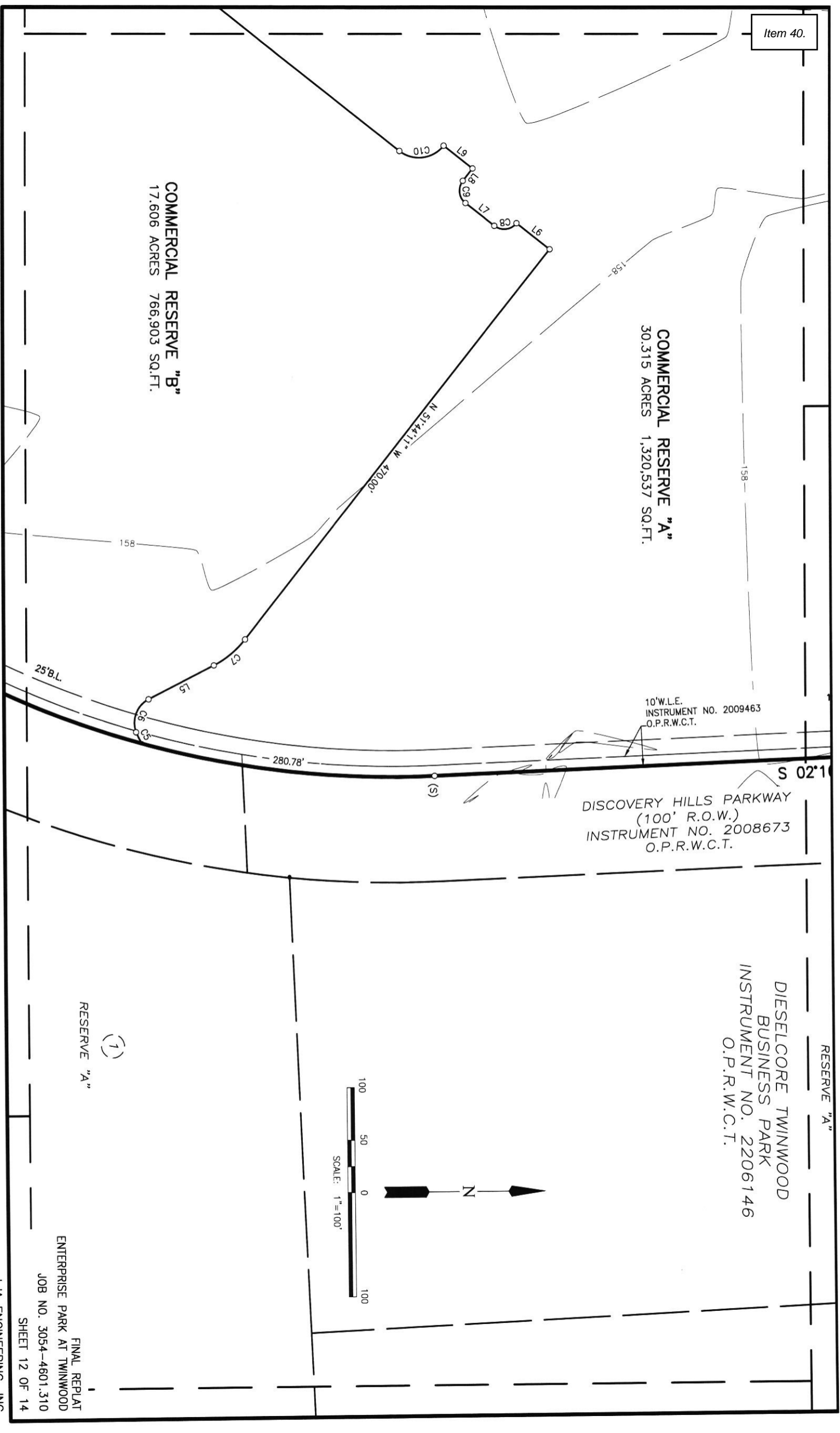
COMMERCIAL RESERVE "A"
 30.315 ACRES
 1,320,537 SQ.FT.

S 38°15'49" W 555.00'

Item 40.

COMMERCIAL RESERVE "A"
30.315 ACRES 1,320,537 SQ.FT.

COMMERCIAL RESERVE "B"
17.606 ACRES 766,903 SQ.FT.

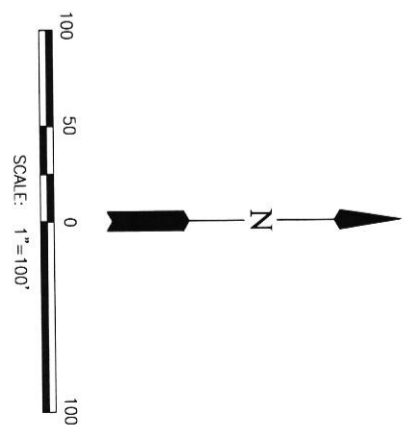


10'W.L.E.
INSTRUMENT NO. 2009463
O.P.R.W.C.T.

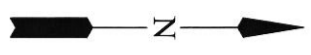
DISCOVERY HILLS PARKWAY
(100' R.O.W.)
INSTRUMENT NO. 2008673
O.P.R.W.C.T.

RESERVE "A"
DIESELCORE TWINWOOD
BUSINESS PARK
INSTRUMENT NO. 2206146
O.P.R.W.C.T.

RESERVE "A"
(1)

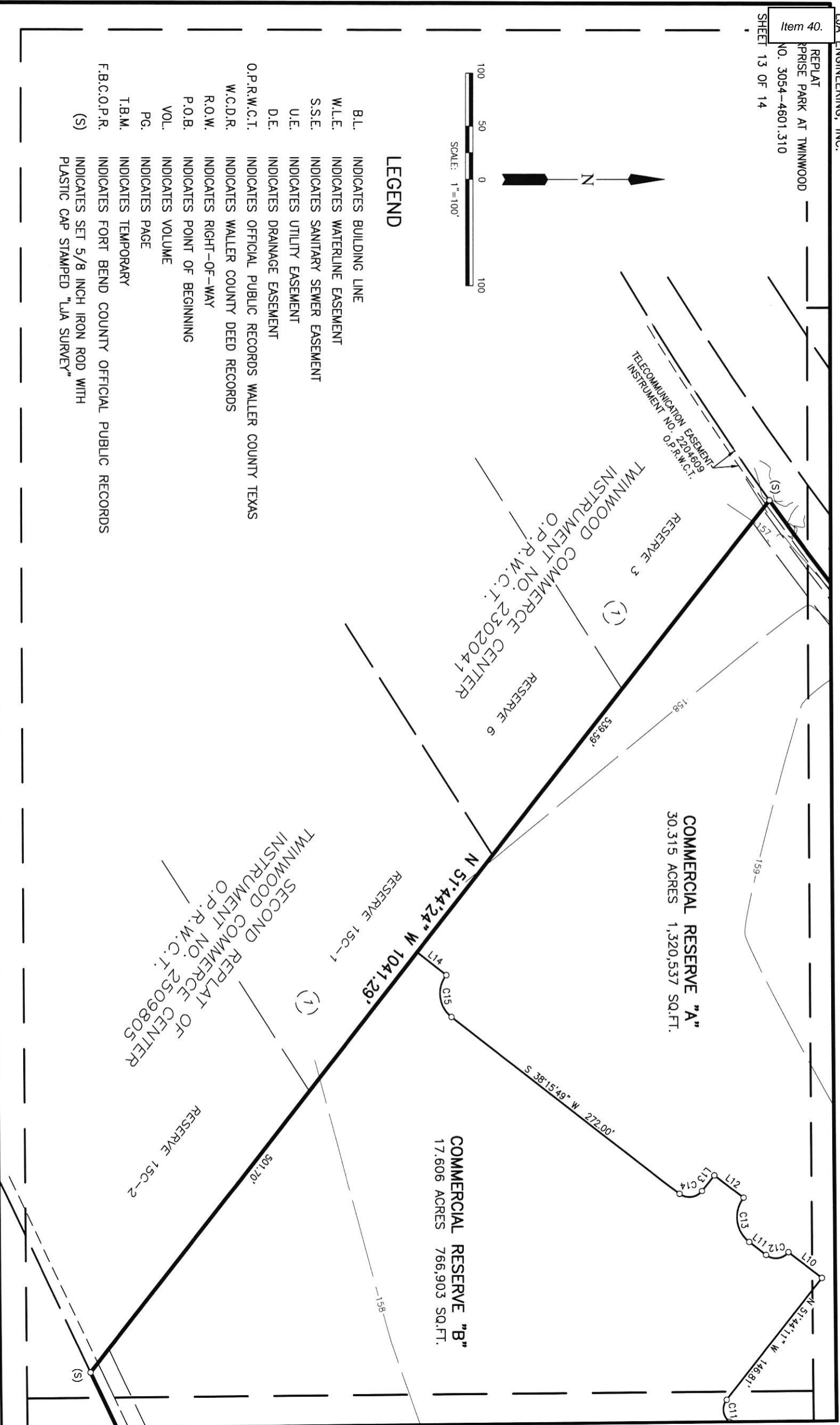


FINAL REPLAT
ENTERPRISE PARK AT TWINWOOD
JOB NO. 3054-4601.310
SHEET 12 OF 14
LJA ENGINEERING, INC.



LEGEND

- B.L. INDICATES BUILDING LINE
- W.L.E. INDICATES WATERLINE EASEMENT
- S.S.E. INDICATES SANITARY SEWER EASEMENT
- U.E. INDICATES UTILITY EASEMENT
- D.E. INDICATES DRAINAGE EASEMENT
- O.P.R.W.C.T. INDICATES OFFICIAL PUBLIC RECORDS WALLER COUNTY TEXAS
- W.C.D.R. INDICATES WALLER COUNTY DEED RECORDS
- R.O.W. INDICATES RIGHT-OF-WAY
- P.O.B. INDICATES POINT OF BEGINNING
- VOL. INDICATES VOLUME
- PG. INDICATES PAGE
- T.B.M. INDICATES TEMPORARY
- F.B.C.O.P.R. INDICATES FORT BEND COUNTY OFFICIAL PUBLIC RECORDS
- (S) INDICATES SET 5/8 INCH IRON ROD WITH PLASTIC CAP STAMPED "LJA SURVEY"



Item 40.

COMMERCIAL RESERVE "B"
17.606 ACRES 766,903 SQ.FT.

10' W.L.E.
INSTRUMENT NO. 2114554
O.P.R.W.C.T.

S 65°15'24" W 514.31'

10' PAVING SETBACK
25' B.L.

TWINWOOD DISTRIBUTION
CENTER II
INSTRUMENT NO. 2207614
O.P.R.W.C.T.

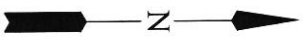
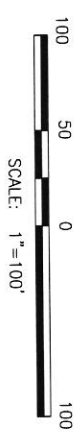
RESERVE "A"
(1)

DISCOVERY HILLS PARKWAY
(100' R.O.W.)
INSTRUMENT NO. 2201675
O.P.R.W.C.T.

10' W.L.E.
INSTRUMENT NO. 2114554
O.P.R.W.C.T.

TWINWOOD DISTRIBUTION
CENTER III
INSTRUMENT NO. 2314770
O.P.R.W.C.T.

RESERVE "B"
(1)



February 25, 2026

J. Ross McCall, P.E.
County Engineer
Waller County Road & Bridge

Re: County Engineer's Letter of Recommendation for Variance Request for In-line Detention

Drainage Impact Analysis Entitled, "412-acre Hegar Springs Parkway Tract DIA."

Prepared by LJA Engineering, Inc. dated 02/09/2026

Waller Co. Review Number: 2025-1131 PD Job No.: 42397-01-011

Dear Mr. McCall:

Pape-Dawson Engineers has received and reviewed the above-referenced Drainage Impact Analysis (DIA) on behalf of Waller County. The submitted DIA pertains to a proposed residential development of approximately 412 acres and includes one existing in-line detention basin. No excavation or regrading of the basin is proposed. The only planned modification to the basin consists of improvements to the outfall structure. Based on our review, the County's variance request for in-line detention requirements have been satisfied. Therefore, we recommend that the variance be granted as presented. The report has been signed, dated, and sealed by a Professional Engineer licensed in the State of Texas and, as such, remains the responsibility of the engineer of record.

Sincerely,

Waller County

Pape-Dawson – County Reviewer



J. Stephen Wilcox, P.E., CFM
Vice President – Hydrology & Hydraulics

K:\Projects\423\97\01-General Engineering & Reviews\002_(DIA Reviews)\2025\2025-1131 (Hegar Springs DIA)\Reviews\Review 4\2025-1131 Hegar Springs DIA LOR - Variance Request.docx



Waller County Road & Bridge Department

775 Bus 290 E – Hempstead TX 77445
979-826-7670 www.co.waller.tx.us

\$1,000.00

Item 41.

NON-SINGLE FAMILY VARIANCE REQUEST APPLICATION

This form is used to request a variance to Waller County Standards. No variance will be granted unless the general purpose and intent of the Standards is maintained. Any variance granted will only be applicable to the specific site and conditions for which the variance was granted, and will not modify or change any standards as they apply to other sites or conditions.

The applicant must clearly demonstrate that the variance request meets minimum acceptable engineering and safety standards. The applicant must also clearly demonstrate that the variance is not detrimental to the health, safety, and welfare of the public.

Instructions: Complete all fields below. Additional sheets may be attached, however, a summary of your responses must be included in the spaces provided below. Simply stating "see attached" is considered insufficient information.

PROPERTY OWNER INFORMATION
Name: Hegar Springs LLC
Mailing Address: 6046 FM 2920 Suite 51
City, State, Zip: Spring, Texas, 77379
Email: duane@jalankent.com
Phone: 281-850-4282

APPLICANT INFORMATION
Name: Louis Mui
Mailing Address: 1904 West Grand Parkway N. Suite 100
City, State, Zip: Katy, Texas, 77449
Email: lmui@lja.com
Phone: 210-630-6485

Location of Parent Tract (Picture of posted 9-1-1 numbers required before variance will be granted)
ABS A326700 A-267 HENRY TROTT TRACT 9 ACRES 223.65 12748/24112 223.6536
Address of Property Property ID # Acreage

PLEASE PROVIDE THE FOLLOWING:

- Sketch, drawing, boundary survey or WCAD map noting proposed development
- Copy of Recorded Deed

VARIANCE REQUEST OVERVIEW & JUSTIFICATION

Note the specific regulation(s) to which this variance is being requested. Describe why the County's minimum requirements can't be met and what the proposed deviation will achieve. (Attached additional sheets if more room is needed.)

Please see attached variance request.

OWNER/APPLICANT CERTIFICATION & ACKNOWLEDGEMENT

The owner and applicant declare under the penalty of perjury, and any other applicable state or federal law, that all information provided on this form and submitted attachments are true, factual, and accurate. The owner and applicant also hereby acknowledge any false misleading information contained herein is grounds for variance denial and/or permit revocation.

Louis Mui	Louis Mui	10/13/2025
Printed Owner/Applicant Name	Signature Owner/Applicant	Date

OFFICE USE ONLY

<input type="checkbox"/> Approved <input type="checkbox"/> Denied	NOTES
Waller County Commissioner Prct 1 2 3 4 Date	
Waller County Judge Date	

OFFICE USE ONLY Payment: Cash _____ Check _____ # _____ CC _____ ID # _____

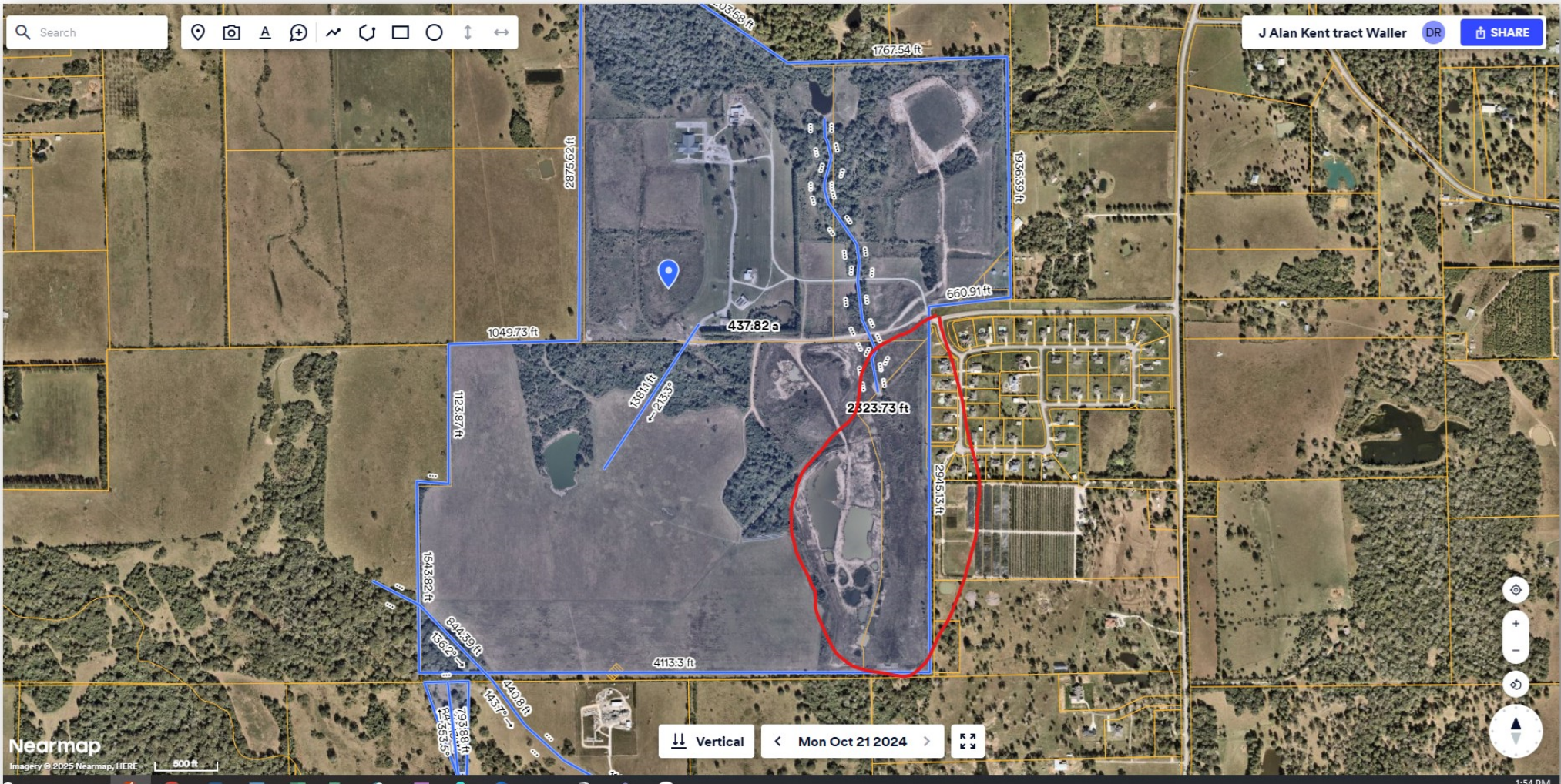
Waller County Appendix E – Drainage Criteria Manual

Requirement: Waller County prefers separate off-line detention facilities, but in-line facilities will be considered on a case-by-case basis and will only be approved after Waller County is satisfied that there will be no negative impacts to adjacent property owners.

Request: In-line detention for existing detention pond.

Justification: This existing in-line detention pond was constructed in accordance with a county-approved drainage impact analysis report and corresponding detention pond design plans. The volume in the existing pond will remain unchanged but the outfall structure will be adjusted to ensure no impacts to the receiving stream. The existing outfall consists of 4-8'X5' RCBs and a 160-ft weir. One outfall pipe will be plugged, leaving 3-8'X5'RCBs open. A 1-foot plate will be placed over the open pipes to reduce the opening sizes to 3-8'x4'. The weir will also be adjusted to a 175-foot opening, and the flowline elevation will be raised from 247.50 feet to 248.00 feet.

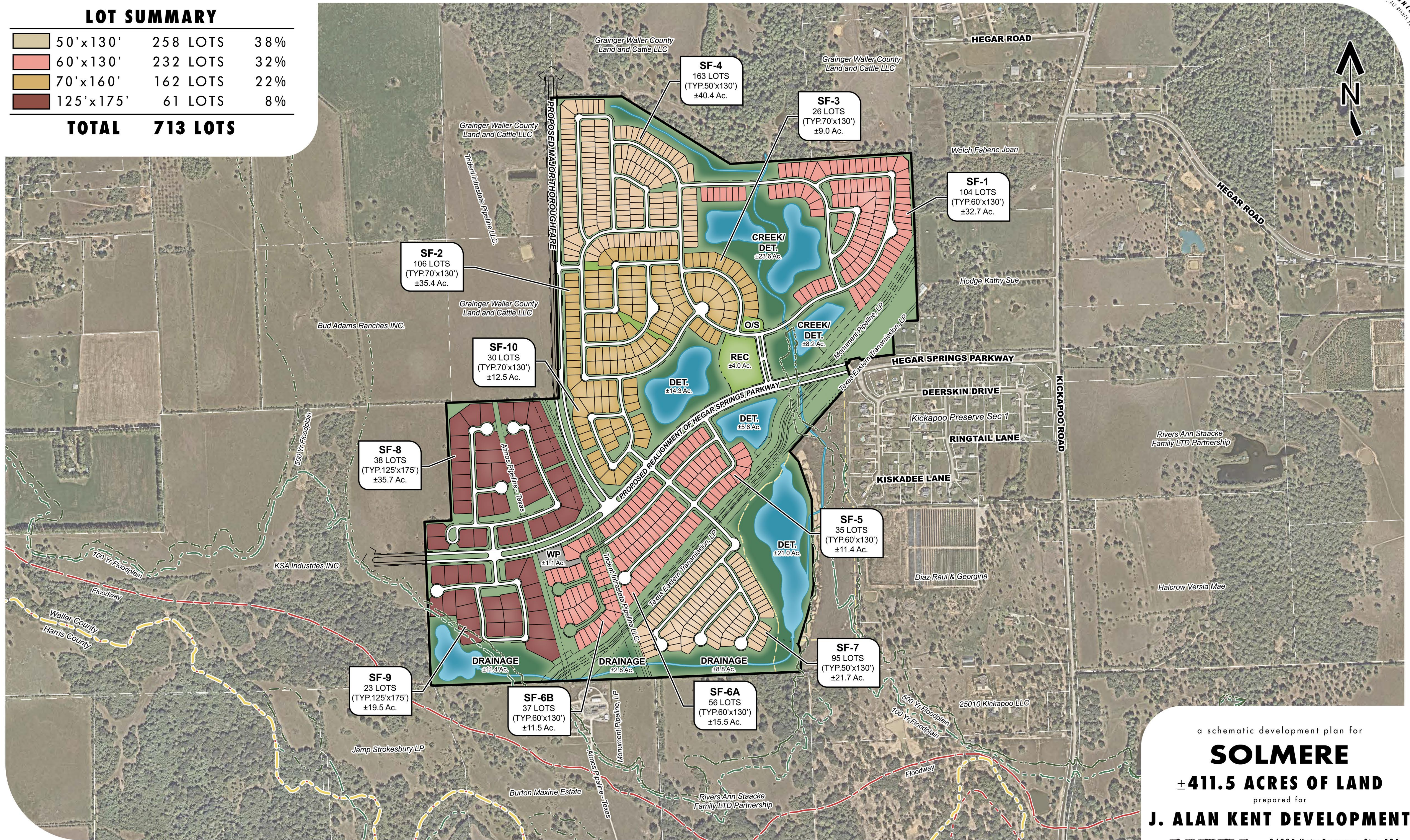
By incorporating the grandfathered in-line detention pond, there will be no impacts to the downstream adjacent property owners.



LOT SUMMARY

50'x130'	258 LOTS	38%
60'x130'	232 LOTS	32%
70'x160'	162 LOTS	22%
125'x175'	61 LOTS	8%

TOTAL 713 LOTS



a schematic development plan for

SOLMERE

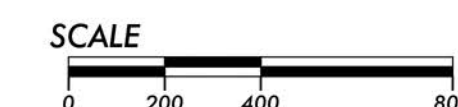
± 411.5 ACRES OF LAND

prepared for

J. ALAN KENT DEVELOPMENT



24285 Katy Freeway, Ste. 525
Katy, Texas 77494
Tel: 281-810-1422



HOU-1305A
OCTOBER 9, 2025

THIS DRAWING IS A GRAPHIC REPRESENTATION FOR PRESENTATION PURPOSES ONLY AND IS NOT FOR COMPUTATION OR CONSTRUCTION PURPOSES. SAID DRAWING IS A SCANNED IMAGE ONLY AND IS SUBJECT TO CHANGE WITHOUT NOTICE. META PLANNING + DESIGN MAY OR MAY NOT INTEGRATE ADDITIONAL INFORMATION PROVIDED BY OTHER CONSULTANTS, INCLUDING BUT NOT LIMITED TO THE TOPICS OF ENGINEERING AND DRAINAGE, FLOODPLAINS, AND/OR ENVIRONMENTAL ISSUES AS THEY RELATE TO THIS DRAWING. NO WARRANTIES, EXPRESSED OR IMPLIED, CONCERNING THE PHYSICAL DESIGN, LOCATION, AND CHARACTER OF THE FACILITIES SHOWN ON THIS MAP ARE INTENDED. ADDITIONALLY, NO WARRANTY IS MADE TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN.

IMPROVEMENTS WITHIN THE RIGHT-OF-WAY AGREEMENT

BETWEEN WALLER COUNTY AND Mirabella Homeowners Association, Inc.

This agreement is made by and between Waller County, (hereinafter referred to as “County”) and Mirabella Homeowners Association, Inc., (hereinafter referred to as the “HOA”) whose mailing address is P.O. Box 5191, Katy, Texas 77491.

WHEREAS, the COUNTY has jurisdictional authority of the road right of way(s) described on Exhibit A attached hereto (hereinafter referred to as the R.O.W.); and

WHEREAS, the County shall agree to allow HOA to landscape & irrigation within the ROW; and

WHEREAS, such improvement will benefit residents of HOA located within the jurisdiction of the County; and

WHEREAS, COUNTY has agreed to grant to HOA consideration for which includes, without limitation, the County’s agreement to and execution of this Agreement:

NOW, THEREFORE, the parties do hereby agree as follows:

1. TERMS OF AGREEMENT

Pursuant to the terms of this Agreement, the COUNTY has the right to review, approve and require engineering (if deemed necessary) landscape & irrigation within the ROW, said approval not to be unreasonably withheld. It is expressly agreed that COUNTY’s requirements will include, without limitation, the following:

- A. The System shall be installed as to not interfere with roadway or drainage at a location designated by the County Engineer within the R.O.W. of Mirabella Drive;
- B. The Subdivision/HOA shall accept liability for any and all injury or damages resulting from proposed improvements.
- C. The System shall be installed at the sole cost and expense of HOA, Mirabella Homeowners Association, Inc. shall be the contact for the COUNTY, in all situations, i.e. deficiencies.;
- D. The System shall be maintained at the sole cost and expense of HOA, Mirabella Homeowners Association, Inc. shall be the contact for the COUNTY, in all situations, i.e. deficiencies.

2. FUTURE CHANGES

A. The COUNTY shall have the right to alter, relocate, or eliminate the improvements should infrastructure development so necessitate, at no cost to Waller County. The _____

Initial
HM

Mirabella Homeowners Association, Inc. agrees to cooperate with COUNTY in any and all manner required or reasonably requested by COUNTY to release any legal, prescriptive, or other rights the County might have to use in future endeavors of infrastructure development.

3. GENERAL PROVISIONS

A. REMEDIES. Each party shall have the right to enforce the provisions of this Agreement, including, without limitation, the right to collect damages for the breach of this Agreement. In addition, as the agreement to and execution of this Agreement constitutes consideration for the Agreement.

B. ATTORNEYS' FEES AND EXPENSES. Should either party employ an attorney to enforce any of the provisions hereof, or to protect its interest in any matter arising under this Agreement, or to collect damages for the breach of this Agreement, the prevailing party shall be entitled to recover all reasonable costs, charges, expenses and attorneys' fees, including expert witness fees expended or incurred therein.

C. SAVINGS CLAUSE. Should any clause in this Agreement, or a particular application thereof, be held to be invalid or unenforceable, in whole or in part, by any court or arbitration panel, the remaining clauses or other applications herein shall continue in full force and effect.

D. ENTIRE AGREEMENT. This Agreement, constitutes the entire agreement between the parties, and it is expressly understood and agreed that there are no agreements or promises by and between said parties, except as aforesaid, and that any additions thereto or changes therein shall be in writing and signed by both parties thereto, and shall not create any third party beneficiaries or third party obligations. NO ALTERATIONS, CHANGES, OR ADDITIONS SHALL BE MADE TO THIS CONTRACT EXCEPT IN WRITING.

E. WAIVER. No failure by a party to enforce any provision of this Agreement shall constitute a waiver by such party. The waiver by a party of any breach hereof by the other party shall not constitute a waiver of any subsequent breach of the same or any other provision.

F. SEVERABILITY. The provisions of this Agreement are severable and if for any reason any provision or provisions herein are determined to be invalid, illegal or unenforceable, such determination shall not affect any other provision hereof.

G. APPLICABLE LAW; VENUE. This agreement and the rights of the parties hereunder shall be governed and construed in accordance with the laws of the State of Texas. All suits arising out of or related to this Agreement shall be filed exclusively in the courts of Waller County, Texas.

Initial
HM

Executed as of the 1 day of December, 2025.

HOA

Signed by:
By: Hector Martinez
Mirabella Homeowners Association, Inc.

WALLER COUNTY, TEXAS

By: _____

Initial
Hm

MASTER SERVICES AGREEMENT FOR APPRAISAL SERVICES

**THE STATE OF TEXAS §
 §
COUNTY OF WALLER §**

THIS AGREEMENT is made and entered into by and between **WALLER COUNTY, TEXAS**, a public body corporate and politic of the State of Texas acting by and through the Waller County Commissioners Court (hereinafter referred to as “County”), and and Whitney & Associates, hereinafter called the “Consultant” or “Company”.

WITNESSETH:

WHEREAS, the County proposes to hire the Consultant to perform appraisals of properties for needed rights of way for projects in the mobility road bond program in Waller County, Texas, hereinafter called the “Project;”

WHEREAS, the Consultant has represented to the County that it is qualified and prepared to perform all of the services described in the Scope of Services, Appendices A, attached hereto and incorporated herein by reference as if copied herein verbatim (Scope of Services), and has submitted a proposal to provide professional Consultant services for the Project;

WHEREAS, the County is satisfied that the Consultant is capable of performing the necessary services required for the Project and desires to contract with the Consultant to perform the services described in the Scope of Services;

WHEREAS, the provisions of Chapter 252, Texas Local Government Code, Competitive Bidding Law do not apply to the proposed agreement because the contract is for professional appraisal services and the services were procured pursuant to Chapter 2254, Texas Government Code;

WHEREAS, the County has determined and found that it would be in the best interest of the County to delegate to LJA Engineering, Inc. (“LJA”) supervisory and management authority over the Consultant; and

WHEREAS, the Consultant will control the methods and means in performing the work set out in the Scope of Services;

NOW, THEREFORE, in consideration of the mutual covenants and conditions set forth below, the parties agree as follows:

- 1. General
 - a. In performing professional appraisal services under this Agreement, the Consultant will function solely and exclusively for the benefit of the County and not for the benefit of the Consultant for the Project or any other party. All services rendered by the Consultant under this Agreement shall be performed under the supervision of LJA. The

Consultant shall render services in accordance with generally accepted professional standards of competent appraisers practicing in the same or similar locality and under the same or similar circumstances and professional license and use that degree of care and skill to comply with all applicable laws and regulations.

- b. The Consultant shall be responsible for the professional quality, technical accuracy and the coordination of all deliverable documents and services furnished by the Consultant under this Agreement.

2. Scope of Services

The services to be provided herein in regard to the Project are defined in Appendices A (“Scope of Services”).

3. Compensation and Payment

- a. The Consultant shall be entitled to payment of the lump sum per parcel amount of **\$4,500.00**, not exceeding a total amount of **\$810,000.00**, the equivalent of 180 parcels, for services to perform the tasks delineated in Appendix A-1. The services necessary to perform the tasks delineated in Appendix A-2 shall be paid based on an hourly rate of \$350 per hour and the County shall not be obligated to pay in excess of **\$98,000.00**. The Consultant shall not be obligated to perform further services hereunder once the Scope of Services delineated in Appendices A-1 and A-2 have been performed.

- (1) All hourly billing for the services defined in Appendix A-2 and any additional services not included in the Scope of Services under this Agreement, including changes in the contractual scope of work and revision of work satisfactorily performed, will be performed only when approved in advance and authorized by the County, and will be reimbursed at the hourly rate in Section 3(a) for the performance of such services. Payment will be made on the basis of certified time records and in accordance with those payment procedures set forth in subparagraph b., below.

- (2) Where Subconsultants are employed by the Consultant to perform additional services not within the original Scope of Services, the Consultant will be reimbursed for Subconsultants' salaries and hourly rates, including overtime rates, on the same basis as described for the Consultant's own personnel in subparagraph a. (1), of this Paragraph. Reimbursement to the Subconsultant for non-salary costs incurred by Subconsultants will be on the same basis as if the costs were incurred by the Consultant. Total contract amounts shall include Subconsultant fees.

- b. It is understood and agreed that for monthly payments will be made to the Consultant by the County based on the following procedures: On or about the fifteenth day of each month during the performance of services hereunder and on or about the fifteenth day of the month following completion of all services hereunder, the Consultant shall submit to the County the invoice electronically showing the amounts due for services performed during the previous month, set forth separately for work under this

Agreement and for additional services (accompanied by supporting certified time and expense records of such charges in a form acceptable to the County Auditor). The fee, as determined by the methods described herein, includes out-of-pocket costs of Consultant for delivery services, parking, mileage at IRS rate and document printing. Travel expenses submitted for reimbursement must be incurred in accordance with County's travel policy. All expenses submitted by Consultant shall be subject to approval by County prior to reimbursement.

LJA shall review such invoices and approve them within ten (10) calendar days with such modifications as are consistent with this Agreement and forward same to the County Consultant, who will forward to the County Auditor. The County shall pay each such invoice as approved by the County Auditor within twenty (20) calendar days after the County Auditor's approval of same. Invoices are due and payable net 30 days from receipt.

- c. It is expressly understood and agreed that the County has available the total maximum sum of **\$908,000.00** as hereinafter certified available for the purpose of satisfying the County's obligations under the terms and provisions of this Agreement. The County shall not be liable under any circumstances or any interpretations hereof for any costs under the Agreement except for those certified available for this Agreement by the Waller County Auditor, as evidenced by the issuance of a purchase order by Waller County for the certified amount. Once the funds are expended for the purpose of satisfying the County's obligations under the terms and provisions of this Agreement, the County shall have no further obligations nor shall the Consultant be required to perform further services hereunder.

4. Time of Performance

It is understood and agreed that time is of the essence for performance of the Consultant's services under this Agreement and services shall be performed as expeditiously as is prudent considering the ordinary professional skill and care of a competent Consultant or architect.

5. The County's Option to Terminate

- a. The County has the right to terminate this Agreement at its sole option at any time, with or without cause, by providing written notice of such intention to terminate and by stating in said notice the "Termination Date." Upon such termination, the County shall compensate the Consultant in accordance with Paragraph 3., above, for those services that were provided under this Agreement prior to its termination and that have not been previously invoiced to the County. The Consultant's final invoice for said services will be presented to and paid by the County in the same manner set forth in Paragraph 3. b., above.
- b. Termination of this Agreement and payment in settlement as described in subparagraph a. of this Paragraph shall extinguish all rights, duties, obligations, and liabilities of the County and the Consultant under this Agreement and this Agreement shall be of no

further force and effect; provided, however, such termination shall not act to release the Consultant from liability for any previous default either under this Agreement or under any standard of conduct set by law. No termination of this Agreement shall have the effect of terminating the Consultant's obligations under Sections 7 (Delays and Damages), 8 (Inspection of the Consultant's Books and Records), 12 (Appearance as Witness), or 15 (Indemnification).

- c. If the County shall terminate this Agreement as provided in this Paragraph, no fees of any type, other than fees due and payable at the Termination Date, shall thereafter be paid to the Consultant.
- d. The County's rights and options to terminate this Agreement, as provided in any provision of this Agreement shall be in addition to, and not in lieu of, any and all rights, actions and privileges otherwise available under law or equity to the County by virtue of this Agreement or otherwise. Failure of the County to exercise any of its rights, actions, options or privileges to terminate this Agreement as provided in any provision of this Agreement shall not be deemed a waiver of any rights, actions or privileges otherwise available under the law or equity with respect to any continuing or subsequent breaches of this Agreement or of any other standard of conduct set by law.
- e. Copies of all completed and partially completed documents prepared under this Agreement shall be delivered to the County upon the Consultant's receipt of termination payment when and if this Agreement is terminated.

6. Source of Fee Payments

The County intends to pay for appraisal services with the proceeds from the sale and issuance of bonds. It is expressly acknowledged that all payments owing for appraisal services performed under this Agreement shall be made solely from this source of funds for financing appraisal services for the Project. The County shall be under no liability under this Agreement to make payment to the Consultant from any other source. In addition, the County reserves the right, at its sole discretion, at any time prior to issuance by the County of the written notice to proceed, to terminate this Agreement and in the event of such termination, the Consultant shall not be entitled to any payment, nor have any claim for compensation or damages resulting from such cancellation. In no event shall the liability of the County under this Agreement exceed the amount hereunder certified as available by the County Auditor.

7. Delays and Damages

Except as otherwise provided herein, the Consultant agrees that no other charges or claims for damage shall be made by it against the County for any delays or hindrances occurring during the progress of the Consultant in providing to the County the services specified in this Agreement.

8. Inspection of the Consultant's Books and Records

County shall have the right, during normal business hours, to inspect, copy and audit at any time, and from time to time, all of Consultant's files, books, records, costs, and expenses pertaining to the Program. The County will conduct an audit on an annual basis, or more frequently at its sole discretion. If County elects to audit Consultant's files, books, records, costs, and expenses pertaining to the Program, and the audit discloses a discrepancy of one percent (1%) or more from the payment applications or invoices, then, in addition to repaying County all sums owing, Consultant shall pay the cost of the audit. Any such audit or examination may be undertaken by County or its contracted representative at reasonable times during normal business hours and in conformance with generally accepted auditing standards upon five (5) business days' notice to Consultant.

9. Personnel, Equipment, and Material

- a. The Consultant represents that it presently has, or is able to obtain, adequate qualified personnel in its employment for performance of the services required under this Agreement and that the Consultant shall furnish and maintain, at its own expense, adequate and sufficient personnel and equipment, in the opinion of the County, to perform the services when and as required and without delays. It is understood that the County will approve assignment and release of all key appraisal personnel and that the Consultant shall submit written notification of all key appraisal personnel changes monthly for the County's approval prior to the implementation of such changes. Services described in this Agreement shall be performed under the direction of an appraiser licensed to practice in the State of Texas.
- b. All employees of the Consultant or Subconsultants hired by the Consultant shall have such knowledge and experience as will enable them to perform the duties assigned to them. Any employee of the Consultant or Subconsultant of the Consultant who, in the opinion of the County, is incompetent or by his conduct becomes detrimental to the Project shall, upon request of the County, immediately be removed from association with the Project.
- c. Except as otherwise specified, the Consultant shall furnish all equipment, transportation, supplies, and materials required for its operations under this Agreement.

10. Subletting

The Consultant shall not sublet, assign, or transfer all or any part of the services in this Agreement without the prior written approval of the County. Even in the case of a permitted sublet, Consultant shall remain responsible under this Agreement for the work.

11. Conferences

At the request of the County, the Consultant shall provide appropriate personnel for conferences at its offices, or attend conferences at the various offices of the County, or at the site of the Project. The County is permitted to inspect the Consultant site Project offices.

12. Appearance as Witness

If requested by the County, or on its behalf, the Consultant shall prepare such appraisal reports as may be requested for all hearings and trials related to the Project and, further, it shall prepare for and appear at conferences and shall furnish competent expert appraisal witnesses to provide such oral testimony and to introduce such demonstrative evidence as may be needed throughout all trials and hearings with reference to any litigation relating to the Project. Compensation for trial preparation and appearance by the Consultant in courts regarding litigation matters will be made in accordance with the provisions of Paragraph 3. a. (1), above.

13. Compliance with Laws

The Consultant shall comply with all applicable federal, state, and local laws, statutes, ordinances, rules and regulations, and the orders and decrees of any courts or administrative bodies or tribunals in any matter affecting the performance of this Agreement, including, without limitation, Worker's Compensation laws, minimum and maximum salary and wage statutes and regulations, licensing laws and regulations. When required, the Consultant shall furnish the County with certification of compliance with said laws, statutes, ordinances, rules, regulations, orders, and decrees specified above.

The Consultant shall strictly comply with Section 2251.022 Texas Government Code, and shall require that its Subconsultants fully comply with Section 2251.023 Texas Government Code.

14. Insurance

The Consultant shall obtain, keep and maintain any and all insurance that may be required by law or that may be required by any agreement the County has with any other party concerning the Project and as specifically contained in Exhibit B.

15. Indemnification

TO THE EXTENT ALLOWED BY LAW, THE CONSULTANT AGREES TO INDEMNIFY AND HOLD HARMLESS THE COUNTY, ITS COMMISSIONERS, OFFICERS, EMPLOYEES, AND AGENTS FROM LIABILITY, LOSSES, EXPENSES, DEMANDS, REASONABLE ATTORNEYS' FEES, AND CLAIMS FOR BODILY INJURY (INCLUDING DEATH) AND PROPERTY DAMAGE TO THE EXTENT CAUSED BY THE NEGLIGENCE, INTENTIONAL TORT, INTELLECTUAL PROPERTY INFRINGEMENT OF THE CONSULTANT (INCLUDING THE CONSULTANT'S AGENTS, EMPLOYEES, VOLUNTEERS, AND SUBCONSULTANTS/CONSULTANTS UNDER CONTRACT, OR ANY OTHER ENTITY OVER WHICH THE CONSULTANT EXERCISES CONTROL) IN THE PERFORMANCE OF THE SERVICES DEFINED IN THIS AGREEMENT. THE CONSULTANT SHALL ALSO SAVE THE COUNTY HARMLESS FROM AND AGAINST ANY AND ALL EXPENSES, INCLUDING REASONABLE ATTORNEYS' FEES, IN PROPORTION TO THE CONSULTANT'S LIABILITY, THAT MIGHT BE INCURRED BY THE COUNTY, IN LITIGATION OR OTHERWISE RESISTING SUCH CLAIMS OR LIABILITIES.

16. Delivery of Notices, Etc.

- a. All routine written notices, invoices, change orders, etc. are to be delivered to the County Engineer J. Ross McCall, P.E., 775 Business US 290 East, Hempstead, TX 77445, or at such other place or places as the County may designate by written notice delivered to the Consultant.

All formal notices and demands under this Agreement shall be delivered to the Waller County Judge, Attention: Carbett "Trey" J. Duhon III, 836 Austin St., STE 4300, Hempstead, TX 77445.

- b. All written notices, demands, and other papers or documents to be delivered to the Consultant under this Agreement shall be delivered to Matthew Whitney, 2040 N. Loop 336 West, Ste 305, Conroe, TX 77304, or at such other place or places as the Consultant may designate by written notice delivered to the County.

17. Reports of Accidents, Etc.

Within 24 hours after the occurrence of any accident or other event which results in, or might result in, injury to the person or property of any third person (other than an employee of the Consultant), whether or not it results from or involves any action or failure to act by the Consultant or any employee or agent of the Consultant and which arises in any manner from the performance of this Agreement, the Consultant shall send a written report of such accident or other event to the County, setting forth a full and concise statement of the facts pertaining thereto. The Consultant shall also immediately send the County a copy of any summons, subpoena, notice, or other documents served upon the Consultant, its agents, employees, or representatives, or received by it or them, in connection with any matter before any court arising in any manner from the Consultant's performance of work under this Agreement.

18. The County's Acts

Anything to be done under this Agreement by the County may be done by such persons, corporations, or firms as the County may designate.

19. Limitations

Notwithstanding anything herein to the contrary, all covenants and obligations of the County under this Agreement shall be deemed to be valid covenants and obligations only to the extent authorized by the Act creating the County and permitted by the laws and the Constitution of the State of Texas.

20. Captions Not a Part Hereof

The captions or subtitles of the several sections and divisions of this Agreement constitute no part of the content hereof but are only labels to assist in locating and reading the provisions hereof.

21. Controlling Law, Venue

This Agreement shall be governed and construed in accordance with the laws of the State of Texas. This Agreement shall be performed entirely in Waller County, Texas and the parties hereto acknowledge that venue is proper in Waller County, Texas, for all disputes arising hereunder and waive the right to sue or be sued elsewhere.

22. Successors and Assigns

The County and the Consultant bind themselves and their successors, executors, administrators and assigns to the other party of this Agreement and to the successors, executors, administrators and assigns of the other party, in respect to all covenants of this Agreement.

23. Independent Consultant

Notwithstanding any provision of this Agreement, the Consultant shall at all times act as an independent Consultant, and not as an employee of the County, and the Consultant shall be responsible for the means and methods employed in performing services hereunder.

24. Certificate of Interested Parties (Form 1295)

Texas law requires all parties who enter into any contract with the County that must be approved by Commissioners Court to disclose all Interested Parties. Texas Ethics Commission Form 1295 must be completed in its entirety. If changes to this Form are necessary during this Agreement, the Consultant will notify and send the County an updated and complete version.

25. Additional Statutory Requirements. Certain State Law Requirements for Contracts. For purposes of section 2252.152, 2271.002, and 2274.002, Texas Government Code, as amended, Consultant hereby verifies that Consultant and any parent company, wholly owned subsidiary, majority-owned subsidiary, and affiliate:

- a. Unless affirmatively declared by the United States government to be excluded from its federal sanctions regime relating to Sudan or Iran or any federal sanctions regime relating to a foreign terrorist organization, is not identified on a list prepared and maintained by the Texas Comptroller of Public Accounts under Section 806.051, 807.051, or 2252.153 of the Texas Government Code.
- b. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, Consultant does not boycott Israel and is authorized to agree in such contracts not to boycott Israel during the term of such contracts. "Boycott Israel" has the meaning provided in section 808.001 of the Texas Government Code.
- c. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, Consultant does not boycott energy companies and is authorized to agree in such contracts not to boycott energy companies during the term of such contracts. "Boycott energy company" has the meaning provided in section 809.001 of

the Texas Government Code.

- d. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, Consultant does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association and is authorized to agree in such contracts not to discriminate against a firearm entity or firearm trade association during the term of such contracts. "Discriminate against a firearm entity or firearm trade association" has the meaning provided in section 2274.001(3) of the Texas Government Code. "Firearm entity" and "firearm trade association" have the meanings provided in section 2274.001(6) and (7) of the Texas Government Code.

BY ACCEPTANCE OF AGREEMENT, CONSULTANT ACKNOWLEDGES THAT THE COUNTY IS OPPOSED TO HUMAN TRAFFICKING AND THAT NO COUNTY FUNDS WILL BE USED IN SUPPORT OF SERVICES OR ACTIVITIES THAT VIOLATE HUMAN TRAFFICKING LAWS.

[THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK.]

IN WITNESS WHEREOF, County and Consultant have caused their respective duly authorized representatives to execute, seal and deliver this Agreement, all as of the day and year first above written.

COUNTY:

CONSULTANT:

WALLER COUNTY

Whitney & Associates

Carbett "Trey" J. Duhon III, County Judge

Name

Date

Date

ATTEST:

Debbie Hollan, County Clerk

Approved:

J. Ross McCall, P.E., County Engineer

AUDITOR'S CERTIFICATE

I hereby certify that funds are available in an amount not to exceed \$908,000.00 to accomplish and pay the obligation of Waller County in the foregoing matter.

Alan R. Younts, County Auditor

APPENDIX A-1 SCOPE OF WORK

In preparing appraisals for Waller County, appraisers will adhere to the following basic guidelines and requirements set forth within this scope and the current edition of the Uniform Standards of Professional Appraisal Practice (USPAP).

Format and Presentation:

1. The appraisal must be clearly and accurately set forth in a manner that is not misleading. The appraisal must contain enough information to enable the Intended Users to properly understand the appraisal. The appraisal must clearly and accurately disclose all assumptions, extraordinary assumptions, hypothetical conditions, and limiting conditions utilized in the appraisal process.
2. The Appraiser must provide the appraisal report via email in PDF (Portable Document Format) and, if requested by the County, a minimum of two signed, printed, unbound (use only a binder clip) originals of the appraisal report. Appraisals assembled with glue, binding combs, or other permanent binding of any kind will not be accepted.
3. Even though cost to cure represents curable damages, the Appraiser must report cost to cure separately from damages.
4. The Appraiser must indicate the amount of damages, if any, attributed to material impairment of direct access on or off the remaining property that affects the market value of the remaining property.

Primary Content:

1. Include a transmittal letter and cover page.
2. State all extraordinary assumptions and hypothetical conditions, if applicable, and state that their use might have affected the assignment results.
3. Include a clear and accurate description of the "Appraisal Process" including the appraisal methodologies applied (including a description of the Larger Parcel Concept, if applicable), approaches used, and the reasoning that supports the analyses, opinions, and conclusions. Exclusion of the Sales Comparison Approach, Cost Approach, or Income Approach should be explained.
4. Clearly state the client, intended users, and the intended use of the appraisal.
5. Identify the subject property including the physical and economic property characteristics relevant to the assignment.
6. State the real property interest(s) appraised (fee simple estate and/or easement) for the subject parcel.

7. Include the approved definition of market value.
8. The appraisal MUST include a clear and conspicuous Scope of Work. Do not solely state the scope is established throughout the appraisal report.
9. State the date of report, date of site visit, effective date of value, and a reasonable exposure time.
10. Include a market area analysis.
11. State the subject property's use (both the parent tract and the parcel acquisition) as of the effective date of value and provide a summary of the rationale for the appraiser's opinion of highest and best use.
12. Consider access damages in accordance with Section 21.042(d) of the Texas Property Code.
13. Include a signed and dated CERTIFICATION.
14. Appraiser must arrange an appointment to meet with the property owner/representative for site visit of the property.

Subject Property Content:

1. Provide a detailed description of the subject property's (both the parent tract and the parcel acquisition) location to include any physical address and area description clearly identifying the subject property (whole property, larger parcel, etc. as appropriate, hereinafter referred to as the subject). Provide a description of the subject parcel's location, if applicable.
2. Include legal description of the subject parent tract and the parcel acquisition per the field notes provided. The survey/drawing must be included or, if none is provided, a sketch of the site should be rendered. The sketch should depict all improvements on the site and most importantly within the acquisition parcel. All dimensions and size descriptions must be expressed in square footage or acreage.
3. Provide a clear description of the subject's site data, site access, physical characteristics (topography, soil/subsoil conditions, shape, frontage/depth, etc.), nuisances, zoning/restrictions, utilities availability and capacity, off-site improvements, easements, flood zone, adjacent land uses, and presence of environmental hazards.
4. Include a detailed description of the subject parent tract and the improvements upon the acquisition parcel, if applicable.
5. Provide a five-year ownership history of the subject.

Highest and Best Use Content:

The Highest and Best Use – As Vacant, and The Highest and Best Use – As Improved must be reported for the subject and parcel (if applicable). The Highest and Best Use analysis must be specific and must be based upon subject market data. In the Highest and Best Use Analysis, four criteria must be considered and reported: Legal Permissibility, Physical Possibility, Financial Feasibility, and Maximum Productivity.

Value Approaches Content: (Exclusion of any of the approaches to value must be explained.)**Income Approach:**

1. Consider and apply the Income Approach, if applicable.
2. Provide a minimum of three rent comparables if Income Approach is applicable.
3. Provide and explain market support for the determination of capitalization rates. Include any calculations and the source of any market data used to support the capitalization rate estimate.
4. Provide and explain market support for income and occupancy estimates by comparing the subject to comparable rental properties. Expense estimates should be based upon the recent operating history of the subject and supported by expense comparables and/or expense estimates from real estate or trade journals. Property tax expense should be based upon the most recent tax assessment.
5. Provide reasonable and appropriate evidence from the subject market area to support projections of future rent and/or income potential and expenses.
6. Provide and explain market support for estimating replacement reserves and deferred maintenance.
7. If using a discount cash flow analysis model, provide and explain market support for income, expense, and occupancy projections.
8. Include a “Value Conclusion via the Income Approach” section wherein you state the value conclusion derived via this approach and provide rationale for said value conclusion.

Sales Comparison Approach:

1. Consider and apply the Sales Comparison Approach, if applicable.
2. Provide a minimum of three sale comparables if Sales Comparison Approach is applicable.
3. Form an opinion of value using current sales of properties similar to the subject with regard to highest and best use, transactional elements, and property elements.
4. Complete a Comparable Sale Summary Data Sheet for each comparable used. A three-year sales history for each comparable must be analyzed and reported. Any additional information relevant to the comparable must also be included on the Comparable Sale Summary Data Sheet. Confirm all comparable sales used and report data sources, including the source confirmation number, person contacted, contact phone number, and/or email address.
5. Provide a Sales Adjustment Grid with quantitative adjustments for measurable differences between the subject and comparables.

6. Provide an explanation of adjustments, supported by the sale data presented.
7. Include a “Value Conclusion via the Sales Comparison Approach” section wherein you state the value conclusion derived via this approach.

Cost Approach:

1. Consider and apply the Cost Approach, if applicable.
2. Form an opinion of land value using current sales of properties similar to the subject with regard to highest and best use, transactional elements, and property elements.
3. Provide a detailed description of the improvements, calculations for the depreciated cost of the improvements, and sources of the cost estimates (e.g., Marshall Valuation Service, private contractors).
4. Include a “Value Conclusion via the Cost Approach” section wherein you state the value conclusion derived via this approach and provide rationale for said value conclusion.

Value Reconciliation Content:

1. MUST Include a reasoned “Reconciliation of Value” section.
2. Reconcile the approaches and methods used to arrive at the final opinion(s) of value.
3. Clearly state the logic applied in deriving the opinion(s) of value.

Summary of Just Compensation Content:

Include a “Summary of Just Compensation” section indicating the amount due the property owner for the acquisition of the subject parcel.

Addenda Content:

1. Photographs of the Subject Property.
2. Location Map.
3. Field Notes.
4. Aerial Image.
5. FEMA Flood Zone Map, if relevant.
6. Comparable Sales Map – The appraisal must contain a map detailing the location of the subject, all comparables utilized in the appraisal, and a north arrow.
7. Appraiser Qualifications and Current Copy of Certification - The appraisal must contain the appraiser’s qualifications and a current copy of his/her TALCB certification.

**APPENDIX A-2
Scope of Services (Hourly)**

Hourly rates will be applicable to time and effort related but not directly attributed to the formation of an appraisal report analysis. This includes preparation for Special Commissioners' Hearing and other litigation-related activities (such as depositions and trial testimony). It may also include additional time related to general project consultation and activities that are not specific to a parcel valuation assignment.

Appendix B Insurance

Consultant's Insurance Requirements. Throughout the term of this Agreement, Consultant shall carry and maintain in force the insurance described herein.

Commercial General Liability Insurance at least as broad as CG 00 01 (including protective liability coverage on operations of independent Consultants engaged in construction, blanket contractual liability coverage, products liability coverage, and explosion, collapse and underground hazards coverage) for the benefit of Consultant, against claims for personal injury, bodily injury and property damage, with a limit of not less than One Million Dollars (\$1,000,000) in the event of personal injury or bodily injury to any number of persons or of damage to property arising out of any one occurrence, and not less than \$1,000,000 in the aggregate applicable to this Program.

Workers' compensation insurance covering all employees of Consultant employed in, on or about the Program in order to provide statutory benefits as required by the laws of the State of Texas.

Automobile Liability: \$300,000 combined single limit per accident for bodily injury and property damage. County shall be named as Additional Insured for this coverage.

Professional Liability: \$1,000,000 aggregate covering Consultant in connection with the services to be provided by Consultant under this Agreement.

Consultant shall, upon County's request, furnish County with appropriate certificates evidencing the insurance required to be maintained by Consultant hereunder.

March 6, 2026

Mr. Ross McCall
County Engineer
775 Bus 290 East
Hempstead, TX 77445

Via Email: r.mccall@wallercounty.us

Re: Additional Services Request #2 for Work Authorization No. 1 - On-Call Engineering Services
Waller County, Texas
PD Job Number 14042397-010

Dear Mr. McCall:

We are pleased to present this Additional Services Request #2 to increase the budget of Work Authorization No. 1 from \$200,000 to \$300,000 to facilitate on-going drainage construction plan and drainage report reviews as part of the On-Call Engineering Services. The work authorization no. 1 was authorized by commissioner's court on January 22, 2025. Our proposed scope of services and associated fees are as follows:

I. ON-CALL ENGINEERING SERVICES (TASK 502) \$100,000

The Engineer will provide general consultation to the County Engineer and leadership in relation to the County's drainage and floodplain management needs. This can include but not limited to:

- Provide and attend meetings with the County or their representatives or other individuals as directed by the County Engineer.
- Create documentation of various items as directed by the County Engineer to include drainage review guidance documents, drainage review checklist, and review/recommend methodologies.
- Perform site visits as requested by County leadership.
- Create exhibits in association with infrastructure and/or County business as requested by the County Engineer.
- Provide engineering review of development and infrastructure plans in relation to the County adopted ordinances for drainage and floodplain management. This includes technical review and letter of recommendation for approval/denial to the County Engineer for submitted Drainage Impact Analysis and Master Drainage Plans as assigned by the County Engineer.
- Manage and perform work associated with miscellaneous engineering related services as requested by County Engineer.

Mr. Ross McCall
Waller County On-Call Engineering Services- ASR 2
March 6, 2026
Page 2 of 2

SUMMARY OF SCOPE AND FEES

I.	On-Call Engineering Services	Task 502	\$100,000
			Total: \$100,000

A budget increase of **\$100,000.00** is the estimated cost of Pape-Dawson's current understanding of the additional services identified above. Upon signing of this ASR by the client, this ASR to be governed by the existing proposal for this project signed by the client and engineer on the 22nd day of January, 2025

We appreciate the opportunity to work with you on this project. If you concur with this request, please acknowledge your approval by signing in the space provided below and returning this letter to our office via email, fax, or US Mail for our records. If you have questions or need additional information, please do not hesitate to contact me at your earliest convenience.

Sincerely,
Pape-Dawson Consulting Engineers, LLC

WALLER COUNTY



J. Stephen Wilcox, P.E. CFM
Vice President
Hydrology & Hydraulics

Signature: _____

Name: _____

Title: _____

Date: _____

**WALLER COUNTY
ACCOUNTS PAYABLE CONTACT INFO**

Email: _____

ENGINEERING SERVICES AGREEMENT

THE STATE OF TEXAS §
§
COUNTY OF WALLER §

THIS AGREEMENT is made and entered into by and between **WALLER COUNTY, TEXAS**, a public body corporate and politic of the State of Texas acting by and through the Waller County Commissioners Court (hereinafter referred to as “County”), and Tetra Tech, Inc., hereinafter called the "Engineer" or “Company”.

WITNESSETH:

WHEREAS, the County proposes to hire the Engineer to perform design services to reconstruct Schlipf Road from approximately 5,200 feet South of Morton Road to 1,600 feet North of US 90 in Waller County, Texas, hereinafter called the “Project;”

WHEREAS, the Engineer has represented to the County that it is qualified and prepared to perform all of the services described in the Scope of Services, Appendices A, attached hereto and incorporated herein by reference as if copied herein verbatim (Scope of Services), and has submitted a proposal to provide professional engineering services for the Project;

WHEREAS, the County is satisfied that the Engineer is capable of performing the necessary services required for the Project and desires to contract with the Engineer to perform the services described in the Scope of Services;

WHEREAS, the provisions of Chapter 252, Texas Local Government Code, Competitive Bidding Law do not apply to the proposed agreement because the contract is for professional engineering services and the services were procured pursuant to Chapter 2254, Texas Government Code;

WHEREAS, the County has determined and found that it would be in the best interest of the County to delegate to LJA Engineering, Inc. (“LJA”) supervisory and management authority over the Engineer; and

WHEREAS, the Engineer will control the methods and means in performing the work set out in the Scope of Services;

NOW, THEREFORE, in consideration of the mutual covenants and conditions set forth below, the parties agree as follows:

1. General
 - a. In performing professional engineering services under this Agreement, the Engineer will function solely and exclusively for the benefit of the County and not for the benefit of the Engineer for the Project or any other party. All services rendered by the

- Engineer under this Agreement shall be performed under the supervision of LJA. The Engineer shall render services in accordance with generally accepted professional standards of competent engineers practicing in the same or similar locality and under the same or similar circumstances and professional license and use that degree of care and skill to comply with all applicable laws and regulations.
- b. The Engineer shall be responsible for the professional quality, technical accuracy and the coordination of all deliverable documents and services furnished by the Engineer under this Agreement. The Engineer shall, without additional compensation, correct or revise all errors and omissions in its documents. Reuse of the documents and deliverables for any purpose other than that for which such deliverables were originally prepared, or alteration of such documents or deliverables without the written verification or adaptation by Engineer for the specific purpose intended, shall be at County's risk. All title blocks and engineer's seal, if applicable, shall be noted and made according to Texas Administrative Code.
 - c. At the County's request, the Engineer will collaborate with LJA and County personnel to facilitate the implementation of a Project Database within the County's Electronic Document Management System. The Electronic Document Management System will provide electronic management that shall govern the distribution and file copies of all Project related correspondence, reports, plans, and technical data. The County and the Engineer will use this system to facilitate the effective electronic exchange of Project information and documents with members of the design team and other interested stakeholders.
 - d. The Engineer will collaborate with LJA and County personnel to facilitate the maintenance of the Project Database. Project files shall be entered into the database by the Engineer on a timely basis and made available by LJA and the County at all times for performance of daily Project activities. Other documents, including those used for legal review, audit requests/requirements, and open records request purposes, shall be entered by the County staff assisting the Engineer team. The Engineer shall also ensure that all Project files are appropriately entered into the database:
 1. At all critical milestones;
 2. At established periodic intervals; and
 3. Following completion of the work as a final Project record, including applicable record drawings.
 - e. County may provide information, reports, studies, site characterizations, advice, instructions, and similar information in its possession relating to the Project ("County Data"). Engineer may reasonably and in good faith rely upon the accuracy of County Data provided by County or any third party designated by County. However, Engineer will not ignore the implications of information furnished to Engineer and shall make reasonable inquiries if County Data as furnished appears to be incorrect or incomplete. Engineer makes no representations or warranties as to the quality, accuracy, usefulness, or completeness of any Services to the extent Engineer relies on County Data. Engineer, its officers, directors, and employees shall have no liability

whatsoever with respect to the use of unreliable, inaccurate, or incomplete County Data.

2. Scope of Services

The services to be provided herein in regard to the Project are defined in Appendices A (“Scope of Services”).

3. Compensation and Payment

a. The Engineer shall be entitled to payment of the lump sum amount of **\$1,230,293.32** for services to perform the tasks delineated in Appendix A-1. Development of the plans for the Project will be the responsibility of the Engineer. The Engineer shall submit plans for County review at 30%, 60%, 90% and 100% completion, unless modified in writing by County. The County shall review and provide the Engineer comments to the submittals within 20 working days of receipt. The County will pay the Engineer commensurate to the plan submittal completion based upon the County’s assessment. The Engineer will not receive further payment until the County is satisfied with the Engineer’s responses to the review comments. The services necessary to perform the tasks delineated in Appendix A-2 shall be paid based on hourly rates and the County shall not be obligated to pay in excess of **\$207,365.00** for the services described in Appendix A-2. The Engineer shall not be obligated to perform further services hereunder once the Scope of Services delineated in Appendices A-1 and A-2 have been performed.

(1) All hourly billing for the services defined in Appendix A-2 and any additional services not included in the Scope of Services under this Agreement, including changes in the contractual scope of work and revision of work satisfactorily performed, will be performed only when approved in advance and authorized by the County, and will be reimbursed at the raw salary rates in effect at that time, times a multiplier as set forth below, to the extent that such direct salary costs and subcontracts are reasonable and necessary for the performance of such services. The reimbursable hourly raw salary rates cannot exceed those set forth in Appendix B. The Engineer shall also be entitled to expense reimbursement as set forth in Appendix B, provided that miscellaneous expenses, if any, may be reimbursed hereunder only when LJA determines that incurring such expenses is not required as part of the original Scope of Services and provides written approval of such expense in advance of it being incurred. Payment will be made on the basis of certified time and expense records and in accordance with those payment procedures set forth in subparagraph b., below. Billing rates will have a 3.00 multiplier on raw salary rates.

(2) Where Subconsultants are employed by the Engineer to perform additional services not within the original Scope of Services, the Engineer will be reimbursed for Subconsultants' salaries and hourly rates, including overtime rates, on the same basis as described for the Engineer's own personnel in subparagraph a. (1), of this Paragraph. Reimbursement to the Subconsultant for non-salary costs incurred by

Subconsultants will be on the same basis as if the costs were incurred by the Engineer. Total contract amounts shall include Subconsultant fees.

- b. It is understood and agreed that monthly payments will be made to the Engineer by the County based on the following procedures: On or about the fifteenth day of each month during the performance of services hereunder and on or about the fifteenth day of the month following completion of all services hereunder, the Engineer shall submit to the County the invoice electronically showing the amounts due for services performed during the previous month, set forth separately for work under this Agreement and for additional services (accompanied by supporting certified time and expense records of such charges in a form acceptable to the County Auditor). The fee, as determined by the methods described herein, includes out-of-pocket costs of Engineer for delivery services, parking, mileage at IRS rate and document printing. Travel expenses submitted for reimbursement must be incurred in accordance with County's travel policy. All expenses submitted by Engineer shall be subject to approval by County prior to reimbursement.

LJA shall review such invoices and approve them within ten (10) calendar days with such modifications as are consistent with this Agreement and forward same to the County Engineer, who will forward to the County Auditor. The County shall pay each such invoice as approved by the County Auditor within twenty (20) calendar days after the County Auditor's approval of same. Invoices are due and payable net 30 days from receipt.

- c. It is expressly understood and agreed that the County has available the total maximum sum of **\$1,437,658.32** as hereinafter certified available for the purpose of satisfying the County's obligations under the terms and provisions of this Agreement. The County shall not be liable under any circumstances or any interpretations hereof for any costs under the Agreement except for those certified available for this Agreement by the Waller County Auditor, as evidenced by the issuance of a purchase order by Waller County for the certified amount. Once the funds are expended for the purpose of satisfying the County's obligations under the terms and provisions of this Agreement, the County shall have no further obligations nor shall the Engineer be required to perform further services hereunder.

4. Time of Performance

It is understood and agreed that time is of the essence for performance of the Engineer's services under this Agreement and services shall be performed as expeditiously as is prudent considering the ordinary professional skill and care of a competent engineer or architect.

5. The County's Option to Terminate

- a. The County has the right to terminate this Agreement at its sole option at any time, with or without cause, by providing written notice of such intention to terminate and by

stating in said notice the "Termination Date." Upon such termination, the County shall compensate the Engineer in accordance with Paragraph 3., above, for those services that were provided under this Agreement prior to its termination and that have not been previously invoiced to the County. The Engineer's final invoice for said services will be presented to and paid by the County in the same manner set forth in Paragraph 3. b., above.

- b. Termination of this Agreement and payment in settlement as described in subparagraph a. of this Paragraph shall extinguish all rights, duties, obligations, and liabilities of the County and the Engineer under this Agreement and this Agreement shall be of no further force and effect; provided, however, such termination shall not act to release the Engineer from liability for any previous default either under this Agreement or under any standard of conduct set by law. No termination of this Agreement shall have the effect of terminating the Engineer's obligations under Sections 7 (Delays and Damages), 8 (Inspection of the Engineer's Books and Records), 12 (Appearance as Witness), or 15 (Indemnification).
- c. If the County shall terminate this Agreement as provided in this Paragraph, no fees of any type, other than fees due and payable at the Termination Date, shall thereafter be paid to the Engineer.
- d. The County's rights and options to terminate this Agreement, as provided in any provision of this Agreement shall be in addition to, and not in lieu of, any and all rights, actions and privileges otherwise available under law or equity to the County by virtue of this Agreement or otherwise. Failure of the County to exercise any of its rights, actions, options or privileges to terminate this Agreement as provided in any provision of this Agreement shall not be deemed a waiver of any rights, actions or privileges otherwise available under the law or equity with respect to any continuing or subsequent breaches of this Agreement or of any other standard of conduct set by law.
- e. Copies of all completed and partially completed documents prepared under this Agreement shall be delivered to the County upon the Engineer's receipt of termination payment when and if this Agreement is terminated.

6. Source of Fee Payments

The County intends to pay for design and construction with the proceeds from the sale and issuance of bonds. It is expressly acknowledged that all payments owing for Engineering services performed under this Agreement shall be made solely from this source of funds for financing design and construction of the Project. The County shall be under no liability under this Agreement to make payment to the Engineer from any other source. In addition, the County reserves the right, at its sole discretion, at any time prior to issuance by the County of the written notice to proceed, to terminate this Agreement and in the event of such termination, the Engineer shall not be entitled to any payment, nor have any claim for compensation or damages resulting from such cancellation. In no event shall the liability of the County under this Agreement exceed the amount hereunder certified as available by the County Auditor.

7. Delays and Damages

Except as otherwise provided herein, the Engineer agrees that no other charges or claims for damage shall be made by it against the County for any delays or hindrances occurring during the progress of the Engineer in providing to the County the services specified in this Agreement.

8. Inspection of the Engineer's Books and Records

County shall have the right, during normal business hours, to inspect, copy and audit at any time, and from time to time, all of Engineer's files, books, records, costs, and expenses pertaining to the Program. The County will conduct an audit on an annual basis, or more frequently at its sole discretion. If County elects to audit Engineer's files, books, records, costs, and expenses pertaining to the Program, and the audit discloses a discrepancy of one percent (1%) or more from the payment applications or invoices, then, in addition to repaying County all sums owing, Engineer shall pay the cost of the audit. Any such audit or examination may be undertaken by County or its contracted representative at reasonable times during normal business hours and in conformance with generally accepted auditing standards upon five (5) business days' notice to Engineer.

9. Personnel, Equipment, and Material

- a. The Engineer represents that it presently has, or is able to obtain, adequate qualified personnel in its employment for performance of the services required under this Agreement and that the Engineer shall furnish and maintain, at its own expense, adequate and sufficient personnel and equipment, in the opinion of LJA, to perform the services when and as required and without delays. It is understood that LJA will approve assignment and release of all key engineering personnel and that the Engineer shall submit written notification of all key engineering personnel changes monthly for LJA's approval prior to the implementation of such changes. Services described in this Agreement shall be performed under the direction of an engineer licensed to practice professional engineering in the State of Texas.
- b. All employees of the Engineer or Subconsultants hired by the Engineer shall have such knowledge and experience as will enable them to perform the duties assigned to them. Any employee of the Engineer or Subconsultant of the Engineer who, in the opinion of LJA, is incompetent or by his conduct becomes detrimental to the Project shall, upon request of LJA, immediately be removed from association with the Project.
- c. Except as otherwise specified, the Engineer shall furnish all equipment, transportation, supplies, and materials required for its operations under this Agreement.

10. Subletting

The Engineer shall not sublet, assign, or transfer all or any part of the services in this Agreement without the prior written approval of the County. Even in the case of a permitted sublet, Engineer shall remain responsible under this Agreement for the work.

11. Conferences

At the request of LJA, the Engineer shall provide appropriate personnel for conferences at its offices, or attend conferences at the various offices of LJA, or at the site of the Project. LJA and the County are permitted to inspect the Engineer site Project offices.

12. Appearance as Witness

If requested by the County, or on its behalf, the Engineer shall prepare such engineering exhibits and plats as may be requested for all hearings and trials related to the Project and, further, it shall prepare for and appear at conferences and shall furnish competent expert engineering witnesses to provide such oral testimony and to introduce such demonstrative evidence as may be needed throughout all trials and hearings with reference to any litigation relating to the Project. Compensation for trial preparation and appearance by the Engineer in courts regarding litigation matters will be made in accordance with the provisions of Paragraph 3. a. (1), above.

13. Compliance with Laws

The Engineer shall comply with all applicable federal, state, and local laws, statutes, ordinances, rules and regulations, and the orders and decrees of any courts or administrative bodies or tribunals in any matter affecting the performance of this Agreement, including, without limitation, Worker's Compensation laws, minimum and maximum salary and wage statutes and regulations, licensing laws and regulations. When required, the Engineer shall furnish the County with certification of compliance with said laws, statutes, ordinances, rules, regulations, orders, and decrees specified above.

The Engineer shall strictly comply with Section 2251.022 Texas Government Code, and shall require that its Subconsultants fully comply with Section 2251.023 Texas Government Code.

14. Insurance

The Engineer shall obtain, keep and maintain any and all insurance that may be required by law or that may be required by any agreement the County has with any other party concerning the Project as contained in Appendix C.

15. Indemnification

TO THE EXTENT ALLOWED BY LAW, THE ENGINEER AGREES TO INDEMNIFY AND HOLD HARMLESS THE COUNTY, ITS COMMISSIONERS, OFFICERS, EMPLOYEES, AND AGENTS FROM LIABILITY, LOSSES, EXPENSES, DEMANDS, REASONABLE ATTORNEYS' FEES, AND CLAIMS FOR BODILY INJURY (INCLUDING DEATH) AND PROPERTY DAMAGE TO THE EXTENT CAUSED BY THE NEGLIGENCE, INTENTIONAL TORT, INTELLECTUAL PROPERTY INFRINGEMENT OF THE ENGINEER (INCLUDING THE ENGINEER'S AGENTS, EMPLOYEES, VOLUNTEERS, AND SUBCONSULTANTS/CONSULTANTS UNDER CONTRACT, OR ANY OTHER

ENTITY OVER WHICH THE ENGINEER EXERCISES CONTROL) IN THE PERFORMANCE OF THE SERVICES DEFINED IN THIS AGREEMENT. THE ENGINEER SHALL ALSO SAVE THE COUNTY HARMLESS FROM AND AGAINST ANY AND ALL EXPENSES, INCLUDING REASONABLE ATTORNEYS' FEES, IN PROPORTION TO THE ENGINEER'S LIABILITY, THAT MIGHT BE INCURRED BY THE COUNTY, IN LITIGATION OR OTHERWISE RESISTING SUCH CLAIMS OR LIABILITIES.

16. Delivery of Notices, Etc.

- a. All routine written notices, invoices, change orders, etc. are to be delivered to the County Engineer J. Ross McCall, P.E., 775 Business US 290 East, Hempstead, TX 77445, or at such other place or places as the County may designate by written notice delivered to the Engineer.

All formal notices and demands under this Agreement shall be delivered to the Waller County Judge, Attention: Carbett "Trey" J. Duhon III, 836 Austin St., STE 4300, Hempstead, TX 77445.

- b. All written notices, demands, and other papers or documents to be delivered to the Engineer under this Agreement shall be delivered to John Friedman, Tetra Tech, Inc., 575 N Dairy Ashford Rd # 700, Houston, TX 77079, or at such other place or places as the Engineer may designate by written notice delivered to the County.

17. Reports of Accidents, Etc.

Within 24 hours of Engineer becoming aware of the occurrence of any accident or other event which results in, or might result in, injury to the person or property of any third person (other than an employee of the Engineer), whether or not it results from or involves any action or failure to act by the Engineer or any employee or agent of the Engineer and which arises in any manner from the performance of this Agreement, the Engineer shall send a written report of such accident or other event to the County, setting forth a full and concise statement of the facts known to Engineer pertaining thereto. The Engineer shall also immediately send the County a copy of any summons, subpoena, notice, or other documents served upon the Engineer, its agents, employees, or representatives, or received by it or them, in connection with any matter before any court arising in any manner from the Engineer's performance of work under this Agreement.

18. The County's Acts

Anything to be done under this Agreement by the County may be done by such persons, corporations, or firms as the County may designate.

19. Limitations

Notwithstanding anything herein to the contrary, all covenants and obligations of the County under this Agreement shall be deemed to be valid covenants and obligations only to

the extent authorized by the Act creating the County and permitted by the laws and the Constitution of the State of Texas.

20. Captions Not a Part Hereof

The captions or subtitles of the several sections and divisions of this Agreement constitute no part of the content hereof but are only labels to assist in locating and reading the provisions hereof.

21. Controlling Law, Venue

This Agreement shall be governed and construed in accordance with the laws of the State of Texas. This Agreement shall be performed entirely in Waller County, Texas and the parties hereto acknowledge that venue is proper in Waller County, Texas, for all disputes arising hereunder and waive the right to sue or be sued elsewhere.

22. Successors and Assigns

The County and the Engineer bind themselves and their successors, executors, administrators and assigns to the other party of this Agreement and to the successors, executors, administrators and assigns of the other party, in respect to all covenants of this Agreement.

23. Independent Engineer

Notwithstanding any provision of this Agreement, the Engineer shall at all times act as an independent Engineer, and not as an employee of the County, and the Engineer shall be responsible for the means and methods employed in performing services hereunder.

24. Certificate of Interested Parties (Form 1295)

Texas law requires all parties who enter into any contract with the County that must be approved by Commissioners Court to disclose all Interested Parties. Texas Ethics Commission Form 1295 must be completed in its entirety. If changes to this Form are necessary during this Agreement, the Engineer will notify and send the County an updated and complete version.

25. Additional Statutory Requirements. Certain State Law Requirements for Contracts. For purposes of section 2252.152, 2271.002, and 2274.002, Texas Government Code, as amended, Engineer hereby verifies that Engineer and any parent company, wholly owned subsidiary, majority-owned subsidiary, and affiliate:

- a. Unless affirmatively declared by the United States government to be excluded from its federal sanctions regime relating to Sudan or Iran or any federal sanctions regime relating to a foreign terrorist organization, is not identified on a list prepared and maintained by the Texas Comptroller of Public Accounts under Section 806.051, 807.051, or 2252.153 of the Texas Government Code.

- b. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, Engineer does not boycott Israel and is authorized to agree in such contracts not to boycott Israel during the term of such contracts. “Boycott Israel” has the meaning provided in section 808.001 of the Texas Government Code.
- c. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, Engineer does not boycott energy companies and is authorized to agree in such contracts not to boycott energy companies during the term of such contracts. “Boycott energy company” has the meaning provided in section 809.001 of the Texas Government Code.
- d. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, Engineer does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association and is authorized to agree in such contracts not to discriminate against a firearm entity or firearm trade association during the term of such contracts. “Discriminate against a firearm entity or firearm trade association” has the meaning provided in section 2274.001(3) of the Texas Government Code. “Firearm entity” and “firearm trade association” have the meanings provided in section 2274.001(6) and (7) of the Texas Government Code.

BY ACCEPTANCE OF AGREEMENT, ENGINEER ACKNOWLEDGES THAT THE COUNTY IS OPPOSED TO HUMAN TRAFFICKING AND THAT NO COUNTY FUNDS WILL BE USED IN SUPPORT OF SERVICES OR ACTIVITIES THAT VIOLATE HUMAN TRAFFICKING LAWS.

[THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK.]

IN WITNESS WHEREOF, County and Engineer have caused their respective duly authorized representatives to execute, seal and deliver this Agreement, all as of the day and year first above written.

COUNTY:

ENGINEER:

WALLER COUNTY

Tetra Tech, Inc.

Carbett "Trey" J. Duhon III, County Judge

John Friedman

Date

Date

ATTEST:

Debbie Hollan, County Clerk

Approved:

J. Ross McCall, P.E., County Engineer

AUDITOR'S CERTIFICATE

I hereby certify that funds are available in an amount not to exceed \$1,437,658.32 to accomplish and pay the obligation of Waller County in the foregoing matter.

Alan R. Younts, County Auditor

APPENDIX A-1
Scope of Services (Lump Sum)

Scope of Services
23408 Schlipf Road

The proposed improvements include the reconstruction of an existing 2-lane dirt roadway for 0.80 miles on Schlipf Road from 5,200 feet South of Morton Road to existing four-lane boulevard 1,600 feet North of US 90. Proposed roadway will be full boulevard from Northern project limits until approximately 1,500 feet North of the Southern project limits. The Southern 1,500 feet of the project limits will be a proposed half boulevard section.

Work not specifically listed below will be provided by others.

1. General

- The Engineer will collect available land plans, existing as-built plans, drainage studies, survey data, and other data pertaining to the design of the project.
- Attend periodic progress meetings with the County, their consultants, and other stakeholders as required to present a status report on design development.
- The engineer shall coordinate with the governing drainage district and water authorities.
- The engineer shall coordinate with local permitting agencies.
- The engineer shall coordinate with existing and future development, including Johnson Development, BKDD, & WGA.
- The Engineer shall coordinate with utilities, pipelines, LIDS, HOAs, POAs, and MUDs, to analyze impacts and develop a conflict matrix to hand over to the Program Manager. The Engineer shall coordinate with relevant utility companies and submit design plans at each deliverable milestone.
- The Engineer shall perform QA/QC at each deliverable. For each deliverable, the Engineer shall have some evidence of their internal review and mark-up of that deliverable. A milestone submittal is not considered complete unless the associated internal red-line mark-ups are submitted.
- The Engineer shall coordinate all subconsultant activity to include quality of and consistency of plans and administration of the invoices and monthly progress reports.
- The Engineer shall develop a detailed project schedule and prepare invoice and progress reports for each month.
- County projects will follow the Waller County criteria/design manual.

Scope of Services
23408 Schlipf Road

Item 46.

2. Preliminary Engineering

- Perform field survey for the detailed design phase.
- Perform SUE QL A-D for the detailed design phase.
- Perform geotechnical evaluation for pavement or structural design in the final design phase.
- Perform an environmental constraints evaluation and identify any required approvals to proceed to the final design phase.
- Prepare a 30% level set of plans with horizontal and vertical alignments for the proposed roadway. The Engineer will match the roadway section developed by a developer north of the project limits. The plans will include a cover sheet, index, existing and proposed typical sections, preliminary roadway plan and profile sheets with a preliminary storm sewer design, and a preliminary traffic control plan for the existing roadway traffic. Applicable details and standards will be included.
- Evaluate ROW requirements for roadway based on preliminary cross sections.
- Perform a review of the utilities along the corridor and provide a utility conflict list which includes all correspondence with utility companies to the Program Manager.
- Perform a Drainage Analysis in the preliminary design stage to include the following:
 - Identify the ultimate project outfalls to be determined during preliminary study.
 - Define drainage boundaries for the project.
 - Size crossing using HEC-RAS and/or HY-8.
 - Provide existing vs proposed flows. If existing road has inlets (curb and gutter), analyze existing street ponding.
- Provide Drainage Report.
- Provide updated construction cost estimates based on the preliminary design.
- Provide Preliminary Engineering Report (PER, draft and final).
- Attend PER meeting at Waller County facility.
- Provide Metes & Bounds for ROW taking after design is finalized at PER meeting. Program Manager will be responsible for negotiations and acquisitions.

3. Final Design

- Construction drawings will be prepared on 11"x17" sheets.
- Program Manager will obtain LONOs from utilities or have utilities relocated prior to bidding.

Scope of Services
23408 Schlipf Road

- Assist the owner to obtain final permitting approvals from all agencies (TxDOT, Cities, RR, etc.) prior to bidding.
 - Assist the owner to obtain environmental permit approvals prior to project bidding.
 - Prepare project title sheet and index sheet.
 - Prepare horizontal alignment data.
 - Prepare typical sections.
 - Prepare roadway plan and profile sheets to include existing topo.
 - Prepare Earthwork cross sections (including proposed roadway section) based on survey information. Includes slopes and critical elevations on proposed roadway section.
 - Prepare storm sewer plan and profiles with hydrologic and hydraulic data.
 - Prepare drainage and roadway details.
 - Prepare drainage area maps.
 - Prepare signing and striping details.
 - Prepare traffic control plans.
 - Prepare erosion control details.
 - Other Miscellaneous items. Prepare survey control maps, tree protection details, Sanitary/Water line details (or relocation details), driveway details, intersection layout details. **No retaining walls are anticipated with this project. If they are required, an amendment will be necessary.**
 - Include construction standards.
 - Provide updated construction cost estimates based on the final design.
 - Prepare the complete package for letting including project manual with general notes, specification list, summary of work, utility adjustment summary, geotechnical report (if applicable) and bid form.
4. Optional Additional Tasks
- Prepare air bridge or Zero load slab details for projects crossing pipelines. Assume 5 pipelines for this project.

5. Construction/Bid Phase Services

- Provide administrative documents.
- Attend pre-bid meeting.
- Respond to questions from bidders.
- Attend preconstruction meeting.
- Attend field meetings and make visits to site.
- Calculate quantities and assist the County engineer in preparing change orders.
- Review and approval of shop drawings
- Review and approval of forming details
- Respond to requests for information (RFIs)
- Answer general questions.
- Provide record drawings using supplied construction markups and survey information.

6. Schedule

- Based on the proposed scope of work we anticipate the schedule below:
 - NTP – March 2026
 - PER – September 2026
 - 70% Design – February 2027
 - 95% Design – June 2027
 - 100% Design – August 2027

7. Invoicing

- Invoices will be submitted monthly.

FEE SCHEDULE

TASK DESCRIPTION	PROJECT MANAGER	SENIOR ENGINEER	PROJECT ENGINEER	DESIGN ENGINEER	EIT	SENIOR ENGR TECH	ENGR TECH	CADD OPERATOR	ADMIN/CLERICAL	TOTAL LABOR HRS. & COSTS	UNIT	NO OF UNITS	HOURS PER UNIT
GENERAL													
DATA COLLECTION	1	1	8	16	16					42	NA	NA	NA
PROJECT MEETINGS (ASSUME 12 MONTHLY MEETINGS WITH PM - LJA)	24	24		24					12	84	NA	NA	NA
TXDOT PERMIT										0	NA	NA	NA
RR COORDINATION										0	NA	NA	NA
RIGHT OF ENTRY				16	32			8	24	80	NA	NA	NA
COORDINATION WITH LOCAL AGENCIES (GRANGE, BKDD, WGA, & KATY ISD)	32	32	88	144					32	328	NA	NA	NA
COORDINATION WITH SUB CONSULTANTS	26	34	60	50					16	186	NA	NA	NA
PROJECT ADMINISTRATION	80								120	200	NA	NA	NA
PRELIMINARY ENGINEERING													
FIELD SURVEYING										0	NA	NA	NA
SUE COORDINATION										0	NA	NA	NA
GEOTECH COORDINATION										0	NA	NA	NA
ENVIRONMENTAL CONSTRAINTS EVALUATION										0	NA	NA	NA
PREPARE SCHEMATIC ROLL PLOT										0	NA	NA	NA
EVALUTE INTERSECTION SIGHT TRIANGLES										0	NA	NA	NA
30% DESIGN (PRELIMINARY DESIGN & PLANS)	7	21	87	75	264	142		178		774	N/A	N/A	N/A
EVALUATE ROW REQUIREMENTS		2	4	8	16	4		4		38	NA	NA	NA
UTILITY COORDINATION	3	21	24	36	56					140	NA	NA	NA
PERFORM A TRAFFIC STUDY										0	NA	NA	NA
SIGNAL WARRANT ANALYSIS										0	NA	NA	NA
DRAINAGE ANALYSIS										0	NA	NA	NA
DRAINAGE REPORT										0	NA	NA	NA
CONSTRUCTION COST ESTIMATES			4	8	16	4		8		40	NA	NA	NA
PREPARATION OF PER	8	18	16	60	48	2		4	12	168	NA	NA	NA
PER MEETING	4	4	4	4						16	NA	NA	NA
PREPARATION OF M&B FOR ROW										0	NA	NA	NA
FINAL DESIGN													
COVER SHEET				2	2	2		2		8	SHEET	1	8
INDEX OF SHEETS (1 SHEET)			2	2	12	4		4		24	SHEET	1	24
GENERAL NOTES (3 SHEETS)		1	2	8	8	4		2		25	SHEET	3	8
EXISTING TYPICAL SECTIONS (1 SHEET)			2	4	8			4		18	SHEET	1	18
PROPOSED TYPICAL SECTIONS (1 SHEETS)			2	4	12			4		22	SHEET	1	22
PROJECT LAYOUT (1"=200') (2 SHEETS)		2	4	8	20	8		8		50	SHEET	2	25
DRIVEWAY SUMMARY (1 SHEET)		1	2	4	10	4		4		25	SHEET	1	25
HORIZONTAL ALIGNMENT DATA (1 SHEET)			2	4	8			8		24	SHEET	1	24
ROADWAY PLAN & PROFILE SHEETS (1"=40') (11 SHEETS)	2	12	20	24	100	16		40		214	SHEET	11	19
ROADWAY DETAILS (ESTIMATED 2 SHEETS)		1	5	8	20	8		8		50	SHEET	2	25
EARTHWORK/DESIGN CROSS SECTIONS (17 SHEETS)			3	6	20	36		80		209	SHEET	17	12
STORM SEWER PLAN AND PROFILES (50 SCALE)										0	NA	NA	NA
CULVERT LAYOUT SHEETS										0	NA	NA	NA
DRAINAGE DETAILS										0	NA	NA	NA
DRAINAGE SUBAREA MAPS (50 SCALE DOUBLE BANK)										0	NA	NA	NA
SIGNING & STRIPING LAYOUTS (1"=40' DOUBLE BANK) (7 SHEETS)		3	6	20	52	12		40		133	SHEET	7	19
SIGNALIZATION DETAILS										0	NA	NA	NA
TCP LAYOUTS (40 SCALE DOUBLE BANK)(6 SHEETS)	1	5	14	18	52	20		26		136	SHEET	6	23
ILLUMINATION DETAILS										0	NA	NA	NA
SW3P LAYOUTS (1"=40' DOUBLE BANK) (6 SHEETS)	1	2	8	20	56	24		40		151	SHEET	6	25
MISCELLANEOUS DETAILS										0	NA	NA	NA
PREPARATION OF STANDARDS (ESTIMATED 50 SHEETS)		2	4	4	8	8		24		50	SHEET	50	1
DETAILED CONSTRUCTION COST ESTIMATE	2	9	22	64	108	22		30		257	NA	NA	NA
QA/QC	12	12	24						12	60	N/A	N/A	N/A
REVIEW AND RESPOND TO COMMENTS	3	12	24	48					36	123	N/A	N/A	N/A
PRODUCE PROJECT MANUAL	3	8	16	20	28				16	91	NA	NA	NA
OPTIONAL ADDITIONAL TASKS (T&M)													
PIPELINE STRUCTURAL DETAILS (5 PIPELINES)	4	52		92	100	20		56		324	SHEET	12	27
HOURS SUB-TOTALS	213	282	460	815	1,116	342	0	582	280	4,090		110	
CONTRACT RATE PER HOUR	\$375.00	\$285.00	\$225.00	\$175.00	\$150.00	\$195.00	\$140.00	\$130.00	\$140.00			# OF SHEETS	
TOTAL LABOR COSTS	\$79,875.00	\$80,370.00	\$103,500.00	\$142,625.00	\$167,400.00	\$66,690.00	\$0.00	\$75,660.00	\$39,200.00	\$755,320.00			
LABOR SUBTOTAL										\$755,320.00			

OTHER DIRECT EXPENSES	# OF UNITS	UNIT	COST/UNIT							
Mileage	1,000	mile	\$0.725							\$725.00
Overnight mail - letter size	10	each	\$0.74							\$7.40
Overnight mail - oversized box	2	each	\$74.21							\$148.42
Photocopies B/W (8.5 x 11)	200	each	\$0.15							\$30.00
Photocopies B/W (11 x 17)	1,000	each	\$0.25							\$250.00
SUBTOTAL DIRECT EXPENSES										\$1,160.82

SUMMARY	
TOTAL LABOR COSTS	\$755,320.00
OTHER DIRECT EXPENSES	\$1,160.82
TOTAL	\$756,480.82

FEE SCHEDULE

TASK DESCRIPTION	PROJECT MANAGER	SENIOR ENGINEER	PROJECT ENGINEER	DESIGN ENGINEER	EIT	SENIOR ENGR TECH	ENGR TECH	CADD OPERATOR	ADMIN/ CLERICAL	TOTAL LABOR HRS & COSTS	UNIT	NO OF UNITS	HOURS PER UNIT
CONSTRUCTION PHASE SERVICES													
ADMINISTRATIVE DOCUMENTS	2		4	4					24	34	NA	NA	NA
ATTEND PRE-BID MEETING	4		4	4	4					16	NA	NA	NA
RESPOND TO BID QUESTIONS (UP TO 30 QUESTIONS)	4	16	24	40	16	4		4		108	NA	NA	NA
PRE-CONSTRUCTION MEETING (1 MEETING)	4		4	4	4				4	20	NA	NA	NA
ATTEND FIELD MEETINGS AND SITE VISITS (UP TO 5 MEETINGS AND SITE VISITS)	10	10	10	10	10					50	NA	NA	NA
PREPARATION OF CHANGE ORDERS (UP TO 5 CHANGE ORDERS)	5	5	5	10	10				5	40	NA	NA	NA
REVIEW AND APPROVE SHOP DRAWINGS (UP TO 20 SHOP DRAWINGS)		10	10	10	20					50	NA	NA	NA
REVIEW AND APPROVE FORMING DETAILS (UP TO 5 DETAILS)		2	5	5	5					17	NA	NA	NA
RESPOND TO RFIs (UP TO 30 RFIs)	10	24	80	80	80					274	NA	NA	NA
ANSWER GENERAL QUESTIONS (UP TO 20 QUESTIONS)	4	8	20	20	20					72	NA	NA	NA
PROVIDE RECORD DRAWINGS		2	2	8	24	4		24		64	NA	NA	NA
HOURS SUB-TOTALS	43	77	168	195	193	8	0	28	33	745		0	
CONTRACT RATE PER HOUR	\$375.00	\$285.00	\$225.00	\$175.00	\$150.00	\$195.00	\$140.00	\$130.00	\$140.00	\$148,765.00		# OF SHEETS	
TOTAL LABOR COSTS	\$16,125.00	\$21,945.00	\$37,800.00	\$34,125.00	\$28,950.00	\$1,560.00	\$0.00	\$3,640.00	\$4,620.00	\$148,765.00			
LABOR SUBTOTAL										\$148,765.00			

OTHER DIRECT EXPENSES	# OF UNITS	UNIT	COST/UNIT							
Mileage		mile								\$0.00
Overnight mail - letter size		each								\$0.00
Overnight mail - oversized box		each								\$0.00
Photocopies B/W (8.5 x 11)		each								\$0.00
Photocopies B/W (11 x 17)		each								\$0.00
SUBTOTAL DIRECT EXPENSES										\$0.00

SUMMARY	
TOTAL LABOR COSTS	\$148,765.00
OTHER DIRECT EXPENSES	\$0.00
TOTAL	\$148,765.00

FEE SCHEDULE

TASK DESCRIPTION	PROJECT MANAGER	SENIOR ENGINEER	PROJECT ENGINEER	DESIGN ENGINEER	EIT	SENIOR ENGR TECH	ENGR TECH	CADD OPERATOR	ADMIN/CLERICAL	TOTAL LABOR HRS. & COSTS	UNIT	NO OF UNITS	HOURS PER UNIT
GENERAL													
DATA COLLECTION										0	NA	NA	NA
PROJECT MEETINGS										0	NA	NA	NA
TXDOT PERMIT										0	NA	NA	NA
RR COORDINATION										0	NA	NA	NA
COORDINATION WITH LOCAL AGENCIES										0	NA	NA	NA
PROJECT ADMINISTRATION										0	NA	NA	NA
PRELIMINARY ENGINEERING										0	NA	NA	NA
DRAINAGE ANALYSIS	14	33	71		165					283	NA	NA	NA
DRAINAGE REPORT	6	22	33		80					141	NA	NA	NA
ASSIST IN CONSTRUCTION COST ESTIMATES										0	NA	NA	NA
ASSIST WITH PREPARATION OF PER										0	NA	NA	NA
ASSIST WITH PER MEETING										0	NA	NA	NA
FINAL DESIGN										0	NA	NA	NA
STORM SEWER PLAN AND PROFILES (1"=40') (11 SHEETS)(INCLUDE WITH ROADWAY)		4	40	16	64	8		16		148	SHEET	11	13
DRAINAGE LATERALS (1"=40') (2 SHEETS)		2	20	4	24	8		8		66	SHEET	2	33
CULVERT LAYOUT SHEETS										0	NA	NA	NA
DRAINAGE DETAILS		2	8	4	12	4				30	SHEET	1	30
POND LAYOUT & DETAIL (2 SHEETS)	1	2	20	4	24	8		8		67	SHEET	2	34
OVERALL DRAINAGE AREA MAP (500 SCALE) (1 SHEET)			8	2	12	4		4		30	SHEET	1	30
DRAINAGE AREA MAPS (1"=40') (DOUBLE BANK) (6 SHEETS)		4	16	8	40	24		24		116	SHEET	6	19
HYDRAULIC COMPUTATION (4 SHEETS)		2	24	8	12	4		4		54	SHEET	4	14
SW3P LAYOUTS (50 SCALE DOUBLE BANK)										0	NA	NA	NA
MISCELLANEOUS DETAILS										0	NA	NA	NA
PREPARATION OF STANDARDS										0	NA	NA	NA
ASSIST WITH DETAILED CONSTRUCTION COST ESTIMATE										0	NA	NA	NA
ASSIST WITH PRODUCTION OF PROJECT MANUAL										0	NA	NA	NA
CONSTRUCTION PHASE SERVICES										0	NA	NA	NA
RESPOND TO QUESTIONS										0	NA	NA	NA
ATTEND FIELD MEETINGS AND SITE VISITS										0	NA	NA	NA
PREPARATION OF CHANGE ORDERS										0	NA	NA	NA
REVIEW AND APPROVE SHOP DRAWINGS										0	NA	NA	NA
REVIEW AND APPROVE FORMING DETAILS										0	NA	NA	NA
RESPOND TO RFIS										0	NA	NA	NA
ANSWER GENERAL QUESTIONS										0	NA	NA	NA
PROVIDE RECORD DRAWINGS										0	NA	NA	NA
HOURS SUB-TOTALS	21	71	240	46	433	60	0	64	0	935		27	
CONTRACT RATE PER HOUR	\$375.00	\$285.00	\$225.00	\$175.00	\$150.00	\$195.00	\$140.00	\$130.00	\$140.00			# OF SHEETS	
TOTAL LABOR COSTS	\$7,875.00	\$20,235.00	\$54,000.00	\$8,050.00	\$64,950.00	\$11,700.00	\$0.00	\$8,320.00	\$0.00	\$175,130.00			
LABOR SUBTOTAL										\$175,130.00			

OTHER DIRECT EXPENSES	# OF UNITS	UNIT	COST/UNIT
Mileage		mile	
Overnight mail - letter size		each	
Overnight mail - oversized box		each	
Photocopies B/W (8.5 x 11)		each	
Photocopies B/W (11 x 17)		each	
SUBTOTAL DIRECT EXPENSES			\$0.00

SUMMARY	
TOTAL LABOR COSTS	\$175,130.00
OTHER DIRECT EXPENSES	\$0.00
TOTAL	\$175,130.00

FEE SCHEDULE

TASK DESCRIPTION	MANAGING PRINCIPAL	SR. ENV. SCI. II	SR. ENV. SCI. I	ENV. SCIENTIST	ASSO. ENV. SCI.	GIS ANALYST	TECH EDITOR	CLERICAL		TOTAL LABOR HRS. & COSTS	UNIT	NO OF UNITS	HOURS PER UNIT
GENERAL													
DATA COLLECTION										0	NA	NA	NA
PROJECT MEETINGS	6									6	NA	NA	NA
COORDINATION WITH LOCAL AGENCIES										0	NA	NA	NA
PROJECT ADMINISTRATION								6		6	NA	NA	NA
PRELIMINARY ENGINEERING										0	NA	NA	NA
ENVIRONMENTAL CONSTRAINTS EVALUATION	4			40	10	15	4			73	NA	NA	NA
PREPARATION OF PER										0	NA	NA	NA
PER MEETING										0	NA	NA	NA
FINAL DESIGN										0	NA	NA	NA
ASSIST WITH PRODUCTION OF PROJECT MANUAL										0	NA	NA	NA
OPTIONAL										0	NA	NA	NA
WOTUS DELINEATION AND JD	4	10		24	20	10	4			72	NA	NA	NA
T&E HABIT ASSESSMENT	2	10		24		8	4			48	NA	NA	NA
HOURS SUB-TOTALS	16	20	0	88	30	33	12	6	0	205		0	
CONTRACT RATE PER HOUR	\$300.00	\$160.00	\$140.00	\$120.00	\$100.00	\$160.00	\$150.00	\$75.00	\$100.00				# OF SHEETS
TOTAL LABOR COSTS	\$4,800.00	\$3,200.00	\$0.00	\$10,560.00	\$3,000.00	\$5,280.00	\$1,800.00	\$450.00	\$0.00	\$29,090.00			
LABOR SUBTOTAL										\$29,090.00			

OTHER DIRECT EXPENSES	# OF UNITS	UNIT	COST/UNIT							
Mileage	100	mile	\$0.725							\$72.50
Historical Aerials and Topos	1	each	\$200.00							\$200.00
Database Report	1	each	\$555.00							\$555.00
Overnight mail - letter size		each								\$0.00
Overnight mail - oversized box		each								\$0.00
Photocopies B/W (8.5 x 11)		each								\$0.00
Photocopies B/W (11 x 17)		each								\$0.00
SUBTOTAL DIRECT EXPENSES										\$827.50

SUMMARY	
TOTAL LABOR COSTS	\$29,090.00
OTHER DIRECT EXPENSES	\$827.50
TOTAL	\$29,917.50

FEE SCHEDULE

TASK DESCRIPTION	PROJECT MANAGER	ENGINEER SENIOR	ENGINEER PROJECT	ENGINEER DESIGN	ENGINEER IN TRAINING II	ENGINEER IN TRAINING I	ENGINEERING TECHNICIAN SENIOR	ENGINEERING TECHNICIAN	ADMIN/ CLERICAL	TOTAL LABOR HRS. & COSTS	NO OF DWGS	HR / SHT
GEOTECH INVESTIGATION												
Coordinate Soil Bore Locations/Mark/Utility Call-ins						2				2	N/A	N/A
Field Personnel and Management During Drilling			2			2				4	N/A	N/A
Sample Classification, Laboratory Coordination and Boring Log Generation						24				24	N/A	N/A
Preliminary Geotechnical Report with Bridge Recommendations		2	4							6	N/A	N/A
Final Geotechnical Report with Bridge Recommendations		2	4			40			4	50	N/A	N/A
Prepare Boring Log Sheets, Stamp and Seal									4	4	N/A	N/A
HOURS SUB-TOTALS	0	4	10	0	0	68	0	0	8	90	#REF!	
CONTRACT RATE PER HOUR		\$266.00	\$218.00			\$122.00			\$75.00			
TOTAL LABOR COSTS	\$0.00	\$1,064.00	\$2,180.00	\$0.00	\$0.00	\$8,296.00	\$0.00	\$0.00	\$600.00	\$12,140.00		
% DISTRIBUTION OF STAFFING	0.00%	4.44%	11.11%	0.00%	0.00%	75.56%	0.00%	0.00%	8.89%			
SUBTOTAL FC 102 (110)										\$12,140.00		

LABOR SUMMARY BY FUNCTION CODE	SUPPORT MANAGER	ENGINEER SENIOR	ENGINEER PROJECT SENIOR	ENGINEER PROJECT	ENGINEER DESIGN	ENGINEER IN TRAINING II	ENGINEER IN TRAINING I	GEOLOGIST JUNIOR	ADMIN/ CLERICAL	TOTAL MH BY FC	TOTAL COSTS BY FC
GEOTECH INVESTIGATION	0	4	10	0	0	68	0	0	8	90	\$12,140.00
SUBTOTAL LABOR EXPENSES	0	4	10	0	0	68	0	0	8		\$12,140.00

UNIT COSTS	# OF UNITS	Test Code	COST/UNIT	UNIT				
Unconfined Compressive Strength (Soil)	1	ASTM D2166	\$54.00	each				\$54.00
Unconfined Compressive Strength (Rock)	3	ASTM D2938	\$77.00	each				\$231.00
Soil Boring/Rock Coring without TCP (< 60 ft.) - Continuous (0-20')	135	N/A	\$27.00	LF				\$3,645.00
Soil Boring/Rock Coring without TCP (< 60 ft.) - Intermittent	75	N/A	\$24.00	LF				\$1,800.00
Soil Boring/Rock Coring without TCP (> 60 ft.)		N/A	\$27.00	LF				\$0.00
Borehole Grouting - Bentonite Chips	210	N/A	\$13.00	LF				\$2,730.00
Determining Moisture Content in Soil Materials	23	ASTM D 2216	\$12.00	each				\$276.00
Determining Liquid Limits of Soils		Tex-104-E		each				\$0.00
Determining Plastic Soil Limits		Tex-105-E		each				\$0.00
Calculating the Plasticity Index of Soils	33	ASTM D4318	\$76.00	each				\$2,508.00
California Bearing Ratio	1	ASTM D698	\$246.00	each				\$246.00
Particle Size Analysis of Soils	1	ASTM D1883	\$259.00	each				\$259.00
Particle Size Analysis of Soils		Tex-110-E		each				\$0.00
Determining the Amount of Material in Soils Finer than the 75 micrometer (No. 200) Sieve	33	Tex-111-E	\$59.00	each				\$1,947.00
Determining Sulfate Content in Soils - Colorimetric Method	1	Tex-145-E	\$250.00	each				\$250.00
SUBTOTAL UNIT COSTS								\$13,946.00

OTHER DIRECT EXPENSES	# OF UNITS	COST/UNIT	UNIT				
Vehicle Charge	24	\$13.000	hr				\$312.00
Mobilization and Demobilization of Drilling Rig (Trips over 100 miles from office to site)	1	\$746.00	mile				\$746.00
ATV Mobilization Surcharge	1	\$266.00	each				\$266.00
ATV Surcharge	210	\$11.00	each				\$2,310.00
Traffic Control Services, Arrow Boards and Attenuator trucks - (Includes labor, equipment and fuel)			day				\$0.00
SUBTOTAL DIRECT EXPENSES							\$3,634.00

FEE SCHEDULE

TASK DESCRIPTION	PROJECT MANAGER	SURVEYOR RPLS SENIOR	SURVEYOR RPLS	SURVEYOR RPLS JUNIOR	SURVEY TECHNICIAN SIT	SURVEY TECHNICIAN	ADMIN/ CLERICAL	TOTAL LABOR HRS. & COSTS	NO OF DWGS	HR / SHT
RIGHT-OF-WAY SURVEY										
RIGHT-OF-WAY MAPPING - TRADITIONAL ROW MAP								0		
ABSTRACTING/PREPARE ABSTRACT MAP								0	N/A	N/A
ABSTRACTING / PLOT APPROXIMATELY 25 DEEDS / PREPARE OWNERSHIP MAP	2	4		2	10	40	2	60	N/A	N/A
PREPARE PRELIMINARY RIGHT-OF-WAY SHEETS								0	N/A	N/A
LOCATE FRONT PROPERTY CORNERS / PREPARE APPARENT RIGHT-OF-WAY MAP	2	6		4	20	30	2	64	N/A	N/A
PREPARE PARCEL PLATS AND FIELD NOTES								0		
QA/QC / PROJECT UPDATE MEETINGS	16	4		2	6		2	30	N/A	N/A
PREPARE FINAL RIGHT-OF-WAY SHEETS								0	N/A	N/A
HOURS SUB-TOTALS	20	14	0	8	36	70	6	154	0	
CONTRACT RATE PER HOUR	\$250.00	\$215.00	\$215.00	\$190.00	\$135.00	\$115.00	\$130.00			
TOTAL LABOR COSTS	\$5,000.00	\$3,010.00	\$0.00	\$1,520.00	\$4,860.00	\$8,050.00	\$780.00	\$23,220.00		
% DISTRIBUTION OF STAFFING	12.99%	9.09%	0.00%	5.19%	23.38%	45.45%	3.90%			
SUBTOTAL FC 145								\$23,220.00		

TASK DESCRIPTION	SUPPORT MANAGER	SURVEYOR RPLS SENIOR	SURVEYOR RPLS	SURVEYOR RPLS JUNIOR	SURVEY TECHNICIAN SIT	SURVEY TECHNICIAN	ADMIN/ CLERICAL	TOTAL LABOR HRS. & COSTS	NO OF DWGS	HR / SHT
DESIGN SURVEY										
ROE LETTERS, TRACKING, REPORTS								0	N/A	N/A
ESTABLISH PROJECT CONTROL - TWO PAIRS OF CP / PROCESS SURVEY DATA	2	2		2		12	2	20	N/A	N/A
ESTABLISH CONTROL AND DIGITAL LEVEL LOOP								0	N/A	N/A
PREPARE CONTROL AND DATA SHEETS FOR 4 MONUMENTS	2	6		2	8	20	2	40		
SUE SUPPORT - SURVEY APPROXIMATELY 40 LEVEL A PIPELINE LOCATIONS	2	4		2	8	8	2	26	N/A	N/A
GEOTECH SUPPORT - SURVEY BOREHOLE LOCATIONS	1	4		1	4	4		14	N/A	N/A
FIELD SURVEY OF EXISTING IMPROVEMENTS; DRAINAGE FEATURES, CULVERTS,	2	6		2	12	8		30	N/A	N/A
MAPPING DRAINAGE FEATURES, VISIBLE UTILITIES, IMPROVEMENTS, CROSS	2	4		2	20	28		56	N/A	N/A
FIELD SURVEY OF EXISTING IMPROVEMENTS; DRAINAGE CROSS SECTIONS								0	N/A	N/A
PREPARE DGN, DTM AND TIN FILES IN ORD FORMAT	1	2		2	16	16		37	N/A	N/A
MERGE AND UPDATE DTM AND TIN FILES								0	N/A	N/A
MERGE AND UPDATE PLANIMETRIC (DGN) FILES								0	N/A	N/A
MAPPING; DRAINAGE FEATURES, VISIBLE UTILITIES, IMPROVEMENTS, CROSS								0	N/A	N/A
RE Stake ROW (3) TIMES	2	6		2	12	6	2	30	N/A	N/A
QA/QC / ADDRESS COMMENTS / FINAL DELIVERABLES	2	4		3	4	2	2	17	N/A	N/A
HOURS SUB-TOTALS	16	38	0	18	84	104	10	270	0	
CONTRACT RATE PER HOUR	\$250.00	\$215.00	\$215.00	\$190.00	\$135.00	\$115.00	\$130.00			
TOTAL LABOR COSTS	\$4,000.00	\$8,170.00	\$0.00	\$3,420.00	\$11,340.00	\$11,960.00	\$1,300.00	\$40,190.00		
% DISTRIBUTION OF STAFFING	5.93%	14.07%	0.00%	6.67%	31.11%	38.52%	3.70%			
SUBTOTAL FC 160 (150)								\$40,190.00		

FEE SCHEDULE

LABOR SUMMARY BY FUNCTION CODE	SUPPORT MANAGER	SURVEYOR RPLS SENIOR	SURVEYOR RPLS	SURVEYOR RPLS JUNIOR	SURVEY TECHNICIAN SIT	SURVEY TECHNICIAN	ADMIN/ CLERICAL	TOTAL MH BY FC	TOTAL COSTS BY FC
RIGHT-OF-WAY SURVEY FC 130 (130)	20	14	0	8	36	70	6	154	\$23,220.00
DESIGN SURVEY	16	38	0	18	84	104	10	270	\$40,190.00
SUBTOTAL LABOR EXPENSES	36	52	0	26	120	174	10		\$63,410.00

UNIT COSTS	# OF UNITS	2- Person Survey COST/UNIT	UNIT				
ESTABLISH HORIZONTAL AND VERTICAL CONTROL	16	\$ 205.00	HOUR				\$3,280.00
FIELD SURVEY - LOCATE ROW/PROPERTY CORNERS	55	\$ 205.00	HOUR				\$11,275.00
FIELD SURVEY - OBTAIN DESIGN SURVEY DATA	44	\$ 205.00	HOUR				\$9,020.00
FIELD SURVEY - SUE PIPELINE LOCATIONS (5 Visits)	33	\$ 205.00	HOUR				\$6,765.00
FIELD SURVEY - GEOTECH BOREHOLE LOCATIONS (2 Visits)	20	\$ 205.00	HOUR				\$4,100.00
FIELD SURVEY - RESTAKE ROW (3 Visits)	45	\$ 205.00	HOUR				\$9,225.00
ROW ACQUISITION PARCELS - M&B DESCRIPTIONS AND PARCEL PLATS	11	\$ 5,000.00	EACH				\$55,000.00
SET ROW MONUMENTS AND PARCEL CORNERS		\$ 205.00	HOUR				\$0.00
SUBTOTAL UNIT COSTS	224						\$98,665.00

OTHER DIRECT EXPENSES	# OF UNITS	COST/UNIT	UNIT				
Mileage	800	\$0.725	mile				\$580.00
Certified Letter Return Receipt			each				\$0.00
Standard Postage			each				\$0.00
Deed Copies	80	\$3.00	sheet				\$240.00
SUBTOTAL DIRECT EXPENSES							\$820.00

SUMMARY	
TOTAL COSTS FOR SUR ONLY	\$63,410.00
NON-SALARY (UNIT COSTS) FOR SUR ONLY	\$98,665.00
NON-SALARY (OTHER DIRECT EXPENSES) FOR SUR ONLY	\$820.00
GRAND TOTAL	\$162,895.00

FEE SCHEDULE

TASK DESCRIPTION	PROJECT MANAGER	ENGINEER SENIOR	ENGINEER PROJECT	ENGINEER UTILITIES	ENGINEER TECHNICIAN	ENGINEER IN TRAINING I	CADD OPERATOR SENIOR	CADD OPERATOR	CADD OPERATOR JUNIOR	SUE MANAGER	SUE FIELD MANAGER	UTILITIES COORDINATOR SENIOR	UTILITIES COORDINATOR	UTILITIES FIELD INSPECTOR SENIOR	UTILITIES FIELD INSPECTOR	ENGINEERING SPECIALIST (UTILITY)	ADMIN/ CLERICAL	TOTAL LABOR HRS. & COSTS	NO OF DWGS	HR / SHT	
Utility Engineering																					
Utility Base Layout																			0	N/A	N/A
Utility Coordination Meetings			15								15								30	N/A	N/A
Utility Kick Off Mtg & Field Review																			0	N/A	N/A
Utility Conflict Matrix, CAD file and Contact List, Progress Mtg w State and it's reps																			0	N/A	N/A
Field Coordination			20								80								80	N/A	N/A
Utility Coordination																			0		
HOURS SUB-TOTALS	0	0	35	0	0	0	0	0	0	0	75	0	0	0	0	0	0	110		#REET	
CONTRACT RATE PER HOUR	\$100.00	\$100.00	\$185.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$185.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00				
TOTAL LABOR COSTS	\$0.00	\$0.00	\$6,475.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$13,875.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20,350.00			
PERCENTAGE OF STAFFING	0.00%	0.00%	31.82%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	68.18%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
SUBTOTAL FC 135 (135)																					\$20,350.00

LABOR SUMMARY BY FUNCTION CODE	PROJECT MANAGER	ENGINEER SENIOR	ENGINEER PROJECT	ENGINEER UTILITIES	ENGINEER IN TRAINING II	ENGINEER IN TRAINING I	CADD OPERATOR SENIOR	CADD OPERATOR	CADD OPERATOR JUNIOR	SUE MANAGER	SUE FIELD MANAGER	UTILITIES COORDINATOR SENIOR	UTILITIES COORDINATOR	UTILITIES FIELD INSPECTOR SENIOR	UTILITIES FIELD INSPECTOR	ENGINEERING SPECIALIST (UTILITY)	ADMIN/ CLERICAL	TOTAL MH BY FC	TOTAL COSTS BY FC
Utility Engineering	0	0	35	0	0	0	0	0	0	0	75	0	0	0	0	0	0	110	\$20,350.00
SUBTOTAL LABOR EXPENSES	0	0	35	0	0	0	0	0	0	0	75	0	0	0	0	0	0		\$20,350.00

UNIT COSTS	# OF UNITS	COST/UNIT	UNIT
SUE Mobilization/Demobilization			mte
SUE (Quality Level D)			LF
SUE (Quality Level C)			LF
SUE (Quality Level B - Utility Designation)	8,250	\$4.00	LF
SUE (Quality Level A - Utility Locate, Test Holes) Level A: 0 to 5 ft	10	\$2,850.00	each
SUE (Quality Level A - Utility Locate, Test Holes) Level A: > 5 to 8 ft	8	\$3,100.00	each
SUE (Quality Level A - Utility Locate, Test Holes) Level A: > 8 to 13 ft	4	\$3,300.00	each
SUE (Quality Level A - Utility Locate, Test Holes) Level A: > 13 to 20 ft			each
SUE (Quality Level A - Utility Locate, Test Holes) Level A: > 20 ft			FT
One (1) Designating Person with equipment			hour
Two (2) Designating Person with equipment			hour
Two (2) Person Vacuum Excavation with equipment			hour
Coring and repairing the pavement includes labor, equipment, and materials			each
See Truck Hoisting and Haul	16	\$875.00	each
SUBTOTAL UNIT COSTS			
			\$168,700.00

OTHER DIRECT EXPENSES	# OF UNITS	COST/UNIT	UNIT
Mileage			mte
Traffic Control Services, Arrow Boards and Attenuator trucks - (includes labor, equipment and fuel)			day
SUBTOTAL DIRECT EXPENSES			
			\$0.00

SUMMARY	
TOTAL COSTS FOR SUE ONLY	\$20,350.00
NON-SALARY (UNIT COSTS) FOR SUE ONLY	\$168,700.00
NON-SALARY (OTHER DIRECT EXPENSES) FOR SUE ONLY	\$0.00
GRAND TOTAL	\$128,050.00

APPENDIX A-2
Scope of Services (Hourly)

The work to be performed by the Engineer for additional services shall be approved in writing by the County, or LJA, prior to the Engineer starting any work on the task. Prior to initiating any work, the Engineer shall submit a scope of services and a proposed fee for each requested task for the County's review and approval. Tasks may include, but are not limited to, Construction Phase services or any other services deemed necessary by the County for the project.

Appendix B
Maximum Hourly Rates and Expenses - 23408 Schlipf Road

Tetra Tech

Job Classification	Maximum Raw Salary Rate
Principal	\$140.00
Senior Project Manager	\$125.00
Deputy Project Manager	\$100.00
Support Manager	\$110.00
Quality Manager	\$115.00
Senior Project Engineer	\$95.00
Project Engineer	\$75.00
Design Engineer	\$58.00
Senior Traffic Engineer	\$110.00
Traffic Engineer	\$75.00
Senior Structural Engineer	\$110.00
Structural Engineer	\$75.00
Engineer-In-Training II	\$50.00
Engineer-In-Training I	\$45.00
Graduate Engineer	\$45.00
Senior CADD Technician	\$65.00
CADD Technician	\$43.00
Junior CADD Technician	\$38.00
Senior Engineering Technician	\$65.00
Engineering Technician	\$46.00
Junior Engineering Technician	\$40.00
Admin/Clerical	\$45.00
Survey Project Manager (TX RPLS)	\$88.00
Project Manager (TX RPLS)	\$75.00
Survey Technician	\$40.00
Rod Person	\$20.00
3-Person Survey Crew	\$85.00
4-Person Survey Crew	\$97.00
SUE Project Manager	\$92.00
SUE Engineer-In-Training	\$55.00

Appendix C Insurance

Engineer's Insurance Requirements. Throughout the term of this Agreement, Engineer shall carry and maintain in force the insurance described herein.

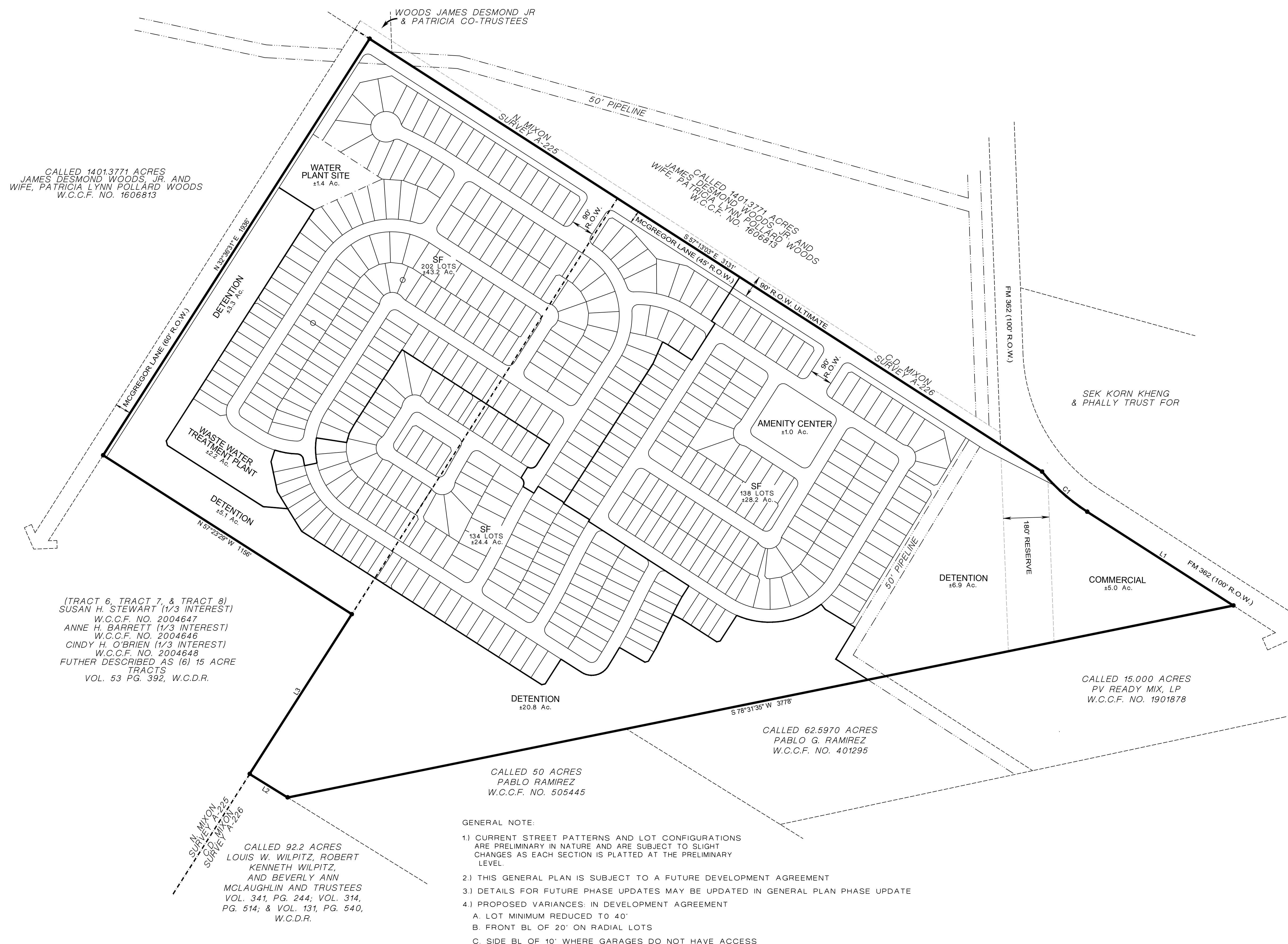
Commercial General Liability Insurance at least as broad as CG 00 01 (including protective liability coverage on operations of independent Engineers engaged in construction, blanket contractual liability coverage, products liability coverage, and explosion, collapse and underground hazards coverage) for the benefit of Engineer, against claims for personal injury, bodily injury and property damage, with a limit of not less than One Million Dollars (\$1,000,000) in the event of personal injury or bodily injury to any number of persons or of damage to property arising out of any one occurrence, and not less than \$1,000,000 in the aggregate applicable to this Program.

Workers' compensation insurance covering all employees of Engineer employed in, on or about the Program in order to provide statutory benefits as required by the laws of the State of Texas.

Automobile Liability: \$300,000 combined single limit per accident for bodily injury and property damage. County shall be named as Additional Insured for this coverage.

Professional Liability: \$1,000,000 aggregate covering Engineer in connection with the services to be provided by Engineer under this Agreement.

Engineer shall, upon County's request, furnish County with appropriate certificates evidencing the insurance required to be maintained by Engineer hereunder.



CALLED 1401.3771 ACRES
JAMES DESMOND WOODS JR. AND
WIFE, PATRICIA LYNN POLLARD WOODS
W.C.C.F. NO. 1606813

(TRACT 6, TRACT 7, & TRACT 8)
SUSAN H. STEWART (1/3 INTEREST)
W.C.C.F. NO. 2004647
ANNE H. BARRETT (1/3 INTEREST)
W.C.C.F. NO. 2004646
CINDY H. O'BRIEN (1/3 INTEREST)
W.C.C.F. NO. 2004648
FUTHER DESCRIBED AS [6] 15 ACRE
TRACTS
VOL. 53 PG. 392, W.C.D.R.

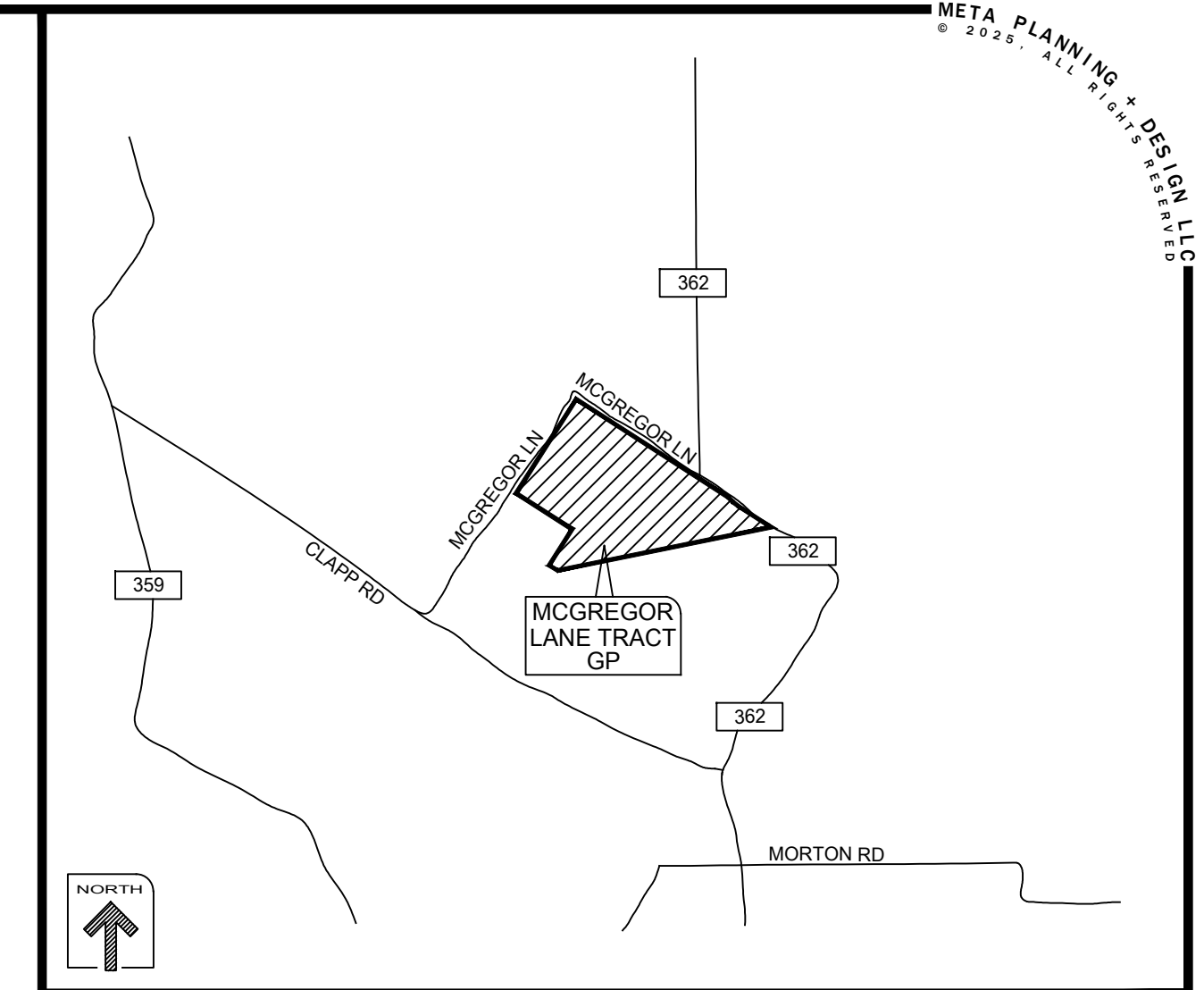
CALLLED 92.2 ACRES
LOUIS W. WILPITZ, ROBERT
KENNETH WILPITZ,
AND BEVERLY ANN
MCLAUGHLIN AND TRUSTEES
VOL. 341, PG. 244; VOL. 314,
PG. 514; & VOL. 131, PG. 540,
W.C.D.R.

CALLLED 50 ACRES
PABLO RAMIREZ
W.C.C.F. NO. 505445

CALLLED 62.5970 ACRES
PABLO G. RAMIREZ
W.C.C.F. NO. 401295

CALLLED 15.000 ACRES
PV READY MIX, LP
W.C.C.F. NO. 1901878

- GENERAL NOTE:
- CURRENT STREET PATTERNS AND LOT CONFIGURATIONS ARE PRELIMINARY IN NATURE AND ARE SUBJECT TO SLIGHT CHANGES AS EACH SECTION IS PLATTED AT THE PRELIMINARY LEVEL.
 - THIS GENERAL PLAN IS SUBJECT TO A FUTURE DEVELOPMENT AGREEMENT
 - DETAILS FOR FUTURE PHASE UPDATES MAY BE UPDATED IN GENERAL PLAN PHASE UPDATE
 - PROPOSED VARIANCES: IN DEVELOPMENT AGREEMENT
 - LOT MINIMUM REDUCED TO 40'
 - FRONT BL OF 20' ON RADIAL LOTS
 - SIDE BL OF 10' WHERE GARAGES DO NOT HAVE ACCESS
 - 60' RADIUS ON CUL-DE-SACS
 - 250' RADIUS ON LOCAL STREET CENTER LINES
 - ALL RIGHTS-OF-WAY ARE FIFTY FEET (50') IN WIDTH UNLESS OTHERWISE NOTED.



Vicinity Map (not to scale) KEYMAP 441C, 441D, 441G



POTENTIAL LOT COUNT				
LOT TYPE	PHASE I	REMAINING	TOTAL	PERCENTAGE
40s	+/-44 LOTS	+/-96 LOTS	+/-140 LOTS	29%
45s	+/-26 LOTS	+/-73 LOTS	+/-99 LOTS	21%
50s	+/-68 LOTS	+/-167 LOTS	+/-235 LOTS	50%
TOTAL	+/-138 LOTS	+/-336 LOTS	+/-474 LOTS	100%

LOT PROJECTIONS AND PHASING MAY BE ADJUSTED BASED ON PREVAILING MARKET CONDITIONS.

CURVE TABLE:

CURVE	ARC RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	766'	17°45'29"	237'	N 48°23'36" W	237'

LINE TABLE:

LINE	BEARING	DISTANCE
L1	S 57°16'20" E	680'
L2	N 58°12'35" W	175'
L3	N 32°36'31" E	743'

A GENERAL PLAN OF
MCGREGOR LANE TRACT
BEING 145.7± ACRES OF LAND

OUT OF THE
H&T.C.R.R. CO. SURVEY, A-185
N. MIXON SURVEY, A-225
C.D. MIXON SURVEY, A-226
WALLER COUNTY, TEXAS

OWNER/DEVELOPER:
GRBK EDGEWOOD, LLC
15115 PARK ROW BLVD #225
HOUSTON, TX 77084
409.573.6721
GREENBRICKPARTNERS.COM

ENGINEER:
WGA ENGINEERS
4526 RESEARCH FOREST DRIVE, SUITE 360
THE WOODLANDS, TX 77381
(281) 224-4721
AGEE@WGA-LLC.COM



Meta Planning + Design LLC
24285 KATY FREEWAY, SUITE 525
KATY, TEXAS 77494 | TEL: 281-810-1422

SCALE: 1" = 200'
0 200 400

FEBRUARY 4, 2026

HOU-I-251

DISCLAIMER AND LIMITED WARRANTY
THIS GENERAL PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF WALLER COUNTY SUBDIVISION ORDINANCE IN EFFECT AT THE TIME THIS PLAN WAS PREPARED ALONG WITH ANY VARIANCE OR VARIANCES TO THE PROVISIONS OF THE FOREMENTIONED ORDINANCE WHICH ARE SUBSEQUENTLY GRANTED BY THE CITY OF HOUSTON PLANNING COMMISSION. THIS GENERAL PLAN WAS PREPARED FOR THE LIMITED PURPOSE OF GUIDANCE IN THE PREPARATION OF ACTUAL ENGINEERING AND DEVELOPMENT PLANS. THIS LIMITED WARRANTY IS MADE IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, AND NEITHER META PLANNING + DESIGN LLC NOR ANY OF ITS OFFICERS, OR DIRECTORS, OR EMPLOYEES MAKE ANY OTHER WARRANTIES OR REPRESENTATIONS, EXPRESS OR IMPLIED CONCERNING THE DESIGN, LOCATION, QUALITY, CHARACTER OF ACTUAL UTILITIES OR OTHER FACILITIES IN, ON, OVER, OR UNDER THE PREMISES INDICATED IN THE GENERAL PLAN.

STATE OF TEXAS
 COUNTY OF WALLER

AGREEMENT BETWEEN WALLER COUNTY, TEXAS AND WATCH SYSTEMS, LLC FOR ACCESS TO AN ONLINE DATABASE

This Agreement for access to an online investigative database (“Agreement”) is entered into on the date of the last signature affixed hereto (“Effective Date”) by and between Waller County, Texas (“County”), a political subdivision of the State of Texas, and Watch Systems, LLC (“Contractor”), a Louisiana limited liability company, with its principal place of business at 4 Sanctuary Blvd, Suite 100, Mandeville, Louisiana 70471 (each referred to individually as “Party” and collectively as “Parties”).

WHEREAS, Contractor has developed a computer application known as OW Premier (the “Application”) that allows law enforcement agencies to manage, track, and monitor persons convicted of certain crimes in accordance with applicable law;

WHEREAS, the County desires to renew a subscription agreement with Watch Systems, LLC for the OW Premier database for use by law enforcement;

WHEREAS, Contractor wishes to renew said subscription agreement;

WHEREAS, the County and Contractor desire to enter into this Agreement to clarify and make explicit the rights, duties, and responsibilities between the Parties;

WHEREAS, the County and Contractor have the intent to comply with all applicable laws relative to the purchase;

NOW, THEREFORE, in consideration of the mutual covenants and agreements contained herein, the Parties agree as follows:

SECTION 1. AGREEMENT

- 1.1 **Services to be Performed:** Subject to the terms of this Agreement, Contractor hereby grants to County, and County hereby accepts a nonexclusive, nontransferable, limited and revocable license to access and use the OW Premier (the “Application”) program operated and maintained by Contractor.
- 1.2 **Contract Documents:** The following documents constitute the “Contract Documents”:
 - a. this Agreement;
 - b. the Renewal Quote, attached hereto as Exhibit A.
 - c. Watch Systems, LLC Master License Agreement General Terms and Conditions, attached hereto as Exhibit B.

All of the Documents referred to in this Section 1 are incorporated by reference and made a part of this Agreement for all purposes as though each were written word for word in this Agreement.

In interpreting this Agreement and resolving any ambiguities, the Contract Documents shall be given precedence in the following order: 1) this Agreement, 2) the Renewal Quote, 3) Watch Systems, LLC Master License Agreement General Terms and Conditions.

SECTION 2. DESIGNATED REPRESENTATIVES

- 2.1 County's Designated Representatives: The County designates the Sheriff as the Designated Representative with regard to the services performed under this Agreement.
- 2.2 Contractor's Designated Representatives: Contractor designates Katie LaFleur as its Designated Representative with regard to the services performed under this Agreement.
- 2.3 Changes to Designated Representatives: Either Party may change its Designated Representative(s) by providing written notice to the other Party.

SECTION 3. CONTRACTOR'S OBLIGATIONS

- 3.1 License: Contractor shall provide the County with a license to access and use OW Premier in accordance with Exhibits A and B.
- 3.2 Conference and Cooperation: Contractor shall confer with the County or the Designated Representative on an as needed basis to ensure the services are performed satisfactorily, and to make any necessary or requested adjustments. Contractor shall cooperate at all times with the County, and other contractors providing services to the county to maintain maximum efficiency.
- 3.3 Necessary and Qualified Staff: Contractor shall provide necessary staff, labor, and equipment to perform the services, and shall be responsible for any cost associated with implementing this Agreement. Contractor agrees to employ, maintain, and assign a sufficient number of competent and qualified personnel to provide the services required by this Agreement.

SECTION 4. MODIFICATIONS TO MASTER LICENSE AGREEMENT GENERAL TERMS AND CONDITIONS

- 4.1 Section 2: The language of Section 2 of the Systems, LLC Master License Agreement General Terms and Conditions (Exhibit B) is amended to the following:

“Except as otherwise permitted by this Agreement, Customer may not and shall not permit others with access through Customer to (a) use, copy, duplicate, reproduce, download, rent, sell, lease, publish, upload, post, transmit, commercialize, distribute, modify or display or transfer the Application(s) or any content provided thereon; (b) reverse engineer, reverse assemble, reverse compile, disassemble, decompile, or translate the Application(s), or otherwise attempt to derive the source code of the Application(s), or modify alter, amend, modify or create derivative works of the Application(s) or any updates thereof, or authorize any third party to do any of the foregoing; (c) develop, sell or distribute applications that are capable of launching, being launched from, or are otherwise integrated with

the Application(s); or (d) rent, lease, loan, resell for profit, distribute, sublicense or use in a time-sharing arrangement the Application(s), or any part thereof. Any attempt to do any of the foregoing is a violation of the rights of the Company. Usage of the Application(s) is subject to the Company's terms of use and privacy policy, as amended from time to time, current copies of which are available upon request from the Company, and the terms and conditions of which are hereby incorporated by reference. Company shall provide notice to Customer when its terms of use and privacy policy are amended, or otherwise changed. Customer agrees to keep intact all copyright and proprietary notices attached to the Application(s) and modification thereof without the Company's prior written consent shall constitute a breach of this Agreement and the Company's copyright and other proprietary rights. Customer shall not disclose any passwords or other security measures issued to Customer to any third party who is not authorized by this Agreement to access the Application(s).

- 4.2 Section 4: Section 4 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is deleted in its entirety, and replaced by Section 5 of this Agreement.
- 4.3 Section 5: Section 5 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is deleted in its entirety, and replaced by Section 6 of this Agreement.
- 4.4 Section 8: The language of Section 8 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is amended to the following:

“Confidentiality. It is expressly understood and agreed that the Application(s), including but without limitation its source code, formats and information, constitutes a valuable proprietary product and trade secret of Company embodying substantial creative efforts and confidential information, ideas, and expressions. In addition, pursuant to this Agreement and/or the use of the Application(s), a party may disclose to the other party software, technical processes, trade secrets, functional and technical specifications, designs, drawings, translations, analysis, research, processes, computer programs, beta versions, algorithms, methods, ideas, “know how,” and other technical information, materials, plans, projects (“Confidential Information”); provided, however, that Confidential Information does not include any information which the recipient can demonstrate was (a) publicly known through no fault or breach of this Agreement by the recipient; (b) already known to the recipient (by means not in violation of this Agreement) prior to disclosure to the recipient by the disclosing party; (c) lawfully disclosed by a third party; (d) independently developed without reference to the Confidential Information; or (e) disclosed pursuant to legal requirement or order. Each party will protect all Confidential Information of the other party with the same degree of care as it uses to avoid unauthorized use, disclosure, publication or dissemination of its own confidential information but in no event less than a reasonable degree of care. Notwithstanding the foregoing, Company understands Customer is a governmental entity bound to Texas Government Code Chapter 552, the Public Information Act, and other laws concerning

government records. Contractor shall clearly and noticeably mark all confidential information and documents it provides to the County pursuant to this Agreement. The County will make good faith efforts to promptly notify Contractor if any such information is requested in a public information request, subpoena, or other method so Contractor may argue against the release of such information. Contractor recognizes and understands that the final decision as to what information must be disclosed pursuant to the PIA lies with the Texas Attorney General. Contractor further agrees that the County may furnish information acquired through or pursuant to this Agreement and that is requested through the PIA to the Texas Attorney General for a determination of whether the information must be disclosed. Neither the County, nor any of its officers, or employees shall have any liability or obligation to any party for the disclosure to the public, or to any person or persons, of any items or data furnished to the County by Contractor in reliance on any statute, court opinion, court order, or the advice, decision, or opinion of the Texas Attorney General.”

- 4.5 Section 9: The language of Section 9 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is amended to the following:

“DISCLAIMERS. THE COMPANY HAS TAKEN DUE CARE IN THE DEVELOPMENT AND MAINTENANCE OF THE APPLICATION(S) BASED UPON ITS UNDERSTANDING OF THE REQUIREMENTS OF THE APPLICABLE LAWS, RULES AND/OR REGULATIONS. THE COMPANY WILL ENDEAVOR TO UPDATE THE APPLICATION(S) AND SERVICES TO ADDRESS ANY MODIFICATIONS TO SUCH REQUIREMENTS AND TO MAKE IMPROVEMENTS OR CORRECT IDENTIFIED ERRORS. THE INFORMATION OBTAINED FROM THE APPLICATION(S) AND/OR SERVICES IS NOT INTENDED TO, NOR SHOULD IT, SUPERSEDE OR SUPPLANT THE ADVICE AND INTERPRETATIONS OF CUSTOMER’S ADVISORS. CUSTOMER ACKNOWLEDGES AND AGREES THAT THE COMPANY HAS NO RESPONSIBILITY FOR CUSTOMER’S USE OF THE APPLICATION(S) OR SERVICES. CUSTOMER ACKNOWLEDGES AND AGREES THAT THE COMPANY IS NOT RESPONSIBLE FOR ANY DAMAGES OR LOSSES RELATED TO ANY SYSTEM ERRORS OR DEFECTS OR INTERRUPTIONS AFFECTING THE APPLICATION(S) AND SERVICES. CUSTOMER UNDERSTANDS THAT THE APPLICATION(S) AND SERVICES MAY BE UNAVAILABLE UNEXPECTEDLY AS A RESULT OF CIRCUMSTANCES BEYOND THE COMPANY’S CONTROL. CUSTOMER ACKNOWLEDGES AND AGREES THAT THE COMPANY RETAINS THE RIGHT TO MODIFY OR ALTER THE APPLICATION(S) AND SERVICES AT ANY TIME WITH NOTICE TO CUSTOMER. IN THE EVENT COMPANY MODIFIES OR ALTERS THE APPLICATION(S), CUSTOMER, IN ITS SOLE DISCRETION, MAY TERMINATE THIS AGREEMENT IN ACCORDANCE WITH SECTION 6.

Company shall provide for back-up protection of the data and information entered by Customer. This back-up procedure is the limit of Company's responsibility for ensuring the availability of the data and information entered by Customer and protecting against failures and loss of data. Company shall be held blameless and free from responsibility concerning any data or information loss that may occur under the back-up procedure, unless such loss results from Company's or its affiliates', officers', directors', members', managers', employees' or agents' act(s) or omission(s), or negligence. Company's sole responsibility for assuring that the data and information entered by Customer is protected from loss, damage, or error shall be limited to the back-up procedure herein described.

Company shall provide Customer with reasonable access to the Application(s). Access limitations due to third parties, including but not limited to Customer's internet provider, are not the responsibility of Company. Company does not guarantee or warrant that Customer shall have instant or unlimited access to the Application(s). Company's sole responsibility for assuring access to the Application(s) through the Internet shall be limited to maintaining the technical capacity of Company's internet connection as set forth in Exhibit A and/or the relevant Scope of Services addendum to this Agreement."

- 4.6 Section 10. The language of Section 10 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is amended to the following:

“WARRANTY. THE COMPANY AND ITS AFFILIATES, OFFICERS, DIRECTORS, MANAGERS, MEMBERS, EMPLOYEES AND AGENTS: (A) DO NOT WARRANT THE ACCURACY, COMPLETENESS, COMPREHENSIVENESS OR CURRENCY OF THE APPLICATION(S) DATA OR SERVICES, THE CONTENT PROVIDED THEREON OR THE FORMS, REPORTS OR RESPONSES GENERATED FROM THE APPLICATION(S)THE COMPANY MAKES NO WARRANTY OR GUARANTEE THAT THE APPLICATION(S) OR SERVICES WILL BE UNINTERRUPTED, AVAILABLE AT ANY TIME OR FROM A PARTICULAR LOCATION, SECURE OR ERROR-FREE. NOTWITHSTANDING THE FOREGOING, THE COMPANY AGREES THAT IT WILL USE ITS COMMERCIALY REASONABLE BEST EFFORTS TO MAINTAIN THE SECURITY, COMPLETENESS, COMPREHENSIVENESS AND CURRENCY OF THE APPLICATION(S) FROM VIRUSES OR OTHER POTENTIALLY HARMFUL COMPONENTS. INFORMATION AND DATA ACCESSIBLE THROUGH THE APPLICATION(S) HAVE BEEN ENTERED BY EITHER CUSTOMER OR BY THIRD PARTY USERS OF THE APPLICATION(S) OR OBTAINED FROM THIRD PARTY SOURCES, AND ANY RELIANCE BY CUSTOMER ON SUCH INFORMATION AND DATA IS THE SOLE AND EXCLUSIVE ASSUMPTION OF RISK BY CUSTOMER. Company does **not represent that information and data provided by third parties are accurate or free from**

- errors, and Company shall be held blameless for any errors attributable to third parties in the data and information accessible through the Application(s).”
- 4.7 Section 11. The language of Section 11 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is amended to the following:
- “**Limitation of Liability; Indemnification; Remedies.** Neither the Company nor its affiliates, officers, directors, members, managers, employees or agents shall be liable under any claim, demand or action arising out of or relating to the Company services or Customer’s reliance upon the information provided by the Application(s). Further, Company shall not have any responsibility for defects caused by Customer’s failure to comply in any respect with the relevant instructions for the Application(s), for defects caused by Customer’s inaccurate or improper inputting of data, for defects caused by unqualified users, for defects caused by unauthorized alterations of the Application(s), for defects which are attributable to the Internet, for any defect caused by force majeure, or for any other defect which is not attributable to Company. Customer’s sole remedy in the event Company breaches its warranty with respect to services will be to have Company reperform the defective services and/or to terminate the Agreement. In no event will the Company, its affiliates, officers, directors, employees or agents have any liability for direct, special, incidental, consequential or punitive damages, including without limitation damages due to lost profits or business interruption. Without limiting any of the foregoing terms, the Company’s liability in connection with this Agreement shall not exceed an amount equal to the Fees paid by Customer in the preceding twelve (12) months.”
- 4.8 Section 14.4: Section 14.4 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is deleted in its entirety, and replaced by Section 16.1 of this Agreement.
- 4.9 Section 14.5: Section 14.5 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is deleted in its entirety, and replaced by Section 9.1 of this Agreement.
- 4.10 Section 14.6: Section 14.6 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is deleted in its entirety, and replaced by Section 17.16 of this Agreement.
- 4.11 Section 14.7: Section 14.7 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is deleted in its entirety, and replaced by Section 17.2 of this Agreement.
- 4.12 Section 14.10: Section 14.10 of the Watch Systems, LLC Master License Agreement General Terms and Conditions is deleted in its entirety, and replaced by Section 17.6 of this Agreement.

SECTION 5. CONTRACT PRICE

- 5.1 Compensation: In consideration of the services to be performed by the Contractor under

the terms of this Agreement, the County shall pay Contractor a fee for services actually performed four thousand five hundred dollars (\$4,500.00).

- 5.2 Invoices: Contractor shall submit an invoice to the County for services to be provided hereunder.
- 5.3 Payment: The County agrees to pay Contractor for goods and services the amount identified in Section 5.1 according to the terms and conditions of this Contract. The County shall pay all valid invoices in accordance with Texas Government Code Chapter 2251. The County will not pay an invoice in full if there is a dispute about the accuracy of the invoice.
- 5.4 Right to Withhold Payment: The County may withhold or nullify the whole or part of any payment to Contractor to such extent as the County deems necessary in the event that:
- a. Work is not performed in accordance with the Contract Documents, and the defective performance is not remedied as required by the County and in the timeframe required by the County;
 - b. The work performed is not to the satisfaction of the County, and the Contractor does not remedy the work performed to the satisfaction of the County; or
 - c. Contractor or its employees, staff, agents, or representatives cause damage to County property.
- 5.5 Right to Setoff: Notwithstanding anything to the contrary in this Agreement, and without prejudice to any other right or remedy the County has or may have, the County may set off or recoup any amount it owes to Contractor against any amount for which the County determines in good faith that Contractor owes the County.

SECTION 6. TERM AND TERMINATION

- 6.1 Term: This term of this Agreement shall begin on the Effective Date, and continue for a one (1) year period (the “Term”), unless either Party terminates this Agreement in accordance with its terms. The Term shall not automatically renew at expiration or termination of this Agreement.
- 6.2 Automatic Termination: This Agreement shall automatically terminate upon complete performance of the terms and conditions of the Agreement by each Party, or otherwise in accordance with its terms.
- 6.3 Termination for Failure to Perform: Either Party may terminate this Agreement if the other Party fails to perform in accordance with the terms of this Agreement, provided that the failure to perform is at no fault of the terminating Party. Contractor shall be responsible for any expenses it incurs after the date of termination.
- 6.4 Termination for Insolvency and Bankruptcy: The County, in its sole discretion, may immediately terminate this Agreement without notice and without the opportunity to cure if Contractor, or any of its parent or subsidiary business entities responsible for providing services under the Agreement become insolvent or files any petition for bankruptcy.
- 6.5 Termination for Cause or Convenience: The County may terminate this Agreement for cause or convenience, and without penalty, by providing written notice to the Contractor in accordance with Section 6.6. The notice must state the reasons for such termination. The Agreement will continue in force during the thirty (30) day notice period.

- 6.6 Notice of Termination: The terminating Party shall provide thirty (30) days written notice of termination to the other Party as provided in Section 16.12.
- 6.7 Opportunity to Cure: A Party receiving notice of termination for failure to perform in accordance with the terms of this Agreement shall have the opportunity to cure its failure to perform beginning on the day of its receipt of the written notice, and continuing for thirty (30) calendar days thereafter. The cure, if made, shall be to the terminating Party's satisfaction. If no cure is made, the Agreement will terminate on the date specified in the written termination notice, or if no date is specified, on the thirtieth (30th) calendar day after the date of receipt of the notice, unless otherwise agreed by the Parties.
- 6.8 County's Rights and Responsibilities Upon Termination: Upon termination, County shall cease use of the Application(s), and destroy all copies of the Application(s). County shall have sixty (60) days from the date of termination to download its Customer Information (defined in Section 7 of Exhibit B). County understands and acknowledges that Company has no obligation to retain Customer Information beyond sixty (60) days after the Company deactivates County's account.
- 6.9 Termination Without Penalty: Contractor shall not be entitled to any damages, whether direct or indirect, should the County choose to exercise its option to terminate.
- 6.10 Prorated Refund: In the event that the County terminates the Contract prior to the termination date provided in Section 6.1, Contractor shall refund to the County a prorated portion of the Compensation.

SECTION 7. NO EXCLUSION OR PAYMENT

- 7.1 No Exclusion or Payment: Contractor understands and agrees that this Agreement does not create an exclusive right for Contractor to provide the services contemplated by this Agreement.

SECTION 8. RECORDS AND AUDITS

- 8.1 Records and Audits: The County and the Waller County Auditor shall have access to and the right to examine any directly pertinent books, documents, papers, and records of Contractor involving transactions relating to this Agreement. The County shall give Contractor reasonable advance notice of intended inspections or audits. Contractor shall maintain records necessary for the County or the County Auditor to complete an audit, and to comply in all respects with any request by the County or the County Auditor for records and documents for the purpose of performing an audit.

SECTION 9. INTERPRETATION

- 9.1 Interpretation: This Agreement controls over any other document, order form, purchase order, terms, or conditions in regard to the services to be performed hereunder. Headings in this Agreement are inserted solely for convenience, and do not constitute a part of this Agreement, nor affect its meaning, construction, or intent. Whenever used in this Agreement, unless the context indicates otherwise, the singular will include the plural, the plural will include the singular, and the male gender will include the female gender. The words "include," "includes," and "including" are deemed to be followed by the words "without limitation," unless otherwise specified. In the event of any disputes over the meaning or application of this Agreement, it shall be interpreted fairly and reasonably, and

neither more strongly for nor against either Party.

SECTION 10. SITE INSPECTION AND COORDINATION

10.1 Site Inspection and Coordination: Contractor represents that Contractor is thoroughly acquainted with all matters relating to the performance of this Agreement. All services under this Agreement shall be coordinated under, and performed to the satisfaction of the County or the Designated Representative.

SECTION 11. PERMITS; COMPLIANCE WITH LAWS AND REGULATIONS.

11.1 Permits; Compliance with Laws and Regulations: Contractor shall possess or obtain any applicable permits required by municipal ordinance, county ordinance, or state or federal law for the performance of the services prior to executing this Agreement. Contractor shall perform its obligations pursuant to this Agreement in accordance with all federal, state, and local statutes, ordinances, laws, regulations, and executive, administrative, and judicial orders applicable to the services to be performed.

SECTION 12. INDEPENDENT CONTRACTOR.

12.1 Independent Contractor: In performing the services under this Agreement, Contractor and its employees are independent contractors. Contractor shall exercise independent judgment in performing its duties under this Agreement, in cooperation with the County, and is solely responsible for setting working hours, scheduling or prioritizing its work flow, and determining how the work is to be performed. No term or provision of this Agreement or act of the Contractor in the performance of this Agreement shall be construed as making Contractor or its employees an agent, servant, or employee of the County in any capacity or form.

SECTION 13. INDEMNITY.

13.1 **INDEMNITY: CONTRACTOR, ITS OFFICERS, DIRECTORS, PARTNERS, CONTRACTORS, EMPLOYEES, REPRESENTATIVES, AGENTS, SUCCESSORS, ASSIGNS, VENDORS, GRANTEES, AND/OR TRUSTEES (COLLECTIVELY REFERRED TO AS "CONTRACTOR" FOR PURPOSES OF THIS SECTION), AGREE TO RELEASE, DEFEND, INDEMNIFY, AND HOLD HARMLESS THE COUNTY AND ITS OFFICERS, OFFICIALS, DEPARTMENT HEADS, REPRESENTATIVES, AGENTS, AND EMPLOYEES (COLLECTIVELY REFERRED TO AS "COUNTY" FOR PUPOSES OF THIS SECTION) FROM ANY AND ALL CLAIMS, DEMANDS, DAMAGES, INJURIES – INCLUDING DEATH – LIABILITIES, AND EXPENSES (INCLUDING ATTORNEY'S FEES AND COSTS OF DEFENSE) ARISING DIRECTLY OUT OF OR RESULTING FROM THE OPERATION OR PERFORMANCE OF CONTRACTOR UNDER THIS AGREEMENT. THE COUNTY WILL NOT ACCEPT LIABILITY FOR INJURIES THAT ARE THE RESULT OF THE NEGLIGENCE, MALFEASANCE, ACTION, OR OMMISION OF CONTRACTOR. CONTRACTOR AGREES TO ACCEPT LIABILITY FOR INJURIES TO ITSELF OR OTHERS CAUSED BY ITS OWN NEGLIGENCE, MALFEASANCE, ACTION, OR OMMISSION. THIS INDEMNIFICATION PROVISION IS ALSO SPECIFICALLY INTENDED TO APPLY TO, BUT NOT BE LIMITED TO, ANY AND ALL CLAIMS, WHETHER CIVIL OR CRIMINAL, BROUGHT AGAINST COUNTY BY ANY**

GOVERNMENT AUTHORITY OR AGENCY RELATED TO ANY PERSON PROVIDING SERVICES UNDER THIS AGREEMENT THAT ARE BASED ON ANY FEDERAL IMMIGRATION LAW AND ANY AND ALL CLAIMS, DEMANDS, DAMAGES, ACTIONS, AND CAUSES OF ACTION OF EVERY KIND AND NATURE, KNOWN AND UNKNOWN, EXISTING OR CLAIMED TO EXIST, RELATING TO OR ARISING OUT OF ANY EMPLOYMENT RELATIONSHIP BETWEEN CONTRACTOR AND ITS EMPLOYEES OR SUBCONTRACTORS AS A RESULT OF THAT SUBCONTRACTOR'S OR EMPLOYEE'S EMPLOYMENT AND/OR SEPARATION FROM EMPLOYMENT WITH THE CONTRACTOR, INCLUDING BUT NOT LIMITED TO ANY DISCRIMINATION CLAIM BASED ON SEX, SEXUAL ORIENTATION OR PREFERENCE, RACE, RELIGION, COLOR, NATIONAL ORIGIN, AGE OR DISABILITY UNDER FEDERAL, STATE OR LOCAL LAW, RULE OR REGULATION, AND/OR ANY CLAIM FOR WRONGFUL TERMINATION, BACK PAY, FUTURE WAGE LOSS, OVERTIME PAY, EMPLOYEE BENEFITS, INJURY SUBJECT TO RELIEF UNDER THE WORKERS' COMPENSATION ACT OR WOULD BE SUBJECT TO RELIEF UNDER ANY POLICY FOR WORKERS COMPENSATION INSURANCE, AND ANY OTHER CLAIM, WHETHER IN TORT, AGREEMENT, OR OTHERWISE.

COUNTY SHALL HAVE THE RIGHT TO APPROVE DEFENSE COUNSEL TO BE RETAINED BY CONTRACTOR IN FULFILLING ITS OBLIGATION TO DEFEND AND INDEMNIFY COUNTY HEREUNDER, UNLESS SUCH RIGHT IS EXPRESSLY WAIVED BY COUNTY IN WRITING. COUNTY RESERVES THE RIGHT TO PROVIDE A PORTION OR ALL OF ITS OWN DEFENSE; HOWEVER, COUNTY IS UNDER NO OBLIGATION TO DO SO. ANY SUCH ACTION BY COUNTY IS NOT TO BE CONSTRUED AS A WAIVER OF CONTRACTOR'S OBLIGATION TO DEFEND COUNTY OR AS A WAIVER OF CONTRACTOR'S OBLIGATION TO INDEMNIFY COUNTY PURSUANT TO THIS AGREEMENT. IF CONTRACTOR FAILS TO RETAIN COUNTY APPROVED DEFENSE COUNSEL WITHIN TEN (10) BUSINESS DAYS OF COUNTY'S WRITTEN NOTICE THAT COUNTY IS INVOKING ITS RIGHT TO INDEMNIFICATION UNDER THIS AGREEMENT, COUNTY SHALL HAVE THE RIGHT TO RETAIN DEFENSE COUNSEL ON ITS OWN BEHALF, AND CONTRACTOR SHALL BE LIABLE FOR ALL REASONABLE ATTORNEY FEES AND COSTS INCURRED BY COUNTY. CONTRACTOR AND COUNTY AGREE TO FURNISH TIMELY WRITTEN NOTICE TO EACH OTHER OF ANY SUCH CLAIM.

THIS SECTION SHALL SURVIVE THE TERMINATION OF THIS AGREEMENT.

SECTION 14. INSURANCE REQUIREMENTS

- 14.1 Insurance Limits and Required Certificates: Contractor shall provide the County with certificates of insurance evidencing compliance with the requirements of this section. The certificates shall indicate the name of Watch Systems, LLC, the name of the insurance company, the policy number, and the term and limits of coverage. The insurance coverage must be with a company authorized to do business in the State of Texas, and shall be of the

following types and limits:

- a. Workers Compensation in accordance with the laws of the State of Texas.
 - b. Employers' Liability insurance with limits of not less than \$1,000,000 per injury by accident, \$1,000,000 per injury by disease, and \$1,000,000 per bodily injury by disease.
 - c. Comprehensive general liability insurance with a limit of not less than \$1,000,000 each occurrence and \$2,000,000 in the annual aggregate. Policy shall cover liability for bodily injury, personal injury, and property damage and products/completed operations arising out of the business operations of the policy holder.
 - d. Business Automobile Liability coverage for owned, non-owned, and hired vehicles, with minimum limits of not less than \$1,000,000 each occurrence combined single limit for Bodily Injury and Property Damage combined.
- 14.2 Additional Insured: Contractor's insurance policies that cover performance under this Agreement shall name the County as an additional insured.
- 14.3 Certificates of Insurance: Contractor shall provide the County with certificates of such insurance within thirty (30) days of the Effective Date, and the certificates shall indicate insurance coverage as of the Effective Date.
- 14.4 No Decrease in Liability: The County's acceptance of the certificates of insurance shall not relieve or decrease Contractor's liability.
- 14.5 No Cancellation or Modification: Contractor shall not cancel or modify the insurance coverages required by this Agreement without providing thirty (30) days written notice to the County. Contractor shall not allow a lapse in the insurance coverage specified in this Agreement during the Term.

SECTION 15. ASSIGNMENT

- 15.1 Assignment: Contractor shall not sell, assign, transfer, or convey this Agreement, in whole or in part, without the prior written consent of the County. The following conditions must be met before any permitted assignment becomes effective: a) Contractor must give written notice of a proposed assignment to the County at least thirty (30) days prior to the effective date of the assignment; b) the assignee must explicitly accept all of Contractor's obligations under this Agreement; c) Contractor must retain its obligations to the County under this Agreement until the assignment is effective; d) the Assignment must be executed by both Contractor and the assignee; e) Contractor must provide the County a fully executed assignment agreement not later than five (5) business days after the assignment is signed, and f) the County provides a signed, written consent to the assignment.

SECTION 16. MISCELLANEOUS PROVISIONS

- 16.1 Recitals: The Recitals are incorporated into this Agreement.
- 16.2 Jurisdiction and Venue: This Agreement is made in and shall be construed according to the laws of the State of Texas, without regard to its conflict of laws provisions. Venue of any court action(s) brought directly or indirectly by reason of this Agreement shall be in a court of competent jurisdiction in Waller County, Texas. This Agreement is made and is to be

performed in Waller County, Texas.

- 16.3 Right of Review: The County or the Designated Representative may review and inspect any and all of the services performed by Contractor under this Agreement. The is granted the right to audit, at the County's election, all of Contractor's records and billings related to the performance of this Agreement as may be reasonably necessary. Contractor agrees to retain such records for a minimum of three (3) years following completion of this Agreement. Any payment, settlement, satisfaction, or release made or provided during the course of performance of this Agreement shall be subject to County's rights as may be disclosed by a review under this section.
- 16.4 No Subcontractors: Contractor shall not subcontract any portion of its duties under this Agreement, unless the County has provided prior written consent. In the event that the County provides written consent for a portion of the services to be performed by a subcontractor, the subcontractor must agree to be bound by the terms of this Agreement.
- 16.5 No Waiver: No claim or right arising out of a breach of this Agreement can be discharged in whole or in part by a waiver or renunciation of the claim or right unless the waiver or renunciation is supported by consideration and is in writing signed by the aggrieved party. The County's failure to require strict performance of any provision of this Agreement does not waive or diminish the County's right thereafter to demand strict compliance with that or any other provision. The County's waiver or failure to exercise in any respect any right provided for in this agreement shall not be deemed a waiver of any further right under this agreement. The County and its employees, officers, and officials do not waive, modify, or alter to any extent any of their defenses, immunities, or remedies.
- 16.6 Force Majeure: Neither Party shall be deemed to have breached any provision of this Agreement as a result of any delay, failure in performance, or interruption of services resulting directly or indirectly from acts of God, network failures, acts of civil or military authorities, civil disturbances, wars, energy crises, fires, transportation contingencies, interruptions in third-party telecommunications, or Internet equipment or service, or other catastrophes, or any other occurrences which are reasonably beyond a Party's control. The Parties are required to use due caution and preventive measures to protect against the effects of force majeure, and the burden of proving that a force majeure event has occurred shall rest on the Part seeking relief under this provision. The Party seeking relief due to force majeure is required to promptly notify the other Party in writing, citing the details of the force majeure event and the relief sought, and shall resume performance immediately after the obstacles to performance caused by a force majeure event have been removed, provided the Agreement has not been terminated. Delay or failure of performance, by either Party to this Agreement, causes solely by a force majeure event, shall be excused for the period of delay caused solely by the force majeure event.
- 16.7 Tax Exempt: The County is tax-exempt, and will not pay a tax from which it is exempt. Tax exempt paperwork may be provided upon written request.
- 16.8 No Arbitration: A dispute arising under this Agreement shall not be subject to arbitration.
- 16.9 Waiver of Subrogation: Contractor and Contractor's insurance carrier waive any and all rights whatsoever with regard to subrogation against the County as indirect parties to any suit arising out of personal or property damages resulting from Contractor's, its

employees’, or permitted subcontractors’ performance under this Agreement.

- 16.10 Authority to Sign: Signatories to this Agreement represent and warrant that they have the authority to bind the respective parties.
- 16.11 Confidentiality: The County is bound by Texas Government Code Chapter 552, the Public Information Act, and other laws concerning government records. Contractor shall clearly and noticeably mark all confidential information and documents it provides to the County pursuant to this Agreement. The County will make good faith efforts to promptly notify Contractor if any such information is requested in a public information request, subpoena, or other method so Contractor may argue against the release of such information. Contractor recognizes and understands that the final decision as to what information must be disclosed pursuant to the PIA lies with the Texas Attorney General. Contractor further agrees that the County may furnish information acquired through or pursuant to this Agreement and that is requested through the PIA to the Texas Attorney General for a determination of whether the information must be disclosed. Neither the County, nor any of its officers, or employees shall have any liability or obligation to any party for the disclosure to the public, or to any person or persons, of any items or data furnished to the County by Contractor in reliance on any statute, court opinion, court order, or the advice, decision, or opinion of the Texas Attorney General.
- 16.12 Notices: Notices delivered hereunder shall be in writing and shall be delivered by personal delivery or certified mail, return receipt requested. Mailed notices shall be deemed received three (3) business days after the notice is placed in the mail with proper postage paid. Any notice or certification to be provided pursuant to this Agreement shall be delivered to the following persons, unless a substitute representative is designated in writing:

To the County:

Waller County Judge
425 FM 1488
Hempstead, Texas 77445

To Contractor:

Attn: Accounts Receivable
4 Sanctuary Blvd, Suite 100
Mandeville, LA 70471

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, this Agreement has been entered into as of the last date of signature affixed hereto.

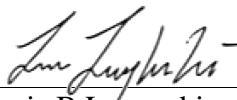
COUNTY

CONTRACTOR

WALLER COUNTY, TEXAS
a political subdivision of the State of Texas

WATCH SYSTEMS, LLC
a Louisiana limited liability company

Carbett "Trey" Duhon, III
County Judge



Louis B Lyzynski
CEO

Date

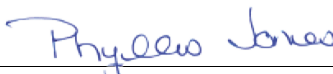
2-20-2026

Date

ATTEST

ATTEST

Debbie Hollan
County Clerk



Phyllis Jones
Controller



Quote # Q-00971
Date 1/26/2026

Watch Systems, LLC
 4 Sanctuary Blvd, Suite 100,
 Mandeville, LA 70471

Customer Information

Bill to
 Waller County TX SO
 100 Sheriff R Glenn Smith Dr.,
 Hempstead, Texas 77445

Ship to
 Waller County TX SO
 100 Sheriff R Glenn Smith Dr.,
 Hempstead, Texas 77445

Contact Information

Prepared by
 Katie LaFleur
 kcormaci@watchsystems.com
 (985) 415-6434

Prepared for
 Geary Stephens
 g.stephens@wallercounty.us
 (979) 826-8282

Product Information

OffenderWatch Premier - WS303

Code	Name	Description	Subscription Type
WS301	Enterprise License	Annual fee for OffenderWatch Suites which includes agency database, web site, mobile app and SVN.	Renewable
WS515	Mobile Ops App	Annual OffenderWatch Mobile Service. Mobile app that allows law enforcement to conduct address verifications in the field.	Renewable
WS516	Portal Page	Annual Portal Page fee	Renewable
WS502	Email Notification	Annual Agency Email Alerts Service	Renewable
WS520	Family Safety App	Annual Safe Virtual Neighborhood (SVN) services...Mobile app that alerts parents when their children are in contact with a sex offender.	Renewable
WS503	Booking Alerts	Annual Notification of Booking Alerts Service. ... Alerts law enforcement when an offender is booked or released from incarceration.	Renewable
WS508	Express Check-in	Annual OffenderWatch Express Service...Offenders can reregister online to speed up the verification process when they come into the office.	Renewable
WS2002	Standard Implementation	Standard Implementation includes a 90-day implementation plan that will be shared during a kickoff call. Kickoff calls typically occur within 14 days (about 2 weeks) of contract signing; however, this will depend on Agency staff availability including the Agency Executive Sponsor.	One-time

Renewable Total \$4,500.00
One-Time Fees \$0.00
Quote Total \$4,500.00

Payment and Billing Terms

Subscription Term (months) 12
Payment Frequency Annual

Payment Terms

Net 30

Contract Terms

Contract Effective Date: Contract becomes effective upon signature date of this Quote Document.

Renewal Terms: Upon the Subscription Expiration Date, this Subscription will automatically renew for consecutive one (1) year terms unless a party notifies the other of its intent not to renew at least sixty (60) days prior to the end of the then-current Subscription term.

Invoicing: Your agency will be invoiced with the execution of the agreement, payment is due Net 30 days. A 10% late fee will be applied to any invoice more than 10 days past due.

Annual Renewal Cost: The annual renewal cost for OffenderWatch and other subscription is subject to increase based on Federal requirements, market conditions, increasing product value, customer deployment scenarios, and other factors.

Terms & Conditions: <https://www.offenderwatch.com/license-agreement>

Additional Information

This agreement upgrades the current contract to OW Premier for a total contract value of \$4500.00, which incorporates the existing contract value.

Key Personnel

Please provide contact information below for your key personnel and billing assigned to this effort.

Name	Function	Phone	Email
	Project Manager		
	IT Coordinator		
	GIS Coordinator		
	Accounting/Billing/PO		

Agreed to and Accepted by

Waller County TX SO

Name: _____

Title: _____

Date: _____

Signature: _____

Is a Purchase Order ("PO") required for invoicing?

Yes No

December 1, 2025

Alan Younts
County Auditor
400 Sheriff R Glenn Smith Dr,
Hempstead, TX 77445

I am pleased to confirm our understanding of the terms of our engagement and the nature and limitations of the services I am to provide for Waller County, Texas.

In order to prepare and complete the Excel Schedule, I will need the following items:

- 1) PDF's of each lease for each vehicle dated between January 1, 2025 and December 31, 2025. Also, all current vehicle leases that are still valid during the Audit Year (January 1, 2025 through December 31, 2025.)

The sufficiency of the procedures performed or to be performed is solely the responsibility of the Waller County Auditor's office.

I plan to begin my procedures on approximately April 1, 2025, and, unless unforeseeable problems are encountered, the engagement should be completed by April 30, 2025.

I estimate that the fees for this service will be \$4,000.00

I appreciate the opportunity to assist you and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let me know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to me. If the need for additional procedures arises, or the procedures need to be modified, my agreement with you will need to be revised. It is customary for me to enumerate these revisions in an addendum to this letter.

Steven L. Crain
Consultant

RESPONSE:

This letter correctly sets forth the understanding of the Waller County Auditor and Steven Crain.

By: *Am Yacants*

Title: *County Auditor*

Date: *2-23-26*

CONTINUATION SHEET

AIA DOCUMENT G703 - Computerized

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed Certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D		E WORK COMPLETED THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	H % (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)							
SWING SPACE DESIGN BUILD SERVICES																
SWING SPACE TOTALS		0.00	184,531.00	184,531.00	1,825,812.00	2,375,265.39	0.00	2,375,265.39	2,375,265.39	0.00	0.00	2,375,265.39	100%	0.00	0.00	
23 NEW COURTHOUSE DESIGN BUILD SERVICES																
23.1A	Courthouse Replacement Design Fees (Prog/SDs)	1,118,000.00	667,990.00	357,154.82	0.00	357,154.82	138,248.83	495,403.65	495,403.65	0.00	0.00	495,403.65	100%	0.00	0.00	
23.1B	Courthouse Replacement Design Fees (DDs)	0.00	0.00	642,880.48	0.00	642,880.48	248,846.09	891,726.57	891,726.57	0.00	0.00	891,726.57	100%	0.00	0.00	
23.1C	Courthouse Replacement Design Fees (CDs)	0.00	0.00	785,954.70	0.00	785,954.70	303,933.33	1,089,888.03	1,089,888.03	0.00	0.00	1,089,888.03	100%	0.00	0.00	
23.1D	Courthouse Replacement C.A. Services	0.00	0.00	0.00	0.00	0.00	825,672.75	825,672.75	825,672.75	0.00	0.00	825,672.75	100%	0.00	0.00	
23.2	Ex. Courthouse Demo Design Fees	0.00	30,000.00	30,000.00	0.00	30,000.00	0.00	30,000.00	30,000.00	0.00	0.00	30,000.00	100%	0.00	0.00	
23.3	Courthouse Replacement FF&E Design Fees	0.00	284,999.00	284,999.00	0.00	284,999.00	242,026.00	527,025.00	527,025.00	0.00	0.00	527,025.00	100%	0.00	0.00	
23.4	Courthouse Replacement Reimbursable Allw.	5,000.00	43,750.00	48,750.00	0.00	48,750.00	35,000.00	83,750.00	58,625.00	0.00	0.00	58,625.00	70%	25,125.00	0.00	
23.5	Survey	0.00	20,990.00	20,990.00	0.00	20,990.00	0.00	20,990.00	20,990.00	0.00	0.00	20,990.00	100%	0.00	0.00	
23.6	M.E.P., 3rd Party Review	0.00	36,000.00	36,000.00	0.00	36,000.00	0.00	36,000.00	36,000.00	0.00	0.00	36,000.00	100%	0.00	0.00	
23.7	DAS System Design Fees	0.00	0.00	0.00	0.00	0.00	45,100.00	45,100.00	0.00	0.00	0.00	0.00	0%	45,100.00	0.00	
23.8	Design/Builder Preconstruction Services	100,000.00	0.00	100,000.00	0.00	100,000.00	0.00	100,000.00	100,000.00	0.00	0.00	100,000.00	100%	0.00	0.00	
23.9	General Conditions	0.00	0.00	0.00	0.00	0.00	3,309,611.00	3,309,611.00	3,309,611.00	0.00	0.00	3,309,611.00	100%	0.00	0.00	
23.10	Mobilization (Temp. Fence, Trailer, Etc.)	0.00	0.00	0.00	0.00	0.00	65,000.00	65,000.00	65,000.00	0.00	0.00	65,000.00	100%	0.00	0.00	
23.11	Subcontractor Default Insurance	0.00	0.00	0.00	0.00	0.00	446,540.00	446,540.00	439,379.00	0.00	0.00	439,379.00	98%	7,161.00	0.00	
23.12	General Liability & Builder's Risk Insurance	0.00	0.00	0.00	0.00	0.00	297,728.00	297,728.00	297,728.00	0.00	0.00	297,728.00	100%	0.00	0.00	
23.13	AGC Fees	0.00	0.00	0.00	0.00	0.00	29,425.00	29,425.00	29,425.00	0.00	0.00	29,425.00	100%	0.00	0.00	
23.14	Payment & Performance Bonds	0.00	0.00	0.00	0.00	0.00	505,348.00	505,348.00	502,786.00	0.00	0.00	502,786.00	99%	2,562.00	0.00	
23.15	Design/Builder Overhead & Profit	50,310.00	46,799.00	97,109.00	0.00	97,109.00	1,666,017.00	1,763,126.00	1,745,494.74	0.00	0.00	1,745,494.74	99%	17,631.26	0.00	
24 Demolition & Abatement																
24.1	Structure Demolition & Salvaged Items	0.00	0.00	0.00	0.00	0.00	338,500.00	338,500.00	338,500.00	0.00	0.00	338,500.00	100%	0.00	0.00	
24.2	3rd Party Indoor Air Monitor for Abatement	0.00	0.00	0.00	0.00	0.00	22,800.00	22,800.00	22,800.00	0.00	0.00	22,800.00	100%	0.00	0.00	
24.3	Asbestos Abatement	0.00	0.00	0.00	0.00	0.00	225,000.00	225,000.00	225,000.00	0.00	0.00	225,000.00	100%	0.00	0.00	
25 Sitework																
25.1	Concrete Paving (Tucker)	0.00	0.00	0.00	0.00	0.00	330,000.00	330,000.00	330,000.00	0.00	0.00	330,000.00	100%	0.00	0.00	
25.2	Concrete Sidewalks (Tucker)	0.00	0.00	0.00	0.00	0.00	70,000.00	70,000.00	70,000.00	0.00	0.00	70,000.00	100%	0.00	0.00	
25.3	Earthwork (Cannon Construction)	0.00	0.00	0.00	0.00	0.00	243,920.00	243,920.00	243,920.00	0.00	0.00	243,920.00	100%	0.00	0.00	
25.4	Erosion Control	0.00	0.00	0.00	0.00	0.00	21,048.00	21,048.00	21,048.00	0.00	0.00	21,048.00	100%	0.00	0.00	
25.5	Termite Control	0.00	0.00	0.00	0.00	0.00	2,995.00	2,995.00	2,995.00	0.00	0.00	2,995.00	100%	0.00	0.00	
25.6	Pavement Markings & Signage	0.00	0.00	0.00	0.00	0.00	24,515.00	24,515.00	24,515.00	0.00	0.00	24,515.00	100%	0.00	0.00	
25.7	Fencing	0.00	0.00	0.00	0.00	0.00	88,606.00	88,606.00	88,606.00	0.00	0.00	88,606.00	100%	0.00	0.00	
25.8	Landscape / Irrigation	0.00	0.00	0.00	0.00	0.00	143,000.00	143,000.00	143,000.00	0.00	0.00	143,000.00	100%	0.00	7,150.00	
25.9	Site Utilities (Cannon Construction)	0.00	0.00	0.00	0.00	0.00	159,573.00	159,573.00	159,573.00	0.00	0.00	159,573.00	100%	0.00	0.00	
25.10	Temporary - Vehicular Access & Parking	0.00	0.00	0.00	0.00	0.00	29,650.00	29,650.00	0.00	0.00	0.00	0.00	0%	29,650.00	0.00	
25.11	Traffic Control & Barricades	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00	0.00	0.00	0.00	0.00	0%	5,000.00	0.00	
25.12	Temporary - Barriers & Enclosures	0.00	0.00	0.00	0.00	0.00	15,000.00	15,000.00	0.00	0.00	0.00	0.00	0%	15,000.00	0.00	
26 Concrete Work																
26.1	Concrete Staining	0.00	0.00	0.00	0.00	0.00	29,660.00	29,660.00	29,660.00	0.00	0.00	29,660.00	100%	0.00	0.00	
26.2	Polished Concrete Finishes	0.00	0.00	0.00	0.00	0.00	25,319.00	25,319.00	25,319.00	0.00	0.00	25,319.00	100%	0.00	0.00	
26.3	Concrete Piles (Tucker)	0.00	0.00	0.00	0.00	0.00	400,000.00	400,000.00	400,000.00	0.00	0.00	400,000.00	100%	0.00	0.00	
26.4	Building Foundation & Slab (Tucker)	0.00	0.00	0.00	0.00	0.00	501,315.00	501,315.00	501,315.00	0.00	0.00	501,315.00	100%	0.00	0.00	
26.5	Elevated Concrete (Tucker)	0.00	0.00	0.00	0.00	0.00	275,000.00	275,000.00	275,000.00	0.00	0.00	275,000.00	100%	0.00	0.00	
26.6	Site & Parking Concrete Work (Tucker)	0.00	0.00	0.00	0.00	0.00	425,000.00	425,000.00	425,000.00	0.00	0.00	425,000.00	100%	0.00	0.00	
27 Masonry																
27.1	Mobilization, Submittals, Shop Drawings, & Engin	0.00	0.00	0.00	0.00	0.00	106,840.00	106,840.00	106,840.00	0.00	0.00	106,840.00	100%	0.00	0.00	
27.2	GFRC (North) (Camarata)	0.00	0.00	0.00	0.00	0.00	185,668.00	185,668.00	185,668.00	0.00	0.00	185,668.00	100%	0.00	0.00	
27.3	GFRC (East) (Camarata)	0.00	0.00	0.00	0.00	0.00	196,059.00	196,059.00	196,059.00	0.00	0.00	196,059.00	100%	0.00	0.00	
27.4	GFRC (West) (Camarata)	0.00	0.00	0.00	0.00	0.00	196,059.00	196,059.00	196,059.00	0.00	0.00	196,059.00	100%	0.00	0.00	

CONTINUATION SHEET

AIA DOCUMENT G703 - Computerized

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed Certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	H % (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)	THIS PERIOD					
27.5	GFRc (South) (Camarata)	0.00	0.00	0.00	0.00	0.00	382,658.00	382,658.00	382,658.00	0.00	0.00	382,658.00	100%	0.00	0.00
27.6	Stone Veneer (North) (Camarata)	0.00	0.00	0.00	0.00	0.00	576,000.00	576,000.00	576,000.00	0.00	0.00	576,000.00	100%	0.00	0.00
27.7	Stone Veneer (East) (Camarata)	0.00	0.00	0.00	0.00	0.00	576,000.00	576,000.00	576,000.00	0.00	0.00	576,000.00	100%	0.00	0.00
27.8	Stone Veneer (West) (Camarata)	0.00	0.00	0.00	0.00	0.00	576,000.00	576,000.00	576,000.00	0.00	0.00	576,000.00	100%	0.00	0.00
27.9	Stone Veneer (South) (Camarata)	0.00	0.00	0.00	0.00	0.00	1,066,000.00	1,066,000.00	1,066,000.00	0.00	0.00	1,066,000.00	100%	0.00	0.00
27.11	CMU (Camarata)	0.00	0.00	0.00	0.00	0.00	67,141.00	67,141.00	67,141.00	0.00	0.00	67,141.00	100%	0.00	0.00
27.12	Mockup (Camarata)	0.00	0.00	0.00	0.00	0.00	38,175.00	38,175.00	38,175.00	0.00	0.00	38,175.00	100%	0.00	0.00
28	Metals												100%		
28.10	Structural Steel Fabrication (MSD)	0.00	0.00	0.00	0.00	0.00	1,878,900.00	1,878,900.00	1,878,900.00	0.00	0.00	1,878,900.00	100%	0.00	0.00
28.20	Structural Steel Erection (MSD)	0.00	0.00	0.00	0.00	0.00	576,800.00	576,800.00	576,800.00	0.00	0.00	576,800.00	100%	0.00	0.00
28.30	Miscellaneous Steel (MSD)	0.00	0.00	0.00	0.00	0.00	25,000.00	25,000.00	25,000.00	0.00	0.00	25,000.00	100%	0.00	0.00
28.40	Shop Drawings, Project Management (Livers)	0.00	0.00	0.00	0.00	0.00	118,213.00	118,213.00	118,213.00	0.00	0.00	118,213.00	100%	0.00	0.00
28.50	Fabrication, Materials (Livers)	0.00	0.00	0.00	0.00	0.00	359,993.00	359,993.00	359,993.00	0.00	0.00	359,993.00	100%	0.00	0.00
28.60	Decorative Metal Railings (Livers)	0.00	0.00	0.00	0.00	0.00	134,660.00	134,660.00	134,660.00	0.00	0.00	134,660.00	100%	0.00	0.00
29	Carpentry & Millwork												100%		
29.1	Millwork & Countertops (Phoenix Millwork)	0.00	0.00	0.00	0.00	0.00	1,059,750.00	1,059,750.00	1,059,750.00	0.00	0.00	1,059,750.00	100%	0.00	52,987.50
30	Thermal & Moisture Protection														
30.1	Sprayed Insulation (LCR)	0.00	0.00	0.00	0.00	0.00	80,567.00	80,567.00	80,567.00	0.00	0.00	80,567.00	100%	0.00	0.00
30.2	Exterior Insulation & Finish System (Pillar)	0.00	0.00	0.00	0.00	0.00	179,200.00	179,200.00	179,200.00	0.00	0.00	179,200.00	100%	0.00	0.00
30.3	Fluid Applied Air Barrier & Sealants (TAG)	0.00	0.00	0.00	0.00	0.00	330,061.00	330,061.00	330,061.00	0.00	0.00	330,061.00	100%	0.00	0.00
30.4	Roofing, Sheet Metal Trim, & Roof Accessories (S)	0.00	0.00	0.00	0.00	0.00	1,838,037.00	1,838,037.00	1,838,037.00	0.00	0.00	1,838,037.00	100%	0.00	0.00
30.5	Applied Fire Protection (Marek Brothers)	0.00	0.00	0.00	0.00	0.00	186,620.00	186,620.00	186,620.00	0.00	0.00	186,620.00	100%	0.00	0.00
31	Openings												100%		
31.1	Door, Frame, & Hardware Materials (Himmel's)	0.00	0.00	0.00	0.00	0.00	469,087.00	469,087.00	469,087.00	0.00	0.00	469,087.00	100%	0.00	0.00
31.2	Door, Frame, & Hardware Installation (Himmel's)	0.00	0.00	0.00	0.00	0.00	47,298.00	47,298.00	47,298.00	0.00	0.00	47,298.00	100%	0.00	0.00
31.3	Access Doors & Frames	0.00	0.00	0.00	0.00	0.00	10,000.00	10,000.00	4,500.00	5,500.00	0.00	10,000.00	100%	0.00	0.00
31.4	Fire-Protective Auto Smoke Curtains	0.00	0.00	0.00	0.00	0.00	34,900.00	34,900.00	34,900.00	0.00	0.00	34,900.00	100%	0.00	0.00
32	Glass and Glazing System												100%		
32.1	Shop Drawings & Submittals (TCGC)	0.00	0.00	0.00	0.00	0.00	36,000.00	36,000.00	36,000.00	0.00	0.00	36,000.00	100%	0.00	0.00
32.2	Aluminum Material (TCGC)	0.00	0.00	0.00	0.00	0.00	475,000.00	475,000.00	475,000.00	0.00	0.00	475,000.00	100%	0.00	0.00
32.3	Brake Metal (TCGC)	0.00	0.00	0.00	0.00	0.00	43,000.00	43,000.00	43,000.00	0.00	0.00	43,000.00	100%	0.00	0.00
32.4	Curtain wall (TCGC)	0.00	0.00	0.00	0.00	0.00	237,000.00	237,000.00	237,000.00	0.00	0.00	237,000.00	100%	0.00	0.00
32.5	Storefront (TCGC)	0.00	0.00	0.00	0.00	0.00	97,000.00	97,000.00	97,000.00	0.00	0.00	97,000.00	100%	0.00	0.00
32.6	Aluminum Wall caps (TCGC)	0.00	0.00	0.00	0.00	0.00	8,000.00	8,000.00	8,000.00	0.00	0.00	8,000.00	100%	0.00	0.00
32.7	Transom Windows (TCGC)	0.00	0.00	0.00	0.00	0.00	138,000.00	138,000.00	138,000.00	0.00	0.00	138,000.00	100%	0.00	0.00
32.8	Glass Materials (TCGC)	0.00	0.00	0.00	0.00	0.00	272,000.00	272,000.00	272,000.00	0.00	0.00	272,000.00	100%	0.00	0.00
32.9	Shadow box (TCGC)	0.00	0.00	0.00	0.00	0.00	16,000.00	16,000.00	16,000.00	0.00	0.00	16,000.00	100%	0.00	0.00
33.10	Equipment (TCGC)	0.00	0.00	0.00	0.00	0.00	76,000.00	76,000.00	76,000.00	0.00	0.00	76,000.00	100%	0.00	0.00
33.11	Caulking (TCGC)	0.00	0.00	0.00	0.00	0.00	106,000.00	106,000.00	106,000.00	0.00	0.00	106,000.00	100%	0.00	0.00
33.12	Remaining Stained Glass (Alt 3 Only)	0.00	0.00	0.00	0.00	0.00	125,000.00	125,000.00	125,000.00	0.00	0.00	125,000.00	100%	0.00	0.00
33.13	Initial Design - Foster Stained Glass	0.00	0.00	0.00	0.00	0.00	25,000.00	25,000.00	25,000.00	0.00	0.00	25,000.00	100%	0.00	0.00
33	Finishes												100%		
33.1	Moisture Mitigation Control (Vector)	0.00	0.00	0.00	0.00	0.00	26,688.00	26,688.00	26,688.00	0.00	0.00	26,688.00	100%	0.00	0.00
33.2	Cold Formed Metal Framing & Drywall (SPD)	0.00	0.00	0.00	0.00	0.00	1,952,391.00	1,952,391.00	1,952,391.00	0.00	0.00	1,952,391.00	100%	0.00	0.00
33.3	Tape & Float (SPD)	0.00	0.00	0.00	0.00	0.00	110,207.00	110,207.00	110,207.00	0.00	0.00	110,207.00	100%	0.00	0.00
33.4	Wood Blocking (SPD)	0.00	0.00	0.00	0.00	0.00	86,100.00	86,100.00	86,100.00	0.00	0.00	86,100.00	100%	0.00	0.00
33.5	Acoustical Ceilings (SPD)	0.00	0.00	0.00	0.00	0.00	146,747.00	146,747.00	146,747.00	0.00	0.00	146,747.00	100%	0.00	0.00
33.6	Stretched-Fabric Ceilings (Marek Brothers)	0.00	0.00	0.00	0.00	0.00	80,015.00	80,015.00	80,015.00	0.00	0.00	80,015.00	100%	0.00	0.00
33.7	Ceramic Tile (Level 1) (Camarata)	0.00	0.00	0.00	0.00	0.00	158,395.00	158,395.00	158,395.00	0.00	0.00	158,395.00	100%	0.00	0.00
33.8	Ceramic Tile (Level 2) (Camarata)	0.00	0.00	0.00	0.00	0.00	104,629.00	104,629.00	104,629.00	0.00	0.00	104,629.00	100%	0.00	0.00
33.9	Ceramic Tile (Level 3) (Camarata)	0.00	0.00	0.00	0.00	0.00	25,691.00	25,691.00	25,691.00	0.00	0.00	25,691.00	100%	0.00	0.00
34.10	Ceramic Tile (Level 4) (Camarata)	0.00	0.00	0.00	0.00	0.00	114,885.00	114,885.00	114,885.00	0.00	0.00	114,885.00	100%	0.00	0.00

CONTINUATION SHEET

AIA DOCUMENT G703 - Computerized

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed Certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	H % (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)	THIS PERIOD					
34.11	Epoxy Terrazzo (National Terrazzo)	0.00	0.00	0.00	0.00	0.00	210,300.00	210,300.00	210,300.00	0.00	0.00	210,300.00	100%	0.00	0.00
34.12	Salvage & Re-install Existing Marble Panels	0.00	0.00	0.00	0.00	0.00	51,463.00	51,463.00	51,463.00	0.00	0.00	51,463.00	100%	0.00	0.00
34.13	Wood Flooring (All Brite)	0.00	0.00	0.00	0.00	0.00	50,000.00	50,000.00	50,000.00	0.00	0.00	50,000.00	100%	0.00	0.00
34.14	Resilient & Carpet Flooring (Kellen)	0.00	0.00	0.00	0.00	0.00	173,170.00	173,170.00	173,170.00	0.00	0.00	173,170.00	100%	0.00	0.00
34.15	Painting (SPD)	0.00	0.00	0.00	0.00	0.00	181,362.50	181,362.50	181,362.50	0.00	0.00	181,362.50	100%	0.00	0.00
34.16	Walkcovering (SPD)	0.00	0.00	0.00	0.00	0.00	53,637.50	53,637.50	53,637.50	0.00	0.00	53,637.50	100%	0.00	0.00
34.17	Floor Protection - Skudo / Ram	0.00	0.00	0.00	0.00	0.00	22,500.00	22,500.00	22,500.00	0.00	0.00	22,500.00	100%	0.00	0.00
34	Specialties & Equipment														
34.1	Signage (Benchmark)	0.00	0.00	0.00	0.00	0.00	86,947.00	86,947.00	86,947.00	0.00	0.00	86,947.00	100%	0.00	0.00
34.2	Toilet Accessories (Built Rite)	0.00	0.00	0.00	0.00	0.00	29,530.00	29,530.00	29,530.00	0.00	0.00	29,530.00	100%	0.00	0.00
34.3	Mobile Storage Shelving (Southwest Solutions)	0.00	0.00	0.00	0.00	0.00	89,823.00	89,823.00	89,823.00	0.00	0.00	89,823.00	100%	0.00	0.00
34.4	Bird Control Devices (Shulte)	0.00	0.00	0.00	0.00	0.00	3,450.00	3,450.00	3,450.00	0.00	0.00	3,450.00	100%	0.00	0.00
34.5	Tackboards & Tackboard Cabinets (Built Rite)	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00	5,000.00	0.00	0.00	5,000.00	100%	0.00	0.00
34.6	Cash Drawer (TCGC)	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00	5,000.00	0.00	0.00	5,000.00	100%	0.00	0.00
34.7	Pedestrian Gates	0.00	0.00	0.00	0.00	0.00	2,000.00	2,000.00	0.00	2,000.00	0.00	2,000.00	100%	0.00	0.00
34.8	Refrigerators (Built Rite)	0.00	0.00	0.00	0.00	0.00	30,000.00	30,000.00	30,000.00	0.00	0.00	30,000.00	100%	0.00	0.00
34.9	Roller Window Shades (Capital Blinds)	0.00	0.00	0.00	0.00	0.00	33,915.00	33,915.00	33,915.00	0.00	0.00	33,915.00	100%	0.00	0.00
35	Conveying Systems														
35.1	Elevators (Otis)	0.00	0.00	0.00	0.00	0.00	473,596.00	473,596.00	473,596.00	0.00	0.00	473,596.00	100%	0.00	0.00
36	Fire Protection System														
36.1	Fire Protection System (Texas Fire Logic)	0.00	0.00	0.00	0.00	0.00	303,660.00	303,660.00	303,660.00	0.00	0.00	303,660.00	100%	0.00	0.00
37	Mechanical - Plumbing												100%		
37.1	Below slab Sanitary	0.00	0.00	0.00	0.00	0.00	98,064.00	98,064.00	98,064.00	0.00	0.00	98,064.00	100%	0.00	0.00
37.2	Below slab Storm	0.00	0.00	0.00	0.00	0.00	9,040.00	9,040.00	9,040.00	0.00	0.00	9,040.00	100%	0.00	0.00
37.3	Above slab Sanitary	0.00	0.00	0.00	0.00	0.00	163,671.00	163,671.00	163,671.00	0.00	0.00	163,671.00	100%	0.00	0.00
37.4	Above slab Storm	0.00	0.00	0.00	0.00	0.00	142,079.00	142,079.00	142,079.00	0.00	0.00	142,079.00	100%	0.00	0.00
37.5	Domestic Water	0.00	0.00	0.00	0.00	0.00	246,863.00	246,863.00	246,863.00	0.00	0.00	246,863.00	100%	0.00	0.00
37.6	Natural Gas	0.00	0.00	0.00	0.00	0.00	54,981.00	54,981.00	54,981.00	0.00	0.00	54,981.00	100%	0.00	0.00
37.7	Drains & Cleanouts	0.00	0.00	0.00	0.00	0.00	50,679.00	50,679.00	50,679.00	0.00	0.00	50,679.00	100%	0.00	0.00
37.8	Carriers	0.00	0.00	0.00	0.00	0.00	7,606.00	7,606.00	7,606.00	0.00	0.00	7,606.00	100%	0.00	0.00
37.9	Fixtures & punch list	0.00	0.00	0.00	0.00	0.00	107,044.00	107,044.00	107,044.00	0.00	0.00	107,044.00	100%	0.00	0.00
37.10	Plumbing Equipment	0.00	0.00	0.00	0.00	0.00	206,802.00	206,802.00	206,802.00	0.00	0.00	206,802.00	100%	0.00	0.00
37.11	Insulation Sub	0.00	0.00	0.00	0.00	0.00	50,400.00	50,400.00	50,400.00	0.00	0.00	50,400.00	100%	0.00	0.00
38	Mechanical - HVAC												100%		
38.1	HVAC Mobilization, GC's, Submittals (DerryBerry)	0.00	0.00	0.00	0.00	0.00	139,661.00	139,661.00	139,661.00	0.00	0.00	139,661.00	100%	0.00	6,983.05
38.2	Sheet Metal (DerryBerry)	0.00	0.00	0.00	0.00	0.00	744,936.00	744,936.00	744,936.00	0.00	0.00	744,936.00	100%	0.00	37,246.80
38.3	HVAC Controls (DerryBerry)	0.00	0.00	0.00	0.00	0.00	212,311.00	212,311.00	212,311.00	0.00	0.00	212,311.00	100%	0.00	10,615.55
38.4	VAV's (DerryBerry)	0.00	0.00	0.00	0.00	0.00	394,120.00	394,120.00	394,120.00	0.00	0.00	394,120.00	100%	0.00	19,706.00
38.5	RTU's (DerryBerry)	0.00	0.00	0.00	0.00	0.00	648,172.00	648,172.00	648,172.00	0.00	0.00	648,172.00	100%	0.00	32,408.60
38.6	Testing, Adjusting, & Balancing	0.00	0.00	0.00	0.00	0.00	67,300.00	67,300.00	67,300.00	0.00	0.00	67,300.00	100%	0.00	3,365.00
39.0	Electrical Systems												100%		
39.01	Move-in, Supervision, Site Power	0.00	0.00	0.00	0.00	0.00	146,377.00	146,377.00	146,377.00	0.00	0.00	146,377.00	100%	0.00	7,318.85
39.02	Switchgear	0.00	0.00	0.00	0.00	0.00	200,267.00	200,267.00	200,267.00	0.00	0.00	200,267.00	100%	0.00	10,013.35
39.03	EMT/BXS/Fittings	0.00	0.00	0.00	0.00	0.00	374,082.00	374,082.00	374,082.00	0.00	0.00	374,082.00	100%	0.00	18,704.10
39.04	Wire	0.00	0.00	0.00	0.00	0.00	234,022.00	234,022.00	234,022.00	0.00	0.00	234,022.00	100%	0.00	11,701.10
39.05	Light Fixtures	0.00	0.00	0.00	0.00	0.00	574,742.00	574,742.00	574,742.00	0.00	0.00	574,742.00	100%	0.00	28,737.10
39.06	Lighting Protection	0.00	0.00	0.00	0.00	0.00	152,022.00	152,022.00	152,022.00	0.00	0.00	152,022.00	100%	0.00	7,601.10
39.07	Emergency Power	0.00	0.00	0.00	0.00	0.00	245,888.00	245,888.00	245,888.00	0.00	0.00	245,888.00	100%	0.00	12,294.40
40	Low Voltage Systems												96%		
40.1	Communications (Advanced Connections)	0.00	0.00	0.00	0.00	0.00	272,267.00	272,267.00	272,267.00	0.00	0.00	272,267.00	100%	0.00	0.00
40.2	Audio, Video & Room Control Systems (AVI-SPL)	0.00	0.00	0.00	0.00	0.00	459,198.00	459,198.00	431,646.12	0.00	0.00	431,646.12	94%	27,551.88	21,582.31
40.3	Access Control & Video Management Systems (B	0.00	0.00	0.00	0.00	0.00	469,262.00	469,262.00	445,798.90	0.00	0.00	445,798.90	95%	23,463.10	22,289.95

CONTINUATION SHEET

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Contractor's signed Certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	H % (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)	THIS PERIOD					
41	Life Safety Systems														
41.1	Fire Alarm (Kauffman)	0.00	0.00	0.00	0.00	0.00	79,194.00	79,194.00	79,194.00	0.00	0.00	79,194.00	100%	0.00	3,959.70
42	Remaining Owner Contingency						195,343.69	195,343.69					84%		
42.01	ALLW 2 Additional signage at the Tax Office	0.00	2,092.14	0.00	0.00	0.00	2,092.14	2,092.14	2,092.14	0.00	0.00	2,092.14	100%	0.00	0.00
42.02	ALLW 5 Window Shades at All Windows	0.00	20,333.00	0.00	0.00	0.00	20,333.00	20,333.00	20,333.00	0.00	0.00	20,333.00	100%	0.00	0.00
42.03	ALLW 6 Clock Tower Renovations	0.00	5,342.20	0.00	0.00	0.00	5,342.20	5,342.20	5,342.20	0.00	0.00	5,342.20	100%	0.00	0.00
42.04	ALLW 7 3rd Floor Shell Space Buildout (73.01)	0.00	-104,724.00	0.00	0.00	0.00	-104,724.00	-104,724.00	0.00	-104,724.00	0.00	-104,724.00	100%	0.00	0.00
42.05	ALLW 10 Additional Flagpole	0.00	5,300.00	0.00	0.00	0.00	5,300.00	5,300.00	5,300.00	0.00	0.00	5,300.00	100%	0.00	0.00
42.06	ALLW 11 ASI 1 Dias Elevation Change	0.00	12,270.00	0.00	0.00	0.00	12,270.00	12,270.00	12,270.00	0.00	0.00	12,270.00	100%	0.00	0.00
42.07	ALLW 15 RFI 70 Additional Terrazzo	0.00	43,723.00	0.00	0.00	0.00	43,723.00	43,723.00	43,723.00	0.00	0.00	43,723.00	100%	0.00	0.00
42.08	ALLW 16 Controls at (4) County Buildings	0.00	57,118.00	0.00	0.00	0.00	57,118.00	57,118.00	57,118.00	0.00	0.00	57,118.00	100%	0.00	0.00
42.09	ALLW 17 ASI 2 Roller Shades & Deal Trays	0.00	5,618.00	0.00	0.00	0.00	5,618.00	5,618.00	5,618.00	0.00	0.00	5,618.00	100%	0.00	0.00
42.10	ALLW 18 RFI 67 Restroom Buildout	0.00	101,304.00	0.00	0.00	0.00	101,304.00	101,304.00	101,304.00	0.00	0.00	101,304.00	100%	0.00	0.00
42.11	ALLW 20 RFI 60 Add redundancy fiber conduit	0.00	37,600.00	0.00	0.00	0.00	37,600.00	37,600.00	37,600.00	0.00	0.00	37,600.00	100%	0.00	0.00
42.12	ALLW 25 ASI 3 Ground Transformer	0.00	209,150.00	0.00	0.00	0.00	209,150.00	209,150.00	209,150.00	0.00	0.00	209,150.00	100%	0.00	0.00
42.13	ALLW 25.1 ASI 3 Owner's Contingency Items	0.00	36,000.00	0.00	0.00	0.00	36,000.00	36,000.00	36,000.00	0.00	0.00	36,000.00	100%	0.00	0.00
42.14	ALLW 26 Added Tstats at Community Center	0.00	4,153.68	0.00	0.00	0.00	4,153.68	4,153.68	4,153.68	0.00	0.00	4,153.68	100%	0.00	0.00
42.15	ALLW 29 ASI 5 Added terrazzo county seal	0.00	32,015.00	0.00	0.00	0.00	32,015.00	32,015.00	32,015.00	0.00	0.00	32,015.00	100%	0.00	0.00
42.16	ALLW 040 ASI 7 Emergency Outlet Locations (OC	0.00	101,547.00	0.00	0.00	0.00	101,547.00	101,547.00	101,547.00	0.00	0.00	101,547.00	100%	0.00	0.00
42.17	ALLW 41 RFI 141 Access controls	0.00	2,880.60	0.00	0.00	0.00	2,880.60	2,880.60	2,880.60	0.00	0.00	2,880.60	100%	0.00	0.00
42.18	ALLW 43 RFI 146 Elevator Controls	0.00	30,228.00	0.00	0.00	0.00	30,228.00	30,228.00	30,228.00	0.00	0.00	30,228.00	100%	0.00	0.00
42.19	ALLW 44 RFI 147 Gen monitoring	0.00	11,452.87	0.00	0.00	0.00	11,452.87	11,452.87	11,452.87	0.00	0.00	11,452.87	100%	0.00	572.64
42.20	ALLW 054 Stained Glass	0.00	170,140.00	0.00	0.00	0.00	170,140.00	170,140.00	170,140.00	0.00	0.00	170,140.00	100%	0.00	0.00
42.21	ALLW 057 RFI 109 Tax Accessor Teller Window I	0.00	8,085.84	0.00	0.00	0.00	8,085.84	8,085.84	8,085.84	0.00	0.00	8,085.84	100%	0.00	0.00
42.22	ALLW 058 RFI 183 Modification to Cupola Mainte	0.00	45,432.82	0.00	0.00	0.00	45,432.82	45,432.82	45,432.82	0.00	0.00	45,432.82	100%	0.00	0.00
42.23	ALLW 060 RFI 148 Water Meter @ Community C	0.00	2,650.40	0.00	0.00	0.00	2,650.40	2,650.40	2,650.40	0.00	0.00	2,650.40	100%	0.00	0.00
42.24	ALLW 062 RFI 114 Marquee Sign	0.00	116,592.81	0.00	0.00	0.00	116,592.81	116,592.81	116,592.81	0.00	0.00	116,592.81	100%	0.00	0.00
42.25	ALLW 063 RFI 179 Roof Ladder	0.00	7,842.13	0.00	0.00	0.00	7,842.13	7,842.13	7,842.13	0.00	0.00	7,842.13	100%	0.00	0.00
42.26	ALLW 064 RFI 136 Holiday Lights	0.00	25,741.00	0.00	0.00	0.00	25,741.00	25,741.00	24,453.95	0.00	0.00	24,453.95	95%	1,287.05	1,222.70
42.27	ALLW 66 RFI 150 Added Outlets for 4th floor Me	0.00	2,597.00	0.00	0.00	0.00	2,597.00	2,597.00	2,597.00	0.00	0.00	2,597.00	100%	0.00	0.00
42.28	ALLW 67 RFI 175 Access Hatches to Trusses	0.00	7,252.14	0.00	0.00	0.00	7,252.14	7,252.14	7,252.14	0.00	0.00	7,252.14	100%	0.00	0.00
42.29	ALLW 70 RFI 180 Added TV's on 2nd Floor	0.00	14,442.92	0.00	0.00	0.00	14,442.92	14,442.92	14,442.92	0.00	0.00	14,442.92	100%	0.00	0.00
42.30	ALLW 77 Custom Lanterns	0.00	34,000.00	0.00	0.00	0.00	34,000.00	34,000.00	34,000.00	0.00	0.00	34,000.00	100%	0.00	0.00
42.31	ALLW 79 RFI 215 Added TV Infrastructure in Roo	0.00	3,881.73	0.00	0.00	0.00	3,881.73	3,881.73	3,881.73	0.00	0.00	3,881.73	100%	0.00	0.00
42.32	ALLW 80 RFI 209 Added Sink and Millwork in Roo	0.00	15,091.28	0.00	0.00	0.00	15,091.28	15,091.28	15,091.28	0.00	0.00	15,091.28	100%	0.00	0.00
42.33	ALLW 81 RFI 210 Room 3205 and 3rd floor Restr	0.00	74,782.75	0.00	0.00	0.00	74,782.75	74,782.75	74,782.75	0.00	0.00	74,782.75	100%	0.00	0.00
42.34	ALLW 86 RFI 221 Furring @ structural Steel sup	0.00	4,106.30	0.00	0.00	0.00	4,106.30	4,106.30	4,106.30	0.00	0.00	4,106.30	100%	0.00	0.00
42.35	ALLW 91 RFI 225 Swagit Video Systems	0.00	150,335.03	0.00	0.00	0.00	150,335.03	150,335.03	150,335.03	0.00	0.00	150,335.03	100%	0.00	0.00
42.36	ALLW 92 Allowance Reconciliation	0.00	-188,182.64	0.00	0.00	0.00	-188,182.64	-188,182.64	-188,182.64	0.00	0.00	-188,182.64	100%	0.00	0.00
42.37	ALLW 102 RFI 246 County Map Additions	0.00	5,251.55	0.00	0.00	0.00	5,251.55	5,251.55	5,251.55	0.00	0.00	5,251.55	100%	0.00	0.00
42.38	B 27 Reserves to Owner Contingency	0.00	-117,246.46	0.00	0.00	0.00	-117,246.46	-117,246.46	-117,246.46	0.00	0.00	-117,246.46	100%	0.00	0.00
42.39	ALLW 112 RFI 249 North Driveway Addition, Side	0.00	27,152.00	0.00	0.00	0.00	27,152.00	27,152.00	27,152.00	0.00	0.00	27,152.00	100%	0.00	0.00
42.40	ALLW 114 RFI 242 Updated Landscape drawings	0.00	39,265.86	0.00	0.00	0.00	39,265.86	39,265.86	11,779.76	23,559.52	0.00	35,339.27	90%	3,926.59	1,766.96
42.41	ALLW 115 Temporary Time Capsule Cover	0.00	1,236.00	0.00	0.00	0.00	1,236.00	1,236.00	1,236.00	0.00	0.00	1,236.00	100%	0.00	0.00
42.42	ALLW 117 RFI 252 Bathroom Mirror Replacement	0.00	13,009.00	0.00	0.00	0.00	13,009.00	13,009.00	13,009.00	0.00	0.00	13,009.00	100%	0.00	0.00
42.43	ALLW 118 Additional Final Clean for Grand Open	0.00	14,620.85	0.00	0.00	0.00	14,620.85	14,620.85	14,620.85	0.00	0.00	14,620.85	100%	0.00	0.00
42.44	ALLW 119 Added cost for expediting lanterns	0.00	7,000.00	0.00	0.00	0.00	7,000.00	7,000.00	7,000.00	0.00	0.00	7,000.00	100%	0.00	0.00
42.45	ALLW 120 Added Patch Cables	0.00	4,408.80	0.00	0.00	0.00	4,408.80	4,408.80	4,408.80	0.00	0.00	4,408.80	100%	0.00	0.00
42.46	ALLW 121 Add Air filter timer to BAS	0.00	12,473.65	0.00	0.00	0.00	12,473.65	12,473.65	12,473.65	0.00	0.00	12,473.65	100%	0.00	0.00
42.47	ALLW 123 Covering of the Stained Glass	0.00	1,500.00	0.00	0.00	0.00	1,500.00	1,500.00	1,500.00	0.00	0.00	1,500.00	100%	0.00	0.00
42.48	ALLW 124 Stain Color Change	0.00	9,691.00	0.00	0.00	0.00	9,691.00	9,691.00	9,691.00	0.00	0.00	9,691.00	100%	0.00	0.00
42.49	ALLW 126 Lantern Design	0.00	1,000.00	0.00	0.00	0.00	1,000.00	1,000.00	0.00	1,000.00	0.00	1,000.00	100%	0.00	0.00

CONTINUATION SHEET

AIA DOCUMENT G703 - Computerized

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed Certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	H % (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)	THIS PERIOD					
42.50	ALLW 127 DAS Credit	0.00	0.00	0.00	0.00	0.00	-48,910.00	-48,910.00	0.00	-48,910.00	0.00	-48,910.00	100%	0.00	0.00
42.51	ALLW 128 RFI 268 Erosion Control Concerns at D	0.00	0.00	0.00	0.00	0.00	2,820.00	2,820.00	0.00	2,820.00	0.00	2,820.00	100%	0.00	141.00
42.52	ALLW 129 RFI 291 Office Equipment Clearance V	0.00	0.00	0.00	0.00	0.00	2,816.99	2,816.99	0.00	2,535.29	0.00	2,535.29	90%	281.70	126.76
42.53	ALLW 130 RFI 294 Staff Hallway Camera Addition	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.54	ALLW 131 RFI 300 Room 4207 Added Casework	0.00	0.00	0.00	0.00	0.00	1,700.00	1,700.00	0.00	0.00	0.00	0.00	0%	1,700.00	0.00
42.55	ALLW 132 RFI 301 Courtroom AV Control Panel	0.00	0.00	0.00	0.00	0.00	8,612.93	8,612.93	0.00	0.00	0.00	0.00	0%	8,612.93	0.00
42.56	ALLW 133 RFI 253 Addition of Star Detail	0.00	0.00	0.00	0.00	0.00	9,144.14	9,144.14	0.00	9,144.14	0.00	9,144.14	100%	0.00	457.21
42.57		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.58		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.59		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.60		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.61		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.62		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.63		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.64		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
42.65		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
43	Remaining Design/Builder Contingency						217,561.55	217,561.55					96%		
43.01	ALLW 7 3rd Floor Shell Space Buildout (74.01)	0.00	0.00	0.00	0.00	0.00	-167,557.00	-167,557.00	0.00	-167,557.00	0.00	-167,557.00	100%	0.00	0.00
43.02	ALLW 21 RFI 42 Lobby Window Discrepancy	0.00	0.00	0.00	0.00	0.00	1,288.00	1,288.00	0.00	1,288.00	0.00	1,288.00	100%	0.00	0.00
43.03	ALLW 22 ASI 2 Revised Dias & plumbing	0.00	0.00	0.00	0.00	0.00	62,015.00	62,015.00	62,015.00	62,015.00	0.00	62,015.00	100%	0.00	0.00
43.04	ALLW 23 ASI 3 oil separator & roof drains change	0.00	0.00	0.00	0.00	0.00	52,023.00	52,023.00	52,023.00	52,023.00	0.00	52,023.00	100%	0.00	0.00
43.05	ALLW 24 RFI 27 Door Hardware Changes	0.00	0.00	0.00	0.00	0.00	38,216.00	38,216.00	38,216.00	38,216.00	0.00	38,216.00	100%	0.00	0.00
43.06	ALLW 27 ASI 4 Add wood trim around columns	0.00	0.00	0.00	0.00	0.00	34,623.00	34,623.00	34,623.00	34,623.00	0.00	34,623.00	100%	0.00	0.00
43.07	ALLW 28 ASI 5 Enlarged Site Ramps	0.00	0.00	0.00	0.00	0.00	46,598.28	46,598.28	46,598.28	46,598.28	0.00	46,598.28	100%	0.00	0.00
43.08	ALLW 31 RFI 91 VAV Clarification	0.00	0.00	0.00	0.00	0.00	6,479.96	6,479.96	6,479.96	6,479.96	0.00	6,479.96	100%	0.00	0.00
43.09	ALLW 32 Storefront changes @ elevations B,D, &	0.00	0.00	0.00	0.00	0.00	40,000.00	40,000.00	40,000.00	40,000.00	0.00	40,000.00	100%	0.00	0.00
43.10	ALLW 33 Temp sidewalks	0.00	0.00	0.00	0.00	0.00	8,720.00	8,720.00	8,720.00	8,720.00	0.00	8,720.00	100%	0.00	0.00
43.11	ALLW 034 Stars on the railings	0.00	0.00	0.00	0.00	0.00	24,235.00	24,235.00	24,235.00	24,235.00	0.00	24,235.00	100%	0.00	0.00
43.12	ALLW 35 ASI 6	0.00	0.00	0.00	0.00	0.00	-6,444.75	-6,444.75	-6,444.75	0.00	0.00	-6,444.75	100%	0.00	0.00
43.13	ALLW 37 RFI #104 Added Dowels & Rebar	0.00	0.00	0.00	0.00	0.00	15,748.00	15,748.00	15,748.00	15,748.00	0.00	15,748.00	100%	0.00	0.00
43.14	ALLW 39 RFI 117 Cupola Shift Clarification	0.00	0.00	0.00	0.00	0.00	41,754.00	41,754.00	41,754.00	41,754.00	0.00	41,754.00	100%	0.00	0.00
43.15	ALLW 042 RFI 118 Change to continuous hinges	0.00	0.00	0.00	0.00	0.00	3,864.00	3,864.00	3,864.00	3,864.00	0.00	3,864.00	100%	0.00	0.00
43.16	ALLW 45 RFI 162 Plumbing Chase and Ductwork	0.00	0.00	0.00	0.00	0.00	22,243.59	22,243.59	22,243.59	22,243.59	0.00	22,243.59	100%	0.00	0.00
43.17	ALLW 46 RFI 140 Millwork, Handrail, Steel Confl	0.00	0.00	0.00	0.00	0.00	13,000.00	13,000.00	13,000.00	13,000.00	0.00	13,000.00	100%	0.00	0.00
43.18	ALLW 47 RFI 152 Shaft Wall Requirements	0.00	0.00	0.00	0.00	0.00	2,882.76	2,882.76	2,882.76	2,882.76	0.00	2,882.76	100%	0.00	0.00
43.19	ALLW 49 RFI 160 VAV 3-09	0.00	0.00	0.00	0.00	0.00	9,437.97	9,437.97	9,437.97	9,437.97	0.00	9,437.97	100%	0.00	0.00
43.20	ALLW 50 RFI 121 Vault Door Specification	0.00	0.00	0.00	0.00	0.00	2,944.00	2,944.00	2,944.00	2,944.00	0.00	2,944.00	100%	0.00	0.00
43.21	ALLW 51 Custom Caulk Color	0.00	0.00	0.00	0.00	0.00	6,491.52	6,491.52	6,491.52	6,491.52	0.00	6,491.52	100%	0.00	0.00
43.22	ALLW 52 RFI 177 GFRG Caulk Joint	0.00	0.00	0.00	0.00	0.00	9,788.28	9,788.28	9,788.28	9,788.28	0.00	9,788.28	100%	0.00	0.00
43.23	ALLW 53 RFI 172 Power to Flush Valves	0.00	0.00	0.00	0.00	0.00	15,188.00	15,188.00	15,188.00	15,188.00	0.00	15,188.00	100%	0.00	0.00
43.24	ALLW 55 RFI 155 Stained Glass Dimension Chan	0.00	0.00	0.00	0.00	0.00	20,284.00	20,284.00	20,284.00	20,284.00	0.00	20,284.00	100%	0.00	0.00
43.25	ALLW 56 RFI 176 Cupola Lintel at Wrong Elevati	0.00	0.00	0.00	0.00	0.00	17,129.00	17,129.00	17,129.00	17,129.00	0.00	17,129.00	100%	0.00	0.00
43.26	ALLW 061 RFI 173 Exhaust Fan Missing Circuit	0.00	0.00	0.00	0.00	0.00	9,051.00	9,051.00	9,051.00	9,051.00	0.00	9,051.00	100%	0.00	0.00
43.27	ALLW 68 RFI 174 Decking over Trusses	0.00	0.00	0.00	0.00	0.00	1,910.35	1,910.35	1,910.35	1,910.35	0.00	1,910.35	100%	0.00	0.00
43.28	ALLW 71 RFI 194 Confirmation of TPO at back of	0.00	0.00	0.00	0.00	0.00	6,842.04	6,842.04	6,842.04	6,842.04	0.00	6,842.04	100%	0.00	0.00
43.29	ALLW 72 RFI 196 Additional Spray Foam at Roof	0.00	0.00	0.00	0.00	0.00	12,625.00	12,625.00	12,625.00	12,625.00	0.00	12,625.00	100%	0.00	0.00
43.30	ALLW 74 RFI 171 Octagonal Towers Interior Cor	0.00	0.00	0.00	0.00	0.00	7,560.04	7,560.04	7,560.04	7,560.04	0.00	7,560.04	100%	0.00	0.00
43.31	ALLW 75 RFI 184 Tax Accessor Teller Windows T	0.00	0.00	0.00	0.00	0.00	9,822.50	9,822.50	9,822.50	9,822.50	0.00	9,822.50	100%	0.00	0.00
43.32	ALLW 76 RFI 199 Truss Octagonal Tower tie in	0.00	0.00	0.00	0.00	0.00	23,680.16	23,680.16	23,680.16	23,680.16	0.00	23,680.16	100%	0.00	0.00
43.33	ALLW 78 RFI 205 Room 1104 and 1105 Curtain V	0.00	0.00	0.00	0.00	0.00	8,879.84	8,879.84	8,879.84	8,879.84	0.00	8,879.84	100%	0.00	0.00
43.34	ALLW 82 Added Aluminum Doors	0.00	0.00	0.00	0.00	0.00	6,533.15	6,533.15	6,533.15	6,533.15	0.00	6,533.15	100%	0.00	0.00
43.35	ALLW 83 RFI 202 East and West side of Rooftop	0.00	0.00	0.00	0.00	0.00	9,183.05	9,183.05	9,183.05	9,183.05	0.00	9,183.05	100%	0.00	0.00

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APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)	THIS PERIOD					
43.36	ALLW 84 RFI 218 Roof Flashing around the pent	0.00	0.00	0.00	0.00	0.00	8,973.15	8,973.15	8,973.15	0.00	0.00	8,973.15	100%	0.00	0.00
43.37	ALLW 85 Front Entrance Interior side of Vestibul	0.00	0.00	0.00	0.00	0.00	7,544.32	7,544.32	7,544.32	0.00	0.00	7,544.32	100%	0.00	0.00
43.38	ALLW 89 Elevator Usage Fee - Construction Phas	0.00	0.00	0.00	0.00	0.00	9,000.00	9,000.00	9,000.00	0.00	0.00	9,000.00	100%	0.00	0.00
43.39	ALLW 90 Ductwork Connection Conflict with Fur	0.00	0.00	0.00	0.00	0.00	4,508.64	4,508.64	4,508.64	0.00	0.00	4,508.64	100%	0.00	0.00
43.40	ALLW 93 RFI 231 2nd Floor Lobby Post	0.00	0.00	0.00	0.00	0.00	18,311.00	18,311.00	18,311.00	0.00	0.00	18,311.00	100%	0.00	0.00
43.41	ALLW 94 RFI 226 Truss-Stone tie in at South Ele	0.00	0.00	0.00	0.00	0.00	34,566.00	34,566.00	34,566.00	0.00	0.00	34,566.00	100%	0.00	0.00
43.42	ALLW 95 RFI 228 Additional AV Questions from R	0.00	0.00	0.00	0.00	0.00	13,587.31	13,587.31	13,587.31	0.00	0.00	13,587.31	100%	0.00	679.37
43.43	ALLW 96 RFI 248 Visual Display Clarification	0.00	0.00	0.00	0.00	0.00	2,809.40	2,809.40	2,809.40	0.00	0.00	2,809.40	100%	0.00	0.00
43.44	ALLW 98 RFI 233 Drainage for back porch clarif	0.00	0.00	0.00	0.00	0.00	5,912.00	5,912.00	5,912.00	0.00	0.00	5,912.00	100%	0.00	0.00
43.45	ALLW 99 RFI 240 Additional Knox box Location	0.00	0.00	0.00	0.00	0.00	904.20	904.20	904.20	0.00	0.00	904.20	100%	0.00	0.00
43.46	ALLW 100 RFI 237 Adding additional Ice Machine	0.00	0.00	0.00	0.00	0.00	11,230.30	11,230.30	11,230.30	0.00	0.00	11,230.30	100%	0.00	0.00
43.47	ALLW 101 Elevator Cab Operation for Fire Taping	0.00	0.00	0.00	0.00	0.00	2,308.00	2,308.00	2,308.00	0.00	0.00	2,308.00	100%	0.00	0.00
43.48	ALLW 103 RFI 243 5th Floor Mech. Chase Fall Ha	0.00	0.00	0.00	0.00	0.00	2,652.01	2,652.01	2,652.01	0.00	0.00	2,652.01	100%	0.00	0.00
43.49	ALLW 104 RFI 250 Chair Rail & Window Mullion	0.00	0.00	0.00	0.00	0.00	1,183.12	1,183.12	1,183.12	0.00	0.00	1,183.12	100%	0.00	0.00
43.50	ALLW 106 RFI 230 HVAC Condensate Drains	0.00	0.00	0.00	0.00	0.00	19,929.05	19,929.05	19,929.05	0.00	0.00	19,929.05	100%	0.00	0.00
43.51	ALLW 107 Elevator Reinspection	0.00	0.00	0.00	0.00	0.00	4,500.00	4,500.00	4,500.00	0.00	0.00	4,500.00	100%	0.00	0.00
43.52	ALLW 108 Elevator Reinspection # 2	0.00	0.00	0.00	0.00	0.00	3,000.00	3,000.00	3,000.00	0.00	0.00	3,000.00	100%	0.00	0.00
43.53	ALLW 109 RFI 235 Roof Doors 5001 A&B	0.00	0.00	0.00	0.00	0.00	11,751.88	11,751.88	11,751.88	0.00	0.00	11,751.88	100%	0.00	0.00
43.54	ALLW 110 RFI 94 Door Stain and Clarification	0.00	0.00	0.00	0.00	0.00	1,200.00	1,200.00	1,200.00	0.00	0.00	1,200.00	100%	0.00	0.00
43.55	ALLW 111 RFI 245 Water Intrusion Concerns at E	0.00	0.00	0.00	0.00	0.00	4,581.60	4,581.60	4,581.60	0.00	0.00	4,581.60	100%	0.00	0.00
43.56	ALLW 113 Deal Drawer Change	0.00	0.00	0.00	0.00	0.00	1,445.88	1,445.88	1,445.88	0.00	0.00	1,445.88	100%	0.00	0.00
43.57	CC 5 RFI 262 Temp Door	0.00	0.00	0.00	0.00	0.00	4,258.25	4,258.25	4,258.25	0.00	0.00	4,258.25	100%	0.00	0.00
43.58	CC 6 Boring for landscape Drawings	0.00	0.00	0.00	0.00	0.00	5,900.00	5,900.00	5,900.00	0.00	0.00	5,900.00	100%	0.00	0.00
43.59	ALLW 117 RFI 252 Bathroom Mirror Replacement	0.00	0.00	0.00	0.00	0.00	16,866.00	16,866.00	16,866.00	0.00	0.00	16,866.00	100%	0.00	0.00
43.60	CC 7 RFI 261 SFI-11 and SFI-14 Overhang at De	0.00	0.00	0.00	0.00	0.00	400.00	400.00	400.00	0.00	0.00	400.00	100%	0.00	0.00
43.61	CC 8 Install wire harness in frames	0.00	0.00	0.00	0.00	0.00	1,558.25	1,558.25	1,558.25	0.00	0.00	1,558.25	100%	0.00	0.00
43.62	CC 9 RFI 267 Fiber Housing Location in AV Room	0.00	0.00	0.00	0.00	0.00	644.00	644.00	644.00	0.00	0.00	644.00	100%	0.00	0.00
43.63	CC 10 Repair of non ADA compliant issues	0.00	0.00	0.00	0.00	0.00	3,014.00	3,014.00	0.00	3,014.00	0.00	3,014.00	100%	0.00	150.70
43.64	CC 11 Missed sidewalk	0.00	0.00	0.00	0.00	0.00	11,119.00	11,119.00	0.00	11,119.00	0.00	11,119.00	100%	0.00	555.95
43.65	CC 12 RFI 264 Millwork Changes at Handicap Ra	0.00	0.00	0.00	0.00	0.00	4,750.00	4,750.00	0.00	0.00	0.00	0.00	0%	4,750.00	0.00
43.66	CC 13 RFI 276 HVAC Conflict with Wind Brace	0.00	0.00	0.00	0.00	0.00	908.00	908.00	0.00	908.00	0.00	908.00	100%	0.00	45.40
43.67	CC 14 RFI 256 Exterior Egress Lighting	0.00	0.00	0.00	0.00	0.00	1,653.00	1,653.00	0.00	0.00	0.00	0.00	0%	1,653.00	0.00
43.68	CC 15 RFI 265 TV Location Conflicts	0.00	0.00	0.00	0.00	0.00	7,640.10	7,640.10	0.00	6,876.09	0.00	6,876.09	90%	764.01	343.80
43.69	CC 16 Additional Mirrors	0.00	0.00	0.00	0.00	0.00	2,700.00	2,700.00	0.00	0.00	0.00	0.00	0%	2,700.00	0.00
43.70	CC 17 RFI 260 Missing Return Air in Room 3205	0.00	0.00	0.00	0.00	0.00	1,196.00	1,196.00	0.00	0.00	0.00	0.00	0%	1,196.00	0.00
43.71	CC 18 Missed sidewalk-Dirt work	0.00	0.00	0.00	0.00	0.00	5,200.00	5,200.00	0.00	5,200.00	0.00	5,200.00	100%	0.00	260.00
43.72	CC 19 RFI 274 Courtroom Floor Emblem	0.00	0.00	0.00	0.00	0.00	3,481.25	3,481.25	0.00	0.00	0.00	0.00	0%	3,481.25	0.00
43.73	CC 20 RFI 278 3rd Floor Poke-Thru Floor Box Pla	0.00	0.00	0.00	0.00	0.00	1,035.00	1,035.00	0.00	0.00	0.00	0.00	0%	1,035.00	0.00
43.74	CC 21 RFI 308 Countertop Stone was TBD	0.00	0.00	0.00	0.00	0.00	2,655.00	2,655.00	0.00	0.00	0.00	0.00	0%	2,655.00	0.00
43.75	CC 22 RFI 302 Reception 3221A Utilities	0.00	0.00	0.00	0.00	0.00	1,145.00	1,145.00	0.00	572.50	0.00	572.50	50%	572.50	28.63
43.76	CC 23 RFI 288 Courtroom 3101 & 3409 Handrail	0.00	0.00	0.00	0.00	0.00	12,500.00	12,500.00	0.00	0.00	0.00	0.00	0%	12,500.00	0.00
43.77		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
43.78		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
43.79		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
43.80		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
44	Remaining County Seal Allowance							0.00					100%		
44.01	ALLW 30 County Seal, Cast Bronze	0.00	0.00	0.00	0.00	0.00	35,988.00	35,988.00	35,988.00	0.00	0.00	35,988.00	100%	0.00	0.00
44.02	ALLW 92 Allowance Reconciliation	0.00	0.00	0.00	0.00	0.00	14,012.00	14,012.00	14,012.00	0.00	0.00	14,012.00	100%	0.00	0.00
45	Remaining Asbestos Abatement Allowance						28,307.00	28,307.00					100%		
45.01	ALLW 1 Abatement of roof flashing	0.00	0.00	0.00	0.00	0.00	0.00	14,470.00	14,470.00	0.00	0.00	14,470.00	100%	0.00	0.00
45.02	ALLW 12 - Additional Air Monitoring	0.00	0.00	0.00	0.00	0.00	7,000.00	7,000.00	7,000.00	0.00	0.00	7,000.00	100%	0.00	0.00
45.03	ALLW 19 - Owner Notification Fee	0.00	0.00	0.00	0.00	0.00	3,307.00	3,307.00	3,307.00	0.00	0.00	3,307.00	100%	0.00	0.00

CONTINUATION SHEET

AIA DOCUMENT G703 - Computerized

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed Certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	H % (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)	THIS PERIOD					
45.04	ALLW 92 Allowance Reconciliation	0.00	0.00	0.00	0.00	0.00	21,916.00	21,916.00	21,916.00	0.00	0.00	21,916.00	100%	0.00	0.00
46	Remaining Existing Foundation Conflict							0.00					100%		
46.01	ALLW 92 Allowance Reconciliation	0.00	0.00	0.00	0.00	0.00	25,000.00	25,000.00	25,000.00	0.00	0.00	25,000.00	100%	0.00	0.00
47	Remaining Overhead Support for Cleaning							0.00					100%		
47.01	ALLW 58 RFI 183 Modification to Cupola Mainten	0.00	0.00	0.00	0.00	0.00	20,000.00	20,000.00	20,000.00	0.00	0.00	20,000.00	100%	0.00	0.00
48	Remaining Mock-up Allowance							0.00					100%		
48.01	ALLW 92 Allowance Reconciliation	0.00	0.00	0.00	0.00	0.00	25,000.00	25,000.00	25,000.00	0.00	0.00	25,000.00	100%	0.00	0.00
49	Remaining Decorative Bollard Allowance							-6,400.00	-6,400.00				100%		
49.01	ALLW 3 Contract Decorative Bollards	0.00	0.00	0.00	0.00	0.00	29,400.00	29,400.00	29,400.00	0.00	0.00	29,400.00	100%	0.00	0.00
50	Remaining Permit Comment							0.00					100%		
50.01	ALLW 13 ASI 1 Changes per City (Civil)	0.00	0.00	0.00	0.00	0.00	40,947.00	40,947.00	40,947.00	0.00	0.00	40,947.00	100%	0.00	0.00
50.02	ALLW 59 Water line Exploration	0.00	0.00	0.00	0.00	0.00	33,074.44	33,074.44	33,074.44	0.00	0.00	33,074.44	100%	0.00	0.00
50.03	ALLW 88 RFI 220 City Comments	0.00	0.00	0.00	0.00	0.00	1,763.92	1,763.92	1,763.92	0.00	0.00	1,763.92	100%	0.00	0.00
50.04	ALLW 92 Allowance Reconciliation	0.00	0.00	0.00	0.00	0.00	24,214.64	24,214.64	24,214.64	0.00	0.00	24,214.64	100%	0.00	0.00
51	Remaining Relocate Memorial Tree							0.00					100%		
50.01	Contract Reallocate, store, maintain, and replant	0.00	0.00	0.00	0.00	0.00	10,000.00	10,000.00	10,000.00	0.00	0.00	10,000.00	100%	0.00	0.00
52	Remaining Water Meter / Backflow							0.00					100%		
52.01	ALLW 59 Water line Exploration	0.00	0.00	0.00	0.00	0.00	25,000.00	25,000.00	25,000.00	0.00	0.00	25,000.00	100%	0.00	0.00
53	Remaining Paving repairs Allowance							115,081.25	115,081.25				100%		
53.01	ALLW 122 Paving Repairs	0.00	0.00	0.00	0.00	0.00	97,968.75	97,968.75	97,968.75	0.00	0.00	97,968.75	100%	0.00	0.00
53.02		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0%	0.00	0.00
54	Remaining DAS / ERRCS Allowance							0.00					100%		
54.01	ASI 9 RFI 139 ERRCS (DAS)	0.00	0.00	0.00	0.00	0.00	48,910.00	48,910.00	39,128.00	9,782.00	0.00	48,910.00	100%	0.00	2,445.50
54.02	ALLW 92 Allowance Reconciliation	0.00	0.00	0.00	0.00	0.00	1,090.00	1,090.00	1,090.00	0.00	0.00	1,090.00	100%	0.00	0.00
55	Remaining DAS / Cellular System							0.00					100%		
55.01	ASI 9 RFI 139 Cellular (DAS)	0.00	0.00	0.00	0.00	0.00	108,321.00	108,321.00	102,904.95	5,416.05	0.00	108,321.00	100%	0.00	0.00
55.02	ALLW 92 Allowance Reconciliation	0.00	0.00	0.00	0.00	0.00	76,950.00	76,950.00	76,950.00	0.00	0.00	76,950.00	100%	0.00	0.00
	NEW COURTHOUSE TOTALS	1,273,310.00	1,130,528.00	2,403,838.00	0.00	2,403,838.00	38,625,292.00	41,043,600.00	40,480,091.66	-231,744.41	0.00	40,248,347.25	98%	795,252.75	323,461.07
56	3RD FLOOR FINISH OUT												39%		
56.01	3rd Floor Finish Out Design Fees	0.00	0.00	0.00	0.00	0.00	644,163.00	644,163.00	161,040.75	80,520.38	0.00	241,561.13	38%	402,601.88	0.00
56.02	3rd Floor Finish Out FF&E Design Fees	0.00	0.00	0.00	0.00	0.00	61,979.00	61,979.00	0.00	0.00	0.00	0.00	0%	61,979.00	0.00
56.03	3rd Floor Finish Out M.E.P. 3rd Party Review	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00	5,000.00	0.00	0.00	5,000.00	100%	0.00	0.00
56.04	Geotechnical Services and Report	0.00	0.00	0.00	0.00	0.00	5,690.00	5,690.00	5,690.00	0.00	0.00	5,690.00	100%	0.00	0.00
56.05	3rd Floor Finish Out Reimbursable Allw.	0.00	0.00	0.00	0.00	0.00	7,500.00	7,500.00	0.00	0.00	0.00	0.00	0%	7,500.00	0.00
56.06	General Conditions	0.00	0.00	0.00	0.00	0.00	494,989.00	494,989.00	123,747.25	61,873.63	0.00	185,620.88	38%	309,368.13	0.00
56.07	Mobilization (Temp. Fence, Parking, Etc.)	0.00	0.00	0.00	0.00	0.00	106,788.00	106,788.00	26,697.00	13,348.50	0.00	40,045.50	38%	66,742.50	0.00
56.08	Subcontractor Default Insurance	0.00	0.00	0.00	0.00	0.00	63,418.00	63,418.00	31,709.00	0.00	0.00	31,709.00	50%	31,709.00	0.00
56.09	General Liability & Builder's Risk Insurance	0.00	0.00	0.00	0.00	0.00	28,011.00	28,011.00	14,005.50	0.00	0.00	14,005.50	50%	14,005.50	0.00
56.10	AGC Fees	0.00	0.00	0.00	0.00	0.00	8,945.00	8,945.00	4,472.50	0.00	0.00	4,472.50	50%	4,472.50	0.00
56.11	Payment & Performance Bonds	0.00	0.00	0.00	0.00	0.00	90,217.00	90,217.00	45,108.50	0.00	0.00	45,108.50	50%	45,108.50	0.00
56.12	Design/Builder Overhead & Profit	0.00	0.00	0.00	0.00	0.00	233,350.00	233,350.00	70,005.00	42,003.00	0.00	112,008.00	48%	121,342.00	0.00
57	Sitework												94%		
57.01	Earthwork & Site Demolition (Cannon)	0.00	0.00	0.00	0.00	0.00	120,616.00	120,616.00	120,616.00	0.00	0.00	120,616.00	100%	0.00	6,030.80
57.02	Asphalt Paving (Cannon)	0.00	0.00	0.00	0.00	0.00	110,794.00	110,794.00	110,794.00	0.00	0.00	110,794.00	100%	0.00	5,539.70
57.03	Pavement Markings & Signage (Cannon)	0.00	0.00	0.00	0.00	0.00	3,760.00	3,760.00	3,760.00	0.00	0.00	3,760.00	100%	0.00	188.00
57.04	Turfs and Grasses (Texas Legacy)	0.00	0.00	0.00	0.00	0.00	14,210.00	14,210.00	0.00	0.00	0.00	0.00	0%	14,210.00	0.00
58	Concrete Work												100%		
58.01	Concrete Sealer original 3rd Floor scope removed	0.00	0.00	0.00	0.00	0.00	-10,000.00	-10,000.00	-10,000.00	0.00	0.00	-10,000.00	100%	0.00	-500.00
59	Metals												50%		

CONTINUATION SHEET

AIA DOCUMENT G703 - Computerized

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed Certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									FROM PREV APPLICATIONS (D+E)	THIS PERIOD					
59.01	Pipe and Tube Railings (Ramps to Judge)	0.00	0.00	0.00	0.00	0.00	10,291.00	10,291.00	0.00	5,145.50	0.00	5,145.50	50%	5,145.50	257.28
60	Carpentry & Millwork												51%		
60.01	Rough Carpentry (Raised platforms)	0.00	0.00	0.00	0.00	0.00	54,450.00	54,450.00	32,670.00	0.00	0.00	32,670.00	60%	21,780.00	1,633.50
60.02	Platform Sound Deadening	0.00	0.00	0.00	0.00	0.00	10,000.00	10,000.00	0.00	0.00	0.00	0.00	0%	10,000.00	0.00
61	Carpentry & Millwork												65%		
61.01	Interior Architectural Woodwork including Sills	0.00	0.00	0.00	0.00	0.00	286,750.00	286,750.00	28,675.00	157,712.50	0.00	186,387.50	65%	100,362.50	9,319.38
62	Thermal & Moisture Protection														
62.01	Applied Fire Protection (Marek Brothers)	0.00	0.00	0.00	0.00	0.00	5,200.00	5,200.00	0.00	0.00	0.00	0.00	0%	5,200.00	0.00
63	Glass and Glazing System												68%		
63.01	Access Doors & Frames	0.00	0.00	0.00	0.00	0.00	3,000.00	3,000.00	0.00	0.00	0.00	0.00	0%	3,000.00	0.00
63.02	Aluminum Frames and Door Glazing (TCGC)	0.00	0.00	0.00	0.00	0.00	63,302.00	63,302.00	6,330.20	38,614.22	0.00	44,944.42	71%	18,357.58	2,247.22
64	Openings												48%		
64.01	Stained Glass (Foster)	0.00	0.00	0.00	0.00	0.00	35,200.00	35,200.00	0.00	0.00	0.00	0.00	0%	35,200.00	0.00
64.02	Door Hardware (Himmelfs)	0.00	0.00	0.00	0.00	0.00	113,040.00	113,040.00	45,216.00	39,564.00	0.00	84,780.00	75%	28,260.00	4,239.00
64.03	Door Hardware Installation (Himmelfs)	0.00	0.00	0.00	0.00	0.00	21,645.00	21,645.00	0.00	0.00	0.00	0.00	0%	21,645.00	0.00
65	Finishes												58%		
65.01	Early package demo and replacement - SPD	0.00	0.00	0.00	0.00	0.00	6,105.00	6,105.00	6,105.00	0.00	0.00	6,105.00	100%	0.00	305.25
65.02	Cold Formed Metal Framing & Drywall (SPD)	0.00	0.00	0.00	0.00	0.00	269,621.00	269,621.00	256,139.95	2,696.21	0.00	258,836.16	96%	10,784.84	12,941.81
65.03	Acoustical Ceilings (SPD)	0.00	0.00	0.00	0.00	0.00	27,729.00	27,729.00	0.00	13,864.50	0.00	13,864.50	50%	13,864.50	693.23
65.04	Stretched-Fabric Ceilings (Marek Brothers)	0.00	0.00	0.00	0.00	0.00	13,250.00	13,250.00	1,325.00	0.00	0.00	1,325.00	10%	11,925.00	66.25
65.05	Ceramic Tile (Kellen)	0.00	0.00	0.00	0.00	0.00	40,854.00	40,854.00	4,085.40	0.00	0.00	4,085.40	10%	36,768.60	204.27
65.06	Epoxy Terrazzo (National Terrazzo)	0.00	0.00	0.00	0.00	0.00	64,000.00	64,000.00	0.00	0.00	0.00	0.00	0%	64,000.00	0.00
65.07	Salvage & Re-install Existing Marble Panels	0.00	0.00	0.00	0.00	0.00	20,500.00	20,500.00	0.00	0.00	0.00	0.00	0%	20,500.00	0.00
65.08	Resilient & Carpet Flooring (Keller)	0.00	0.00	0.00	0.00	0.00	71,530.00	71,530.00	7,153.00	0.00	0.00	7,153.00	10%	64,377.00	357.65
65.09	Painting (SPD)	0.00	0.00	0.00	0.00	0.00	53,635.00	53,635.00	0.00	35,399.10	0.00	35,399.10	66%	18,235.90	1,769.96
66	Specialties & Equipment												4%		
66.01	Signage (Benchmark)	0.00	0.00	0.00	0.00	0.00	37,717.00	37,717.00	0.00	0.00	0.00	0.00	0%	37,717.00	0.00
66.02	Toilet Accessories (Bullt Rite)	0.00	0.00	0.00	0.00	0.00	7,620.00	7,620.00	0.00	0.00	0.00	0.00	0%	7,620.00	0.00
66.03	Refrigerators (Bullt Rite)	0.00	0.00	0.00	0.00	0.00	4,750.00	4,750.00	0.00	0.00	0.00	0.00	0%	4,750.00	0.00
66.04	Roller Window Shades (Capital Blinds)	0.00	0.00	0.00	0.00	0.00	31,682.00	31,682.00	3,168.20	0.00	0.00	3,168.20	10%	28,513.80	158.41
66.05	Electric Traction Elevators (Protect ONLY)	0.00	0.00	0.00	0.00	0.00	1,500.00	1,500.00	0.00	0.00	0.00	0.00	0%	1,500.00	0.00
67	Fire Protection System												0%		
67.01	Fire Protection System (Texas Fire Logic)	0.00	0.00	0.00	0.00	0.00	31,500.00	31,500.00	0.00	0.00	0.00	0.00	0%	31,500.00	0.00
68	Mechanical - Plumbing												89%		
68.01	Early package Plumbing (Raven)	0.00	0.00	0.00	0.00	0.00	24,700.00	24,700.00	24,700.00	0.00	0.00	24,700.00	100%	0.00	1,235.00
68.02	Plumbing (Raven)	0.00	0.00	0.00	0.00	0.00	92,300.00	92,300.00	78,455.00	923.00	0.00	79,378.00	86%	12,922.00	3,968.90
69	Mechanical - HVAC												81%		
69.01	HVAC (Raven)	0.00	0.00	0.00	0.00	0.00	237,503.00	237,503.00	154,376.95	49,875.63	0.00	204,252.58	86%	33,250.42	10,212.63
69.02	Testing-Adjusting-Balancing for HVAC (DAC)	0.00	0.00	0.00	0.00	0.00	15,925.00	15,925.00	0.00	0.00	0.00	0.00	0%	15,925.00	0.00
70	Electrical Systems												62%		
70.01	Early package Electrical (Dailey)	0.00	0.00	0.00	0.00	0.00	24,907.00	24,907.00	24,907.00	0.00	0.00	24,907.00	100%	0.00	1,245.35
70.02	Electrical (Dailey)	0.00	0.00	0.00	0.00	0.00	474,205.00	474,205.00	189,682.00	94,841.00	0.00	284,523.00	60%	189,682.00	14,226.15
70.03	Parking Lot Lighting (Dailey)	0.00	0.00	0.00	0.00	0.00	42,745.00	42,745.00	21,372.50	4,274.50	0.00	25,647.00	60%	17,098.00	1,282.35
71	Low Voltage Systems												2%		
71.01	Communications (Advanced Connections)	0.00	0.00	0.00	0.00	0.00	69,388.00	69,388.00	10,408.20	0.00	0.00	10,408.20	15%	58,979.80	520.41
71.02	Audio, Video & Room Control Systems (Walker)	0.00	0.00	0.00	0.00	0.00	691,986.00	691,986.00	0.00	0.00	0.00	0.00	0%	691,986.00	0.00
71.03	Access Control & Video Management (BLTI)	0.00	0.00	0.00	0.00	0.00	105,497.00	105,497.00	10,549.70	0.00	0.00	10,549.70	10%	94,947.30	527.49
72	Life Safety Systems												86%		
72.01	Fire Alarm (Kauffman)	0.00	0.00	0.00	0.00	0.00	23,165.00	23,165.00	4,633.00	15,288.90	0.00	19,921.90	86%	3,243.10	996.10
73	3rd Floor Owner Contingency												96%		
73.01	Added to Owner's Contingency ALLW#7 (Item 42.04)	0.00	0.00	0.00	0.00	0.00	104,724.00	104,724.00	0.00	104,724.00	0.00	104,724.00	100%	0.00	5,236.20

CONTINUATION SHEET

AIA DOCUMENT G703 - Computerized

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.
In tabulations below, amounts are stated to the nearest dollar.
Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: **40**
APPLICATION DATE: **2/1/2026**
PERIOD TO: **2/28/2026**
ARCHITECT'S PROJECT NO.: **Multiple**

A ITEM NO.	B DESCRIPTION	C EXHIBIT B VALUE	C CHANGE AMOUNT	C EXHIBIT C VALUE	C CHANGE AMOUNT	C EXHIBIT E SCHEDULED VALUE	C CHANGE AMOUNT	C EXHIBIT F SCHEDULED VALUE	D WORK COMPLETED		E THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	H % (G/C)	H BALANCE TO FINISH (C-G)	I RETAINAGE
									D FROM PREV APPLICATIONS (D+E)	D THIS PERIOD						
74	3rd Floor Design/Builder Contingency						0.00	0.00								
74.01	Added to D/B Contingency ALLW#7 (Item 43.01)	0.00	0.00	0.00	0.00	0.00	167,557.00	167,557.00	0.00	167,557.00	0.00	167,557.00	100%	0.00	8,377.85	
75	Allowance - Protection for Reduced Court Judge						5,440.00	5,440.00								
75.01	ALLW 134 RFI 287 Courtroom 3409 Judge's Dais	0.00	0.00	0.00	0.00	0.00	14,560.00	14,560.00	0.00	5,824.00	0.00	5,824.00	40%	8,736.00	291.20	
76	Allowance - Addn No. 3 Revisions TBD						0.00	0.00								
76.01	ALLW 125 3rd Floor Finish-Out Addendum No. 3	0.00	0.00	0.00	0.00	0.00	50,000.00	50,000.00	50,000.00	0.00	0.00	50,000.00	100%	0.00	2,500.00	
3RD FLOOR FINISH OUT TOTALS		0.00	0.00	0.00	0.00	0.00	5,418,903.00	5,418,903.00	1,672,597.60	934,049.56	0.00	2,606,647.16	48%	2,812,255.84	96,071.31	
Contract Total		1,273,310.00	1,315,059.00	2,588,369.00	1,825,812.00	4,779,103.39	44,044,195.00	48,837,768.39	44,527,954.65	702,305.15	0.00	45,230,259.80	93%	3,607,508.59	419,532.38	

Date: 2/27/2026	Exhibit A	Exhibit B	Exhibit C	Exhibit D	Exhibit E	Exhibit E	Exhibit E	Exhibit F	Exhibit F	Exhibit G	Exhibit E	Exhibit E	Exhibit H	Total
	5/12/2021	5/2/2022	2/6/2023	4/26/2023	5/17/2023	Change Order # 001 8/2/2023	Change Order # 002 9/18/2023	10/4/2023	Change Order # 001 7/11/2025	11/17/2023	Change Order # 003 3/6/2024	Change Order # 004 8/21/2024	12/11/2024	
Programming, Pre-Schematic, & Assessments														
Programming, Pre-Schematic, & Assessments Costs	\$358,353.62	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$358,353.62
PROGRAMMING & ASSESSMENTS TOTAL	\$358,353.62	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$358,353.62
Maintenance Node														
Maintenance Node Design Services	\$0.00	\$970,500.00	(\$114,476.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$856,024.00
Maintenance Construction Costs	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Maintenance Node Total	\$0.00	\$970,500.00	(\$114,476.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$856,024.00
BUSINESS NODE														
Courthouse Design Services	\$0.00	\$1,273,310.00	\$1,130,528.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,403,838.00
Courthouse Construction Costs	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$38,639,762.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$38,639,762.00
Courthouse Change Order # 001	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$402,374.00	\$0.00	\$0.00	\$0.00	\$0.00	\$402,374.00
Courthouse Total	\$0.00	\$1,273,310.00	\$1,130,528.00	\$0.00	\$0.00	\$0.00	\$0.00	\$38,639,762.00	\$402,374.00	\$0.00	\$0.00	\$0.00	\$0.00	\$41,445,974.00
Swing Space Design Services	\$0.00	\$0.00	\$184,531.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$184,531.00
Swing Space Construction Costs	\$0.00	\$0.00	\$0.00	\$0.00	\$1,825,812.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,825,812.00
Swing Space Change Order # 001	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$122,435.85	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$122,435.85
Swing Space Change Order # 002	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$233,968.97	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$233,968.97
Swing Space Change Order # 003	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$12,878.13	\$0.00	\$0.00	\$12,878.13
Swing Space Change Order # 004	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$4,360.56)	\$0.00	(\$4,360.56)
Swing Space Total	\$0.00	\$0.00	\$184,531.00	\$0.00	\$1,825,812.00	\$122,435.85	\$233,968.97	\$0.00	\$0.00	\$0.00	\$12,878.13	(\$4,360.56)	\$0.00	\$2,375,265.39
Business Node Totals	\$0.00	\$1,273,310.00	\$1,315,059.00	\$0.00	\$1,825,812.00	\$122,435.85	\$233,968.97	\$38,639,762.00	\$402,374.00	\$0.00	\$12,878.13	(\$4,360.56)	\$0.00	\$43,821,239.39
Judicial Node														
Justice Tower Design Services	\$0.00	\$3,572,550.00	\$2,015,777.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,588,327.00
Justin Tower Construction Costs	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Judicial Node Total	\$0.00	\$3,572,550.00	\$2,015,777.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,588,327.00
Macerator, Hoist, & Valve														
Macerator, Hoist, & Valve Design Services	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Macerator, Hoist, & Valve Construction Costs	\$0.00	\$0.00	\$0.00	\$264,316.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$264,316.00
Macerator, Hoist, & Valve Totals	\$0.00	\$0.00	\$0.00	\$264,316.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$264,316.00
506 Upgrades & Modular Building														
506 Upgrades & Modular Building Design Services	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$230,921.00	\$0.00	\$0.00	\$0.00	\$230,921.00
506 Upgrades & Modular Building Construction Costs	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,053,707.00	\$4,053,707.00
506 Upgrades & Modular Building Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$230,921.00	\$0.00	\$0.00	\$4,053,707.00	\$4,284,628.00
Design Build Contract Total	\$358,353.62	\$5,816,360.00	\$3,216,360.00	\$264,316.00	\$1,825,812.00	\$122,435.85	\$233,968.97	\$38,639,762.00	\$402,374.00	\$230,921.00	\$12,878.13	(\$4,360.56)	\$4,053,707.00	\$55,172,888.01

THE STATE OF TEXAS §

COUNTY OF WALLER §

DISCLOSURE AND ORDER WAIVING THE CONFLICT OF INTEREST FOR THE WALLER COUNTY DISTRICT ATTORNEY'S OFFICE

WHEREAS, attorneys from the Waller County District Attorney's Office were allegedly overpaid with funds disbursed in 2025;

WHEREAS, the Waller County Treasurer's Office is seeking recovery of the disbursed funds from the attorneys, which has created an ethical conflict of interest for the Waller County District Attorney's Office;

WHEREAS, the Waller County District Attorney's Office's representation of Waller County may reasonably appear to be or may reasonably appear to become adversely limited by the individual attorneys' interest in the disputed funds. *See* Texas Disciplinary Rules of Professional Conduct 1.06(b)(2).

WHEREAS, the Waller County District Attorney's Office discloses the existence, nature, implications, and possible adverse consequences of its representation and the advantages involved, if any:

(1): Each of the individual attorneys that were allegedly overpaid has a financial interest in retaining the disbursed funds and their interest is adverse to Waller County's interest in recovering the disbursed funds.

Attorneys in the Criminal Division of the Waller County District Attorney's Office primarily prosecute crimes on behalf of the State of Texas. As such, we do not believe the attorneys in the Criminal Division have a conflict of interest, because their representation does not appear to be materially affected by their interest in the disputed funds.

Attorneys in the Civil Division of the Waller County District Attorney's Office primarily provide legal advice and legal representation to officials in Waller County, including the Treasurer's Office. The representation from the attorneys in the Civil Division may reasonably appear to become adversely limited by the individual attorneys' interest in the disputed funds. As such, the attorneys in the Civil Division are ethically conflicted from maintaining their full legal representation to Waller County.

Pursuant to the Texas Disciplinary Rules of Professional Conduct 1.06(f), the Waller County District Attorney's Office is prohibited from any conduct that would be ethically impermissible for one of its attorneys.

(2): Because the Civil Division is implicated in this matter, a failure to waive the conflict of interest may result in the constructive or actual dismissal of attorneys in the Civil Division. This is because the dispute over the funds may progress to a point where the attorneys may not maintain their own individual interest in the funds without becoming ethically conflicted

from representing Waller County. See Texas Disciplinary Rules of Professional Conduct 1.06(b)(2).

In the event that the issue progresses to litigation, the attorneys in the Civil Division may be required to resign in order to ethically maintain their adverse interest, even if the waiver is granted.

(3): The Waller County District Attorney's Office has an interest in retaining the attorneys. This interest is not adverse to Waller County or the potential recovery of disbursed funds at this time, however, in the event that attorneys are actually or constructively dismissed, or the dispute results in litigation, the interest may become adverse to Waller County and our legal representation may become adversely limited.

(4): The primary disadvantage to waiving the conflict of interest and allowing continued representation from the Waller County District Attorney's Office is that it may materially affect the Office's representation of Waller County, despite our belief that it will not. Attorneys in the office may be unable to use their independent and professional judgment when considering alternatives or foreclose courses of action that reasonably should be pursued on behalf of Waller County, due to their financial interest in the funds. It may become difficult for attorneys in the Office to give Waller County detached advice. In particular, it may become difficult for attorneys to represent the Treasurer's Office, or give legal advice that pertains to financial issue. Waller County should consider whether or not the Waller County District Attorney's Office is capable of representing Waller County and the Treasurer's Office while the dispute continues.

(5): The primary advantage to waiving the conflict of interest is that the Waller County District Attorney's Office believes that it may then ethically advise the Treasurer's Office on how to proceed to amicably resolve the dispute; HOWEVER,

(6): In the event that the dispute over the disbursed funds becomes administratively or judicially litigated, the Waller County District Attorney's Office will be unable to continue providing detached legal advice and legal representation, and Waller County will need to obtain outside legal counsel in order to litigate the disbursed funds.

(7): Conflict of Interest notwithstanding an extant waiver: In the event that an attorney reasonably believes their representation of Waller County reasonably appears to be materially affected by the dispute despite the grant of a waiver of conflict of interest, the attorney will notify their supervisor and the Office will decide whether the conflict is material, despite the extant waiver.

///

WHEREAS, The Waller County District Attorney’s Office believes that its continued legal representation of Waller County will have no material adverse effect upon the interests of Waller County, despite the conflict of interest. The Waller County District Attorney’s Office further believes that all of the attorneys with an interest in the disbursed funds are able to use their independent and professional judgment when considering alternatives or courses of action that reasonably should be pursued on behalf of Waller County, and that our attorneys remain able to provide detached legal advice and legal representation on behalf of Waller County at this time.

Sean G. Whittmore
Criminal District Attorney

NOW, THEREFORE, BE IT ORDERED, by the Commissioners Court of Waller County, Texas that:

1. **Acknowledgement of Conflict of Interest:** The Commissioner’s Court of Waller County, Texas acknowledges that the Waller County District Attorney’s Office has disclosed the existence, nature, implications, and possible adverse consequences of its representation and the advantages involved;
2. **Waiver of Conflict of Interest:** The Commissioner’s Court of Waller County, Texas waives the Conflict of Interest.

ORDERED AND EFFECTIVE, this 18th day of March, 2026, by the vote of the Commissioners Court of Waller County, Texas.

Carbett “Trey” J. Duhon III
County Judge

ATTEST:
