



125 E 11th St | Austin, Texas 78701
512.463.8588
txdot.gov

11/1/2024

I&D Legacy Partners, LLC
c/o Baker & Lawson
401 Magnolia Estates Dr
ANGLETON, TX 77515

RE: Preliminary Review
Brazoria County
22503 FM 521 Road, Angleton, TX 77515
24020118
0111-05

Dear Mr./Ms.I&D Legacy Partners, LLC and Baker & Lawson:

We are in receipt of a request for a preliminary review of the subject location. After completing the preliminary review, the Texas Department of Transportation has no objections to the location of the proposed general access driveway per drawing(s) dated 10/24/2024

This preliminary location review is good for one year from the date of this letter, after which the location must be re-evaluated. This preliminary review was limited to the location of the proposed driveway and did not include a review of the geometric design of the proposed improvements, which will be required prior to the issuance of any permit to construct the driveway. In addition, this review assumes that existing conditions which may impact the safety and mobility of the adjacent highway facility including property use, traffic patterns, roadway operations, and adjoining property access points do not change prior to your submission. TxDOT reserves the right to require the re-evaluation of the proposed location if TxDOT determines that existing roadway conditions have changed subsequent to this review. Depending on the type of highway facility and ownership of access rights, final approval of the proposed improvements may require consent of the Texas Transportation Commission.

This letter is NOT A PERMIT. In order to obtain a formal permit for a driveway, you must submit a driveway access permit application, and a copy of this review letter with all required documents as specified on the Houston District Driveway Access Permit Checklist (located on the Houston District webpage link included below). Please note that upon formal submission of a driveway permit application, signed and sealed plans by a licensed professional engineer registered in Texas and additional documentation to support this preliminary location approval must be submitted for review and final approval. Such required documentation may include a donation agreement, drainage/hydraulics studies, environmental approvals, and a Traffic Study Checklist to determine the level of traffic study that will be required prior to TxDOT's approval. To request a driveway access permit, please visit our webpage at <https://www.txdot.gov/about/districts/houston-district/contractor-information.html>.

Should you have any additional questions, please contact Michelle Howe ,
Permit Coordinator, at (979) 864-8550

NOTE: Small existing driveway to the south of the proposed driveway needs to be removed as a part of the proposed driveways reconstruction also called out in traffic comments. This will eliminate any driveway spacing issues.

Sincerely,

DocuSigned by:

Maria Pilar Aponte

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Maria Pilar Aponte, P.E.

Area Engineer

Houston District