

November 15, 2012

Mr. Joe England, P.E.
Williamson County
3151 SE Inner Loop, Suite B
Georgetown, Texas 78626

RE: Highland Meadows Subdivision Preliminary Plat Extension
City of Liberty Hill ETJ, Williamson County, Texas

Dear Mr. England:

Per the Williamson County Subdivision Ordinance and your instructions, we would like to request a one (1) year extension of the preliminary plat for the Highland Meadows Subdivision. The current preliminary plat was approved on December 6, 2011 by Commissioner's Court, and was originally set to expire on December 6, 2012. With an additional approved plat extension, the current Highland Meadows Subdivision Preliminary Plat would expire on December 6, 2013. We respectfully request to be placed on the earliest Commissioner's Court agenda with your recommendation to grant approval of this extension.

The proposed development of the Highland Meadows Subdivision is highly dependant upon the market, during the one (1) year extension time frame a final plat or new preliminary plat will be submitted for City approval. The client is in the process of negotiating the purchase of more land and needs the extension to hold onto entitlements in case the deal falls through. During this time of economic uncertainty, it is difficult to predict the single family lot mix and commercial tracts that will be best suited for this market. Realizing this, the current approved preliminary plat may not be a match to the market needs and desires, and thus might warrant a new layout for the tract. My client would like to preserve the current preliminary plat while the extents of the market modifications are evaluated in this area.

Thank you for your time, and if you have any questions or comments, please do not hesitate to contact our office.

Sincerely,



Kelly J. Bell, P.E.
Senior Vice President



Cc: Tim Keenan – Department Services – IMH Real Estate Financiers
Jamie Williamson – Mayor of the City of Liberty Hill

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