



**COUNTY OF EL PASO PUBLIC WORKS
PLANNING & DEVELOPMENT DEPARTMENT**
DEVELOPMENT SERVICES DIVISION

November 28, 2023

TO: Commissioner's Court

FROM: Michael McElroy
Director of Planning and Development

SUBJECT: Release of Obligation for Improvements located in **Emerald Heights Unit 5**

Please be advised that the following subdivision improvements have been satisfactorily constructed in compliance with the El Paso County Subdivision Regulations. **NORTHTOWNE VILLAGE JOINT VENTURE**, has completed their one (1) year maintenance period and all conditions of release have been satisfactorily met. I therefore recommend that the Owner and Surety be released from further obligation for these improvements and that the roads be included in the El Paso County Road System.

Owner/Principal:	NORTHTOWNE VILLAGE JOINT VENTURE
Surety:	LEXON INSURANCE COMPANY
Document Identification:	LICX1177018
Amount:	\$70,136.00
Subdivision Name:	EMERALD HEIGHTS UNIT 5
Legal Description of Subdivision:	<i>A portion of the C.D. Stewart Survey No. 317, a portion of C.D. Stewart Survey No. 318, and a portion of C.D. Stewart No. 319, in El Paso County, Texas Containing 37.38 acres ±</i>
Precinct Number:	No. #3
Commissioner's Court Plat Approval Date:	JUNE 29, 2020
Date of Final Inspection Report:	NOVEMBER 9, 2023
Specific Name of Improvements:	<i>Emerald Pass Ave. Golden Rise St. Golden Canyon Dr.</i>

Please Note: For exact locations of all improvements, please refer to the Subdivision Improvement Plan (Case ID: 21-069)