

TEXAS TRANSPORTATION COMMISSION

Various Counties

MINUTE ORDER

Page 1 of 2

Various Districts

Transportation Code, §201.206, authorizes the Texas Department of Transportation (department) to accept a donation in any form, including realty, personalty, money, materials, and services, for the purpose of carrying out its functions and duties. Government Code, Chapter 575, requires the governing board of a state agency to acknowledge the acceptance of a donation valued at \$500 or more by majority vote at an open meeting, not later than the 90th day after the date the donation is accepted. It also prohibits a state agency from accepting a donation from a person who is a party to a contested case before the agency until the 30th day after the date the decision in the case becomes final.

The Texas Transportation Commission (commission) has adopted 43 TAC §§1.500-1.506, which relate to the department's acceptance of donations. Section 1.503 authorizes the executive director to approve acceptance of donations to the department and requires that donations valued at \$500 or more must be acknowledged by order of the commission not later than the 90th day after the date the donation is accepted by the department. It further prohibits acceptance of a gift or donation when the donor is subject to department regulation or oversight or when the donor is interested in or likely to become interested in any contract, purchase, payment, or claim with or against the department, except as provided by that section. It also provides that the executive director may approve the acceptance of a donation, notwithstanding the foregoing proscriptions in the rules, if the executive director determines that acceptance would provide a significant public benefit and would not influence or reasonably appear to influence the department in the performance of its duties.

Transportation Code, §223.049 authorizes the department to contract with an owner of land adjacent to a highway that is part of the state highway system to construct an improvement on the highway right of way that is directly related to improving access to or from the owner's land. Exhibit A lists donations resulting from a contract executed by the department under Transportation Code, §223.049 and other donations accepted under Transportation Code, §201.206.

The department also acquires by donation land used for highway improvement projects. Exhibit B lists property donated to the department for that purpose. The department has determined that acceptance of these donations is in the best interest and welfare of the traveling public and will provide a significant public benefit.

The commission established the Sponsorship Acknowledgement Program under 43 TAC Chapter 12, Subchapter K. The program, which is authorized by the Federal Highway Administration in FHWA Order 5610.1A, allows the department to place signs acknowledging donations made to the department to fund transportation related services. Exhibit C lists donations made to the department under the Sponsorship Acknowledgement Program.

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Page 2 of 2

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The executive director has determined that the donations identified in the attached exhibits comply with the applicable provisions of 43 TAC §§1.500-1.506, 43 TAC §12.353, Government Code, Chapter 575 and Transportation Code, §201.206, §223.049 and §224.001, and has approved acceptance of those donations. All required donation agreements have been executed under 43 TAC §1.504 and §1.506, as applicable.

IT IS THEREFORE ORDERED by the commission that it acknowledges the acceptance of the donations identified in the attached exhibits A, B, and C.

Submitted and reviewed by:

Recommended by:

DocuSigned by:

Kenneth Stewart

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Director, Contract Services Division

DocuSigned by:

W. Williams

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Executive Director

116883 January 30, 2025

Minute Number	Date Passed
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**EXHIBIT A
DONATIONS
January 30, 2024**

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
1.	92 Fairmont Lakes, Inc	Houston District	Harris	The donor is donating the design and construction of a left turn lane from eastbound SH 146 into the Yara Lakes Estates development in La Porte, Harris County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$80,000.00.	\$80,000.00	12/17/2024
2.	AO Lot Development, LLC	San Antonio District	Medina	The donor is donating the design and construction of roadway, drainage, signing, and pavement marking, traffic signal improvements at US 90 and FM 471/Alsatian Oaks Boulevard, US 90 and Tondre Parkway, and US 90 at Country Lane in Medina County, Castroville, Texas. The improvements are required for mitigation of traffic delays caused by Alsatian Oaks development. The design and construction will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$5,400,000.00 <i>(replaces previously acknowledged on 6/27/2024 due to an increase in the estimated value of the donation from \$5,100,000.00 to \$5,400,000.00).</i>	\$5,400,000.00	12/05/2024

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
3.	Bexar Management and Development Corporation	San Antonio District	Bexar	The donor is donating the design and construction of a right turn lane from Schuwirth Road to SH Loop 1604 located at the northeast intersection of SH Loop 1604 and Schuwirth Road in Bexar County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$80,000.00, which includes payment for all state direct costs associated with the review, oversight, and inspection of the work that is on the state right of way <i>(replaces previously acknowledged for Oso Apartments Ltd. on 10/31/2024 due to a change in donor)</i> .	\$80,000.00	12/05/2024
4.	Continental Homes of Texas, L.P.	San Antonio District	Bexar	The donor is donating the design and construction of a left turn lane on FM 1937 located approximately north of the intersection of FM 1937 and Blue Wing Road in San Antonio, Bexar County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$330,000.00, which includes payment for all state direct costs associated with the review, oversight, and inspection of the work that is on the state right of way <i>(replaces previously acknowledged on 12/17/2024 due to a decrease in the estimated value of the donation from \$450,000.00 to \$330,000.00)</i> .	\$330,000.00	12/06/2024

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
5.	Double L Development, LLC	Austin District	Hays	The donor is donating a fixed amount of \$224,490.00 towards the state's cost to design and construct a left turn lane at the intersection of RM 12 and Anarene Boulevard in Dripping Springs, Hays County, Texas. All design and construction work will be provided by the state. This project will be part of a current TXDOT project under CSJ #0683-05-017. The estimated value of the donation is \$224,490.00, which includes payment for all state direct costs associated with the review, oversight, and inspection of the work that is on the state right of way.	\$224,490.00	12/16/2024
6.	Florida International University	Austin District	N/A	The donor is donating a travel scholarship to include ground transportation, registration, hotel lodging, and meals for Biniam Aregawi, P.E. Bridge Section supervisor to attend and speak at the 2024 World Bridge Engineering Conference in Miami, Florida on December 11-13, 2024. Hotel and registration costs will be direct billed to the donor. Some meals are provided at the venue, and the donor will reimburse actual costs to TxDOT for remaining meals and ground transportation. The estimated value of the donation is \$1,300.00.	\$1,300.00	11/26/2024
7.	FM 762 Investments, Inc.	Houston District	Fort Bend	The donor is donating the design and construction of a left turn lane from southbound FM 2977 into the Summer Lakes Shopping Plaza development in Rosenberg, Fort Bend County, Texas. All design and construction work will be provided by the donor its consultant, or its contractor. The estimated value of the donation is \$12,000.00.	\$12,000.00	12/20/2024

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
8.	High Time Ventures, LLC	Houston District	Montgomery	The donor is donating the design and construction of a right turn lane from westbound SH 242 into the Primespot Commercial development in Conroe, Montgomery County, Texas. All design and construction work will be provided by the donor it's consultant, or its contractor. The estimated value of the donation is \$350,000.00 <i>(replaces previously acknowledged on 10/31/2024 due to a decrease in the estimated value of the donation from \$1,300,000.00 to \$350,000.00).</i>	\$350,000.00	12/19/2024
9.	Kingfish Development, LLC	San Antonio District	Bexar	The donor is donating the design and construction of a left turn lane on SH 16 located approximately 1.5 miles north of SL 1604 in southwest San Antonio, Bexar County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$170,000.00, which includes payment for all state direct costs associated with the review, oversight, and inspection of the work that is on the state right of way.	\$170,000.00	12/19/2024
10.	Meru FM93 Holdings LLC	Waco District	Bell	The donor is donating the design and construction of the installation of an eastbound deceleration/right turn entry on FM 93 into a proposed RV Park Temple, Bell County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$100,000.00.	\$100,000.00	12/11/2024

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
11.	Microsoft Corporation	San Antonio	Medina	The donor is donating the design and construction of roadway improvements along westbound US 90 in Medina County, Texas which include the widening of acceleration and deceleration lanes for two proposed driveways on US90 and the widening and extension of a left turn lane at the west most crossover. Design and construction of roadway improvements along eastbound US 90 which include: the widening for a turnout and acceleration lane at the west most crossover and demolition of two existing crossovers and improvements on the third crossover. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$3,000,000.00.	\$3,000,000.00	12/19/2024
12.	MM Cottonwood 640, LLC	Paris District	Grayson	The donor is donating the design and construction of the widening of FM 902 to add a left turn deceleration lane for westbound FM 902 and a right turn deceleration lane for eastbound FM 902 at the new Ford Road intersection near Dorchester in Grayson County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$420,000.00.	\$420,000.00	12/17/2024
13.	Murphy Oil USA, Inc.	Waco District	Bell	The donor is donating the design and construction of 50 feet of raised curb within the median of FM 1741 (31st Street) in Temple, Bell County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$35,000.00.	\$35,000.00	12/11/2024

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
14.	NOP Maverick 500, L.P.	Laredo District	Maverick	The donor is donating the design and construction of a deceleration lane on northbound Loop 480 into the industrial development located in the southeast quadrant of the intersection of Loop 480 and Highway 57 in Eagle Pass, Maverick County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$530,000.00.	\$530,000.00	12/06/2024
15.	Park Place Partners, LLC	Austin District	Gillespie	The donor is donating the design and construction of a right turn deceleration lane on US 290 in Stonewall, Gillespie County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$410,000.00, which includes payment for all state direct costs associated with the review, oversight, and inspection of the work that is on the state right of way.	\$410,000.00	12/16/2024
16.	Parmer Ranch Retail, Ltd.	Austin District	Williamson	The donor is donating the design and installation of two traffic signals at the interchange of RM 2338 and Ronald Reagan Boulevard in Georgetown, Williamson County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$730,000.00, which includes payment for all state direct costs associated with the review, oversight, and inspection of the work that is on the state right of way.	\$730,000.00	12/17/2024

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
17.	Parmer Ranch Retail, Ltd.	Austin District	Williamson	The donor is donating the design and construction of a median modifications and a right-turn deceleration lane along FM 2338 for the proposed Commercial Driveway along Parmer Ranch Boulevard and traffic signal improvements of FM 2338 and Parmer Ranch Boulevard to allow for southbound left turn movements in Georgetown, Williamson County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$1,200,000.00, which includes payment for all state direct costs associated with the review, oversight, and inspection of the work that is on the state right of way.	\$1,200,000.00	12/17/2024
18.	Pulte Homes of Texas, L.P.	Houston District	Montgomery	The donor is donating the design and construction of a traffic signal installation from northbound, eastbound, and westbound FM 1097 into the Montgomery Bend development in Montgomery, Montgomery County, Texas. All design and construction work will be provided by the donor it's consultant, or its contractor. The estimated value of the donation is \$440,000.00.	\$440,000.00	12/16/2024
19.	QT South, LLC	Waco District	Bell	The donor is donating the design and construction of intersection improvements, to include roadway, signing, pavement markings, and traffic signals at FM 2410 at Rosewood and Stonetree Drive in Killeen, Bell County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$660,000.00.	\$660,000.00	12/09/2024

NO.	DONOR	D/D	COUNTY	DESCRIPTION	DOLLAR AMOUNT	DATE APPROVED
20.	Shea Homes Houston, LLC	Houston District	Montgomery	The donor is donating the design and construction of a traffic signal installation from eastbound SH 242 into the Evergreen development in Conroe, Montgomery County, Texas. All design and construction work will be provided by the donor, its consultant, or its contractor. The estimated value of the donation is \$440,000.00.	\$440,000.00	12/17/2024
21.	SWC Culebra/Talley Retail, Ltd.	San Antonio District	Bexar	The donor is donating an amount sufficient to cover the state's cost to construct two deceleration lanes and drainage culverts on FM 471 located approximately 500 feet and 1000 feet west of Talley Road in San Antonio, Bexar County, Texas. All design and construction work will be provided by the state. The state will include the construction work as part of the current TxDOT project CSJ 0849-01-055. The estimated value of the donation is \$390,000.00.	\$390,000.00	11/26/2024
Total:					\$15,002,790.00	

EXHIBIT B
ROW ACQUISITION BY DONATION
January 23, 2025

NO.	DONOR	D/D	COUNTY	DESCRIPTION	TXDOT VALUE	ROW CSJ NO./Parcel No.	DATE ACCEPTED
1.	Wooded Springs Ranch, LLC, a Texas Limited Liability Company and Tarpley, L.L.C, a Louisiana Limited Liability Company	Bryan District	Leon County	Donation of 0.789 acres of land on SH 7. The property being donated will be utilized for widening SH 7 from SH 75 to the Houston County line.	\$9,863.00	0335-01-042 P00063502	11/21/2024
2.	H-E-B, LP, a Texas Limited Partnership	Dallas District	Dallas County	Donation of 0.073 acres of land on SH Loop 12. The property being donated will be utilized for a right turn lane along south-bound Buckner Blvd and a sidewalk to service the proposed grocery store.	\$35,167.00	5500-00-098 Parcel 1	11/21/2024
3.	Fort Bend County, Texas	Houston District	Fort Bend County	Donation of 0.0903 acres of land on SH 36. The property being donated will be utilized for the expansion of SH 36.	\$58,362.00	0188-01-037 P00073840	11/21/2024

EXHIBIT B
ROW ACQUISITION BY DONATION
January 23, 2025

NO.	DONOR	D/D	COUNTY	DESCRIPTION	TXDOT VALUE	ROW CSJ NO./Parcel No.	DATE ACCEPTED
4.	Fort Bend County, Texas	Houston District	Fort Bend County	Donation of 0.0159 acres of land on SH 36. The property being donated will be utilized for the expansion of SH 36.	\$2,768.00	0188-01-037 P00073837	11/21/2024
5.	NNP-TELFAIR, LLC, a Texas Limited Liability Company, successor by conversion of NNP-Telfair LP, successor by name change to NNP-Keepsake, L.P., a Texas Limited Partnership	Houston District	Fort Bend County	Donation of 0.1063 acres of land on I-69 (U.S Highway 59). The property being donated will be utilized for a deceleration lane.	\$46,310.00	0027-12-115 P00085722	11/21/2024

EXHIBIT B
ROW ACQUISITION BY DONATION
January 23, 2025

NO.	DONOR	D/D	COUNTY	DESCRIPTION	TXDOT VALUE	ROW CSJ NO./Parcel No.	DATE ACCEPTED
1.	Wooded Springs Ranch, LLC, a Texas Limited Liability Company and Tarpley, L.L.C, a Louisiana Limited Liability Company	Bryan District	Leon County	Donation of 0.789 acres of land on SH 7. The property being donated will be utilized for widening SH 7 from SH 75 to the Houston County line.	\$9,863.00	0335-01-042 P00063502	11/21/2024
2.	H-E-B, LP, a Texas Limited Partnership	Dallas District	Dallas County	Donation of 0.073 acres of land on SH Loop 12. The property being donated will be utilized for a right turn lane along south-bound Buckner Blvd and a sidewalk to service the proposed grocery store.	\$35,167.00	5500-00-098 Parcel 1	11/21/2024
3.	Fort Bend County, Texas	Houston District	Fort Bend County	Donation of 0.0903 acres of land on SH 36. The property being donated will be utilized for the expansion of SH 36.	\$58,362.00	0188-01-037 P00073840	11/21/2024

EXHIBIT B
ROW ACQUISITION BY DONATION
January 23, 2025

NO.	DONOR	D/D	COUNTY	DESCRIPTION	TXDOT VALUE	ROW CSJ NO./Parcel No.	DATE ACCEPTED
4.	Fort Bend County, Texas	Houston District	Fort Bend County	Donation of 0.0159 acres of land on SH 36. The property being donated will be utilized for the expansion of SH 36.	\$2,768.00	0188-01-037 P00073837	11/21/2024
5.	NNP-TELFAIR, LLC, a Texas Limited Liability Company, successor by conversion of NNP-Telfair LP, successor by name change to NNP-Keepsake, L.P., a Texas Limited Partnership	Houston District	Fort Bend County	Donation of 0.1063 acres of land on I-69 (U.S Highway 59). The property being donated will be utilized for a deceleration lane.	\$46,310.00	0027-12-115 P00085722	11/21/2024

**EXHIBIT C
DONATIONS
January 30, 2025**

NO.	DONOR	D/D	COUNTY	DESCRIPTION
1	Weatherford CE LLC Chicken Express	Fort Worth	Parker	The donor is donating 1 mile of litter pick up per month for 2 years under the Sponsor A Highway Program.
2	Stopper & Associates, LLC	Fort Worth	Tarrant	The donor is donating 1 mile of litter pick up per month for 2 years under the Sponsor A Highway Program.
3	Tripoli LLC	Fort Worth	Tarrant	The donor is donating 1 mile of litter pick up per month for 2 years under the Sponsor A Highway Program.
4	Dough Tally, LLC dba Double Dave's Pizzaworks - Sugar Land	Houston	Fort Bend	The donor is donating 2 miles of litter pick up per month for 2 years under the Sponsor A Highway Program.
5	Houston Realtors Information Service, Inc. dba HAR.com	Houston	Fort Bend	The donor is donating 1 mile of litter pick up per month for 2 years under the Sponsor A Highway Program.
6	CT GTWO LLC dba Tea Top CT	Houston	Harris	The donor is donating 1 mile of litter pick up per month for 2 years under the Sponsor A Highway Program.
7	Global Teamwork LLC	Houston	Harris	The donor is donating 1 mile of litter pick up per month for 2 years under the Sponsor A Highway Program.
8	Houston Realtors Information Service, Inc. dba HAR.com	Houston	Harris	The donor is donating 5 miles of litter pick up per month for 2 years under the Sponsor A Highway Program.

NO.	DONOR	D/D	COUNTY	DESCRIPTION
9	Murr Law, P.L.L.C.	Houston	Harris	The donor is donating 3 miles of litter pick up per month for 2 years under the Sponsor A Highway Program.
10	DRL Engineering LLC	Houston	Waller	The donor is donating 3 miles of litter pick up per month for 2 years under the Sponsor A Highway Program.
11	BPX Operating Company	Odessa	Reeves	The donor is donating 1 mile of litter pick up per month for 2 years under the Sponsor A Highway Program.