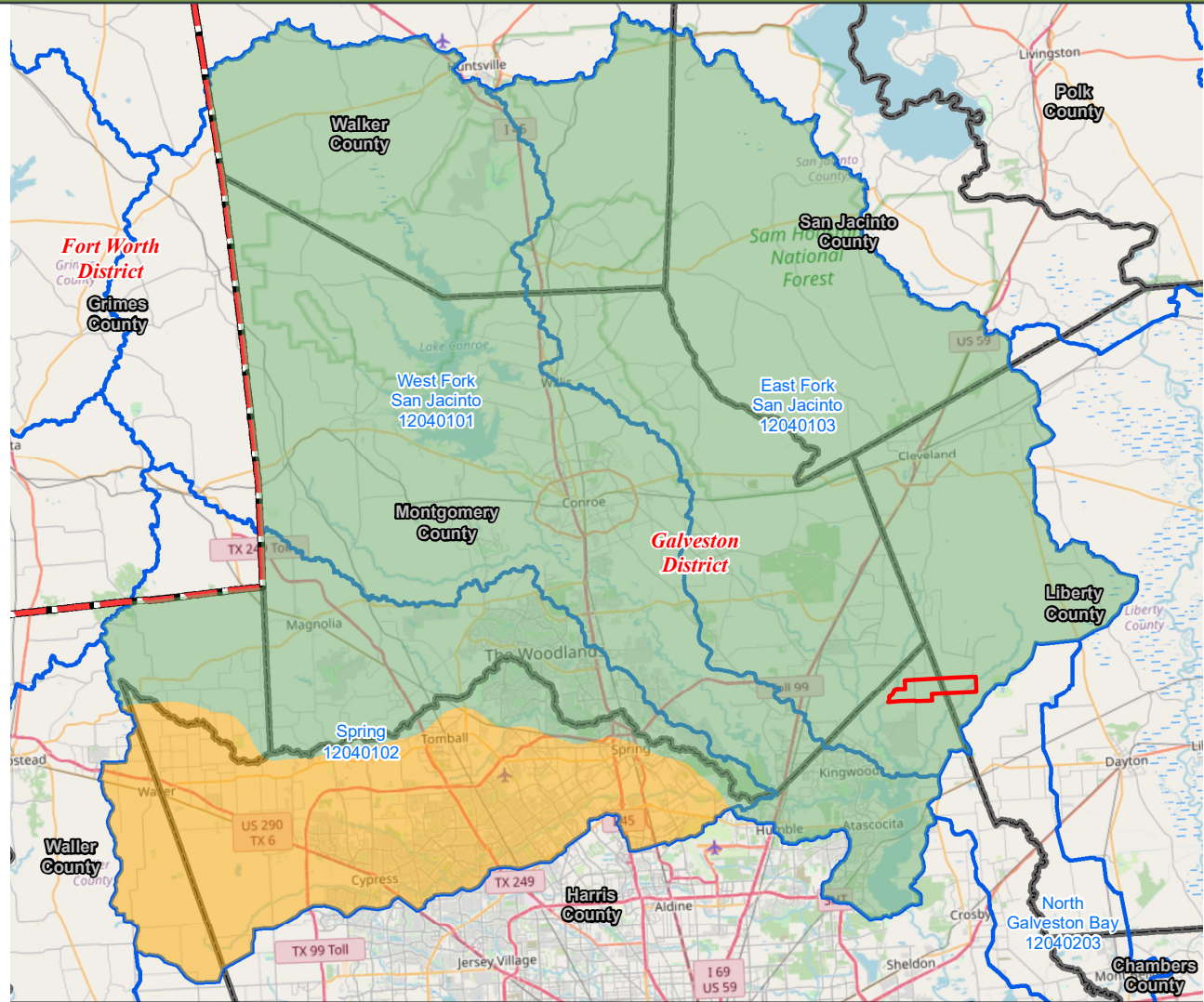
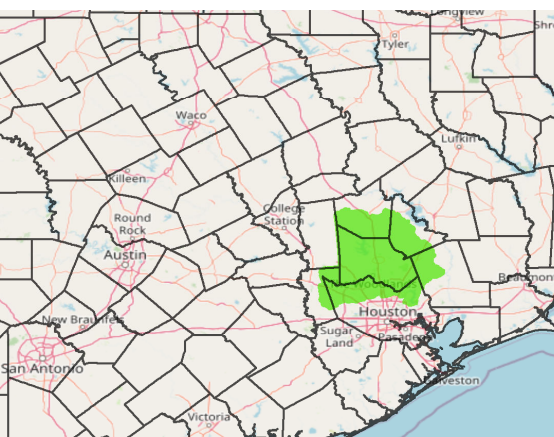
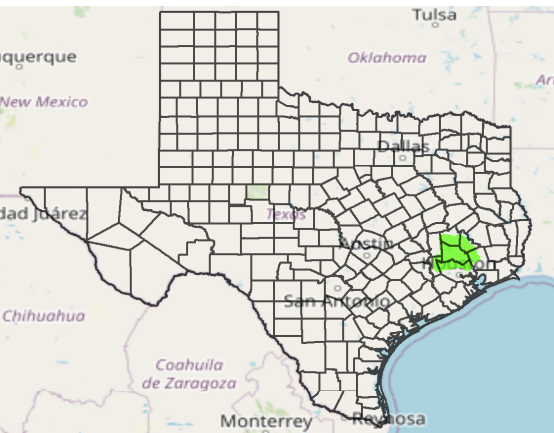
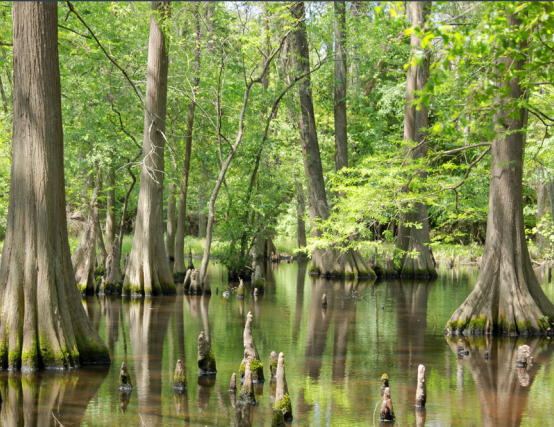


# LAKE HOUSTON MITIGATION BANK AND PRM SITE

PRM Sites Available Now and Mitigation Bank Credits Anticipated in 2024



**Potential Credit Sales Service Area Map  
Lake Houston Tract**

- Lake Houston Tract
- Primary Service Area
- Secondary Service Area
- USACE District Boundary
- Subbasins (8-Digit HUC)
- County Boundaries

# LAKE HOUSTON PROPERTY INFO



Shovel-Ready Project  
Specific Mitigation (PRM)  
Sites Available Now

Stream and Wetland  
Mitigation Bank Credits  
Anticipated in 2024

## COUNTIES SERVICED:

Harris, Montgomery, Liberty, San Jacinto, Walker and Waller.

## CITIES SERVICED:

Conroe, Cypress, Cleveland, Magnolia, Spring, The Woodlands, Tomball, Kingwood, and others.

## HUCS / WATERSHEDS SERVICED:

East Fork San Jacinto (12040103)  
West Fork San Jacinto (12040101)  
Spring (12040102)

## ABOUT LAKE HOUSTON MITIGATION BANK

The proposed Lake Houston Mitigation Bank will service the North Houston Area and is planned to restore over 50,000 linear feet of streams and 500 acres of forested and non-forested wetlands. The site is situated just north of Lake Houston in portions of Harris and Liberty Counties, and is bound by the East Fork San Jacinto River to the west and contains nearly a mile of Luce Bayou in the eastern portion of the tract.

A draft Mitigation Banking Instrument has been submitted and deemed complete. The Jurisdictional Determination (JD) has been verified, and restoration design plans completed for over 50,000 linear feet of stream restoration and 600 acres of wetlands and upland buffer. Portions of the proposed mitigation bank could be used as Project Specific Mitigation offsets if needed, and additional mitigation opportunities are available on the overall parent tract.

## ABOUT LH RANCH, LTD.

LH Ranch, Ltd., was formed for the purchase of the Lake Houston property with a focus on wetland and stream restoration. LH Ranch, Ltd. is formally represented by Endeavor Real Estate Group but also supported by Davis Capital Resources, whose team has experience in both wetland and threatened/endangered species mitigation. LH Ranch, Ltd. has engaged both Bill Goodrum and Neil Boitnott as employees of the partnership to concentrate, operate and manage the wetland and stream mitigation project. Bill and Neil have extensive mitigation experience in Texas and have recently permitted two mitigation banks and multiple permittee responsible mitigation projects in the Galveston District.

## CONTACT

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