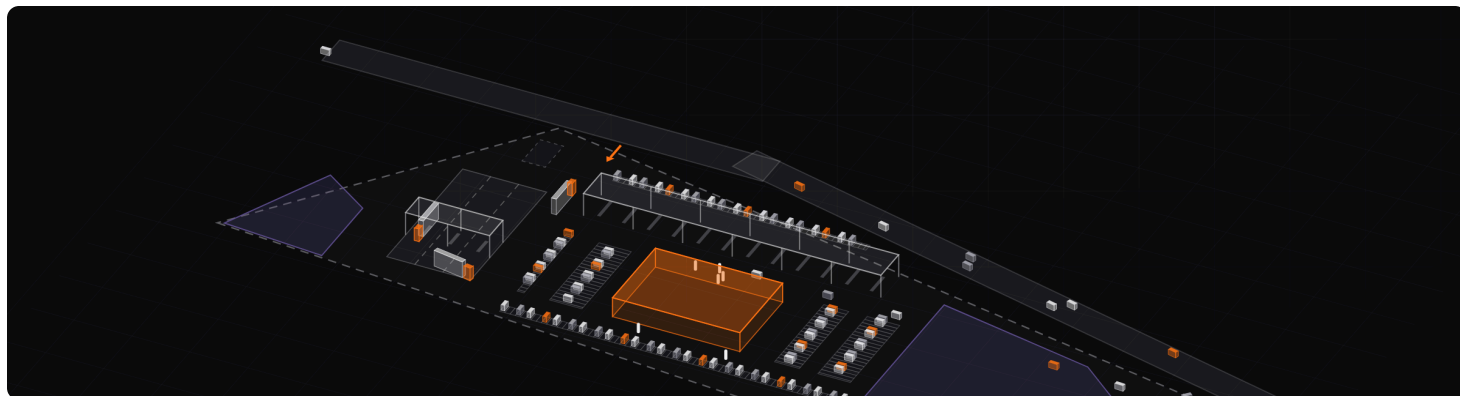


The Texan: nine Texas sites. Every code cited, every gap named.

Each site was tied to its adopting jurisdiction from parcel and boundary data, then run against the architect's 11 ordinance items with the citation carried through to every answer. Nothing was filled in from general knowledge.



SITES SCREENED

9

QUESTIONS ASKED

99

ANSWERED WITH A CITATION

86

OPEN, OWNER NAMED

13

Readiness ranking (balanced weights)

#	SITE	STATUS	FOUND	APPROVALS AHEAD	SCORE
1	Austin	Screen	11/11	5	83
2	La Marque	Screen	10/11	4	80
3	Lorena	Screen	11/11	3	78
4	Brenham	Screen	9/11	4	77
5	College Station	Screen	11/11	6	75
6	Kerrville	Screen	10/11	6	72
7	Hockley	Screen	11/11	7	66
8	Brownsville	Rezone	8/11	6	58
9	Corpus Christi #3	Leased	5/11	4	48

Top pick: Austin (83). Screen: No entitlement on record. The PDA zoning allows the store and fuel; the fuel program exceeds the City's service station caps. Best site not yet committed: **Austin (83).**

What moves first

- **Brenham.** Aboveground tank caps may prohibit the fuel program
- **Brownsville.** The target rezoning district may be wrong
- **Lorena.** The approved CUP may have lapsed, and if it stands the drawing may not match it
- **La Marque.** A travel center is not a listed use, and an overlay forces 100 percent masonry
- **Hockley.** The water well makes this a regulated public water system

Closing the 13 open items

- **Corpus Christi Development Services** · 6 open: Truck parking allowed, Parking requirements, Landscaping / buffer, Screening (mech + fencing), Architectural / design standards, Sign ordinance
- **Brownsville Planning** · 3 open: Truck parking allowed, Landscaping / buffer, Screening (mech + fencing)
- **City of Brenham** · 2 open: Truck parking allowed, Architectural / design standards
- **City of La Marque** · 1 open: Truck parking allowed
- **City of Kerrville, Kerr County** · 1 open: Architectural / design standards
- **Flood zone, seven sites:** FEMA map services refused automated access; a person pulls each FIRMette (Corpus Christi #3 and Austin are answered from city flood layers).

Echo 1 Labs RevOps agents carry each question to the office that holds it by email and text, collect the replies and bring every answer back with its source. A person signs off before any verdict changes, and the engine keeps the answer for the next site in that jurisdiction.

Service levels

1 · Screen

This report: jurisdiction, cited checklist, ranking, 3D site, Agent Orbit. *Delivered.*

2 · Continuous

Re-run on every revision and new site; open items closed by outreach agents; change log.

3 · Bid-ready

Plan set to takeoff, price book match, BOM and quote with your markups.

What this cycle involved

9 jurisdictions resolved, 86 findings with 86 distinct citations, 24 documents retrieved in the logged pass and 9 sources that refused automated access logged and routed to people. Pricing is set per engagement from the sites, jurisdictions and service level.

Preliminary screen. Not a legal opinion, not a zoning verification letter, and not a substitute for confirmation by the authority having jurisdiction. Nine of the nine source plans are stamped incomplete by the architect. Full cited report, sources and 3D site: rma-tx-10.26.echollabs.com