

# Land Development

**LJA Engineering**

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**LJA**  
**LAND DEVELOPMENT**

UPDATED 8.16.23





# Land Development

For more than 50 years, LJA has been a leader in land development engineering and consultation throughout Texas. We have long been recognized for providing innovative, yet functional, designs with aesthetic appeal that allows our developer/builder clients to successfully market their products to the public. We are also known for delivering engineering services on a timely basis, often well ahead of schedule, and for achieving cost-effective solutions that meet financial goals. Over four decades of experience enables us to successfully accomplish aggressive deadlines and assist our clients in maximizing return on investment.

## Residential Land

We specialize in planning and engineering for development of all types of residential and mixed-use projects with a specific focus on master planned communities. Our skilled team provides excellent engineering and strong expert consultation to assist our clients in accomplishing their goals. We are well-versed in the challenges and solutions of developing acreage of any size.



## Discovery™

Discovery™ is a state-of-the-art investigative process developed exclusively by LJA to quickly assess constraints and assets associated with tracts of land. We provide our clients with the vital information to allow for a quick decision and determination if a property may fit their needs and is suitable for development.



## Special Financing Districts

We focus on consultation and strategic implementation for Municipal Utility Districts, Levee Improvement Districts, Municipal Management Districts, and Tax Increment Reinvestment Zones. Working as an integral partner with developers and these districts, we can facilitate maximum financial and operational benefits.

## International Site Development

We are equally adept at providing comprehensive site development planning services overseas. We have worked extensively in the Middle East, Europe, and Africa on major infrastructure and commercial projects, putting our global expertise to best use.

## Water/Wastewater

Our experts work on demanding, developer-driven projects that require detailed planning and design of major infrastructure such as wastewater treatment and collection systems, and water treatment and distribution systems that are cost-effective, easily operated, and compliant.

## GIS

LJA has mastered the best way to gather, manage, and utilize powerful points of data for our clients. We provide daily mapping, project support, aerial and data delivery, and project organization of assets and documents. LJA's proprietary and exclusive tools, LUKE®, MS4web 2.0™, and Discovery™, are at the ready to assist our clients.

## Site Development

Retail, commercial, industrial and warehouse projects, multi-family housing, municipal and supporting infrastructure such as traffic impact, zoning, and permitting are administered in our Site Development division. Major developers count on our experienced and knowledgeable team to take complex projects from planning to construction.

## Hydrology & Hydraulics

Long-term drainage must consider social, economic, environmental, and aesthetic concerns while managing stormwater runoff and reducing the risks of flooding. Our hydrology and hydraulics team works internally with LJA project managers to provide drainage analyses and design for our land development clients.

## Construction Management

We look out for our client's interests through thoughtful strategizing, planning, and execution at every step. Our extensive expertise is based on a concrete understanding of all phases and functions of the construction management process that provides our clients with critical information to make the best, most informed decisions.



## Planning

Extensive in-house resources in multiple disciplines covering feasibility and land use, master planning, urban design, revitalization, and community development delivers a one-stop approach with unsurpassed knowledge to our clients.

## Landscape Architecture

LJA landscape architects and LEED designers draw on a specialized skillset that includes site analysis and planning, streetscape and hardscape design, green infrastructure, and recreational and amenity design to grow our client's vision into a beautiful reality.

## Surveying

Every project begins and ends with surveying. Where you start and how you finish — and who you hire — matters. We maintain the highest level of quality in our surveying services to achieve excellence and accuracy every time.