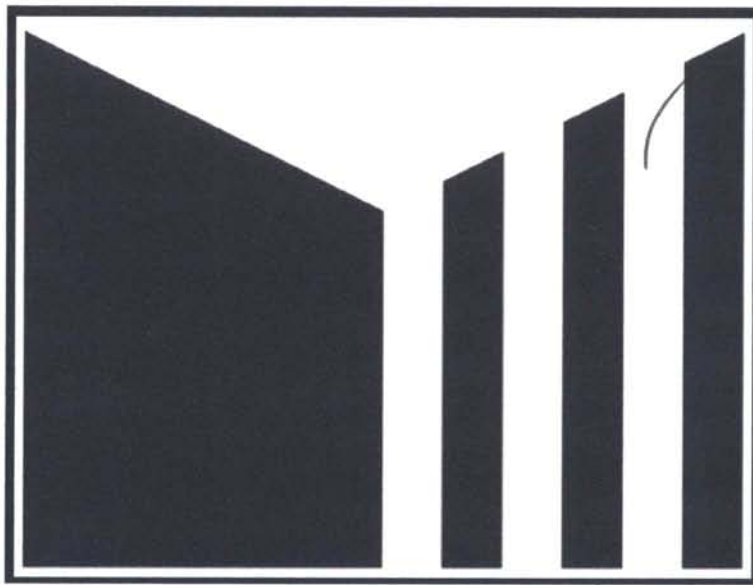


MONTROSE MANAGEMENT DISTRICT



Agenda and Agenda Materials
Meeting of the Board of Directors

May 14, 2012

MONTROSE MANAGEMENT DISTRICT



NOTICE OF MEETING

TO: THE BOARD OF DIRECTORS OF THE MONTROSE MANAGEMENT DISTRICT AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that a meeting of the Board of Directors of the Montrose Management District will be held at 12:00 pm on Monday, May 14, 2012, at 401 Branard Street, 2nd Floor, Room 106, Houston, Texas 77006, inside the boundaries of the District, open to the public, to consider, discuss and adopt such orders, resolutions or motions, and take other direct or indirect actions as may be necessary, convenient, or desirable with respect to the following matters:

AGENDA

1. Determine quorum; call to order.
2. Approve minutes of meeting held April 9, 2012.
3. Receive public comments.
4. Receive District's monthly Assessment Collection Reports and Billing and Assessment Summaries, Lawsuit and Arbitration Status Details, and Delinquent Assessment Reports.
5. Receive and consider District's monthly financial report, pay invoices, and ratify previously approved movement of District accounts from Prosperity Bank to Compass bank.
6. Receive and consider recommendations from the Public Safety Committee related to:
 - a. Patrol Activity Report for the month of April.
7. Receive and consider report from the Joint Business and Economic Development Committee and Visual Improvements committee;
 - a. Consider sponsorship of the 34th Annual Italian Festival in the amount of \$2500, to be held on the grounds of St. Thomas University, October 11-14;
 - b. Adoption of recommendations related to the Holiday lighting plan.
8. Receive and consider report from the Transportation and Mobility Committee
9. Receive and consider report from the Environmental and Urban Design Committee
10. 1620 Hawthorne Ltd. v. Montrose Management District
11. Convene in Executive Session pursuant to Section 551.071, Texas Government Code, to conduct a private consultation with attorney to discuss litigation, and matters related to the same.
12. Reconvene in Open Session and authorize appropriate action by legal counsel related to Item #10 on the agenda.
13. Receive Executive Director's Monthly Report on Action Initiatives in Support of the Montrose Management District.
14. Adjourn.



Executive Director

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's Executive Director at (713) 595-1200 at least three business days prior to the meeting so that the appropriate arrangements can be made.

MONTROSE MANAGEMENT DISTRICT
CITY OF HOUSTON
HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Montrose Management District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

2. Approve minutes of meeting held April 9, 2012.

**MINUTES OF THE MEETING
OF
MONTROSE MANAGEMENT DISTRICT
BOARD OF DIRECTORS**

April 9, 2012

Determine quorum; call to order;

The Board of Directors of the Montrose Management District held a meeting on Monday, April 9, 2012, at 12:00 p.m. Noon at 401 Branard Street, 2nd Floor, Room 106, Houston, TX 77006, inside the boundaries of the District, and open to the public. Chairman Wynn called the meeting to order at 12:10 p.m., and the roll was called of the duly appointed members of the Board, to wit:

Position 1: Claude Wynn, *Chairman*
Position 2: Dana Thorpe
Position 3: Randy Mitchmore, *Vice Chairman*
Position 4: Cassie Stinson, *Secretary*
Position 5: Lane Llewellyn
Position 6: Nebo Bandovic (pending)
Position 7: Dennis Murland
Position 8: Robert Jara

Position 9: Kathy Hubbard, *Treasurer*
Position 10: Michael Grover
Position 11: Bobby Heugel
Position 12: Brad Nagar, *Ass't Secretary*
Position 13: Tammy Manning
Position 14: David Robinson
Position 15: Randall Ellis

and all of the above were present with the exception of Directors Ellis, Hubbard and Manning, thus constituting a quorum. Also present at the meeting were Bill Calderon, Susan Hill, Josh Hawes and Gretchen Larson, Hawes Hill Calderon, L.L.P.; Clark Lord, Bracewell & Giuliani, L.L.P.; Patricia Hall, Equi-Tax, Inc.; and Darrell Hawthorne, Municipal Accounts and Consulting, L.P. Others present at the meeting were State Representative Garnet Coleman; Daphne Scarbrough, Richmond Avenue Coalition; Officer Victor Beserra, Houston Police Department; Cliff Raymond, Primer Grey; Deb Hensel, HQ Group Communications; Johanna and Ava Thorpe, Thorpe Family; Josee Lafontaine, with Lane Llewellyn; Caroline Evans, The Examiner; Jennifer Roeser, Weingarten Reality Investors; and Steve McNiel, Creative Property Restoration.

Receive Nominating Committee report and take action on recommendations regarding nominees for Positions 2, 5, and 11 (terms expiring June 1, 2013) and a nominee for Position 6 (to be presented for approval to Mayor and City Council for a term expiring June 1, 2015).

Director Mitchmore, chairman of the Nominating Committee, reported to the Board and explained the nominating process. He said the Committee unanimously recommends accepting a slate of the following four candidates: Dana Thorpe, Position 2; Lane Llewellyn, Position 5; Nebo Bandovic, Position 6; and Bobby Heugel, Position 11.

Committee Chair Mitchmore explained that Board Positions 2, 5 and 11 may be filled immediately, adding that Position 6 will require approval by the Mayor and Houston City Council. He noted that all of the candidates live and own property within the District. Upon a motion duly made by Director Mitchmore and being seconded by Director Grover, the Board voted unanimously to approve the Nominating Committee's recommendations regarding nominees for Positions 2, 5, and 11 (terms expiring June 1, 2013) and a nominee for Position 6 (to be presented for approval to Mayor and City Council for a term expiring June 1, 2015).

Accept Sworn Statements, Bonds, and Oaths of Office for candidates in Positions 2, 5, and 11.

State Representative Garnet Coleman administered the Oaths of Office to the new Board members. Upon a motion duly made by Director Mitchmore and being seconded by Director Stinson, the Board voted unanimously to accept the Sworn Statements, Bonds, and Oaths of Office for candidates in Positions 2, 5, and 11.

Approve minutes of meeting held March 19, 2012.

Upon a motion duly made by Director Mitchmore and being seconded by Director Jara, the Board voted unanimously to approve the minutes of its meeting held on March 19, 2012.

Receive public comments.

Ms. Scarbrough addressed the Board and commented on the District's Transportation and Mobility Study. She said she believes that the report will not result in additional transportation infrastructure funding or support by the City of Houston. She noted that the report is not posted on the District's website. She said that a lawsuit has been filed regarding dissolution of the District. No action was taken.

Receive District's Monthly Assessment Collection Reports and Billing and Assessment Summaries, Lawsuit and Arbitration Status Details, and Delinquent Assessment Reports;

Ms. Hall reported that the 2011 assessments are 91% collected to date on the East side of the District and 93% collected on the West side. She said that the property values have been certified by the Harris County Appraisal District for all properties located within the District. She noted that the District's Top Ten Assessment Payers and the Ten Largest Delinquent Accounts are both listed in the Board agenda materials, as well as a status report on delinquent accounts including lawsuit and arbitration details. She reported that the property owned by Mr. Francisco Valle at 811 Richmond has been re-classified for tax year 2012 to residential property. She said that the property previously had been classified as commercial property and that it was assessed accordingly. No action was taken.

Receive and consider Montrose Management District's monthly financial report and pay invoices;

Mr. Hawthorne reviewed the financial statements included in the Board agenda materials. There was discussion about the hourly rates being charged by Bracewell & Giuliani, L.L.P. Mr. Lord said he would research the matter. There was also discussion regarding invoices from Vinson & Elkins, L.L.P., which Mr. Lord explained are for paralegal services during the transfer of the District's records between the two law firms. Upon a motion duly made by Director Stinson and being seconded by Director Nagar, the Board voted unanimously to approve the Montrose Management District's monthly financial report and pay invoices.

Conduct annual review of Investment Policy and adopt Resolution Regarding Annual Review of Investment Policy and Adoption of Amended Investment Policy.

Mr. Lord explained that the annual review of the Investment Policy is required under provisions of the State of Texas Public Funds Investment Act. He then reviewed the Policy and proposed minor revisions.

Review, revise and adopt Resolution Establishing the Authorized Depository Institutions and Adopting List of Qualified Broker/Dealers with Whom the District May Engage in Investment Transactions.

Mr. Lord said that the List of Authorized Depository Institutions and List of Qualified Broker/Dealers are updated annually to indicate the mergers, acquisitions or closings of various financial institutions.

Accept annual disclosure statements for Investment Officer and Bookkeeper.

Mr. Lord said that the required annual disclosure statements from Mr. Mark Burton, investment officer, and Mr. Darrell Hawthorne, bookkeeper, are included in the Board agenda materials. These disclosures indicate that neither has conflicts of interest in terms of conducting business with the District.

Upon a motion duly made by Director Grover and being seconded by Director Mitchmore, the Board voted unanimously to adopt a resolution regarding the annual review of the Investment Policy and adoption of an Amended Investment Policy; to adopt a resolution establishing the Authorized Depository Institutions and adopting a List of Qualified Broker/Dealers with whom the District may engage in investment transactions; and to accept the annual disclosure statements for the District's Investment Officer and Bookkeeper.

Receive and consider recommendations from the Public Safety Committee related to:

a.) Patrol Activity Report for the month of March;

Committee Chair Nagar reported that the Committee met on March 23, 2012. He then invited Officer Beserra to present the Patrol Activity Report. Officer Beserra noted that he is a 20-year veteran of the Houston Police Department (HPD) and that he has spent his career working within this geographic area. He reported that 684 arrests were made by District patrol officers during the first quarter of the year, with a total of 171 individuals jailed. He said that the most effective tool for the officers is a Trespass Affidavit, which allows officers to approach people on private property, and said that the Trespass Affidavit Form is available to property owners at the local HPD storefront as well as online. No action was taken.

b.) Consider Public Safety Services contract.

Mr. Nagar distributed a proposed "Contract for the Houston Police Department's Coordinator of Security Services," dated April 9, 2012, hereby attached as Exhibit A. He said that the contract should be revised to state that the HPD Coordinator will be compensated for services with a flat fee of \$3,500 monthly. He recommended that the Board approve the contract. Mr. Calderon added that this is a one-year agreement that may be terminated at-will by either party. Upon a motion duly made by Director Robinson and being seconded by Director Llewellyn, the Board voted unanimously to approve the HPD Coordinator of Security Services contract as amended. Mr. Calderon added that the Coordinator will insure that the security vehicles are washed each month as part of routine automobile maintenance costs.

Receive and consider report from the Business and Economic Development Committee and take action related to:

Ms. Larson reported that the Committee met March 21, 2012. She introduced Mr. Raymond, who said that upgrades to the District's website are going well and that the newly-redesigned website should be live later today. He explained the vision and strategy for the website in terms of its content, interactive user capabilities and future promotion of District businesses. There was discussion about including the Transportation and Mobility Report on the website.

a) Approve payment of an amount not to exceed \$750 for a 90-day contract to hire a professional writer to update the Public Relations and Marketing Plan and website;

Ms. Larson said the Committee requests Board approval of payment of an amount not to exceed \$750 for a 90-day contract to hire a professional writer to update the Public Relations and Marketing Plan and website.

b) Approve funding in an amount not to exceed \$1,500 for the first 1st bi-annual recycling event on April 21;

Ms. Larson said the Committee seeks approval of funding in an amount not to exceed \$1,500 for the first 1st bi-annual recycling event to be held on April 21, 2012.

c) Approve funding in the amount of \$2,500 for sponsorship of the 34th Annual Italian Festival/ St. Thomas University, October 11-14.;

Ms. Larson explained that the Committee seeks approval for funding in the amount of \$2,500 for sponsorship of the 34th Annual Italian Festival/ St. Thomas University, October 11-14, 2012. There was discussion about the strategy and benefits of the Italian Festival sponsorship including: the cost of participation; target audiences; opportunities for District branding and external visibility; methods for District businesses to participate; educational components; measurement tracking; and post-event follow-up activities. Chairman Wynn noted that the Italian Federation is headquartered within the District.

Upon a motion duly made by Director Jara and being seconded by Director Llewellyn, the Board voted unanimously to approve funding for hiring of a professional writer and funding for the recycling event. Upon a motion duly made by Director Stinson and being seconded by Director Llewellyn, the Board voted unanimously to table the funding request of \$2,500 for sponsorship of the 34th Annual Italian Festival/St. Thomas University, October 11-14. It was agreed that the Committee will develop a more detailed plan for the District's involvement in this event to present at the next Board meeting.

Receive Executive Director's Monthly Report on Action Initiatives in Support of the Montrose Management District;

Mr. Calderon provided the Board with highlights of the Executive Director's Monthly Report, noting that it is included in the Board agenda materials. He said that a topic list is being developed for the quarterly newsletter and that a postcard promoting the upcoming recycling event has been mailed. He distributed a document titled, "Brief Guide for New Board Members," dated April 9, 2012, hereby attached as Exhibit B. Chairman Wynn encouraged the new Board members to become active on committees. No action was taken.

Adjourn.

There being no further business to come before the Board, Chairman Wynn adjourned the meeting at 1:25 p.m.

Secretary, Board of Directors
Montrose Management District



Exhibits:

Exhibit A: "Contract for Houston Police Department's Coordinator of Security Services,"
dated April 9, 2012

Exhibit B: "Brief Guide for New Board Members," dated April 9, 2012

Note Regarding Special Meeting Minutes

The following are draft minutes for the special meetings held on April 20, 2012, and April 27, 2012, offered for your information.

We will include consideration of their approval on the agenda of your next board meeting.

**MINUTES OF THE MEETING
OF
MONTROSE MANAGEMENT DISTRICT
BOARD OF DIRECTORS**

April 20, 2012

Determine quorum; call to order.

The Board of Directors of the Montrose Management District held a special called meeting on Monday, April 20, 2012, at 12:00 noon at 401 Branard Street, 2nd Floor, Room 106, Houston, TX 77006, inside the boundaries of the District, and open to the public. Chairman Wynn called the meeting to order at 12:03 p.m., and the roll was called of the duly appointed members of the Board, to wit:

Position 1: Claude Wynn, *Chairman*
Position 2: Dana Thorpe
Position 3: Randy Mitchmore, *Vice Chairman*
Position 4: Cassie Stinson, *Secretary*
Position 5: Lane Llewellyn
Position 6: vacant
Position 7: Dennis Murland
Position 8: Robert Jara

Position 9: Kathy Hubbard, *Treasurer*
Position 10: Michael Grover
Position 11: Bobby Heugel
Position 12: Brad Nagar, *Ass't Secretary*
Position 13: Tammy Manning
Position 14: David Robinson
Position 15: Randall Ellis

and all of the above were present except Directors Mitchmore and Murland, thus constituting a quorum. Also present at the meeting were Daphne Scarbrough, Geary Ashby, Bill Strothers, and Caroline Evans. Consultants present were Clark Lord, Bracewell & Giuliani, L.L. P.; and Bill Calderon and Josh Hawes, Hawes Hill Calderón, L.L.P.

1620 Hawthorne Ltd. v. Montrose Management District.

Chairman Wynn informed the Board that the District is being sued by 1620 Hawthorne Ltd.

Convene in Executive Session pursuant to Section 551.071, Texas Government Code, to conduct a private consultation with attorney to discuss litigation, and matters related to the same.

Chairman Wynn announced at 12:06 that the District Board would meet in closed session to consult with Mr. Lord regarding the pending litigation.

Reconvene in Open Session and authorize appropriate action regarding contemplated litigation, including authorizing engagement letter for litigation counsel.

Chairman Wynn convened the board in open session at 1:34 p.m. Upon motion made by Director Stinson, seconded by Director Manning, the Board voted unanimously to engage the services of Blank Rome, L.L.P., to represent the District regarding the lawsuit.

Adjourn.

There being no further business, Director Nagar moved to adjourn the meeting. Director Hubbard seconded. Chairman Wynn adjourned at 1:36 p.m.

Secretary, Board of Directors
Montrose Management District



**MINUTES OF THE MEETING
OF
MONTROSE MANAGEMENT DISTRICT
BOARD OF DIRECTORS**

April 27, 2012

Determine quorum; call to order.

The Board of Directors of the Montrose Management District held a special called meeting on Friday, April 27, 2012, at 12:00 noon at 401 Branard Street, 2nd Floor, Room 106, Houston, TX 77006, inside the boundaries of the District, and open to the public. Chairman Wynn called the meeting to order at 12:00 noon, and the roll was called of the duly appointed members of the Board, to wit:

Position 1: Claude Wynn, *Chairman*
Position 2: Dana Thorpe
Position 3: Randy Mitchmore, *Vice Chairman*
Position 4: Cassie Stinson, *Secretary*
Position 5: Lane Llewellyn
Position 6: vacant
Position 7: Dennis Murland
Position 8: Robert Jara

Position 9: Kathy Hubbard, *Treasurer*
Position 10: Michael Grover
Position 11: Bobby Heugel
Position 12: Brad Nagar, *Ass't Secretary*
Position 13: Tammy Manning
Position 14: David Robinson
Position 15: Randall Ellis

and all of the above were present except Directors Mitchmore, Stinson, and Hubbard, thus constituting a quorum. Also present at the meeting was Daphne Scarbrough. Consultants present were Barry Abrams, Blank Rome, L.L.P.; and Bill Calderon, Susan Hill and Josh Hawes, Hawes Hill Calderón, L.L.P.

1620 Hawthorne Ltd. v. Montrose Management District.

Chairman Wynn provided brief information about the pending litigation.

Convene in Executive Session pursuant to Section 551.071, Texas Government Code, to conduct a private consultation with attorney to discuss litigation, and matters related to the same.

Chairman Wynn announced at 12:02 that the District Board would meet in closed session to consult with Mr. Abrams, District's legal counsel in the matter of 1620 Hawthorne Ltd. V. Montrose Management District.

Reconvene in Open Session and authorize appropriate action by legal counsel related to Item #2 on the agenda.

Chairman Wynn convened the board meeting in open session at 1:21 p.m. No action from the Board was required.

Adjourn.

There being no further business, Director Jara moved to adjourn the meeting. Director Murland seconded. Chairman Wynn adjourned at 1:22 p.m.

Secretary, Board of Directors
Montrose Management District



MONTROSE MANAGEMENT DISTRICT
CITY OF HOUSTON
HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Montrose Management District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

4. Receive Montrose Management District's monthly Assessment Collection Report and Billing and Assessment Summary, Lawsuit and Arbitration Status Detail, and Delinquent Assessment Report.

**MONTROSE DISTRICT EAST ZONE
ASSESSMENT COLLECTION REPORT
APRIL 2012
BILLING AND COLLECTION SUMMARY
FISCAL YEAR
01/01/12 - 12/31/12**

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2011	0.12500	\$424,518.82	\$393,056.66	\$31,461.96	93%
2010	0.12500	\$402,864.53	\$395,962.88	\$6,901.65	98%
2009	0.12500	\$420,185.34	\$418,683.73	\$1,501.61	100%
2008	0.12500	\$396,675.13	\$396,650.13	\$25.00	100%
2007	0.12500	\$309,868.58	\$309,849.83	\$18.75	100%

Current Month Activity

Revenue:	Current Month	Year to Date
2011 Assessment Collected	5,106.24	337,171.64
2010 Assessment Collected	-128.35	-262.40
2009 Assessment Collected	109.73	1,397.80
2008 Assessment Collected	341.96	531.00
2007 Assessment Collected	0.00	114.45
Penalty & Interest	657.28	2,928.59
Overpayments	128.35	5,557.55
Collection Fees	133.33	627.64
Court Fees	0.00	66.67
Total Revenue	6,348.54	348,132.94
Overpayments Presented for Refund	1,086.27	5,958.15
Overpayments Applied to Assessment	0.00	0.00

ASSESSED VALUE FOR 2011:	339,637,472	Uncertified:	0
ASSESSED VALUE FOR 2010:	322,314,031	Uncertified:	0
ASSESSED VALUE FOR 2009:	336,314,875	Uncertified:	0
ASSESSED VALUE FOR 2008:	317,339,817	Uncertified:	0
ASSESSED VALUE FOR 2007:	322,144,526	Uncertified:	0

Assessment Collection Account: Prosperity Bank, Account No. 5234371

ASSESSMENT PLAN PROJECTIONS

YEAR	MAX RATE	PROJECTED LEVY	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR AVERAGE @ 10%
2007	0.12500	337,500	320,625	309,849.83	
2008	0.12500	337,500	320,625	396,650.13	
2009	0.12500	337,500	320,625	418,683.73	
2010	0.12500	337,500	320,625	395,962.88	
2011	0.12500	337,500	320,625	393,056.66	
2012	0.12500	337,500	320,625		
2013	0.12500	337,500	320,625		
2014	0.12500	337,500	320,625		
2015	0.12500	337,500	320,625		
2016	0.12500	337,500	320,625		
		3,375,000	3,206,250		375,000

The Projected Levy is based on the rate remaining at 0.12500

Prepared by: Equi-Tax Inc.
Kenneth R. Byrd
Collector for the District

MONTEROSE DISTRICT EAST ZONE

APRIL 2012

TOP TEN ASSESSMENT PAYERS

PROPERTY OWNERS	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT
PPF AMLI 2221 WEST DALLAS ST LL	1269260010001	2221 W DALLAS ST 404 77019	MULTI-FAMILY	57,922,375	72,402.97
200 W MONTEROSE ST STE 2200					
CHICAGO IL 60606-5070					
UST REALTY COMPANY	0261640000027	4100 MONTEROSE BLVD 77006	OFFICE BUILDINGS	10,937,936	13,672.42
% UNIV OF ST THOMAS: ATTN PRES	0261630000002	4203 YOAKUM BLVD 77006			
3800 MONTEROSE BLVD	0261630000001	4200 MONTEROSE BLVD			
HOUSTON TX 77006-4626					
ARMSTRONG CHARLES	0140670000002	804 PACIFIC ST 77006	VARIOUS COMMERCIAL	7,157,288	8,931.69
5000 MONTEROSE BLVD UNIT 22C	0140250000001	2302 GENESEE ST 12 77006			
HOUSTON TX 77006-6564	0140250000002	2308 GENESEE ST 77006			
	0140250000005	120 FAIRVIEW ST 77006			
	0140660000002	2401 GRANT ST 77006			
	0140670000001	802 PACIFIC ST 77006			
	0140670000003	808 PACIFIC ST 77006			
	0140670000004	811 PACIFIC ST 77006			
	0140670000005	925 HYDE PARK BLVD 77006			
	0140670000006	809 HYDE PARK BLVD 77006			
	0140670000009	925 HYDE PARK BLVD 77006			
	0180340000001	1002 CALIFORNIA ST 77006			
	0180340000002	1004 CALIFORNIA ST 77006			
	0180340000003	1004 CALIFORNIA ST 77006			
	0180340000011	1007 MISSOURI ST 77006			
	0140660000004	907 FAIRVIEW ST 77006			
	0180340000012	1005 MISSOURI ST 77006			
	0261510000011	2702 CROCKER ST 77006			
	0261510000020	2602 CROCKER ST 77006			
	0261510000021	2605 GRANT ST 77006			
	0261510000027	805 PACIFIC ST 77006			
	0442130000001	810 PACIFIC ST 77006			
	0140680000009	810 HYDE PARK BLVD 77006			
RIVERSIDE CPI LLC & REALTY CTR	3703700100001	220 W ALABAMA ST 131 77006	MULTI - FAMILY	6,646,621	8,308.28
MANAGEMENT INC					
1990 S BUNDY DR STE 100					
LOS ANGELES CA 90025					
4119 MONTEROSE LTD	1277520010001	4203 MONTEROSE BLVD 77006	OFFICE BUILDING	6,000,000	7,500.00
4200 MONTEROSE BLVD STE 500					
HOUSTON TX 77006					

APRIL 2012

TOP TEN ASSESSMENT PAYERS

[illegible]

MONTROSE DISTRICT EAST ZONE

APRIL 2012						
TOP TEN DELINQUENTS						
PROPERTY OWNER	ACCOUNT NO	SITUS	PROPERTY TYPE	ASSESSMENT YEAR(S)	ASSESSMENT	
205 AVONDALE LLC	92 004 136 000 0015	205 AVONDALE ST 12 77006	MULTI - FAMILY	2009 - 2011	2,543.53	
6623 EDLOE ST HOUSTON TX 77005-3707						
4310 YOAKUM PARTNERS HIP	92 026 135 000 0014	530 LOVETT BLVD 77006	COMMERICAL	2011	2098.36	
4310 YOAKUM BLVD HOUSTON, TX 77006-5818						
FAT PROPERTY	92 023 070 000 0012	710 COLQUITT ST 16 77006	MULTI - FAMILY	2010 - 2011	1,948.38	
204 MARSHALL ST HOUSTON TX 77006-4500						
FAT PROPERTY	92 037 040 000 0001	502 W ALABAMA ST 25 77006	MULTI - FAMILY	2010 - 2011	1,591.79	
218 HAWTHORNE ST HOUSTON TX 77006-4006						
HAGERTY THOMAS & VERONICA	92 026 156 000 0016	3611 MONTROSE BLVD 3 77006	COMMERCIAL	2010 - 2011	1,421.19	
% HAGERTY ADVERTISING GROUP						
3611 MONTROSE BLVD HOUSTON TX 77006-4691						
FRIZELL BETTY	92 014 150 000 0017	817 RICHMOND AVE 77006	COMMERICAL BUILDING	2008 - 2011	1,355.52	
4311 ROSELAND ST HOUSTON TX 77006-5923						
CAL STATE INVESTMENT	92 037 031 000 0016	239 EMERSON ST 28 77006	COMMERICAL	2011	1,337.50	
LIMITED PARTNERSHIP ET AL						
2750 HAWTHORNE BLVD STE 103						
ROLLING HILLS ES CA 90274-3536						
SIMPA TEXAS INC	92 130 313 001 0001	922 W ALABAMA ST 77006	SERVICE STATION	2001	1,300.85	
5513 LONGMONT DR HOUSTON, TX 77056-2342						
GAMRU PROPERTIES LTD	92 008 270 000 0005	506 SUL ROSS ST 11 77006	MULTI - FAMILY	2010 & 2011	1,295.91	
501 SUL ROSS ST HOUSTON TX 77006-5030						
YOSHIDA NAOMITSU & MAEMI	92 030 245 000 0014	4412 MONTROSE 77006	RESTAURANT	2011	1,250.25	
3210 EL DORADO BLVD MISSOURI CITY TX 77459-3012						

Harris County Improvement District No. 6 Lawsuit and Arbitration Status Detail as of 3/9/2012

Jur 930

Tax Year	CAD No.	Owner Name	Original Value	Assessment Collected	Cause Number	Date Settled	Total Settled Value	Reduction in Assessment	% Reduction in Assessment	Designation Form Sent	Refund Notice Sent to Bkgr
Tax Year 2007											
Settled											
Tax Year 2007	037-040-000-0001	Houston Skyline One LLC	875,000	\$987.50	2007-59940	5/15/2009	750,000	\$167.19	16.93%	x	7/1/2009
Tax Year 2007	037-031-000-0016	Cal State Investment Limited Partnership et al	1,120,670	\$1,400.84	2007-53296	7/10/2009	1,120,670	\$0.00	0.00%	NA	NA
Tax Year 2007	014-072-000-0007	Five Palms Developers LLC	495,865	\$619.83	2007-62005	7/10/2009	495,865	\$0.00	0.00%	NA	NA
Tax Year 2007	008-260-000-0013	Harris Dwayne & Paula D	586,439	\$733.05	2007-61531	8/7/2009	575,000	\$16.16	2.20%	9/11/2009	10/1/2009
Tax Year 2007	014-012-000-0004	Vega Adan G & Gladys H	741,300	\$926.63	2007-62040	8/7/2009	700,000	\$51.63	5.57%	9/11/2009	10/1/2009
Tax Year 2007	026-156-000-0016	Hagerty Thomas & Veronica / Hagerty Advertising Group	403,500	\$504.38	2007-62331	9/25/2009	395,235	\$7.36	1.46%	10/13/2009	11/2/2009
Tax Year 2007	026-154-000-0006	Bri Hawthorne Square Ltd	3,000,000	\$3,750.00	2007-51266	1/28/2010	2,825,000	\$218.75	5.83%	2/19/2010	3/8/2010
Tax Year 2007	014-154-000-0005	Snyder Saul c/o Brett Litell	832,236	\$1,040.30	2008-36848	1/28/2010	800,000	\$40.30	3.87%	2/19/2010	3/8/2010
Tax Year 2007	117-939-001-0001	Walgreens 03157	4,427,000	\$5,533.75	2006-58668	5/14/2010	3,900,000	\$658.75	11.90%	06/11/2010	7/19/2010
Tax Year 2007	023-067-000-0008	Nguyen Annie T	353,753	\$442.19	2007-65296	1/21/2011	353,753	\$0.00	0.00%	NA	NA
Tax Year 2007	026-164-000-0027	UST Realty Company c/o Univ of St Thomas	2,201,662	\$2,752.08	2007-51269	2/10/2012	2,175,000	\$33.33	1.21%	3/2/2012	3/29/2012
			15,037,425								
			11								
Unsettled											
Tax Year 2007	Total	Unsettled Accounts, original value	0								
Tax Year 2007	Total	Unsettled Accounts, number of accounts	0								

Tax Year 2008											
Settled											
Tax Year 2008	013-224-000-0004	Plattsas Ioannis & Patricia	1,300,000	\$1,531.25	2008-46556	5/15/2009	1,225,000	\$100.31	6.55%	x	7/1/2009
Tax Year 2008	037-040-000-0001	Skyline Montrose Houston LLC	890,000	\$937.50	2008-69939	5/15/2009	790,000	\$125.00	13.33%	x	7/1/2009
Tax Year 2008	037-031-000-0016	Cal State Investment Limited Partnership et al	1,195,000	\$1,493.75	2008-55266	7/10/2009	1,140,000	\$68.75	4.60%	DELQ	NA
Tax Year 2008	120-768-001-0001	4119 Montrose Limited	4,476,000	\$5,595.00	2008-60799	8/21/2009	4,476,000	\$0.00	0.00%	NA	NA
Tax Year 2008	127-752-001-0001	4119 Montrose Ltd	9,696,083	\$12,120.10	2008-55241	1/28/2010	9,000,000	\$870.10	7.18%	2/19/2010	3/8/2010
Tax Year 2008	026-154-000-0006	Bri Hawthorne Square Ltd	3,372,323	\$4,215.40	2008-55303	1/28/2010	3,200,000	\$234.79	5.57%	2/19/2010	3/8/2010
Tax Year 2008	014-148-000-0012	Macey Louis Trustee	799,000	\$998.75	2008-57570	1/28/2010	750,000	\$61.25	6.13%	2/19/2010	3/8/2010
Tax Year 2008	030-246-000-0023	MTV4301 LLC	890,000	\$1,112.50	2008-57624	1/28/2010	830,000	\$75.00	6.74%	2/19/2010	3/8/2010
Tax Year 2008	004-139-000-0017	Toomey Guseman Family Ltd	341,740	\$427.18	2008-60713	1/28/2010	338,500	\$4.05	0.95%	2/19/2010	3/8/2010
Tax Year 2008	121-369-001-0001	515 Westheimer LP	3,100,000	\$3,875.00	2008-62716	1/28/2010	2,800,000	\$558.00	14.40%	2/19/2010	3/8/2010
Tax Year 2008	026-162-000-0021	UST Realty Company c/o Univ St. Thomas	4,030,436	\$5,038.05	2008-55359	2/26/2010	3,700,000	\$413.05	8.20%	3/16/2010	4/12/2010
Tax Year 2008	026-152-000-0019	Total Health Care Svc LLC	1,105,990	\$1,382.49	2008-57668	2/26/2010	1,000,000	\$149.71	10.83%	3/16/2010	4/12/2010
Tax Year 2008	014-064-000-0007	Heim Lam Inc	1,976,684	\$2,470.86	2008-57732	3/26/2010	1,889,000	\$109.61	4.44%	4/23/2010	5/13/2010
Tax Year 2008	026-163-000-0001	UST Realty Company c/o Univ St. Thomas	8,184,744	\$10,230.93	2008-55360	4/23/2010	6,500,000	\$556.22	5.44%	5/12/2010	5/17/2010
Tax Year 2008	026-164-000-0027	UST Realty Company c/o Univ St. Thomas	2,343,326	\$2,929.16	2008-55360	4/23/2010	2,247,000	\$120.41	4.11%	06/11/2010	7/19/2010
Tax Year 2008	030-246-000-0003	Borrell Leo J & H Judy	1,267,078	\$1,583.85	2008-57747	5/14/2010	1,267,078	\$0.00	0.00%	NA	NA
Tax Year 2008	037-035-000-0018	Boga Wetmoreland Ltd	3,000,000	\$3,750.00	2008-57166	8/6/2010	2,800,000	\$250.00	6.67%	8/24/2010	9/13/2010
Tax Year 2008	026-137-000-0024	411 Lovett LLC	1,371,800	\$1,714.75	2008-62102	8/20/2010	1,371,800	\$0.00	0.00%	NA	NA
Tax Year 2008	121-274-001-0001	Whitney Place Ltd	1,414,796	\$1,768.50	2008-62102	8/20/2010	1,414,796	\$0.00	0.00%	NA	NA
Tax Year 2008	023-064-000-0003	Litrell Brett	540,000	\$675.00	2008-60710	12/10/2010	530,000	\$12.50	1.85%	1/4/2011	2/9/2011
Tax Year 2008	122-924-001-0001	B&P Residential LLC	1,236,418	\$1,545.52	2008-60730	12/10/2010	910,000	\$408.02	26.40%	1/4/2011	2/9/2011
Tax Year 2008	037-037-000-0003	Farb Aubrey & Trustee	1,463,000	\$1,828.75	2008-57717	1/21/2011	1,463,000	\$0.00	0.00%	NA	NA

Harris County Improvement District No. 6 Lawsuit and Arbitration Status Detail as of 3/9/2012

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Tax Year	CAD No.	Owner Name	Original Value	Assessment Collected	Cause Number	Date Settled	Total Settled Value	Reduction in Assessment	% Reduction in Assessment	Designation Form Sent	Refund Notice Sent to Bkpr
Tax Year 2008	014-154-000-0005	Snyder Saul c/o Brett Littell	931,000	\$1,163.75	2008-64759	5/27/2011	920,000	\$13.75	1.18%	6/22/2011	7/5/2011
Tax Year 2008	117-939-001-0001	Walgreens 03157	5,591,700	\$6,989.63	2008-53973	9/9/2011	4,521,282	\$1,338.03	19.14%	rcvd	10/4/2011
Tax Year 2008	030-245-000-0003	4309 Yoakum LP	702,086	\$959.49	2008-57798	2/13/2012	665,000	\$50.63	5.28%		3/29/2012
Unsettled			62,273,464				56,718,456				
			26								
Tax Year 2008			Total	Unsettled Accounts, original value			0				
Tax Year 2008			Total	Unsettled Accounts, number of accounts			0				

Tax Year 2009											
Settled											
Tax Year 2009	057-036-000-0019	NRH Family Trust	200,000	\$0.00	101-09-000061	12/10/2009	200,000	\$0.00	0.00%	NA	NA
Tax Year 2009	057-036-000-0020	NRH Family Trust	200,000	\$225.00	101-09-000060	1/28/2010	180,000	\$25.00	11.11%	DELQ	NA
Tax Year 2009	037-068-000-0005	Thompson Lisa	396,623	\$447.42	2009-49097	1/28/2010	357,933			DELQ	NA
Tax Year 2009	023-064-000-0009	Andover Properties Ltd	830,000	\$1,037.50	2009-57241	2/26/2010	738,000	\$115.00	11.08%	PAID	NA
Tax Year 2009	030-246-000-0008	Andover Properties Ltd	689,814	\$862.27	2009-57241	2/26/2010	555,663	\$167.69	19.45%	PAID	NA
Tax Year 2009	026-152-000-0019	Total Health Care Svc LLC	1,235,310	\$1,544.14	2009-70758	2/26/2010	1,100,000	\$320.69	20.77%	DELQ	NA
Tax Year 2009	037-037-000-0004	Siddiqui Sabrina	1,039,500	\$1,299.38	2009-63330	3/26/2010	832,632	\$258.59	19.90%	PAID	NA
Tax Year 2009	026-163-000-0001	UST Realty Company c/o Univ of St Thomas	6,944,978	\$8,681.22	2009-57057	5/14/2010	6,500,000	\$0.00	0.00%	N/A	N/A
Tax Year 2009	026-163-000-0021	UST Realty Company c/o Univ of St Thomas	3,691,605	\$4,614.51	2009-57057	5/14/2010	3,691,605	\$0.00	0.00%	NA	NA
Tax Year 2009	026-164-000-0027	UST Realty Company c/o Univ of St Thomas	2,247,000	\$2,808.75	2009-63612	5/14/2010	2,247,000	\$0.00	0.00%	NA	NA
Tax Year 2009	037-035-000-0018	Boga Wetmoreland Ltd / Scott William G	2,800,000	\$3,500.00	2008-57166	8/6/2010	2,664,000	\$170.00	4.86%	8/24/2010	9/13/2010
Tax Year 2009	126-926-001-0001	West Dallas, Ltd c/o Koontz/McCombs LLC	56,275,543	\$70,344.43	2009-56299	9/17/2010	49,000,000	\$9,094.43	12.93%	10/8/2010	11/11/2010
Tax Year 2009	008-262-000-0001	Osama Abdullahif	780,000	\$975.00	2009-63558	9/17/2010	700,000	\$100.00	10.26%	10/8/2010	11/11/2010
Tax Year 2009	127-752-001-0001	4119 Montrose Ltd	7,650,000	\$9,562.50	2009-57048	10/22/2010	7,100,000	\$687.50	7.19%	11/17/2010	12/9/2010
Tax Year 2009	122-924-001-0001	B&P Residential LLC	1,100,000	\$1,375.00	2009-66406	11/19/2010	900,000	\$250.00	18.18%	12/3/2010	1/4/2011
Tax Year 2009	014-064-000-0007	Heim Lam Inc	2,061,183	\$2,576.48	2009-63649	12/10/2010	1,975,000	\$107.73	4.18%	1/4/2011	2/9/2011
Tax Year 2009	023-076-000-0001	Memorial Trails Apartments Inc	1,398,328	\$1,747.91	2009-67128	2/25/2011	1,300,000	\$122.91	7.03%	3/23/2011	4/11/2011
Tax Year 2009	008-266-000-0004	Wheeler James M	769,152	\$961.44	2009-67221	2/25/2011	727,655	\$51.87	5.40%	3/23/2011	4/4/2011
Tax Year 2009	120-768-001-0001	4119 Montrose Limited	3,902,000	\$4,877.50	2010-00805	2/25/2011	3,875,000	\$33.75	0.69%	3/23/2011	4/4/2011
Tax Year 2009	014-010-000-0009	MAV Investments Inc	761,081	\$951.35	2009-67150	3/25/2011	745,000	\$20.10	2.11%	4/21/2011	5/3/2011
Tax Year 2009	030-245-000-0010	Litell Brett	764,600	\$955.75	2009-70727	3/30/2011	725,000	\$246.90	25.83%	4/21/2011	5/3/2011
Tax Year 2009	026-154-000-0006	BRI Hawthorne Square Ltd	2,890,000	\$3,612.50	2009-64031	5/23/2011	2,700,000	\$237.50	6.57%	6/8/2011	7/5/2011
Tax Year 2009	018-045-000-0004	Garza Otila F	268,800	\$336.00	2009-59875	7/14/2011	268,800	\$0.00	0.00%	N/A	N/A
Tax Year 2009	018-045-000-0005	Garza Otila F	192,000	\$240.00	2009-59875	7/14/2011	192,000	\$0.00	0.00%	N/A	N/A
Tax Year 2009	018-045-000-0006	Garza Otila F	395,133	\$493.92	2009-59875	7/14/2011	395,133	\$0.00	0.00%	N/A	N/A
Tax Year 2009	117-939-001-0001	Walgreens 03157	6,366,871	\$7,958.59	2008-53973	8/19/2011	4,975,212	\$1,739.57	21.86%	9/7/2011	9/28/2011
Unsettled			105,849,521				94,645,633				
			26								
Tax Year 2009											
Tax Year 2009	014-012-000-0004	Vega Adan G & Gladys H	816,937	\$1,021.17	2011-20563						
Tax Year 2009			Total	Unsettled Accounts, original value			816,937				
Tax Year 2009			Total	Unsettled Accounts, number of accounts			1				

Harris County Improvement District No. 6 Lawsuit and Arbitration Status Detail as of 3/9/2012

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Tax Year	CAD No.	Owner Name	Original Value	Assessment Collected	Cause Number	Date Settled	Total Settled Value	Reduction in Assessment	% Reduction in Assessment	Designation Form Sent	Refund Notice Sent to Bkpr
Tax Year 2010											
Settled											
Tax Year 2010	030-245-000-0020	1920 Manor LLC	378,669	\$422.54	101-10-000274	1/21/2011	338,034			BASA	NA
Tax Year 2010	004-139-000-0002	Khawaja Abbas & Teskeen	714,568	\$955.74	101-10-000112	3/25/2011	600,000	\$153.24	16.03%	4/21/2011	5/3/2011
Tax Year 2010	030-246-000-0008	Andover Properties Ltd	681,033	\$694.58	2010-48685	3/25/2011	555,663	\$0.00	0.00%	PAID	NA
Tax Year 2010	026-095-000-0001	Mazza Bruce S & Beverly L	791,971	\$989.96	101-10-000140	4/13/2011	730,920	\$76.31	7.71%	5/24/2011	6/1/2011
Tax Year 2010	008-262-000-0001	Abdullatif Osama	780,000	\$975.00	2010-61463	6/1/2011	700,000	\$100.00	10.26%	6/22/2011	7/5/2011
Tax Year 2010	018-045-000-0004	Garza Otila F	268,800	\$336.00	2010-64250	7/12/2011	268,800	\$0.00	0.00%	N/A	N/A
Tax Year 2010	018-045-000-0005	Garza Otila F	192,000	\$240.00	2010-64250	7/12/2011	192,000	\$0.00	0.00%	N/A	N/A
Tax Year 2010	018-045-000-0006	Garza Otila F	380,038	\$475.05	2010-64250	7/12/2011	332,000	\$60.05	12.64%	7/29/2011	8/31/2011
Tax Year 2010	023-076-000-0001	Memorial Trails Apartments Inc	1,344,641	\$1,680.80	2010-71941	8/30/2011	1,300,000	\$55.80	3.32%	9/14/2011	9/28/2011
Tax Year 2010	126-926-001-0001	West Dallas, Ltd c/o Koontz/McCombs LLC	52,760,717	\$65,950.90	2010-52973	9/1/2011	49,500,000	\$4,075.90	6.18%	9/14/2011	9/28/2011
Tax Year 2010	117-939-001-0001	Walgreens 03157	6,660,456	\$8,325.57	2010-60599	9/9/2011	5,156,998	\$1,880.00	22.58%	revd	10/4/2011
Tax Year 2010	127-752-001-0001	4119 Montrose Ltd	6,827,718	\$8,534.65	2010-60985	10/14/2011	6,550,000	\$347.15	4.07%	11/3/2011	12/1/2011
Tax Year 2010	030-245-000-0008	The Nations Family Limited Partnership Ltd	1,020,000	\$1,364.25	2010-68544	2/10/2012	1,020,000	\$0.00	0.00%	NA	NA
Tax Year 2010	037-037-000-0003	Farb Aubrey & Trustee	1,445,640	\$1,807.05	2010-71841	1/10/2012	1,440,640	\$6.25	0.35%	1/24/2012	1/31/2012
Tax Year 2010	026-164-000-0027	UST Realty Company	1,825,000	\$2,521.56	2010-67730	2/14/2012	1,825,000	\$0.00	0.00%	N/A	N/A
			76,071,251				70,510,055				
			15								

Unsettled											
Tax Year 2010	026-163-000-0001	UST Realty Company	6,393,372	\$7,991.72	2010-61021	2/28/2012	6,000,000	\$491.72	6.15%	3/26/2012	5/7/2012
Tax Year 2010	026-163-000-0021	UST Realty Company	2,857,500		2010-61030						
Tax Year 2010	030-245-000-0014	Yoshida Naomitsu & Maemi	1,062,962		2010-68537						
Tax Year 2010	030-245-000-0010	Littell Brett	828,106		2010-68607						
Tax Year 2010	008-266-000-0004	Wheeler James M	764,218	\$961.44	2010-68633	4/9/2012	750,000	\$17.77	1.85%	4/24/2012	5/7/2012
Tax Year 2010	030-246-000-0003	Borrell Leo J & H Judy	1,173,466	\$1,466.83	2010-71890	4/5/2012	1,085,000	\$110.58	7.54%	4/24/2012	5/7/2012
Tax Year 2010	023-076-000-0008	Memorial Trails Apartments Inc	427,410	\$534.26	2010-77714	2/29/2012	410,000	\$21.76	4.07%	3/26/2012	5/7/2012
Tax Year 2010	120-768-001-0001	4119 Montrose Limited	2,500,000		2011-07683						
Tax Year 2010	014-012-000-0004	Vega Adan G & Gladys H	741,000		2011-20563						
Tax Year 2010	026-137-000-0004	Pacific Foundation Inc	568,662		2011-21270						
Tax Year 2010	Total	Unsettled Accounts, original value	17,316,696								
Tax Year 2010	Total	Unsettled Accounts, number of accounts	10								

Tax Year 2011

Settled											
			0				0				
			0								

Unsettled											
Tax Year 2011	023-060-000-0008		686,000		101-11-000374						
Tax Year 2011	023-064-000-0009		779,942		2011-47947						
Tax Year 2011	030-246-000-0008		816,885		2011-47947						
Tax Year 2011	037-037-000-0004		1,000,000	\$1,250.00	2011-48169	3/6/2012	832,632	\$209.21	16.74%	pd adj amt	N/A
Tax Year 2011	122-924-001-0001		929,000		2011-51945						

Harris County Improvement District No. 6 Lawsuit and Arbitration Status Detail as of 3/9/2012

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Tax Year	CAD No.	Owner Name	Original Value	Assessment Collected	Cause Number	Date Settled	Total Settled Value	Reduction in Assessment	% Reduction in Assessment	Designation Form Sent	Refund Notice Sent to Bkpr
Tax Year 2011	125-809-001-0001		3,806,375		2011-56385						
Tax Year 2011	014-148-000-0012		1,058,245		2011-57701						
Tax Year 2011	126-926-001-0001		57,922,375		2011-62186						
Tax Year 2011	120-768-001-0001		3,542,748		2011-62741						
Tax Year 2011	030-245-000-0008		1,011,577		2011-63014						
Tax Year 2011	023-076-000-0001		1,321,761		2011-63172						
Tax Year 2011	030-245-000-0010		793,731		2011-63518						
Tax Year 2011	014-154-000-0005		1,121,310		2011-63536						
Tax Year 2011	121-274-001-0001		1,257,797		2011-63729						
Tax Year 2011	008-260-000-0013		740,000		2011-63759						
Tax Year 2011	023-076-000-0008	Memorial Trails Apartments INC	445,000	\$556	2011-63961	2/24/2012	\$410,000	\$43.75	7.87%	3/26/2012	5/7/2012
Tax Year 2011	030-246-000-0003		1,085,000		2011-64005						
Tax Year 2011	026-163-000-0001		6,087,000		2011-64027						
Tax Year 2011	026-164-000-0027		2,017,248		2011-64027						
Tax Year 2011	026-163-000-0021		2,833,688		2011-64027						
Tax Year 2011	030-245-000-0014		1,000,200		2011-69593						
Tax Year 2011	026-152-000-0019		898,226		2011-70201						
Total	Total	Unsettled Accounts, original value	91,154,108								
Total	Total	Unsettled Accounts, number of accounts	22								

Cumulative

Settled	Grand Total	Settled Accounts, original value	259,231,661
Cumulative	Grand Total	Settled Accounts, number of accounts	78

Unsettled	Grand Total	Unsettled Accounts, original value	109,287,741
Cumulative	Grand Total	Unsettled Accounts, number of accounts	33

Color Legend

Light Gray	Settled previously
Yellow	Settled as of this report
White	Unsettled
Pink	Unsettled and new since previous report

Abbreviations

NA	Not applicable
x	Previous to implementation of Designation Form
DELQ	Refund was not issued -- Reduction in assessment was applied to the account, and account still has a balance due.

Harris County Improvement District No. 6 **Lawsuit and Arbitration Status Detail as of 3/9/2012**

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Tax Year	CAD No.	Owner Name	Original Value	Assessment Collected	Cause Number	Date Settled	Total Settled Value	Reduction in Assessment	% Reduction in Assessment	Designation Form Sent	Refund Notice Sent to Bldg
	PAID	Refund was not issued -- Reduction in assessment was applied to the account, and account is now paid in full.									
	BASA	Billed at settled amount -- Account had not been billed for this tax year before the lawsuit was settled. so account was adjusted (if needed) and billed at the settled amount.									
	NYB	Not yet billed									

**MONTROSE DISTRICT WEST ZONE
ASSESSMENT COLLECTION REPORT
APRIL 2012
BILLING AND COLLECTION SUMMARY
FISCAL YEAR
01/01/12 - 12/31/12**

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2011	0.12500	\$897,418.59	\$842,190.77	\$55,227.82	94%
2010	0.12500	\$869,741.61	\$861,613.88	\$8,127.73	99%

Current Month Activity

Revenue:	<u>Current Month</u>	<u>Year to Date</u>
2011 Assessment Collected	6,268.43	750,754.24
2010 Assessment Collected	1,516.09	8,971.63
Penalty & Interest	872.30	4,829.95
Overpayments	100.49	12,689.61
Collection Fees	297.67	2,055.43
Court Fees	0.00	0.00
Total Revenue	9,054.98	779,300.86

Overpayments Presented for Refund	157.48	12,188.36
Overpayments Applied to Assessment	0.00	0.00

ASSESSED VALUE FOR 2011:	717,934,456	Uncertified:	0
ASSESSED VALUE FOR 2010:	695,792,932	Uncertified:	0

Assessment Collection Account: Prosperity Bank, Account No. 0003450163

ASSESSMENT PLAN PROJECTIONS

YEAR	MAX RATE	PROJECTED LEVY	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR AVERAGE @ 10%
2010	0.12500	869,742	826,255	\$861,613.88	
2011	0.12500	897,419	852,548	\$842,190.77	
2012	0.12500		0		
2013	0.12500		0		
2014	0.12500		0		
2015	0.12500		0		
2016	0.12500		0		
		1,767,160	1,678,802		176,716

The Projected Levy is based on the rate remaining at 0.12500

Prepared by: Equi-Tax Inc.
Kenneth R. Byrd
Collector for the District

MONTROSE DISTRICT WEST ZONE

APRIL 2012						
TOP TEN ASSESSMENT PAYERS						
PROPERTY OWNER	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT	
WEINGARTEN REALTY INVESTORS	0442250000001	2005 W GRAY ST 77019	VARIOUS COMMERCIAL	46,508,896	58,136.12	
0591-001	0442250000170	1953 W GRAY ST 77019				
P O BOX 924133	0442250000169	1953 W GRAY ST 77019				
HOUSTON TX 77292-4133	0442250000168	2028 W GRAY ST 77019				
	0442250000145	2001 W GRAY ST 77019				
	0442250000110	2020 W GRAY ST 77019				
	0442250000105	2010 W GRAY ST 77019				
	0442250000005	2002 W GRAY ST 77019				
	0442250000002	1950 W GRAY ST 77019				
	0442250000171	2017 W GRAY ST 77019				
FINGER FSC MONTROSE LTD	1215190010001	4899 MONTROSE BLVD 187 77006	MULTI - FAMILY	44,643,153	55,803.94	
99 DETERING ST STE 200						
HOUSTON TX 77007-8259						
WESTHEIMER APARTMENTS LP	1286390010001	2001 WESTHEIMER RD 244 77098	MULTI - FAMILY	31,620,000	39,525.00	
5694 MISSION CENTER RD STE 602						
SAN DIEGO CA 92108-4324						
4310 DUNLAVY LLC	1286480020001	DUNLAVY 77006	MULTI - FAMILY	29,577,136	36,971.42	
101 BERKSHIRE ST	1286480010002	4310 DUNLAVY ST 77006				
BELLAIRE TX 77401-5309	1286480010001	4310 DUNLAVY ST 236 77006				
	0660870040002	4403 WOODHEAD ST 16 77098				
	0660870040001	4403 WOODHEAD ST 77098				
	0660870020006	4315 WOODHEAD ST 8 77098				
ANBIL II-R O L P	0730810030011	1505 W CLAY ST 77019	SHOPPING CENTER	27,742,202	34,677.75	
105 TOWN CENTER RD STE 10	1170070010001	1422 W GRAY ST 77019				
KING OF PRUSSIA PA 19406-2394	1170070020001	1414 WAUGH DR 77019				
	0730810030007	1521 W CLAY ST 77019				
TEXAS ABERCROMBIE FAMILY INT LTD	0441850000002	1701 W ALABAMA ST 77098	VACANT COMMERCIAL	15,062,130	18,827.66	
730 N POST OAK RD STE 110						
HOUSTON TX 77024-3854						
SHEPHERD INV LP	0442800000001	2075 WESTHEIMER RD 77098	SHOPPING CENTER	12,662,500	15,828.13	
1800 POST OAK BLVD						
6 BLVD PLACE STE 400						
HOUSTON TX 77056						

MONTRÖSE DISTRICT WEST ZONE

APRIL 2012

TOP TEN DELINQUENT ACCOUNTS

PROPERTY OWNER	ACCOUNT NO	SITUS	PROPERTY TYPE	ASSESSMENT YEAR(S)	ASSESSMENT
ANDOVER RICHMOND APTS LTD 1301 RICHMOND AVE HOUSTON TX 77006-5451	94 044 184 000 0151	1301 RICHMOND AVE 124 77006	MULTI FAMILY	2011	3,407.40
FAT PROPERTY LLC 218 HAWTHORNE ST HOUSTON TX 77006-4006	94 057 121 000 0012	1901 RICHMOND AVE 42 77098	MULTI - FAMILY	2010 - 2011	3,087.69
SOUND WEST LLC P O BOX 020783 MIAMI FL 33102	94 051 071 000 0001	1002 WESTHEIMER RD 77006	RESTAURANT	2011	2,000.88
RICHARD S ROBBINS INVESTMENTS LTD LLP ET AL 5418 JOHN DREAPER DR HOUSTON TX 77056-4231	94 129 497 001 0001	2015 S SHEPHERD DR 77019	SHOPPING CENTER	2011	2,000.02
SANDY CREEK GROUP LLC % JOE FRANCH 1920 RICHMOND AVE APT 1 HOUSTON TX 77098-3432	94 038 226 000 0006	1920 RICHMOND AVE 17 77098	MULTI - FAMILY	2011	1,666.25
AKR PROPERTIES P O BOX 84293 PEARLAND TX 77584-0016	94 018 004 000 0013	1515 MISSOURI ST #22 77006	MULTI - FAMILY	2010	1,574.38
ROBINSON LENNON C P O BOX 66531 HOUSTON TX 77266-6531	94 026 198 000 0001	13174 HAWTHORNE ST 12 77006	MULTI - FAMILY	2010 - 2011	1,307.03
BAIRD CHARLES L & SIRILUCK 2438 WHITE OAKS DR HOUSTON TX 77009-7322	94 026 198 000 0005	3414 GRAUSTARK ST 8 77006	MULTI - FAMILY	2010 - 2011	1,298.40

Harris County Improvement District No. 11
Lawsuit and Arbitration Status Summary as of 3/9/2012

Jur 939

Summary

For Tax Years 2010 & 2011, for the period of September 2010 through February 2012

Settled

87,595,268	Original value of Settled accounts as of 3/9/2012
43	Number of Settled accounts as of 3/9/2012
6,371,552	Reduction in value of Settled accounts
7.27%	Average % reduction in value of Settled accounts

Unsettled

264,341,485	Original value of Unsettled accounts as of 3/9/2012
81	Number of Unsettled accounts as of 3/9/2012

.125 Tax rate per \$100 valuation

\$24,035	Estimated reduction in assessment on 81 Unsettled accounts, based on 7.27 % average
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PERDUE, BRANDON, FIELDER, COLLINS & MOTT L.L.P.
DELINQUENT ASSESSMENT REPORT
MONTROSE DISTRICT
May 7, 2012

Amounts shown are 2010 base assessment unless indicated. Account numbers and addresses for Montrose District-West Zone are noted in *italics*.

Suit pending-where appropriate, delinquent 2011 assessments are included in the suits:

205 Avondale LLC 09-10 assessments \$1,702.58, 205 Avondale St.-0041360000015

Suit was filed by our firm on 4/11/12; a hearing date will be set when the defendant has been served. The county taxes are paid in full through tax year 2011.

Cause Number 2012-21136 filed 4/11/12 in the 157th District Court

Montrose District-East Zone is the lead in the suit.

Intervenors: None as of 4/26/12.

Hacienda Del Sol Ltd. Co. \$1,028.65, 310 & 316 W. Clay & 1220 Taft-0570330000022, 0570330000023 & 0570330000020

Suit was filed by our firm on 4/3/12; a hearing date will be set when the defendants have been served. The 2011 county taxes are delinquent on the 310 W. Clay account.

Cause Number 2012-19557 filed 4/3/12 in the 11th District Court

Montrose District-East Zone is the lead in the suit.

Intervenors: None as of 4/26/12.

Francisco, Betty, Vanessa & Leonardo Valle-Heirs to Betty Frizell 09-10 assessments \$972.56, 817 & 811 Richmond Ave.- 0141500000017 & 0141500000016

Suit was filed by our firm on 3/1/11; all parties have been served. They committed to pay one assessment year per month; the most recent payment was received on 4/17/12 and the 2008 assessments are now **paid in full**. A trial date has been set by the court for 4/26/12, we are planning to pass the trial date due to the current payment agreement. This report was prepared on 4/26; we will report the results in our next report. The 2010 and 2011 county taxes are delinquent on the 817 Richmond account. The county taxes on the 811 Richmond account were recently paid in full.

Cause Number 2011-12804 filed 3/1/11 in the 11th District Court

Montrose District-East Zone is the lead in the suit.

Intervenors: City of Houston, Harris County Department of Education, Harris County Flood Control District, Harris County Hospital District, Houston Community College System, Houston ISD, Port of Houston Authority of Harris County

On 11/17/11, we intervened in a suit filed by Harris County on account 0141500000016. Judgment was submitted on 2/1/12 by the County's law firm; the judgment was signed on 3/13/12. The county taxes have been paid in full.

Cause Number 2011-09931 filed 2/18/11 in the 189th District Court

Harris County is the lead in the suit.

Additional plaintiffs: City of Houston, Harris County Department of Education, Harris County Flood Control District, Harris County Hospital District, Houston Community College System, Houston ISD, Port of Houston Authority of Harris County

Intervenors: Montrose District-East Zone.

Lennon C. Robinson \$647.17, *1317 Hawthorne St.-0261980000001*

On 10/31/11, we intervened in a suit filed by Harris County. As of 4/26/12, a hearing date has not been set; we are monitoring the case.

Cause Number 2011-53304 filed 9/9/11 in the 334th District Court

Harris County is the lead in the suit.

Additional plaintiffs: City of Houston, Harris County Department of Education, Harris County Flood Control District, Harris County Hospital District, Houston Community College System, Houston ISD, Port of Houston Authority of Harris County

Intervenors: Montrose District-West Zone.

Gamru Properties Ltd. \$644.03, 506 Sul Ross St.-0082700000005

On 11/22/11, we intervened in the suit filed by Harris County. A hearing date was set for 2/8/12 but was passed by the county's attorneys. On 3/27/12, the suit was dismissed for want of prosecution. We sent a demand letter on 4/20 and we called and left a voice mail message; we have not received a response. We will remove this item from the suit section on the next report.

Cause Number 2010-46045 filed 7/30/10 in the 189th District Court

Harris County is the lead in the suit.

Additional plaintiffs: City of Houston, Harris County Department of Education, Harris County Flood Control District, Harris County Hospital District, Houston Community College System, Houston ISD, Port of Houston Authority of Harris County

Intervenors: Montrose District-East Zone.

Bill Eris/HGBE Inc. \$302.50, *311 W. Gray St.-0560410000003*

On 4/27/11, we intervened in a suit filed by Harris County; judgment was signed on 8/1/11. The judgment was recently vacated by the court and a new trial date has been set for 6/13/12.

Cause Number 2010-59250 filed 9/17/10 in the 189th District Court

Harris County is the lead in the suit.

Additional plaintiffs: City of Houston, Harris County Department of Education, Harris County Flood Control District, Harris County Hospital District, Houston Community College System, Houston ISD, Port of Houston Authority of Harris County

Intervenors: Montrose District-West Zone.

Eduardo & Monica Lopez \$147.51, *1423 Richmond Ave.-0392220000013*

On 9/15/11, we intervened in a suit filed by Harris County; judgment was signed on 2/27/12. They made a partial payment on the account on 10/14/11. They own additional properties which are listed in the "2010 accounts" section of this report.

Cause Number 2010-65399 filed 10/8/10 in the 157th District Court

Harris County is the lead in the suit.

Additional plaintiffs: City of Houston, Harris County Department of Education, Harris County Flood Control District, Harris County Hospital District, Houston Community College System, Houston ISD, Port of Houston Authority of Harris County

Intervenors: Montrose District-West Zone.

KFC National Management (assessment roll lists Donvein Cao & Nancy Nguyen) 07-10 assessments \$118.75, Block 1, Tracts 15 A & 16 A (north 10 ft. Lots 15 & 16) on Taft St.-0560410000001

On 10/15/10, we intervened in a suit filed by Harris County; the judgment is final. The property was set for sale by the county on 9/6/11 but the sale was cancelled; we were told that the property is an alleyway.

Cause Number 2009-60868 filed 9/25/09 in the 164th District Court

Harris County is the lead in the suit.

Additional plaintiffs: City of Houston, Harris County Department of Education, Harris County Flood Control District, Harris County Hospital District, Houston Community College System, Houston ISD, Port of Houston Authority of Harris County

Intervenors: Montrose District-East Zone.

We will not proceed to post any property for sale without specific permission from the Board but please note that if the County is the lead party in the suit, they could post the property for sale if and when a judgment is taken.

Paid in full:

Wymes Real Estate Holdings LP \$467.41, 1632 W. Alabama- 0522210000016

AKR Properties \$374.88, 1515 Missouri St.-0180040000013

Grey Cat Enterprises \$312.79, 1416 Westheimer Rd.-0382450000002

Houston Display Sign Co. \$260.20, 1200 Westheimer Rd.-0180020000001

2010 accounts:

FAT Property LLC \$3,159.93, 502 W. Alabama St. 710 Colquitt St. & 1901 Richmond Ave-0370400000001 0230700000012 & 0571210000012

The assessment office advises that they have mailed an installment payment agreement to the property owner. In March, payments were applied to the W. Alabama & Colquitt accounts.

Stephen Berreth/K Berr Investments \$821.64, 1841 Richmond Ave. (two accounts-Block 1-Tract A and Tract 1)-0660870010028 & 0660870010001

We spoke to Stephen Berreth on 10/4; he said that he was aware of the assessments and that he was waiting to see if District was going to be dissolved. He said he would pay the accounts within a month or two. We spoke to Stephen again and he stated that he never said he would pay. He said that we are well aware of the petition that is going on and that the District is just trying to tax good business owners for no good reason. He said he did not vote on the assessment and that is why he refuses to pay. We called again on 4/23 and after being put on hold for three minutes, our phone call was disconnected. We called back and left a voice mail message. Another demand letter was sent on 4/18.

Thomas & Veronica Hagerty \$676.44, 3611 Montrose Blvd.-0261560000016

They have committed to pay in 3 installments; on 11/4, we received a \$100 payment which we have forwarded to the assessment office. No further payments have been made. Mr. Hagerty also sent a note stating that they were applying for a deferral with the appraisal district. As of 4/26, when this report was prepared, a deferral has not been granted. We sent another demand letter on 4/20; we have not received a response. We also called on 4/20 and we left a voice mail message.

Charles L. & Siriluck Baird (was Laila Khalaf) \$665.11, 3414 Graustark St.-0261980000005

In October, we found a new owner and we mailed a demand letter. We spoke to Baird and he said the account would be paid shortly. We spoke to Baird in February and he

stated that he is protesting the District and he would have his attorney contact us. We sent a demand letter on 2/9 which explained the results of the petition to dissolve the District; we have not received a response. We called again on 4/18 and we left a voice mail message; another demand letter was sent on the same day.

Michael B. Huff \$636.74, 3230 Yoakum Blvd.-0261740000013

We spoke to Mr. Huff on 10/24 and he requested an emailed statement. We spoke to him again on 12/20 and he said he would call us back when he got to a land line. On 1/18, he requested an emailed statement, which we sent. We spoke to Mr. Huff again on 4/18 and he requested another emailed statement.

ImagePro Inc. \$622.50, 2024 Richmond Ave.-0561250000019

We spoke to Franchesca Skiles in August and she stated that she felt like the District wasn't doing anything for her; she said she would not pay. We spoke to her again on 9/27 and she said that this is an illegal assessment and she is protesting the assessment with HCAD and the assessment office. On 3/12 we spoke to a woman who said she was the CPA for the business and she said that the District is being dissolved. We explained that there were not sufficient signatures on the petition to dissolve the District; she stated that there were other factors involved; however, she did not explain what this meant. On 4/18, we sent another demand letter to the property owner. The 2011 assessments have been paid.

Martha Simmons \$527.92, 3804 Brandt St.-0082600000003

No response to our demand letters or phone calls. We called again on 4/20 and left voice mail messages at two different phone numbers. We sent another demand letter on the same day.

Joan Bishop \$525.94, 120 Portland St. #1-0331930000005

We spoke to Ms. Bishop on 11/18; she stated that the account was paid when she paid her county taxes. We explained that the account was delinquent and we gave her the name and phone number of the assessment office; she said she would contact Equi-Tax. We have called back but every time we call, the phone line is busy. Another demand letter was sent on 4/18.

Eduardo & Monica Lopez \$462.16, 1411 Richmond Ave & tract 7A/Block 3 on Richmond Ave.-0392220000009 & 0392220000039

No response to our demand letters. We have left numerous messages with several people but the owners have not responded to our phone calls. We have also sent a demand letter to the owners' home address; we have not received a response. They own another property at 1423 Richmond Ave.; that account is currently in a suit filed by Harris County.

Maude Eisemann \$445.50, 1116 W. Gray St.-0101670000030

No response to our demand letters. We have also sent a statement to Gibbs Warley Co.; they paid the county taxes. We spoke to Mr. Warley and he stated that the Eisemanns own the property. We left a voice mail message on 4/18 and we sent another demand letter on the same day.

Nancy L. Ngo \$431.62, 1515 W. Gray St.-0442290000015

We spoke to Ngo's son on 3/12; he stated that she was out of town. He did confirm that they received the demand letter we sent on 2/9. We mailed another demand letter on 4/18 and we left a voice mail message on the same day.

- In addition to other accounts listed on this report there are 2 delinquent accounts for Montrose East Zone; base assessment amounts range from \$250 to \$314. There are 6 delinquent accounts for Montrose West Zone; base assessment amounts range from \$18 to \$408. Demand letters have been sent on all accounts and we are trying to reach each owner by phone. In cases

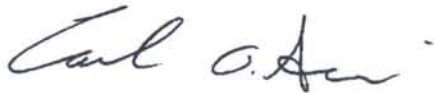
where there are lienholders, we have sent statements. We are continuing collection efforts on these accounts but due to the size of the accounts, further action is not recommended at this time.

Other account:

4411 Montrose LP (was John & Stacy Andell and Ryan & Bethany A. Haley) 09 assessments \$291.87, 4418 Kyle St.-0301620000005

We found new owners (the property was sold on 1/27/11) and we sent a demand letter but we have not received a response. According to the deed, the previous owners are responsible for this delinquency. We spoke to Ryan Haley and he stated that he could not believe the title company missed the unpaid assessment. He also asked where the original statements had been sent; we told him that they were sent to the situs, which is a vacant lot. We explained to him that it is the property owner's responsibility to provide HCAD with a valid mailing address. Ryan then requested a waiver of penalty and interest. When we asked him when the delinquency would be paid, his response was "You're going to have to wait for a while". When we sought clarification, he said "It may be tomorrow or next year". We have emailed a statement to John Andell at Hansen Partners and we have called but he has not responded. We mailed another demand letter to the property owner on 4/20; we have not received a response.

If you have any questions, please feel free to contact me.



Carl O. Sandin
Perdue Brandon Fielder Collins & Mott LLP
Email: csandin@pbfcml.com
Office: 713-802-6965 (Direct Line)
Mobile: 713-824-1290
Fax: 713-862-1429

PERDUE, BRANDON, FIELDER, COLLINS & MOTT L.L.P.
DELINQUENT ASSESSMENT SUMMARY REPORT
MONTROSE DISTRICT
May 14, 2012

Amounts shown are 2010 base assessment unless indicated. This report lists accounts in suit and other property owners with base assessments due greater than \$625. Account numbers and addresses for Montrose District-West Zone are noted in *italics*.

Suit pending

205 Avondale LLC 09-10 assessments \$1,702.58, 205 Avondale St.-0041360000015

Suit was filed by our firm on 4/11/12; a hearing date will be set when the defendant has been served.

Hacienda Del Sol Ltd. Co. \$1,028.65, 310 & 316 W. Clay & 1220 Taft-0570330000022, 0570330000023 & 0570330000020

Suit was filed by our firm on 4/3/12; a hearing date will be set when the defendants have been served.

Francisco, Betty, Vanessa & Leonardo Valle-Heirs to Betty Frizell 09-10 assessments \$972.56, 817 & 811 Richmond Ave.- 0141500000017 & 0141500000016

Suit was filed by our firm on 3/1/11; a trial date has been set by the court for 4/26/12, we plan to pass the trial since they have a current payment agreement. This report was prepared on 4/26; we will report the results of the trial in our next report. They committed to pay one assessment year per month; the most recent payment was received on 4/17/12 and the 2008 assessments are now **paid in full**.

On 11/17/11, we intervened in a suit filed by Harris County on account 0141500000016. Judgment was signed on 3/13/12.

Lennon C. Robinson \$647.17, 1317 Hawthorne St.-0261980000001

On 10/31/11, we intervened in a suit filed by Harris County. As of 4/26/12, a hearing date has not been set; we are monitoring the case.

Gamru Properties Ltd. \$644.03, 506 Sul Ross St.-0082700000005

On 11/22/11, we intervened in the suit filed by Harris County. The case was recently dismissed by the court for want of prosecution. We sent a demand letter on 4/20 and we called and left a voice mail message; we have not received a response.

Bill Eris/HGBE Inc. \$302.50, 311 W. Gray St.-0560410000003

On 4/27/11, we intervened in a suit filed by Harris County; judgment was signed on 8/1/11. The judgment was recently vacated by the court and a new trial date has been set for 6/13/12.

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On 9/15/11, we intervened in a suit filed by Harris County; judgment was signed on 2/27/12.

KFC National Management (assessment roll lists Donvein Cao & Nancy Nguyen) 07-10 assessments \$118.75, Block 1, Tracts 15 A & 16 A (north 10 ft. Lots 15 & 16) on Taft St.-0560410000001

On 10/15/10, we intervened in a suit filed by Harris County; the judgment is final. The property was set for sale by the county on 9/6/11 but the sale was cancelled; we were told that the property is an alleyway.

- Where appropriate, delinquent 2011 assessments are included in the above suits.

Other property owners with base assessments due greater than \$625.

FAT Property LLC \$3,159.93, 502 W. Alabama St. 710 Colquitt St. & 1901 Richmond Ave-
037040000001 0230700000012 & 0571210000012

The assessment office advises that they have mailed an installment payment agreement to the property owner.

Stephen Berreth/K Berr Investments \$821.64, 1841 Richmond Ave. (two accounts-Block 1-Tract A and Tract 1)-0660870010028 & 0660870010001

We called again on 4/23 and after being put on hold for three minutes, our phone call was disconnected. We called back and left a voice mail message. Another demand letter was sent on 4/18.

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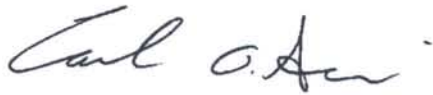
Charles L. & Siriluck Baird (was Laila Khalaf) \$665.11, 3414 Graustark St.-0261980000005

In February we spoke to Baird and he stated that he is protesting the District and he would have his attorney contact us. We called again on 4/18 and we left a voice mail message; another demand letter was sent on the same day.

Michael B. Huff \$636.74, 3230 Yoakum Blvd.-0261740000013

We spoke to Mr. Huff again on 4/18 and he requested another emailed statement.

If you have any questions, please feel free to contact me.



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MONTROSE MANAGEMENT DISTRICT
CITY OF HOUSTON
HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Montrose Management District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

5. Receive and consider the District's monthly financial report, pay invoices, and ratify previously approved movement of District accounts from Prosperity Bank to Compass Bank.



MUNICIPAL ACCOUNTS
& CONSULTING, L.P.

Montrose Management District

Bookkeeper's Report

May 14, 2012

Montrose Management District
Cash Flow Report - Checking Account
As of May 14, 2012

Num	Name	Memo	Amount	Balance
BALANCE AS OF 4/10/2012				\$14,251.33
Receipts				
	Interest Earned on Investments - East Zone		295.90	
	Interest		8.09	
	Wire Transfer		59,000.00	
	Wire Transfer		28,000.00	
	Interest Earned on Investments - East Zone		221.91	
Total Receipts				87,525.90
Disbursements				
2953	Bankcard Center	Credit Card Expenses	(1,004.11)	
2954	Primer Grey	Website Refurbishment	(1,400.00)	
2955	Aaron M Day	Security Expense	(1,484.21)	
2956	Adalberto R Ramos	Security Expense	(829.04)	
2957	Allan R Comstock	Security Expense	(429.52)	
2958	Brian M Alms	Security Expense	(713.29)	
2959	Chad J Wall	Security Expense	(795.42)	
2960	Francisco G Coronado	Security Expense	(896.04)	
2961	Francisco R Gomez	Security Expense	(475.52)	
2962	John E Obenhaus	Security Expense	(1,862.37)	
2963	Joseph C Mabasa	Security Expense	(1,542.47)	
2964	Keith W Mountain	Security Expense	(1,276.94)	
2965	Lee T Jaquarya	Security Expense	(1,804.12)	
2966	Leon Laureano.	Security Expense	(1,666.35)	
2967	Mandy Arroyo.	Security Expense	(600.84)	
2968	Mark A Zapata	Security Expense	(651.29)	
2969	Paul S Terry	Security Expense	(1,192.94)	
2970	Richard J Bass	Security Expense	(705.29)	
2971	Sean M Blevins	Security Expense	(1,116.81)	
2972	Todd L Thibodeaux	Security Expense	(739.54)	
2973	Victor Beserra.	Security Expense	(4,708.75)	
2974	Ananda Investments LLC	Assessment Refund	(400.69)	
2975	James M. Wheeler	Assessment Refund	(17.77)	
2976	Leo J Borrell	Assessment Refund	(110.58)	
2977	Lurie Apartments LP	Assessment Refund	(100.49)	
2978	MB Development Co & SPP	Assessment Refund	(56.99)	
2979	Memorial Trails Apartments Inc.	Assessment Refund	(65.51)	
2980	UST Realty Company	Assessment Refund	(491.72)	
2981	5020 Investments Ltd	Office Lease Expense	(1,200.00)	
2982	Bracewell & Giuliani LLP	Legal Fees - General Counsel	(7,119.45)	
2983	Comcast	Office Expenses	(87.51)	
2984	Cracked Fox	Web Survey	(2,500.00)	
2985	Equi-Tax, Inc.	Tax Services	(1,374.34)	
2986	Greater East End Management District	Graffiti Abatement Services	(5,840.00)	
2987	Hawes Hill Calderon, LLP	Website Database Development	(500.00)	
2988	Lawrence & Associates	Economic Development	(1,000.00)	
2989	Magoo's Print Shop	Marketing Expenses	(544.71)	
2990	Minuteman Press - Post Oak	Marketing Expenses	(2,692.29)	
2991	Municipal Accounts & Consulting, L.P.	Bookkeeping Fees	(1,765.60)	
2992	Perdue Brandon, Fielder, Collins & Mott	Delinquent Tax Coll	(822.24)	
2993	Pierpoint Communications, Inc.	Marketing Services	(1,230.00)	
2994	Primer Grey	Website Refurbishment	(5,301.90)	

Montrose Management District
Cash Flow Report - Checking Account
 As of May 14, 2012

Num	Name	Memo	Amount	Balance
Disbursements				
2995	Shooter and Lindsey, Inc.	Landscape Maintenance	(1,053.00)	
2996	Southern Shred, LLC	Recycling Event Expense	(500.00)	
2997	Verizon Wireless	Cell Phone Expense	(158.91)	
2998	Walter P. Moore	Mobility Study	(17,917.32)	
2999	Hawes Hill Calderon, LLP	Consulting & Admin Fee	(17,416.85)	
Bank Chg	Tradition Bank	Service Charge	(13.00)	
Total Disbursements				<u>(96,175.73)</u>
BALANCE AS OF 5/14/2012				<u><u>\$5,601.50</u></u>

Harris County ID No. 6
Cash Flow Report - Checking Account
 As of May 14, 2012

Num	Name	Memo	Amount	Balance
BALANCE AS OF 4/10/2012				\$35,971.80
Receipts				
	Assessment Revenue (East Zone)		460.36	
	Interest		10.42	
Total Receipts				470.78
Disbursements				
Bank Chg	Tradition Bank	Service Charge	(3.00)	
Total Disbursements				(3.00)
BALANCE AS OF 5/14/2012				<u>\$36,439.58</u>

Montrose Management District

Account Balances

As of May 14, 2012

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
Fund: Operating					
Certificates of Deposit					
ALLEGIANCE BANK (XXXX8246)	12/20/2011	05/18/2012	0.40 %	50,000.00	East Zone
ALLEGIANCE BANK (XXXX8452)	12/20/2011	05/18/2012	0.40 %	50,000.00	West Zone
IBC BANK (XXXX6061)	01/19/2012	06/18/2012	0.50 %	50,000.00	East Zone
IBC BANK (XXXX6088)	01/19/2012	06/18/2012	0.50 %	50,000.00	West Zone
IBC BANK (XXXX6355)	02/15/2012	07/14/2012	0.50 %	50,000.00	West Zone
IBC BANK (XXXX6363)	02/18/2012	07/14/2012	0.50 %	50,000.00	East Zone
BANK OF HOUSTON (XXXX0753)	03/19/2012	08/16/2012	0.50 %	50,000.00	East Zone
BANK OF HOUSTON (XXXX0842)	04/18/2012	09/15/2012	0.50 %	50,000.00	East Zone
Money Market Funds					
PROSPERITY BANK (XXXX4371)	05/28/2008		0.07 %	329,515.97	(East Zone) Tax
PROSPERITY BANK (XXXX0163)	02/23/2011		0.07 %	614,995.02	(West Zone) Tax
COMPASS BANK-PREMIER (XXXX2019)	03/20/2012		0.20 %	400.00	East Zone
COMPASS BANK-PREMIER (XXXX2086)	03/20/2012		0.20 %	553.32	West Zone
Checking Account(s)					
TRADITION BANK (XXXX9069)			0.25 %	5,601.50	Checking Account
Totals for Operating Fund:				\$1,351,065.81	
Grand total for Montrose Management District:				\$1,351,065.81	

Harris County ID No. 6

Account Balances

As of May 14, 2012

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
Fund: General					
Checking Account(s)					
TRADITION BANK (XXXX1135)			0.25 %	36,439.58	Checking Account
Totals for General Fund:				\$36,439.58	
Grand total for Harris County ID No. 6:				\$36,439.58	

Montrose Management District
Summary of Pledged Securities
As of May 14, 2012

Financial Institution: ALLEGIANCE BANK		
Total CDs, MM:	\$100,000.00	Collateral Security Required: No
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: No
Total pledged securities:	\$0.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	
Financial Institution: BANK OF HOUSTON		
Total CDs, MM:	\$100,000.00	Collateral Security Required: No
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: No
Total pledged securities:	\$0.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	
Financial Institution: IBC BANK		
Total CDs, MM:	\$200,000.00	Collateral Security Required: No
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: No
Total pledged securities:	\$0.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	
Financial Institution: PROSPERITY BANK		
Total CDs, MM:	\$944,510.99	Collateral Security Required: Yes
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: Yes
Total pledged securities:	\$1,324,165.32	Investment Policy Received: Yes
Ratio of pledged securities to investments:	190.66 %	
Financial Institution: TRADITION BANK (Depository Bank)		
Total CDs, MM, and Checking Accounts:	\$5,601.50	Collateral Security Required: No
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: Yes
Total pledged securities:	\$0.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	

Harris County ID No. 6

Summary of Pledged Securities

As of May 14, 2012

Financial Institution: TRADITION BANK (Depository Bank)

Total CDs, MM, and Checking Accounts:	\$36,439.58	Collateral Security Required: No
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: Yes
Total pledged securities:	\$0.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	

Montrose Management District
Revenue & Expenditures East Zone
April 2012

Sources of Funds	Apr 12	Budget	\$ Over Budget	% of Budget	Jan - Apr 12	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
14110 - Assessments	5,429.58	35,397.67	(29,968.09)	15.34%	338,622.76	141,590.64	197,032.12	239.16%	424,772.00
14112 - Assessment Refunds	(400.69)	(707.92)	307.23	56.6%	(400.60)	(2,832.64)	2,432.04	14.14%	(8,496.00)
14310 - Penalties & Interest	657.28	833.33	(176.05)	78.87%	2,995.26	3,333.36	(338.10)	89.86%	10,000.00
14370 - Interest Earned on Temp. Invest	554.81	20.83	533.98	2,663.51%	673.47	83.36	590.11	807.91%	250.00
14380 - Interest	2.60	8.33	(5.73)	31.21%	11.49	33.36	(21.87)	34.44%	100.00
14390 - Ending FY 2011 Fund Balance	27,513.92	27,513.92	0.00	100.0%	110,055.64	110,055.64	0.00	100.0%	330,167.00
Total Sources	33,757.50	63,066.16	(29,308.66)	53.53%	451,958.02	252,263.72	199,694.30	179.16%	756,793.00
Uses of Funds									
Business Development									
16124 - Marketing & Public Rel Director	966.40	966.42	(0.02)	100.0%	3,865.60	3,865.64	(0.04)	100.0%	11,597.00
16125 - Marketing & Public Relations	3,682.88	5,583.75	(1,900.87)	65.96%	9,351.40	22,335.00	(12,983.60)	41.87%	67,005.00
16131 - Web Site Development	944.19	1,390.58	(446.39)	67.9%	2,336.70	5,562.36	(3,225.66)	42.01%	16,687.00
16135 - Economic Development Services	320.90	320.92	(0.02)	99.99%	1,283.60	1,283.64	(0.04)	100.0%	3,851.00
16140 - Web Site Main./Host/I.T.	80.23	160.42	(80.19)	50.01%	320.92	641.64	(320.72)	50.02%	1,925.00
16141 - GIS Services	0.00	427.83	(427.83)	0.0%	1,496.10	1,711.36	(215.26)	87.42%	5,134.00
Total Business Development	5,994.60	8,849.92	(2,855.32)	67.74%	18,654.32	35,399.64	(16,745.32)	52.7%	106,199.00
Creation and Petition Services									
16525 - Disolution Petitions	0.00	0.00	0.00	0.0%	13,140.97	12,836.00	304.97	102.38%	12,836.00
Total Creation and Petition Services	0.00	0.00	0.00	0.0%	13,140.97	12,836.00	304.97	102.38%	12,836.00
Mobility & Transportation									
17010 - Engineering Services	0.00	574.92	(574.92)	0.0%	0.00	2,299.64	(2,299.64)	0.0%	6,899.00
17020 - Bridge Lighting Maint	0.00	401.17	(401.17)	0.0%	0.00	1,604.64	(1,604.64)	0.0%	4,814.00
17030 - Mobility Projects	4,191.74	2,674.17	1,517.57	156.75%	10,686.80	10,696.64	(9.84)	99.91%	32,090.00
Total Mobility & Transportation	4,191.74	3,650.26	541.48	114.83%	10,686.80	14,600.92	(3,914.12)	73.19%	43,803.00
Project Staffing & Admin									
16150 - Admin & Management	673.90	673.92	(0.02)	100.0%	2,695.60	2,695.64	(0.04)	100.0%	8,087.00
16160 - Reimbursable Expenses	113.24	427.83	(314.59)	26.47%	296.63	1,711.36	(1,414.73)	17.33%	5,134.00
16170 - Reimbursable Mileage	156.27	133.75	22.52	116.84%	750.01	535.00	215.01	140.19%	1,605.00
16180 - Postage, Deliveries	10.64	34.75	(24.11)	30.62%	61.22	139.00	(77.78)	44.04%	417.00
16190 - Printing & Reproduction	219.96	187.17	32.79	117.52%	894.38	748.64	145.74	119.47%	2,246.00
16200 - Public Notices, Advertising	0.00	213.92	(213.92)	0.0%	133.92	855.64	(721.72)	15.65%	2,567.00
16210 - Project Management	1,251.52	1,251.50	0.02	100.0%	5,006.08	5,006.00	0.08	100.0%	15,018.00
16215 - Director Of Services	2,157.00	2,157.00	0.00	100.0%	8,628.00	8,628.00	0.00	100.0%	25,884.00
16220 - Legal Services	2,284.65	641.83	1,642.82	355.96%	5,316.15	2,567.36	2,748.79	207.07%	7,702.00
16250 - Bookkeeping	539.12	417.17	121.95	129.23%	2,303.38	1,668.64	634.74	138.04%	5,006.00
16260 - Assess Data Mgmt & Billing Svcs	441.03	588.33	(147.30)	74.96%	2,797.27	2,353.36	443.91	118.86%	7,060.00
16270 - Office Supplies	4.51	80.25	(75.74)	5.62%	4.51	321.00	(316.49)	1.41%	963.00

Montrose Management District
Revenue & Expenditures East Zone
April 2012

	Apr 12	Budget	\$ Over Budget	% of Budget	Jan - Apr 12	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
16280 · Other	4.17	16.08	(11.91)	25.93%	72.19	64.36	7.83	112.17%	193.00
16290 · Office Lease Space	385.08	417.17	(32.09)	92.31%	1,540.32	1,668.64	(128.32)	92.31%	5,006.00
16291 · Office Equipment	28.08	66.83	(38.75)	42.02%	114.91	267.36	(152.45)	42.98%	802.00
16340 · Auditing Fees	0.00	0.00	0.00	0.0%	0.00	3,530.00	(3,530.00)	0.0%	3,530.00
16530 · Insurance & Surety Bond	0.00	93.58	(93.58)	0.0%	2,565.19	374.36	2,190.83	685.22%	1,123.00
Total Project Staffing & Admin	8,269.17	7,401.08	868.09	111.73%	33,179.76	33,134.36	45.40	100.14%	92,343.00
Security and Public Safety									
15415 · Vehicle Maint. & Operations	0.00	267.42	(267.42)	0.0%	373.62	1,069.64	(696.02)	34.93%	3,209.00
15420 · Contract Public Safety Services	9,199.80	9,359.67	(159.87)	98.29%	36,768.29	37,438.64	(670.35)	98.21%	112,316.00
15425 · Mobile Camera Program	587.25	1,042.92	(455.67)	56.31%	3,673.91	4,171.64	(497.73)	88.07%	12,515.00
15430 · Cell Phone	66.88	33.17	33.71	201.63%	265.96	132.64	133.32	200.51%	398.00
15450 · Public Safety Insurance	0.00	80.25	(80.25)	0.0%	0.00	321.00	(321.00)	0.0%	963.00
16100 · Store Front Equipment	0.00	64.17	(64.17)	0.0%	0.00	256.64	(256.64)	0.0%	770.00
16101 · Public Safety Training	0.00	133.75	(133.75)	0.0%	0.00	535.00	(535.00)	0.0%	1,605.00
16102 · Public Safety Equipment	368.69	267.42	101.27	137.87%	368.69	1,069.64	(700.95)	34.47%	3,209.00
16110 · Graffiti Abatement	1,874.07	1,604.50	269.57	116.8%	7,419.27	6,418.00	1,001.27	115.6%	19,254.00
16111 · Light Outage Survey	0.00	48.67	(48.67)	0.0%	0.00	194.64	(194.64)	0.0%	584.00
16115 · Nuisance Abatement	0.00	451.25	(451.25)	0.0%	0.00	1,805.00	(1,805.00)	0.0%	5,415.00
Total Security and Public Safety	12,096.69	13,353.19	(1,256.50)	90.59%	48,869.74	53,412.48	(4,542.74)	91.5%	160,238.00
Visual Improvements & Cultural									
16212 · Beautification Design & Install	0.00	9,742.58	(9,742.58)	0.0%	0.00	38,970.36	(38,970.36)	0.0%	116,911.00
16213 · Landscape Maintenance	1,053.00	1,250.00	(197.00)	84.24%	4,212.00	5,000.00	(788.00)	84.24%	15,000.00
16216 · Holiday Design & Install	0.00	1,604.50	(1,604.50)	0.0%	0.00	6,418.00	(6,418.00)	0.0%	19,254.00
Total Visual Improvements & Cultural	1,053.00	12,597.08	(11,544.08)	8.36%	4,212.00	50,388.36	(46,176.36)	8.36%	151,165.00
Total Uses	31,605.20	45,851.53	(14,246.33)	68.93%	128,743.59	199,771.76	(71,028.17)	64.45%	566,584.00
Planned Reserves	2,152.30	17,214.63	(15,062.33)	12.5%	323,214.43	52,491.96	270,722.47	615.74%	190,209.00

Montrose Management District

Revenue & Expenditures West Zone

April 2012

Sources of Funds	Apr 12	Budget	\$ Over Budget	% of Budget	Jan - Apr 12	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
14110-1 · Assessments.	6,050.23	74,908.75	(68,858.52)	8.08%	757,991.58	299,635.00	458,356.58	252.97%	898,905.00
14112-1 · Assessment Refunds.	0.00	(1,498.17)	1,498.17	0.0%	501.25	(5,992.64)	6,493.89	(8.36%)	(17,978.00)
14310-1 · Penalties & Interest.	872.30	1,250.00	(377.70)	69.78%	4,829.95	5,000.00	(170.05)	96.6%	15,000.00
14370-1 · Interest Earned on Temp. Inves	0.00	26.67	(26.67)	0.0%	438.74	106.64	332.10	411.42%	320.00
14380-1 · Interest.	5.49	0.83	4.66	661.45%	24.31	3.36	20.95	723.51%	10.00
14390-1 · Ending FY 2011 Fund Balance	16,831.08	16,831.08	0.00	100.0%	67,324.36	67,324.36	0.00	100.0%	201,973.00
Total Sources	23,759.10	91,519.16	(67,760.06)	25.96%	831,110.19	366,076.72	465,033.47	227.03%	1,098,230.00
Uses of Funds									
Business Development									
16124-1 · Marketing & Public Rel Dir	2,045.10	2,045.08	0.02	100.0%	8,180.40	8,180.36	0.04	100.0%	24,541.00
16125-1 · Marketing & Public Relation	7,793.73	11,816.25	(4,022.52)	65.96%	19,789.51	47,265.00	(27,475.49)	41.87%	141,795.00
16131-1 · Web Site Development.	1,998.10	2,942.75	(944.65)	67.9%	4,944.89	11,771.00	(6,826.11)	42.01%	35,313.00
16135-1 · Economic Development Service	679.10	679.08	0.02	100.0%	2,716.40	2,716.36	0.04	100.0%	8,149.00
16140-1 · Web Site Main./Host/I.T..	169.77	339.58	(169.81)	49.99%	679.08	1,358.36	(679.28)	49.99%	4,075.00
16141-1 · GIS Services.	0.00	905.50	(905.50)	0.0%	3,166.00	3,622.00	(456.00)	87.41%	10,866.00
Total Business Development	12,685.80	18,728.24	(6,042.44)	67.74%	39,476.28	74,913.08	(35,436.80)	52.7%	224,739.00
Creation and Petition Services									
16525-1 · Dissolution Petitions.	0.00	0.00	0.00	0.0%	27,809.03	27,164.00	645.03	102.38%	27,164.00
Total Creation and Petition Services	0.00	0.00	0.00	0.0%	27,809.03	27,164.00	645.03	102.38%	27,164.00
Mobility & Transportation									
17010-1 · Engineering Services.	0.00	1,216.75	(1,216.75)	0.0%	0.00	4,867.00	(4,867.00)	0.0%	14,601.00
17020-1 · Bridge Lighting Maint.	0.00	848.83	(848.83)	0.0%	0.00	3,395.36	(3,395.36)	0.0%	10,186.00
17030-1 · Mobility Projects.	8,870.58	5,659.17	3,211.41	156.75%	22,616.72	22,636.64	(19.92)	99.91%	67,910.00
Total Mobility & Transportation	8,870.58	7,724.75	1,145.83	114.83%	22,616.72	30,899.00	(8,282.28)	73.2%	92,697.00
Project Staffing & Admin									
16150-1 · Admin & Management	1,426.10	1,426.08	0.02	100.0%	5,704.40	5,704.36	0.04	100.0%	17,113.00
16160-1 · Reimbursable Expenses.	239.63	905.50	(665.87)	26.46%	627.74	3,622.00	(2,994.26)	17.33%	10,866.00
16170-1 · Reimbursable Mileage.	330.52	282.92	47.60	116.83%	1,587.00	1,131.64	455.36	140.24%	3,395.00
16180-1 · Postage, Deliveries	22.51	73.58	(51.07)	30.59%	128.76	294.36	(165.60)	43.74%	883.00
16190-1 · Printing & Reproduction	465.47	396.17	69.30	117.49%	1,890.40	1,584.64	305.76	119.3%	4,754.00
16200-1 · Public Notices, Advertising	0.00	452.75	(452.75)	0.0%	283.40	1,811.00	(1,527.60)	15.65%	5,433.00
16210-1 · Project Management	2,648.48	2,648.50	(0.02)	100.0%	10,593.92	10,594.00	(0.08)	100.0%	31,782.00
16215-1 · Director Of Services	4,564.67	4,564.67	0.00	100.0%	18,258.68	18,258.64	0.04	100.0%	54,776.00
16220-1 · Legal Services.	4,834.80	1,358.17	3,476.63	355.98%	11,250.07	5,432.64	5,817.43	207.08%	16,298.00
16250-1 · Bookkeeping.	1,140.88	882.83	258.05	129.23%	4,856.62	3,531.36	1,325.26	137.53%	10,594.00
16260-1 · Assess Data Mgmt & Billing Svc	933.31	1,245.00	(311.69)	74.97%	5,870.65	4,980.00	890.65	117.89%	14,940.00
16270-1 · Office Supplies.	9.55	169.75	(160.20)	5.63%	9.55	679.00	(669.45)	1.41%	2,037.00

Montrose Management District
Revenue & Expenditures West Zone
April 2012

	Apr 12	Budget	\$ Over Budget	% of Budget	Jan - Apr 12	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
16280-1 · Other.	8.83	33.92	(25.09)	26.03%	124.20	135.64	(11.44)	91.57%	407.00
16290-1 · Office Lease Space.	814.92	882.83	(67.91)	92.31%	3,259.68	3,531.36	(271.68)	92.31%	10,594.00
16291-1 · Office Equipment.	59.43	141.50	(82.07)	42.0%	243.19	566.00	(322.81)	42.97%	1,698.00
16340-1 · Auditing Fees.	0.00	0.00	0.00	0.0%	0.00	7,470.00	(7,470.00)	0.0%	7,470.00
16530-1 · Insurance & Surety Bond.	0.00	198.08	(198.08)	0.0%	5,428.47	792.36	4,636.11	685.1%	2,377.00
Total Project Staffing & Admin	17,499.10	15,662.25	1,836.85	111.73%	70,116.73	70,119.00	(2.27)	100.0%	195,417.00
Security and Public Safety									
15415-1 · Vehicle Maint. & Operations.	0.00	565.92	(565.92)	0.0%	790.65	2,263.64	(1,472.99)	34.93%	6,791.00
15420-1 · Contract Public Safety Service	19,465.91	19,807.00	(341.09)	98.28%	77,778.92	79,228.00	(1,449.08)	98.17%	237,684.00
15425-1 · Mobile Camera Program.	1,242.75	2,207.08	(964.33)	56.31%	5,220.29	8,828.36	(3,608.07)	59.13%	26,485.00
15430-1 · Cell Phone.	141.53	70.17	71.36	201.7%	562.84	280.64	282.20	200.56%	842.00
15450-1 · Public Safety Insurance.	0.00	169.75	(169.75)	0.0%	0.00	679.00	(679.00)	0.0%	2,037.00
16100-1 · Store Front Equipment.	0.00	135.83	(135.83)	0.0%	0.00	543.36	(543.36)	0.0%	1,630.00
16101-1 · Public Safety Training.	0.00	282.92	(282.92)	0.0%	0.00	1,131.64	(1,131.64)	0.0%	3,395.00
16102-1 · Public Safety Equipment.	780.27	565.92	214.35	137.88%	780.27	2,263.64	(1,483.37)	34.47%	6,791.00
16110-1 · Graffiti Abatement.	3,965.93	3,395.50	570.43	116.8%	15,700.73	13,582.00	2,118.73	115.6%	40,746.00
16111-1 · Light Outage Survey.	0.00	103.00	(103.00)	0.0%	0.00	412.00	(412.00)	0.0%	1,236.00
16115-1 · Nuisance Abatement.	0.00	955.00	(955.00)	0.0%	0.00	3,820.00	(3,820.00)	0.0%	11,460.00
Total Security and Public Safety	25,596.39	28,258.09	(2,661.70)	90.58%	100,833.70	113,032.28	(12,198.58)	89.21%	339,097.00
Visual Improvements & Cultural									
16212-1 · Identification Design & Install	0.00	20,617.42	(20,617.42)	0.0%	0.00	82,469.64	(82,469.64)	0.0%	247,409.00
16216-1 · Holiday Design & Install.	0.00	3,395.50	(3,395.50)	0.0%	0.00	13,582.00	(13,582.00)	0.0%	40,746.00
Total Visual Improvements & Cultural	0.00	24,012.92	(24,012.92)	0.0%	0.00	96,051.64	(96,051.64)	0.0%	288,155.00
Total Uses	64,651.87	94,386.25	(29,734.38)	68.5%	260,852.46	412,179.00	(151,326.54)	63.29%	1,167,269.00
Planned Reserves	(40,892.77)	(2,867.09)	(38,025.68)	1,426.28%	570,257.73	(46,102.28)	616,360.01	(1,236.94%)	(69,039.00)

Montrose Management District
Revenue & Expenditures Total Zone
April 2012

Sources of Funds	Apr 12	Budget	\$ Over Budget	% of Budget	Jan - Apr 12	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
14110-1 · Assessments.	6,050.23	74,908.75	(68,858.52)	8.08%	757,991.58	299,635.00	458,356.58	252.97%	898,905.00
14110 · Assessments	5,429.58	35,397.67	(29,968.09)	15.34%	338,622.76	141,590.64	197,032.12	239.16%	424,772.00
14112-1 · Assessment Refunds.	0.00	(1,498.17)	1,498.17	0.0%	501.25	(5,992.64)	6,493.89	(8.36%)	(17,978.00)
14112 · Assessment Refunds	(400.69)	(707.92)	307.23	56.6%	(400.60)	(2,832.64)	2,432.04	14.14%	(8,496.00)
14310-1 · Penalties & Interest.	872.30	1,250.00	(377.70)	69.78%	4,829.95	5,000.00	(170.05)	96.0%	15,000.00
14310 · Penalties & Interest	657.28	833.33	(176.05)	78.87%	2,995.26	3,333.36	(338.10)	89.86%	10,000.00
14370-1 · Interest Earned on Temp. Inves	0.00	26.67	(26.67)	0.0%	438.74	106.64	332.10	411.42%	320.00
14370 · Interest Earned on Temp. Invest	554.81	20.83	533.98	2,663.51%	673.47	83.36	590.11	807.91%	250.00
14380-1 · Interest.	5.49	0.83	4.66	661.45%	24.31	3.36	20.95	723.51%	10.00
14380 · Interest	2.60	8.33	(5.73)	31.21%	11.49	33.36	(21.87)	34.44%	100.00
14390-1 · Ending FY 2011 Fund Balance	16,831.08	16,831.08	0.00	100.0%	67,324.36	67,324.36	0.00	100.0%	201,973.00
14390 · Ending FY 2011 Fund Balance	27,513.92	27,513.92	0.00	100.0%	110,055.64	110,055.64	0.00	100.0%	330,167.00
Total Sources	57,516.60	154,585.32	(97,068.72)	37.21%	1,283,068.21	618,340.44	664,727.77	207.5%	1,855,023.00
Uses of Funds									
Business Development									
16124-1 · Marketing & Public Rel Dir	2,045.10	2,045.08	0.02	100.0%	8,180.40	8,180.36	0.04	100.0%	24,541.00
16124 · Marketing & Public Rel Director	966.40	966.42	(0.02)	100.0%	3,865.60	3,865.64	(0.04)	100.0%	11,597.00
16125-1 · Marketing & Public Relations	7,793.73	11,816.25	(4,022.52)	65.96%	19,789.51	47,265.00	(27,475.49)	41.87%	141,795.00
16125 · Marketing & Public Relations	3,682.88	5,583.75	(1,900.87)	65.96%	9,351.40	22,335.00	(12,983.60)	41.87%	67,005.00
16131-1 · Web Site Development.	1,998.10	2,942.75	(944.65)	67.9%	4,944.89	11,771.00	(6,826.11)	42.01%	35,313.00
16131 · Web Site Development	944.19	1,390.58	(446.39)	67.9%	2,336.70	5,562.36	(3,225.66)	42.01%	16,687.00
16135-1 · Economic Development Service	679.10	679.08	0.02	100.0%	2,716.40	2,716.36	0.04	100.0%	8,149.00
16135 · Economic Development Services	320.90	320.92	(0.02)	99.99%	1,283.60	1,283.64	(0.04)	100.0%	3,851.00
16140-1 · Web Site Main./Host/I.T..	169.77	339.58	(169.81)	49.99%	679.08	1,358.36	(679.28)	49.99%	4,075.00
16140 · Web Site Main./Host/I.T.	80.23	160.42	(80.19)	50.01%	320.92	641.64	(320.72)	50.02%	1,925.00
16141-1 · GIS Services.	0.00	905.50	(905.50)	0.0%	3,166.00	3,622.00	(456.00)	87.41%	10,866.00
16141 · GIS Services	0.00	427.83	(427.83)	0.0%	1,496.10	1,711.36	(215.26)	87.42%	5,134.00
Total Business Development	18,680.40	27,578.16	(8,897.76)	67.4%	58,130.60	110,312.72	(52,182.12)	52.7%	330,938.00
Creation and Petition Services									
16525-1 · Dissolution Petitions.	0.00	0.00	0.00	0.0%	27,809.03	27,164.00	645.03	102.38%	27,164.00
16525 · Dissolution Petitions	0.00	0.00	0.00	0.0%	13,140.97	12,836.00	304.97	102.38%	12,836.00
Total Creation and Petition Services	0.00	0.00	0.00	0.0%	40,950.00	40,000.00	950.00	102.38%	40,000.00
Mobility & Transportation									
17010-1 · Engineering Services.	0.00	1,216.75	(1,216.75)	0.0%	0.00	4,867.00	(4,867.00)	0.0%	14,601.00
17010 · Engineering Services	0.00	574.92	(574.92)	0.0%	0.00	2,299.64	(2,299.64)	0.0%	6,899.00
17020-1 · Bridge Lighting Maint.	0.00	848.83	(848.83)	0.0%	0.00	3,395.36	(3,395.36)	0.0%	10,186.00
17020 · Bridge Lighting Maint	0.00	401.17	(401.17)	0.0%	0.00	1,604.64	(1,604.64)	0.0%	4,814.00
17030-1 · Mobility Projects.	8,870.58	5,659.17	3,211.41	156.75%	22,616.72	22,636.64	(19.92)	99.91%	67,910.00
17030 · Mobility Projects	4,191.74	2,674.17	1,517.57	156.75%	10,686.80	10,696.64	(9.84)	99.91%	32,090.00
Total Mobility & Transportation	13,062.32	11,375.01	1,687.31	114.83%	33,303.52	45,499.92	(12,196.40)	73.2%	136,500.00

Montrose Management District

Revenue & Expenditures Total Zone

April 2012

	Apr 12	Budget	\$ Over Budget	% of Budget	Jan - Apr 12	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Project Staffing & Admin									
16150-1 • Admin & Management	1,426.10	1,426.08	0.02	100.0%	5,704.40	5,704.36	0.04	100.0%	17,113.00
16150 • Admin & Management	673.90	673.92	(0.02)	100.0%	2,695.60	2,695.64	(0.04)	100.0%	8,087.00
16160-1 • Reimbursable Expenses.	239.63	905.50	(665.87)	26.46%	627.74	3,622.00	(2,994.26)	17.33%	10,866.00
16160 • Reimbursable Expenses	113.24	427.83	(314.59)	26.47%	296.63	1,711.36	(1,414.73)	17.33%	5,134.00
16170-1 • Reimbursable Mileage.	330.52	282.92	47.60	116.83%	1,587.00	1,131.64	455.36	140.24%	3,395.00
16170 • Reimbursable Mileage	156.27	133.75	22.52	116.84%	750.01	535.00	215.01	140.19%	1,605.00
16180-1 • Postage, Deliveries	22.51	73.58	(51.07)	30.59%	128.76	294.36	(165.60)	43.74%	883.00
16180 • Postage, Deliveries	10.64	34.75	(24.11)	30.62%	61.22	139.00	(77.78)	44.04%	417.00
16190-1 • Printing & Reproduction	465.47	396.17	69.30	117.49%	1,890.40	1,584.64	305.76	119.3%	4,754.00
16190 • Printing & Reproduction	219.96	187.17	32.79	117.52%	894.38	748.64	145.74	119.47%	2,246.00
16200-1 • Public Notices, Advertising	0.00	452.75	(452.75)	0.0%	283.40	1,811.00	(1,527.60)	15.65%	5,433.00
16200 • Public Notices, Advertising	0.00	213.92	(213.92)	0.0%	133.92	855.64	(721.72)	15.65%	2,567.00
16210-1 • Project Management	2,648.48	2,648.50	(0.02)	100.0%	10,593.92	10,594.00	(0.08)	100.0%	31,782.00
16210 • Project Management	1,251.52	1,251.50	0.02	100.0%	5,006.08	5,006.00	0.08	100.0%	15,018.00
16215-1 • Director Of Services	4,564.67	4,564.67	0.00	100.0%	18,258.68	18,258.64	0.04	100.0%	54,776.00
16215 • Director Of Services	2,157.00	2,157.00	0.00	100.0%	8,628.00	8,628.00	0.00	100.0%	25,884.00
16220-1 • Legal Services.	4,834.80	1,358.17	3,476.63	355.98%	11,250.07	5,432.64	5,817.43	207.08%	16,298.00
16220 • Legal Services	2,284.65	641.83	1,642.82	355.96%	5,316.15	2,567.36	2,748.79	207.07%	7,702.00
16250-1 • Bookkeeping.	1,140.88	882.83	258.05	129.23%	4,856.62	3,531.36	1,325.26	137.53%	10,594.00
16250 • Bookkeeping	539.12	417.17	121.95	129.23%	2,303.38	1,668.64	634.74	138.04%	5,006.00
16260-1 • Assess Data Mgmt & Billing Svc	933.31	1,245.00	(311.69)	74.97%	5,870.65	4,980.00	890.65	117.89%	14,940.00
16260 • Assess Data Mgmt & Billing Svc	441.03	588.33	(147.30)	74.96%	2,797.27	2,353.36	443.91	118.86%	7,060.00
16270-1 • Office Supplies.	9.55	169.75	(160.20)	5.63%	9.55	679.00	(669.45)	1.41%	2,037.00
16270 • Office Supplies	4.51	80.25	(75.74)	5.62%	4.51	321.00	(316.49)	1.41%	963.00
16280-1 • Other.	8.83	33.92	(25.09)	26.03%	124.20	135.64	(11.44)	91.57%	407.00
16280 • Other	4.17	16.08	(11.91)	25.93%	72.19	64.36	7.83	112.17%	193.00
16290-1 • Office Lease Space.	814.92	882.83	(67.91)	92.31%	3,259.68	3,531.36	(271.68)	92.31%	10,594.00
16290 • Office Lease Space	385.08	417.17	(32.09)	92.31%	1,540.32	1,668.64	(128.32)	92.31%	5,006.00
16291-1 • Office Equipment.	59.43	141.50	(82.07)	42.0%	243.19	566.00	(322.81)	42.97%	1,698.00
16291 • Office Equipment	28.08	66.83	(38.75)	42.02%	114.91	267.36	(152.45)	42.98%	802.00
16340-1 • Auditing Fees.	0.00	0.00	0.00	0.0%	0.00	7,470.00	(7,470.00)	0.0%	7,470.00
16340 • Auditing Fees	0.00	0.00	0.00	0.0%	0.00	3,530.00	(3,530.00)	0.0%	3,530.00
16530-1 • Insurance & Surety Bond.	0.00	198.08	(198.08)	0.0%	5,428.47	792.36	4,636.11	685.1%	2,377.00
16530 • Insurance & Surety Bond	0.00	93.58	(93.58)	0.0%	2,565.19	374.36	2,190.83	685.22%	1,123.00
Total Project Staffing & Admin	25,768.27	23,063.33	2,704.94	111.73%	103,296.49	103,253.36	43.13	100.04%	287,760.00
Security and Public Safety									
15415-1 • Vehicle Maint. & Operations.	0.00	565.92	(565.92)	0.0%	790.65	2,263.64	(1,472.99)	34.93%	6,791.00
15415 • Vehicle Maint. & Operations	0.00	267.42	(267.42)	0.0%	373.62	1,069.64	(696.02)	34.93%	3,209.00
15420-1 • Contract Public Safety Service	19,465.91	19,807.00	(341.09)	98.28%	77,778.92	79,228.00	(1,449.08)	98.17%	237,684.00
15420 • Contract Public Safety Services	9,199.80	9,359.67	(159.87)	98.29%	36,768.29	37,438.64	(670.35)	98.21%	112,316.00
15425-1 • Mobile Camera Program.	1,242.75	2,207.08	(964.33)	56.31%	5,220.29	8,828.36	(3,608.07)	59.13%	26,485.00
15425 • Mobile Camera Program	587.25	1,042.92	(455.67)	56.31%	3,673.91	4,171.64	(497.73)	88.07%	12,515.00

Montrose Management District
Revenue & Expenditures Total Zone
April 2012

	Apr 12	Budget	\$ Over Budget	% of Budget	Jan - Apr 12	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
15430-1 · Cell Phone.	141.53	70.17	71.36	201.7%	562.84	280.64	282.20	200.56%	842.00
15430 · Cell Phone	66.88	33.17	33.71	201.63%	265.96	132.64	133.32	200.51%	398.00
15450-1 · Public Safety Insurance.	0.00	169.75	(169.75)	0.0%	0.00	679.00	(679.00)	0.0%	2,037.00
15450 · Public Safety Insurance	0.00	80.25	(80.25)	0.0%	0.00	321.00	(321.00)	0.0%	963.00
16100-1 · Store Front Equipment.	0.00	135.83	(135.83)	0.0%	0.00	543.36	(543.36)	0.0%	1,630.00
16100 · Store Front Equipment	0.00	64.17	(64.17)	0.0%	0.00	256.64	(256.64)	0.0%	770.00
16101 · Public Safety Training.	0.00	282.92	(282.92)	0.0%	0.00	1,131.64	(1,131.64)	0.0%	3,395.00
16101 · Public Safety Training	0.00	133.75	(133.75)	0.0%	0.00	535.00	(535.00)	0.0%	1,605.00
16102-1 · Public Safety Equipment.	780.27	565.92	214.35	137.88%	780.27	2,263.64	(1,483.37)	34.47%	6,791.00
16102 · Public Safety Equipment	368.69	267.42	101.27	137.87%	368.69	1,069.64	(700.95)	34.47%	3,209.00
16110-1 · Graffiti Abatement.	3,965.93	3,395.50	570.43	116.8%	15,700.73	13,582.00	2,118.73	115.6%	40,746.00
16110 · Graffiti Abatement	1,874.07	1,604.50	269.57	116.8%	7,419.27	6,418.00	1,001.27	115.6%	19,254.00
16111-1 · Light Outage Survey.	0.00	103.00	(103.00)	0.0%	0.00	412.00	(412.00)	0.0%	1,236.00
16111 · Light Outage Survey	0.00	48.67	(48.67)	0.0%	0.00	194.64	(194.64)	0.0%	584.00
16115-1 · Nuisance Abatement.	0.00	955.00	(955.00)	0.0%	0.00	3,820.00	(3,820.00)	0.0%	11,460.00
16115 · Nuisance Abatement	0.00	451.25	(451.25)	0.0%	0.00	1,805.00	(1,805.00)	0.0%	5,415.00
Total Security and Public Safety	37,693.08	41,611.28	(3,918.20)	90.58%	149,703.44	166,444.76	(16,741.32)	89.94%	499,335.00
Visual Improvements & Cultural									
16212-1 · Identification Design & Install	0.00	20,617.42	(20,617.42)	0.0%	0.00	82,469.64	(82,469.64)	0.0%	247,409.00
16212 · Beautification Design & Install	0.00	9,742.58	(9,742.58)	0.0%	0.00	38,970.36	(38,970.36)	0.0%	116,911.00
16213 · Landscape Maintenance	1,053.00	1,250.00	(197.00)	84.24%	4,212.00	5,000.00	(788.00)	84.24%	15,000.00
16216-1 · Holiday Design & Install.	0.00	3,395.50	(3,395.50)	0.0%	0.00	13,582.00	(13,582.00)	0.0%	40,746.00
16216 · Holiday Design & Install	0.00	1,604.50	(1,604.50)	0.0%	0.00	6,418.00	(6,418.00)	0.0%	19,254.00
Total Visual Improvements & Cultural	1,053.00	36,610.00	(35,557.00)	2.88%	4,212.00	146,440.00	(142,228.00)	2.88%	439,320.00
Total Uses	96,257.07	140,237.78	(43,980.71)	68.64%	389,596.05	611,950.76	(222,354.71)	63.67%	1,733,853.00
Planned Reserves	(38,740.47)	14,347.54	(53,088.01)	(270.02%)	893,472.16	6,389.68	887,082.48	13,983.05%	121,170.00

ACCOUNT SUMMARY

Account Number	XXXX XXXX 1351	Previous Balance	\$0.00
Credit Limit	\$10,000.00	Payments	\$0.00
Available Credit	\$8,995.00	Credits	\$0.00
Statement Closing Date	April 13, 2012	Purchases	\$1,004.11
Payment Due Date	May 03, 2012	Other Charges	\$0.00
Amount Past Due	\$0.00	Cash Advances	\$0.00
Min Payment Due	\$50.00	Finance Charges	\$0.00
Days in Billing Cycle	29	New Balance	\$1,004.11

TRANSACTIONS

Trans Date	Post Date	Reference Number	Transaction Description	Amount
JOSHUA HAWES				
05/22	05/22	2416407F320HA01GN	FEDEXOFFICE 00019133 HOUSTON TX	\$14.06
05/22	05/22	2416407F32145YR49	FEDEXOFFICE 00019133 HOUSTON TX	\$77.09
05/22	05/22	2416407F32145ZGAT	FEDEXOFFICE 00019133 HOUSTON TX	\$16.66
05/24	05/24	2469216F600N0N1RL	APPLE STORE #R164 HOUSTON TX	\$788.06
06/10	06/11	2439900FMJTTZKHA	Best Buy 00002162 HOUSTON TX	\$108.24
TOTAL XXXXXXXXXX1450				\$1,004.11

Finance Charge Summary	Daily Periodic Rate (May Vary)	Total Finance Charge	Balance Subject to Finance Charge	Annual Percentage Rate
Purchase	0.02526%	\$0.00	\$0.00	9.25%
Cash Advances	0.03619%	\$0.00	\$0.00	13.25%

See Reverse Side for Important Information About Your Account.

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P.O. BOX 30833
SALT LAKE CITY UT 84130-0833

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Payments sent to any other location may delay crediting your account.
Please detach this portion and return it with your payment to ensure proper credit.

Make Checks Payable to:

BANKCARD CENTER
PO BOX 30833
SALT LAKE CITY UT 84130-0833
[Barcode]

PAYMENT INFORMATION

Account Number	XXXX XXXX 1351
Payment Due Date	05/03/12
New Balance	\$1,004.11
Minimum Payment Due	\$50.00
Past Due Amount	\$0.00
Cash Enclosed	
Total Payment Amount	\$

CONTROL ACCOUNT
MONTROSE MD
10103 FONDREN RD STE 300
HOUSTON TX 77096-4655

⑆5066 0000⑆5398000000 ⑆2⑆35 ⑆⑆

Questions:	Remit To:	Or Write:
Cardholder Services 1-866-749-7459 Lost or Stolen 1-866-749-7459	Bankcard Center PO Box 30833 Salt Lake City UT 84130	Bankcard Center PO Box 25787 Salt Lake City UT 84125

Visit us on the web at: www.amegybank.com

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Help reduce fraud by receiving timely alerts about your credit or debit card purchases with Amegy Purchase Alerts(TM) powered by Visa(R). Visit www.amegybank.com for more details.

ACCOUNT SUMMARY

Account Number	XXXX XXXX 1450	Previous Balance	\$0.00
Credit Limit	\$10,000.00	Payments	\$0.00
Available Credit	\$10,000.00	Credits	\$0.00
Statement Closing Date	April 13, 2012	Purchases	\$0.00
Payment Due Date	May 03, 2012	Other Charges	\$0.00
Amount Past Due	\$0.00	Cash Advances	\$0.00
Min Payment Due	\$0.00	Finance Charges	\$0.00
Days in Billing Cycle	0	New Balance	\$0.00

TRANSACTIONS

Trans Date	Post Date	Reference Number	Transaction Description	Amount
JOSHUA HAWES				
05/22	05/25	2416407F320HA01GN	FEDEXOFFICE 00019133 HOUSTON TX	\$14.06
05/22	05/25	2416407F32145YR49	FEDEXOFFICE 00019133 HOUSTON TX	\$77.09
05/22	05/25	2416407F32145ZGAT	FEDEXOFFICE 00019133 HOUSTON TX	\$16.66
05/24	05/26	2469216F600N0N1RL	APPLE STORE #R164 HOUSTON TX	\$788.06
06/10	06/11	2439900FMJTTZKHA	Best Buy 00002162 HOUSTON TX	\$108.24
TOTAL PURCHASES				\$1,004.11
TOTAL				\$1,004.11

Finance Charge Summary	Daily Periodic Rate (May Vary)	Total Finance Charge	Balance Subject to Finance Charge	Annual Percentage Rate
Purchase	0.02526%	\$0.00	\$0.00	9.25%
Cash Advances	0.03619%	\$0.00	\$0.00	13.25%

See Reverse Side for Important Information About Your Account.

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P.O. BOX 30833
SALT LAKE CITY UT 84130-0833

Change of address? Check here and complete the reverse side.

For prompt credit, mail payment to location shown below.
Payments sent to any other location may delay crediting your account.
Please detach this portion and return it with your payment to ensure proper credit.

Make Checks Payable to:

BANKCARD CENTER
PO BOX 30833
SALT LAKE CITY UT 84130-0833
[Barcode]JOSHUA HAWES
MONTROSE MD
10103 FONDREN RD STE 300
HOUSTON TX 77096-4655

⑆5066 0000⑆5398000000 ⑆2⑆450 ⑆⑆

Questions:	Remit To:	Or Write:
Cardholder Services 1-866-749-7459 Lost or Stolen 1-866-749-7459	Bankcard Center PO Box 30833 Salt Lake City UT 84130	Bankcard Center PO Box 25787 Salt Lake City UT 84125

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Questions:	Remit To:	Or Write:
Cardholder Services 1-866-749-7459 Lost or Stolen 1-866-749-7459	Bankcard Center PO Box 30833 Salt Lake City UT 84130	Bankcard Center PO Box 25787 Salt Lake City UT 84125

Visit us on the web at: www.amegybank.com

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Expense Report/ Request for Reimbursement
District or Zone: Northwest

Name: Josh Harris

I hereby verify that the following fees and actual expenses were reasonably and necessarily incurred by me in connection with the services and business purposes described.

[illegible]

Signed: <i>M H-17</i>	Date: 4-25-12
Approved:	Date:



www.apple.com/retail/memorability

March 24, 2012 10:55 AM
JOSHUA HAWES
jhawes@hcdilp.com

iPad Wi-Fi 4G 16GB Black
 Part Number: MD366LL/A
 Serial Number: DNGH7YG3QVGG
 Return Date: Apr. 07, 2012
 For Support, Visit: apple.com/support

APPLECARE+ FOR iPad
 Part Number: 5473ALL/A
 Agreement Number: 97000001356284
 Plan End Date: Mar. 24, 2014
 Sales Associate ID : 1234221461
 Serial Number: D96P47KG3CNGG
 For Support, Visit:
www.apple.com/support/
 Terms & Conditions:
[APPLE.COM/LEGAL/APPLECARE](http://apple.com/legal/applecare)

Sub-Total	\$ 728.00
Tax@6.25%	\$ 60.06
Total	\$ 788.06
Amount Paid Via Visa (A)	\$ 788.06
XXXXXXXXXXXX1450	
024241	



Tell us about your experience at the Apple Store.
Visit www.apple.com/feedback/retail.html



www.apple.com/retail/memorialcity

April 10, 2012 01:28 PM
Joshua Hawes
jhawes@thcslp.com

Part Number: MQ365LL/A
Serial Number: DNGH7K63DVGG

APPLECARE+ FOR IPAD	(\$ 99.00)
---------------------	------------

This plan is registered automatically.
Verify your coverage at
apple.com/support/applecare/ww/

iPad Wi-Fi 4G 16GB Black - Verizon
 Part Number: MC733LL/A
 Serial Number: CUXH5D0M0NQB
 Return Date: Apr. 24, 2012
 For Support, Visit: apple.com/support

APPLECARE+ FOR IPAD	\$ 99.00
---------------------	----------

Sales Associate ID : T149479832
Serial Number: DU0H500M0VGE

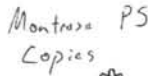
This plan is registered automatically.
Verify your coverage at
apple.com/support/applicare/www/

For Support, Visit:
www.apple.com/support/
Terms & Conditions:
apple.com/legal/applecare

Sub-Total	\$ 0.00
Tax@8.25%	\$ 0.00
Total	\$ 0.00



https://www.apple.com/legal/sales_policies/retail.html
Tell us about your experience at the Apple Store.
Visit www.apple.com/feedback/retail.html



March 22, 2012 23:38
Receipt #: 1813485281
VISA #: XXXXXXXXXXXXXXX1450
2012/03/22 23:32

Page: 1

Qty	Description	Amount
10	PHO BAW S/S 8.5x11 & 8.5x14	1.00
4	NO Color S/S 8.5x11 & 8.5x14	0.83
	NO Color S/S 8.5x11 & 8.5x14	0.53
	NO Color S/S 8.5x11 & 8.5x14	0.53
	NO Color S/S 8.5x11 & 8.5x14	0.53
	NO BAW S/S 8.5x11 & 8.5x14	0.93
	NO BAW S/S 8.5x11 & 8.5x14	3.16
	PHO BAW S/S 8.5x11 & 8.5x14	1.10
	PHO BAW S/S 8.5x11 & 8.5x14	1.10
14	PHO BAW S/S 8.5x11 & 8.5x14	9.40
	ES Color S/S LTR	21.26
	ES BAW S/S 11x14 6.5 x11	41.70
	SubTotal	71.31
	Taxes	5.87
	Total	77.01

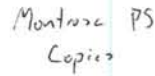
Earn rewards with FedEx Office
Earn points for your eligible FedEx Office purchases
when you sign up for My FedEx Rewards. Go to
fedex.com/rewards to sign up today.

The Cardholder agrees to pay the Issuer of the charge card in accordance with the agreement between the Issuer and the Cardholder.

FedEx Office Print & Ship Centers

12101 Katy Pkwy.
Houston, TX 77079
(281) 584-8800
www.FedExOffice.com

Please Recycle This Receipt



March 22, 2012 23:48
Receipt #: 1913486285
VISA #: XXXXXXXXXXXXX1460
2013/03/22 23:37

Page: 1

Qty	Description	Amount
14	PNG B&W 5/8 8.5x11 & 8.5x14	1.40
140	ES B&W 5/8 White 8.5 x11	14.00
	SubTotal	15.40
	Taxes	1.28
	Total	16.68

Earn rewards with FedEx Office
Earn points for your eligible FedEx Office purchases
when you sign up for My FedEx Rewards. Go to
fedex.com/rewards to sign up today.

The Cardholder agrees to pay the issuer of the charge card in accordance with the agreement between the issuer and the Cardholder.

FedEx Office Print & Ship Centers

12101 Katy Fwy.
Houston, TX 77079
(281) 584-8855
www.FedExOffice.com

Please Recycle This Receipt

WELCOME TO BEST BUY #216
HOUSTON, TX 77024
(713)647-6004

Keep your receipt!



Val # 0145-9406-7989-4675
0216 006 8949 04/10/12 14:19 00622225

5025094 63-1519-05- 99.99
OTTERBIX DEFENDER SERIES- IPH
ITEM TWO 8.25
6094793 R2 SILVER 0.00 N
REWARD ZONE PREMIER SILVER
MEMBER ID 2219580517

SUBTOTAL 99.99
SALES TAX AMOUNT 8.25
TOTAL 108.24

TOTAL 108.24
VISA 108.24
APPROVAL 010716

JOSEPH
THANKS FOR SHOPPING AT BEST BUY TODAY!
YOUR MONROE STORES ARE OPEN AS OF 03/20/12
ITEM # 010716
Go to HHC? OR MORE INFO

As an added benefit of
your purchase, you will receive
a \$10.00 rebate on your purchase
of \$100.00 or more. This rebate will be
credited to your account within 30 days.

Montrose Office

FedEx Office

FedEx Office is your destination
for printing and shipping.

1219! Katy Hwy
Houston, TX 77079
Tel: (281) 584-9955

3/22/2012 11:48:24 PM CST
Team Member: Roderick P.

SALE

PprReem 8.5x11 24# 1 @ 12.9900 T
007942 Reg. Price 12.99
Regular Total 12.99
Discounts 0.00
Total 12.99

Sub-Total 12.99
Tax 1.07
Deposit 0.00

Total 14.06

Visa (S) 14.06

Account: 1450
Auth: 022628 (4)

Total Tender 14.06
Change Due 0.00

PRIMERGREY

From: Primer Grey, Inc.
1305 Starnett St.
Houston, TX 77002

Invoice ID: 1249
Issue Date: 04/24/2012
Due Date: 05/08/2012
Subject: Monthly Retainer

Invoice For: Montrose Management
District

Type	Description	Quantity	Unit Price	Amount
Expense	Monthly Website Maintenance & Content Management	1.00	\$1,400.00	\$1,400.00
Amount Due				\$1,400.00

ck # 2951

Page 1 of 1

Montrose Patrol									
Name	Address	Pay Period	Regular Hours	Regular Pay	Holiday Hours	Holiday Pay	Total Pay	Total Amount	
Victor Beserra	Coordinator Fee	Apr-12	22	\$ 42.00	0	\$ -	\$ 42.00	\$ 924.00	
Sean Blevins		Apr-12	30	\$ 42.00	0	\$ -	\$ 42.00	\$ 1,260.00	
Aaron Day		Apr-12	45	\$ 42.00	0	\$ -	\$ 42.00	\$ 1,890.00	
Lee Jaqueyla		Apr-12	56	\$ 42.00	0	\$ -	\$ 42.00	\$ 2,352.00	
Richard Kuo		Apr-12	0	\$ 42.00	0	\$ -	\$ 42.00	\$ -	
Leon Laureano		Apr-12	50	\$ 42.00	0	\$ -	\$ 42.00	\$ 2,100.00	
Keith Mountain		Apr-12	35	\$ 42.00	0	\$ -	\$ 42.00	\$ 1,470.00	
Francisco Gomez		Apr-12	12	\$ 42.00	0	\$ -	\$ 42.00	\$ 504.00	
Joseph Mabasa		Apr-12	35	\$ 42.00	0	\$ -	\$ 42.00	\$ 1,470.00	
Paul Terry		Apr-12	47	\$ 42.00	0	\$ -	\$ 42.00	\$ 1,974.00	
Adalberto Ramon		Apr-12	24	\$ 42.00	0	\$ -	\$ 42.00	\$ 1,008.00	
Richard Bass		Apr-12	18	\$ 42.00	0	\$ -	\$ 42.00	\$ 756.00	
Brian Alms		Apr-12	18	\$ 42.00	0	\$ -	\$ 42.00	\$ 756.00	
Alan Comstock		Apr-12	12	\$ 42.00	0	\$ -	\$ 42.00	\$ 504.00	
Mark Zapala		Apr-12	18	\$ 42.00	0	\$ -	\$ 42.00	\$ 756.00	
Frank Coronado		Apr-12	24	\$ 42.00	0	\$ -	\$ 42.00	\$ 1,008.00	
Chad Wall		Apr-12	23	\$ 42.00	0	\$ -	\$ 42.00	\$ 966.00	
Mindy Arroyo		Apr-12	16.5	\$ 42.00	0	\$ -	\$ 42.00	\$ 693.00	
Todd Thibodeaux		Apr-12	20	\$ 42.00	0	\$ -	\$ 42.00	\$ 840.00	
John Overhaus		Apr-12	58	\$ 42.00	0	\$ -	\$ 42.00	\$ 2,436.00	
TOTAL AMOUNT:									\$ 24,197.00

ck # 2955 - 2973

Darrell Hawthorne

From: Josh Hawes [jhawes@hhclp.com]
Sent: Tuesday, May 01, 2012 10:25 AM
To: Darrell Hawthorne
Subject: Montrose Patrol
Attachments: Montrose Patrol April 2012.xls

Here is the invoice for the patrol. I also have \$1498.71 in receipts from Officer Beserra. I will have the receipts for you at the May board meeting. Please send the checks over to the HHC office when they are ready. Thank you.

Also, we will have copies of the signed contracts for you at the May meeting as well.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946
fax 281.440.8304

SECOND PAYMENT ON PAID ITEM

CONTROL # 92
DISTRICT: HC ID 6 AMOUNT 400.69
ACCOUNT # 92-014-077-000-0007 DEPOSIT# 92-066
DATE 2-26-09
LEGAL DESC: _____
PAID BY: Stewart Title of Fort Bend
AMOUNT OF PMT: 400.69 CHECK# 70007939
AMOUNT APPLIED: _____ GF# _____
DIFFERENCE _____ LOAN# _____
COMPLETED BY: [Signature] DATE 2-26-09
FIRST PAYMENT RECEIVED: etc 1001
FROM: Amanda Investments Inc DATE 1-31-09 DEP# 92-061
DISPOSITION OF OVERPAYMENT
REFUND REQUESTED: Amanda Investments LLC DATE 4-12
6034 Bellaire Blvd
Houston TX 77081
OVERPAYMENT APPLIED TO ACCT# _____ DATE _____

CK# 2974

04/18/2012 16:07 7136667675

R D COMPANIES

PAGE: 2/11



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P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946
fax 281.440.8304

February 26, 2009

Stewart Title of Fort Bend
14100 Southwest Freeway, Ste 200
Sugar Land, TX 77478

COPY

RE: District: HCID #6
Account Name: Amanda Investments
Account No.: 92-014-077-000-0007
Legal Description:
Loan / GF #:

Amount: \$400.69

Dear Taxpayer:

We have received your payment on the above referenced account. This account has been paid for the year 2008 by: Amanda Investments Inc.

Please verify the description of the property, then check one of the following boxes, complete and sign the form, and send it back to our office.

- ☒ Duplicate payment has been made in error, please issue a refund.
☐ Apply the payment to another tax account. Tax Account No. _____
☐ Responsible for payment on the above referenced account, no refund requested.

Check Payable to: Amanda Investments LLC
Address: 6034 Bellaire Blvd
City: Houston State Texas Zip 77081
Name(print): Madhu Rohin Title: Member
Signature: [Signature] Date: April 15, 2009

If additional information is needed, please call our customer service department at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor / Collector



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

DATE: 04/23/2012

WHEELER JAMES M
3806 SWARTHMORE ST
HOUSTON TX 77005-3610

LT 4 & TRS 3 5 & 7A BLK 16
BUTR
4100 MILAM ST

MONTEPRO MD EAST

ACCOUNT NUMBER: 92/008/266/000/0004
TAX YEAR: 2010
REF No.: 0879408

Date Processed: 04/23/2012
RECEIPT NUMBER: 92000043
DEPOSIT BATCH No.: RF120423

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Central Appraisal District of a change in the appraisal of your property that has resulted in a change in your tax liability for the 2010 tax year.

The explanation of the change is:

- ☐ Decrease in Appraised Value
☐ Exemption(s) Added
☐ Account was Prorated
☐ Account Deleted
☐ Rendition Penalty Waived
☒ Other: Amount & Cause 2010-68635

This action has resulted in a decrease in the amount of tax you owe. Accordingly, we are issuing you a refund in the amount of \$17.77.

Note: Questions regarding changes in value should be directed to the CAD.

If additional information is needed, call customer service at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor/Collector

CK# 2975



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

DATE: 04/23/2012

BORRELL LEO J & H JUDY
2214 DRISCOLL ST
HOUSTON TX 77019-6844

TRS 3 & 27 BLK 2
ROSSMOYNE

4314 YOAKUM BLVD

MONTEPRO MD EAST

ACCOUNT NUMBER: 92/030/246/000/0003
TAX YEAR: 2010
REF No.: 0879409

Date Processed: 04/23/2012
RECEIPT NUMBER: 92000298
DEPOSIT BATCH No.: RF120423

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Central Appraisal District of a change in the appraisal of your property that has resulted in a change in your tax liability for the 2010 tax year.

The explanation of the change is:

- ☐ Decrease in Appraised Value
☐ Exemption(s) Added
☐ Account was Prorated
☐ Account Deleted
☐ Rendition Penalty Waived
☒ Other: Amount & Cause 2010-71890

This action has resulted in a decrease in the amount of tax you owe. Accordingly, we are issuing you a refund in the amount of \$110.58.

Note: Questions regarding changes in value should be directed to the CAD.

If additional information is needed, call customer service at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor/Collector

CK# 2976



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P.O. Box 73109, Houston, Texas 77273
Customer Service: 281.444.3946 fax 281.440.8304

DATE: 04/10/2012

LURIE APARTMENTS LP
5001 MONTROSE BLVD APT 1
HOUSTON TX 77006-6548

LTS 1 & 2 & TRS 3 & 11 BLK 12
TURNER N P

1204 BARTLETT ST 16

MONTROSE MD WEST

ACCOUNT NUMBER: 94/036/018/000/0001
TAX YEAR: 2011
REF No.: 0879367

Date Processed: 04/09/2012
RECEIPT NUMBER: 94000244
DEPOSIT BATCH No.: RFI20409

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Central Appraisal District of a change in the appraisal of your property that has resulted in a change in your tax liability for the 2011 tax year.

The explanation of the change is:

☐ Decrease in Appraised Value
☐ Exemption(s) Added
☐ Account was Prorated
☐ Account Deleted
☐ Rendition Penalty Waived
☒ Other: 101-11-000256

This action has resulted in a decrease in the amount of tax you owe. Accordingly, we are issuing you a refund in the amount of \$100.49.

Note: Questions regarding changes in value should be directed to the CAD.

If additional information is needed, call customer service at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor/Collector

CK#2977



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P.O. Box 73109, Houston, Texas 77273
Customer Service: 281.444.3946 fax 281.440.8304

DATE: 03/26/2012

MB DEVELOPMENT CO & SPP
4545 BISSONNET ST STE 100
BELLAIRS TX 77401-3000

TRS 1B 2A 3 4 5A 6 7 & 8 BLK B
ALBEMARLE PLACE

3615 S SHEPHERD DR

MONTROSE MD WEST

ACCOUNT NUMBER: 94/054/058/000/0003
TAX YEAR: 2011
REF No.: 0879254

Date Processed: 03/23/2012
RECEIPT NUMBER: 94000632
DEPOSIT BATCH No.: RFI20323

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Central Appraisal District of a change in the appraisal of your property that has resulted in a change in your tax liability for the 2011 tax year.

The explanation of the change is:

☐ Decrease in Appraised Value
☐ Exemption(s) Added
☐ Account was Prorated
☐ Account Deleted
☐ Rendition Penalty Waived
☒ Other: Cause 101-11-000245

This action has resulted in a decrease in the amount of tax you owe. Accordingly, we are issuing you a refund in the amount of \$56.99.

Note: Questions regarding changes in value should be directed to the CAD.

If additional information is needed, call customer service at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor/Collector

CK#2978



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P.O. Box 73109, Houston, Texas 77273
Customer Service: 281.444.3946 fax 281.440.8304

DATE: 03/26/2012

MEMORIAL TRAILS APARTMENTS INC
9601 KATY FWY STE 475
HOUSTON TX 77024-1347

TRS 8 9A & 10A BLK 20
LOCKHART CONNOR & BARZIZA

819 W ALABAMA ST

MONTROSE MD EAST

ACCOUNT NUMBER: 92/023/076/000/0008
TAX YEAR: 2011
REF No.: 0879249

Date Processed: 03/23/2012
RECEIPT NUMBER: 92000194
DEPOSIT BATCH No.: RFI20323

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Central Appraisal District of a change in the appraisal of your property that has resulted in a change in your tax liability for the 2011 tax year.

The explanation of the change is:

☐ Decrease in Appraised Value
☐ Exemption(s) Added
☐ Account was Prorated
☐ Account Deleted
☐ Rendition Penalty Waived
☒ Other: Cause 2011-63961

This action has resulted in a decrease in the amount of tax you owe. Accordingly, we are issuing you a refund in the amount of \$43.75.

Note: Questions regarding changes in value should be directed to the CAD.

If additional information is needed, call customer service at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor/Collector

CK#2979



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P.O. Box 73109, Houston, Texas 77273
Customer Service: 281.444.3946 fax 281.440.8304

DATE: 03/26/2012

MEMORIAL TRAILS APARTMENTS INC
9601 KATY FWY STE 475
HOUSTON TX 77024-1347

TRS 8 9A & 10A BLK 20
LOCKHART CONNOR & BARZIZA

819 W ALABAMA ST

MONTROSE MD EAST

ACCOUNT NUMBER: 92/023/076/000/0008
TAX YEAR: 2010
REF No.: 0879248

Date Processed: 03/23/2012
RECEIPT NUMBER: 10105938
DEPOSIT BATCH No.: RFI20323

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Central Appraisal District of a change in the appraisal of your property that has resulted in a change in your tax liability for the 2010 tax year.

The explanation of the change is:

☐ Decrease in Appraised Value
☐ Exemption(s) Added
☐ Account was Prorated
☐ Account Deleted
☐ Rendition Penalty Waived
☒ Other: Cause 2010-77714

This action has resulted in a decrease in the amount of tax you owe. Accordingly, we are issuing you a refund in the amount of \$21.76.

Note: Questions regarding changes in value should be directed to the CAD.

If additional information is needed, call customer service at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor/Collector



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77060
P.O. Box 73109, Houston, Texas 77273
Customer Service: 281.444.8346 fax 281.440.8304

DATE: 03/26/2012

UST REALTY COMPANY
C/O UNIV OF ST THOMAS: ATTN PR
3800 MONTROSE BLVD
HOUSTON TX 77006-4626

LTS 1 THRU 4 & 6 & 7 & TES 5A
8A 14A 15A & 16A BLK 37
MONTROSE

4200 MONTROSE BLVD

MONTROSE MD EAST

ACCOUNT NUMBER: 92/026/163/000/0001
TAX YEAR: 2010
REF No.: 0879250

Date Processed: 03/23/2012
RECEIPT NUMBER: 92000273
DEPOSIT BATCH No.: RP120323

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Central Appraisal District of a change in the appraisal of your property that has resulted in a change in your tax liability for the 2010 tax year.

The explanation of the change is:

☐ Decrease in Appraised Value
☐ Exemption(s) Added
☐ Account was Prorated
☐ Account Deleted
☐ Rendition Penalty Waived
☒ Other: SALE 2010-61021

This action has resulted in a decrease in the amount of tax you owe. Accordingly, we are issuing you a refund in the amount of \$491.72.

Note: Questions regarding changes in value should be directed to the CAD.

If additional information is needed, call customer service at 281.444.3946.

Very truly yours,

Kenneth R. Byrd, R.T.A.
Tax Assessor/Collector

CK #2980

Bracewell & Giuliani LLP

ATTORNEYS AT LAW
P.O. Box 648996
Dallas, TX 75264-8996
713 222-2250
TAX ID 74-1034827

Page 1

Montrose Management District
3815 Montrose Boulevard
Suite 211
Houston, Texas 77006

April 13, 2012
Invoice: 21511316
B/A: 04674

Our Matter #: 051914.000001 For Services Through March 31, 2012
General Counsel

			Hours	Rate/Hr	Amount
03/06/12	Handle security offices IRS issues.	Clark Stockton Lord	1.00	495.00	495.00
03/07/12	Telephone conference with C Swedlund about audit issues.	Clark Stockton Lord	0.50	495.00	247.50
03/12/12	Confer with C Lord regarding district matters	Amanda K. Edwards	0.25	450.00	112.50
03/14/12	Attend Montrose Management District meeting to discuss security agreement	Amanda K. Edwards	1.50	450.00	675.00
03/15/12	Correspond with J Hawes concerning Security Letter Agreement, prepare same; discuss same with C Lord	Amanda K. Edwards	1.00	450.00	450.00
03/16/12	Revise Montrose Services Agreement; confer with J Hawes regarding same	Amanda K. Edwards	1.00	450.00	450.00
03/18/12	Discuss Houston Police Department's approval and worker's compensation with Officer Bessera; revise Scope of Services in Letter Agreement	Amanda K. Edwards	1.00	450.00	450.00
03/19/12	Attend Montrose general body meeting; revise Montrose Security Agreement	Amanda K. Edwards	1.00	450.00	450.00
03/19/12	Prepare for and attend Board meeting.	Clark Stockton Lord	1.50	495.00	742.50
03/22/12	Correspond with J Hawes regarding Security Agreement; revise same; confer with V Bessera and B Calderon regarding insurance changes and percent changes; confer with C Lord	Amanda K. Edwards	1.00	450.00	450.00
03/26/12	Revise security agreement; call to B Calderon	Amanda K. Edwards	0.50	450.00	225.00
03/27/12	Audit letter preparation	Mary D. Bishop	0.25	505.00	126.25

STATEMENT FOR PROFESSIONAL SERVICES IS PAYABLE UPON PRESENTATION
INVOICE AMOUNT DUE IN UNITED STATES DOLLARS

CK #2982

Bracewell & Giuliani LLP
ATTORNEYS AT LAW

Page 2

Montrose Management District

April 13, 2012
Invoice: 21511316

	Hours	Rate/Hr	Amount
03/27/12 Review client matters and billing, and prepare audit letter to McCall Gibson	0.70	220.00	154.00

Summary of Fees

	Hours	Rate/Hr	Amount
Mary D. Bishop	0.25	505.00	126.25
Clark Stockton Lord	3.00	495.00	1,485.00
Amanda K. Edwards	8.75	450.00	3,937.50
Scott E. Legg	0.70	220.00	154.00
Total	12.70	417.50	5,702.75

Total Fees for Professional Services \$5,702.75

Costs

	Amount
Reproductions	
03/31/12 Reproductions EQUITRAC COPIES 17 pages BATCH 2818Ho	1.70

Fees for Professional Services \$5,702.75

Costs 1.70

Total Current Billing for this Matter \$5,704.45

Billing Summary

Balance Forward	\$2,690.80
Total Current Billing for this Matter	\$5,704.45
Please Remit Total Balance Due	\$7,794.45

Adjustment Less
Entry 3-19-12 675.00
7,119.45

STATEMENT FOR PROFESSIONAL SERVICES IS PAYABLE UPON PRESENTATION
INVOICE AMOUNT DUE IN UNITED STATES DOLLARS

Adjustment Approved by Clark Lord
OK to PM
JBC

BRACEWELL & GIULIANI

Texas
New York
Washington, DC
Connecticut
South
Dubai
London

Clark Stockton Lord
Senior Counsel
713.221.1322 Office
713.221.1212 Fax
Clark.Lord@bglp.com

Bracewell & Giuliani LLP
711 Louisiana Street
Suite 1300
Houston, Texas
77002-2778

April 19, 2012

Rec 5.30.12
JBC

David Hawes, Executive Director
Hawes Hill Calderon LLP
P.O. Box 22167
Houston, Texas 77227-2167

Darrell Hawthorne
Municipal Account & Consulting LP
1300 Port Oak Boulevard, Suite 1600
Houston, TX 77056

Re: Montrose Management District - General Counsel

Gentlemen:

Enclosed is our firm invoice dated April 13, 2012 for the above captioned matter for services rendered through March 31, 2012. Please remit payment at your earliest convenience.

Very truly yours,

Bracewell & Giuliani LLP

Clark Stockton Lord

CSL/rw
Enclosure

#402844

2 drops/week @ 80/day @ 480/hour OK to PM
CR# 2986 E.3.12



Exhibit 3

Fee for Services

Montrose Management District

6 week major cleanup of new areas Start Date: May 2, 2011

Hourly Rate	Hours Per Day	Days Per Week *	# of Weeks	Contract Cost
\$80	8	3	6	\$11,520

*The Days Per Week refers to 2 days in West Montrose and 1 day in East Montrose.

Balance of 2011 - Maintenance Start Date: June 13, 2011

Hourly Rate	Hours Per Day	Days Per Week *	# of Weeks	Contract Cost
\$80	8	2	29	\$37,120

*The Days Per Week refers to 1 day in West Montrose and 1 day in East Montrose.

Total: \$48,640

Hewitt Hill Calderon LLP
P.O. Box 22167
Houston TX 77227-2167

Invoice

Bill To:

MD- Montrose
P.O. Box 22167
Houston, TX 77227Invoice #: 00004129
Date: 5/1/2012

Page: 1

DATE	DESCRIPTION	AMOUNT
	Website Development - April 2012	\$250.00
	Website Maintenance - April 2012	\$250.00
		Sales Tax: \$0.00
		Total Amount: \$500.00
		Amount Applied: \$0.00
		Balance Due: \$500.00

CK#2987

Terms: C.O.D.

LAWRENCE & ASSOCIATES
2225A POTOMAC DR.
HOUSTON, TEXAS 77057

May 2, 2012

Montrose Management District
P.O. Box 22167
Houston, TX 77227-2167

INVOICE

Description	Amount
Professional Fees:	
Services as Economic Development Advisor for April, 2012.	\$1,000.00
Total amount due	\$1,000.00

Thank you,

Ray C. Lawrence



Bill To:

Montrose District
Email Invoice
PO Box 22167
Houston, TX 77066

INVOICE for email

Date	Invoice #
4/20/2012	12-4023

P.O. Number	Customer Contact	Rep	Account #	Terms
	Getrikene Lawrence			Net 10 Days
Item Code	Quantity	Description	Amount	
Adv Spec	1 each	Canopy	489.99	
Discount	1 each	Discount - on sale	-54.00	
Set-up	1 each	Set-up	85.00	
FOB	1 each	Freight on Board	23.72	

Thank you for choosing Magoo's! EIN # 20-0544930

Total \$544.71

Magoo's PrintShop, Inc. * Certified WBE/HUB
16037 West Hardy, Suite E * Houston, Texas 77060 * magoosprintshop.com
281.875.6000 * Fax 281.875.8048 * Toll Free 866.890.0022 * Toll Free Fax 888.890.0022

CK#2988

CK#2989

INVOICE#	IVC00013057
Type	
Date	4/9/2012
Page	1

Montrose Management District (HCID 11)
c/o Equi-Tax Inc.
P.O. Box 73109
Houston, Texas 77273

[illegible]

INVOICE#	IVC00013293
INVOICE DATE	
DATE PAID	4/30/2012
PAYMENT	1

Montrose Management District (HCID 11)
c/o Equi-Tax Inc.
P.O. Box 73109
Houston, Texas 77273

	\$207.6
Professional Services rendered in the collection of delinquent taxes, penalties and interest April 2012	
	\$207.6

INVOICE	MC00013294
DATE	
TIME	4/30/2012
PAGE	1

Montrose Management District (HCID 6)
c/o Equi-Tax Inc.
P.O. Box 73109
Houston TX 77273

[illegible]

Rec 5.3.12
12

Invoice # 16864
May 01, 2012

Marketing Services for March and April 2012
(Total staff hours: 12.25)

Amount
\$1,230.00

OK to PM
M
5.3.12

PLEASE REMIT TO:
Pierpont Communications, Inc.
Attn: Accounts Receivable
1800 West Loop South, Suite 800
Houston, Texas 77027

PK#2993

Montrose Management District

Pierpont Communications performed the following services during the month of April on behalf of the Montrose Management District:

Public Affairs

- ▼ Followed-up with Josh Hawes regarding Montrose Management District community outreach activity.
- ▼ Reviewed the April Board meeting agenda and notices.
- ▼ Held calls with the leadership team regarding business issues related to District operations.

Media Relations

- ▼ Followed-up with Gretchen Larson regarding the April newsletter and media training session for the Montrose Management District leadership.
- ▼ Followed-up with Gretchen Larson on ideas for the newsletter. Submitted the following ideas:
 - ▼ Chapter 26 – Parking Ordinance
 - ▼ Bike Racks at small area restaurants
 - ▼ Chapter 20 – Charitable Feeding Ordinance
 - ▼ Chapter 42 – Land Development Ordinance (inner beltway building caps)
- ▼ Wrote a short article for the newsletter on Chapter 26 – Parking Ordinance.
- ▼ Composed a comprehensive media list for the recycling event.
- ▼ Finalized a media alert announcing the recycling event.
- ▼ Drafted a boiler plate to include in the media alert announcement.
- ▼ Drafted a pitch to include with the media alert announcement and distributed it to local media. Conducted follow-up calls in order garner interest in the event.
- ▼ Secured coverage in the *Ultimate Montrose* online newspaper.

- ▼ Provided Gretchen Larson an update on the recycling event media coverage.
- ▼ Drafted and distributed a post recycling event press release announcing the success of the drive.
- ▼ Advised that the lawsuit not be mentioned in the newsletter. Additionally, suggested one of the following topics be covered in the May postcard:
 - ▼ The Vision for Montrose
 - ▼ Traffic Study
 - ▼ Street Repair Advocacy
- ▼ Monitored for any media coverage concerning the Montrose Management District. Flagged the following articles:
 - ▼ Montrose business owner sues Management District – *YourHoustonNews.com*.
 - ▼ Lawsuit seeks to overturn Montrose Management District – *Texaswatchdog.org*.

General Activities

- ▼ Corresponded with David Hawes, Bill Calderon, and Gretchen Larson regarding next steps and general activities.

###



PRIMERGREY

From: **Primer Grey, Inc.**
1305 Starnett St.
Houston, TX 77002

Invoice ID: 1242
Issue Date: 04/09/2012
Due Date: 04/23/2012
Subject: MMD Website Phase 1 Final Invoice

Invoice For: **Montrose Management District**

Type	Description	Quantity	Unit Price	Amount
Hourly	Final Edits and Go-Live	14.00	\$90.00	\$1,260.00

Amount Due \$1,260.00

4/9/12
OK to pay
Held to meet

RECEIVED
APR 11 2012
Management & Consulting

CK#2994



PRIMERGREY

From: **Primer Grey, Inc.**
1305 Starnett St.
Houston, TX 77002

Invoice ID: 1260
Issue Date: 05/04/2012
Due Date: 05/04/2012

Invoice For: **Montrose Management District**

Type	Description	Quantity	Unit Price	Amount
Time	J. Rushing: Phase II Launch (03/09/2012)	2.02	\$90.00	\$181.80
Time	J. Rushing: Phase II comps (03/16/2012)	5.25	\$90.00	\$472.50
Time	J. Rushing: MMD - Phase II review (03/21/2012)	0.75	\$90.00	\$67.50
Time	J. Rushing: MMD - Phase II edits (03/27/2012)	2.50	\$90.00	\$225.00
Time	J. Rushing: Minor edits, image updates (04/12/2012)	1.50	\$90.00	\$135.00
Time	H. McCarron: Web Development - Programming + CMS - Programming + CMS (04/17/2012)	7.50	\$90.00	\$666.00
Time	H. McCarron: Web Development - Programming + CMS - Programming + CMS (04/18/2012)	7.90	\$90.00	\$711.00
Time	H. McCarron: Web Development - Programming + CMS - Programming + CMS (05/01/2012)	7.38	\$90.00	\$664.20
Time	H. McCarron: Web Development - Programming + CMS - Programming + CMS (05/02/2012)	4.18	\$90.00	\$376.20
Time	H. McCarron: Web Development - Programming + CMS - Programming + CMS (05/03/2012)	5.53	\$90.00	\$497.70

Amount Due \$4,041.90

WALTER P MOORE



Montrose Management District
PO Box 22167
Houston, TX. 77227-2167

Invoice #: T0310613
Project: T031200500
Project Name: Montrose Boulevard Improvements

Invoice Group: ""
Invoice Date: 3/25/2012

Attention: Josh Hewes

For Professional Services Rendered through: 3/25/2012

Professional Personnel	4,855.00		
Total Salaries		4,855.00	
Current Invoice		4,855.00	
Max Fee:	19,000.00		
Prior Billings:	0.00		
Total Available:	19,000.00		
Total this Invoice		4,855.00	
Amount Due This Invoice		4,855.00	

For questions regarding this invoice, please contact Angela Farley.
Telephone: 713-630-7300 Email: AFarley@wpmoore.com

CK#2998

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 1000 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7308

WALTER P MOORE

Project: T031200500 -- Montrose Boulevard Improvements

Invoice #: T0310613

Phase: GT03 -- Traffic Houston

Rate Schedule Labor Class / Employee Name	Date	Hours	Rate	Amount
Engineer Megan E. Siercks	03/01/2012	4.00	110.00	440.00
	03/02/2012	6.50	110.00	715.00
	03/05/2012	2.50	110.00	275.00
	03/07/2012	1.00	110.00	110.00
	03/08/2012	1.00	110.00	110.00
	03/08/2012	2.00	110.00	220.00
	03/12/2012	2.00	110.00	220.00
	03/13/2012	0.50	110.00	55.00
		19.50		2,145.00
Graduate Engineer Elizabeth A. Bryan	02/21/2012	0.50	100.00	50.00
	02/23/2012	1.00	100.00	100.00
	03/01/2012	0.50	100.00	50.00
		2.00		200.00
Principal Jennifer L. Peak	02/21/2012	1.00	200.00	200.00
	03/01/2012	1.00	200.00	200.00
	03/02/2012	1.00	200.00	200.00
	03/12/2012	1.00	200.00	200.00
		4.00		800.00
Randolph V. Schulte	02/27/2012	1.00	200.00	200.00
Total: Principal		5.00		1,000.00
Senior Engineer Lee Anne Dixon	03/01/2012	1.00	130.00	130.00
Senior Principal Edwin C. Friedrichs	02/24/2012	2.00	230.00	460.00
	03/01/2012	2.00	230.00	460.00
	03/05/2012	0.50	230.00	115.00
	03/08/2012	0.50	230.00	115.00
	03/12/2012	1.00	230.00	230.00
		6.00		1,380.00
Rate Schedule Labor				4,855.00
Total Phase: GT03 -- Traffic Houston			Labor:	4,855.00
			Expense:	0.00

Total Project: T031200500 -- Montrose Boulevard Improvements 4,855.00

For questions regarding this invoice, please contact Angela Farley.
Telephone: 713-630-7300 Email: AFarley@wpmoore.com

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 1000 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7308

Page 1

WALTER P MOORE

Montrose Management District
PO Box 22167
Houston, TX. 77227-2167

Invoice #: T0310629
Project: T031200500
Project Name: Montrose Boulevard Improvements

Invoice Group: ""
Invoice Date: 4/22/2012

Attention: Josh Hewes

For Professional Services Rendered through: 4/22/2012

Professional Personnel	8,735.00		
Total Salaries		8,735.00	
Current Invoice		8,735.00	
Max Fee:	19,000.00		
Prior Billings:	4,855.00		
Total Available:	14,145.00		
Total this Invoice		8,735.00	
Amount Due This Invoice		8,735.00	

For questions regarding this invoice, please contact Angela Farley.
Telephone: 713-630-7300 Email: AFarley@wpmoore.com

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 1000 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7308

WALTER P MOORE

Project: T031200500 -- Montrose Boulevard Improvements

Invoice #: T0310629

Phase: GT03 -- Traffic Houston

Rate Schedule Labor Class / Employee Name	Date	Hours	Rate	Amount
Engineer Megan E. Siercks	03/30/2012	4.00	110.00	440.00
	04/02/2012	2.00	110.00	220.00
	04/05/2012	2.00	110.00	220.00
	04/06/2012	1.00	110.00	110.00
	04/11/2012	6.50	110.00	715.00
	04/12/2012	5.00	110.00	550.00
	04/13/2012	3.00	110.00	330.00
	04/16/2012	2.00	110.00	220.00
	04/17/2012	5.00	110.00	550.00
	04/18/2012	1.00	110.00	110.00
		31.50		3,465.00
Principal Jennifer L. Peak	04/12/2012	1.00	200.00	200.00
	04/13/2012	1.00	200.00	200.00
	04/16/2012	1.00	200.00	200.00
	04/17/2012	6.00	200.00	1,200.00
	04/18/2012	4.00	200.00	800.00
		13.00		2,600.00
Senior CAD Technician Tim M. Ewing	04/11/2012	2.00	100.00	200.00
	04/12/2012	3.00	100.00	300.00
	04/13/2012	1.00	100.00	100.00
	04/15/2012	2.50	100.00	250.00
	04/16/2012	4.00	100.00	400.00
	04/17/2012	4.00	100.00	400.00
	04/18/2012	3.00	100.00	300.00
		19.50		1,950.00
Senior Engineer Lee Anne Dixon	04/17/2012	2.00	130.00	260.00
Senior Principal Edwin C. Friedrichs	04/16/2012	1.00	230.00	230.00
	04/17/2012	0.50	230.00	115.00
	04/18/2012	0.50	230.00	115.00
		2.00		460.00
Rate Schedule Labor				8,735.00
Total Phase: GT03 -- Traffic Houston			Labor:	8,735.00
			Expense:	0.00

Total Project: T031200500 -- Montrose Boulevard Improvements 8,735.00

For questions regarding this invoice, please contact Angela Farley.

Telephone: 713-630-7300 Email: AFarley@wpmoore.com

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 1000 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7308

Page 1

WALTER P MOORE

Montrose Management District
PO Box 22167
Houston, TX 77227-2167

Invoice #: T0310531
Project: T031101000
Project Name: West Montrose Mobility Study

Invoice Group: --
Invoice Date: 4/22/2012

Attention: Josh Hawes

For Professional Services Rendered through: 4/22/2012

Contract No: H0255-02

Professional Personnel	150.00	
Total Salaries		150.00
Current Invoice		150.00
Max Fee:	132,000.00	
Prior Billings:	127,715.00	
Total Available:	4,285.00	
Total this Invoice		150.00
Amount Due This Invoice		150.00

For questions regarding this invoice, please contact Angela Farley.
Telephone: 713-630-7300 Email: AFarley@wallerpmoore.com

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 100 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7300

WALTER P MOORE

Project: T031101000 -- West Montrose Mobility Study

Invoice #: T0310531

Phase: 9T03 -- Traffic Houston

Rate Schedule Labor

Class / Employee Name	Date	Hours	Rate	Amount
Graduate Engineer				
Elizabeth A. Bryan	02/21/2012	0.50	100.00	50.00
	04/02/2012	1.00	100.00	100.00
		1.50		150.00
Rate Schedule Labor				150.00

Total Phase: 9T03 -- Traffic Houston

Labor: 150.00
Expense: 0.00

Total Project: T031101000 -- West Montrose Mobility Study

150.00

For questions regarding this invoice, please contact Angela Farley.

Telephone: 713-630-7300 Email: AFarley@wallerpmoore.com

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 100 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7300

Page 1

WALTER P MOORE

Montrose Management District
PO Box 22167
Houston, TX 77227-2167

Invoice #: T0310532
Project: T031101000
Project Name: West Montrose Mobility Study

Invoice Group: 01
Invoice Date: 4/22/2012

Attention: Josh Hawes

For Professional Services Rendered through: 4/22/2012

Expenses		
Regular Expenses	4,177.32	
Total Expenses		4,177.32
Current Invoice		4,177.32
Max Fee:	12,750.00	
Prior Billings:	8,255.99	
Total Available:	4,494.01	
Total this Invoice		4,177.32
Amount Due This Invoice		4,177.32

For questions regarding this invoice, please contact Angela Farley.
Telephone: 713-630-7300 Email: AFarley@wallerpmoore.com

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 100 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7300

WALTER P MOORE

Project: T031101000 -- West Montrose Mobility Study

Invoice #: T0310532

Phase: R000 -- Reimbursable Expense

Regular Expenses

Vendor Name	Doc Nbr	Date	Cost	Multiplier	Amount
Postage and Delivery					
Cardinal Delivery Service	HOU99413	04/14/2012	16.39	1.10	18.03
	HOU99413	04/14/2012	10.74	1.10	11.81
			27.13		29.84
External Reproduction					
A & E Products	HOU99001	03/30/2012	3,770.44	1.10	4,147.48
Regular Expenses					4,177.32

Total Phase: R000 -- Reimbursable Expense

Labor: 0.00
Expense: 4,177.32

Total Project: T031101000 -- West Montrose Mobility Study

4,177.32

For questions regarding this invoice, please contact Angela Farley.

Telephone: 713-630-7300 Email: AFarley@wallerpmoore.com

PLEASE REMIT PAYMENT TO ADDRESS NOTED BELOW:
1301 MCKINNEY, SUITE 100 HOUSTON, TEXAS 77010 PHONE: 713.630.7300 FAX: 713.630.7300

Page 1

PAGE: 1

* * * DETAILS ONLY * * *

* * * MORE PAGES * * *

INVOICE
Please Remit to:
A&E - The Graphics Complex
A Division of Technical Applications, Inc.
P.O. Box 27286, Houston, TX 77227
713.621.0022 • Fax 713.621.2537
www.aecomplex.com

A&E
THE GRAPHICS COMPLEX
A DIVISION OF THOMSON REPROGRAPHICS, INC.

WALTER P. MOORE & ASSOCIATES
13201 MCKINNEY ST
STE 1100
HOUSTON TX 77010-3031
(713) 630-7300

[illegible]

IBM To

Invoice #: 00004128
Date: 5/1/2012

Page 1

DATE	DESCRIPTION	AMOUNT
	Professional Consulting, Project Management & Administrative & Mgmt., Marketing & PR Mgmt, Services Mgmt., April 2012	\$13,733.17
	Reimbursable expenses as follows:	
4/5/2012	Harris County Clerk 4/9/2012	\$9.00
4/16/2012	Harris County Clerk 4/20/2012	\$9.00
4/23/2012	Harris County Clerk 4/27/2012	\$9.00
4/24/2012	Texas State Comptroller's Office - Data	\$34.87
3/14/2012	Montrose Counseling Center - Board Mtg	\$75.00
3/19/2012	Montrose Counseling Center - Board mtg	\$150.00
4/10/2012	Montrose Counseling Center - Board Mtg	\$75.00
	Verizon - 4/20 -5/19, 2012	\$52.14
	Verizon - J. Hawn - 4/20 -5/19, 2012	\$49.88
	Verizon - J. Hawn - 4/20 -5/19, 2012	\$106.39
	Mileage, R. Hill	\$54.78
	Mileage, G. Larson	\$136.40
	Mileage, R. Caldwell	\$95.54
	Mileage, A. Lee	\$17.10
	Mileage, J. Hawn	\$175.58
	In house copies 2563 @ .15 each - 29 sets @ \$1.00 each	\$563.45
	In house postage	\$4.25
	In house color copies 190 @ .35 each	\$66.50
CK # 2999		Sales Tax: \$0.00
		Total Amount: \$17,416.85
		Amount Applied: \$0.00
		Balance Due: \$17,416.85

Term: C.O.D.

MONTROSE MANAGEMENT DISTRICT
CITY OF HOUSTON
HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Montrose Management District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

6. Receive and consider recommendations from the Public Safety Committee related to:
 - a. Patrol Activity Report for the month of April

Montrose Patrol
April 2012

Arrest Totals

Felonies	5
Misdemeanors	57
Tickets	2
Parking Tickets	23
Misd. Warrants	47
Individuals in Jail	<u>60</u>

FULL REPORT WILL BE PRESENTED AT THE MEETING

MONTROSE DISTRICT AGENDA MEMORANDUM



TO: Montrose Management District Board of Directors
FROM: Bill Calderon, Executive Director
DATE: May 14, 2012
ITEM 7: Receive Report from the Business and Economic Development Committee

Staff note: Minutes of the meeting from May 8 are attached for review.

The Business and Economic Development and Visual Improvement Committees met on Wednesday, May 9 at 5:00 p.m. at Tradition Bank, 5020 Montrose Blvd., Suite 311, Houston TX 77006.

Montrose District Board and Committee Members present were: Claude Wynn, Jason Ginsberg, Gene Creely, Stathis Kafolgis, Dr. Randy Mitchmore, and Dana Thorpe.

Staff members present: Gretchen Larson, Josh Hawes and District Executive Director, Bill Calderon. Guests present: Tony Huffman and Cliff Raymond.

THE COMMITTEE CONSIDERED THE FOLLOWING ACTION ITEM(S):

- a. Participation in the 34th Annual Italian Festival held on the grounds of St. Thomas University, October 11-14 as an Oro sponsor for \$2,500.00.

Participation at the Oro level includes a booth at the event and the opportunity to distribute 10,000 site maps describing our businesses and district services over the four-day festival. Participation has several goals:

- Showcasing area businesses to promote shopping and dining in the District
- Distributing promotional materials (discounts and coupons) for our area businesses
- Distributing district marketing materials regarding district services
- Promoting upcoming business, community partner, and district events

Outreach to area businesses has confirmed interest in their partnering with the District to distribute information such as discounts and coupons at the event. Other businesses will be contacted over the next several months to include as many businesses as possible in the promotion. Several businesses have also discussed the possibility of providing staff to assist with the booth at the event. Marketing materials developed will include a unique URL for tracking purposes after the event.

Phase 2 of the shopping and dining module of the website will be complete by the event. This allows us to direct visitors to the site via the unique marketing URL. Once at the site, visitors and residents will be able to print or scan any on-line coupons or discounts from area businesses. Businesses that already participate in on-line coupons and promotions could also create a unique coupon for the event which would also aid in business development and tracking.

Participation in events to promote our businesses and increase awareness of the District and its mission are important parts of the approved 2012 marketing plan and budget.

b. Proposed holiday decorating project.

Mr. Huffman presented the proposed decoration project to the committee and answered questions regarding, sizes, costs and locations. The consensus of the committee was that the project was interesting and that they'd like to see the development explored further. Executive Director Calderon asked Mr. Huffman if he could develop costs for the individual figures by the May 19 board retreat so this project could be discussed with the full board. Mr. Huffman stated that he was certain that he could and that he would be pleased to present at the board retreat.

Committee Recommendations:

The committee finds that participation in the 34th Annual Italian Festival is consistent with the adopted 2012 PR and marketing plan and recommends approval at the Oro Sponsorship level in the amount of \$2,500.00.

The committee finds that the proposed holiday decorating project is consistent with the District services visual improvements plan. The committee recommends that the project be forwarded to the Visual Improvements committee for further development and consideration.

Fiscal Notes:

- a. Requested funding of \$2,500.00 for participation in the 34th Annual Italian festival is available in the approved 2012 PR and marketing budget.
- b. No funding is required at this time for the holiday decorating project.



MEMORANDUM

TO: Montrose District Board of Directors
FROM: District Executive Director
DATE: May 14, 2012
SUBJECT: Business and Economic Development Committee Meeting Minutes

The Business and Economic Development and Visual Improvement Committees met on Wednesday, May 9 at 5:00 p.m. at Tradition Bank, 5020 Montrose Blvd., Suite 311, Houston TX 77006.

Montrose District Board and Committee Members present were: Claude Wynn, Jason Ginsberg, Gene Creely, Stathis Kafolgis, Dr. Mitchmore, and Dana Thorpe.

Staff members present: Gretchen Larson, Josh Hawes and District Executive Director, Bill Calderon. Guests present: Tony Huffman and Cliff Raymond.

THE COMMITTEE CONSIDERED THE FOLLOWING:

1. Receive reports and consider recommendations from the Committee related to:
 - a. Redesign of the District website - discussion of proposed real estate module development.
 - b. Presentation from Tony Huffman regarding proposed 2012 holiday decorating project.
 - c. Consider sponsorship of the 34th Annual Italian Festival held on the grounds of St. Thomas University, October 11-14.
 - d. Updates from Recycling Subcommittee on proposed recycling event scheduled for July 21 at HEB from 8 to 12 (noon).
 - e. Updates from the Events Planning Subcommittee regarding proposed food/music/art event.
 - f. Redesign of the District website - discussion of proposed real estate module development.

Staff reminded the committee members present that Phase 3 of the site, a real estate module, was slated to begin development once we had determined if multi-family housing owners would use the services provided. Cliff Raymond, district web consultant, discussed the basic elements of the original scope of services that had been developed with staff. Staff stated that Board Member Thorpe had contacted them stating that this service would indeed be of benefit to multi-family property owners and requested that consideration be given to including it in the Phase 2 development.

Mr. Thorpe and Mr. Kafolgis that this would indeed be a resource for multi-family owners in the District that directly improve the revenues and costs of the businesses. Mr. Thorpe stated that they have spoken to the owners of more than 500 Montrose apartments in the last three weeks, and have some great support and ideas so far for this project. He said the project would also assist with improving rents, and should provide a listing service, with an interactive map, that combines the best functionality of Loopnet, MLS and Craigslist. For optimizing costs, they proposed a Swamplot-like discussion board in which owners can share general information like how to deal with habitability inspections and red tags, how to bill water back to tenants, and who to use for background checks. Also included will be specifics such as where to get a new \$186 dishwasher, \$256 oven, or 10% fee tax protester, or an insurance provider that has not dramatically increased rates, or electricity providers at 5.4 cent rates fixed for 3 years. They stated that the multi-family owners in Montrose have spent years, and even several business cycles, negotiating and learning how to operate most efficiently. He noted that with the assistance of the MMD they can

now provide a tool for all multi-family properties to reduce costs while also bringing their properties up to market rents. He stated that there are more than 5,000 apartments in the District and that they will be talking to more owners about this program in the coming weeks and encourages the owners to contact them with any ideas.

Staff stated that they would work with the web designers on a revised scope of services and return to the committee for consideration at their next meeting.

a. Updates regarding the proposed 2012 holiday decorating project.

Staff stated Mr. Huffman had been invited back to visit with the committee regarding his designs for the proposed holiday decorating program.

Mr. Huffman presented his designs to the committee discussing the overall process and how the decorations might be used by the District. Mr. Huffman answered general questions for the committee about sizes, costs and distribution of the decorations. Staff stated that if the project was to be moved forward, further work was needed to develop the project and that it would be given over to the visual improvements committee for further vetting.

The consensus of the committee was that the project was interesting and that they'd like to see the development explored further. Executive Director Calderon asked Mr. Huffman if he could develop costs for the individual figures by the May 19 board retreat so this project could be discussed with the full board. Mr. Huffman stated that he was certain that he could and that he would be pleased to present at the board retreat.

b. Consider participation in the 34th Annual Italian Festival held on the grounds of St. Thomas University, October 11-14.

Staff presented the request to the committee stating that sponsorship at the Oro Level of \$2,500 was available. They stated that participation would include a booth at the event and that information on our businesses and district services would be printed on the 10,000 site maps which would be distributed over the 4 day festival.

Staff stated that the participation had several goals:

- Showcase area businesses to promote shopping and dining in the District;
- Distribute promotional materials (discounts and coupons) for our area businesses;
- Distribute district marketing materials regarding district services; and
- Promote upcoming business, community partner, and district events.

Staff stated that they have already visited with area businesses who are interested in providing materials, such as discounts and coupons, for distribution at the event. Additional businesses will be visited over the next several months in advance of the event to include as many businesses as possible in the promotion. Several businesses have also discussed the possibility of providing staff to assist with the booth at the event. Marketing materials developed will include a unique URL for tracking purposes after the event.

Staff also noted that the Phase 2 shopping and dining module of the website will be complete by the event and this allows us to direct visitors to the site via the unique marketing URL that will be developed. Once at the site, visitors and residents will be able to print or scan any on-line coupons or discounts from area businesses. Businesses that already participate in on-line coupons and promotions could also create a unique coupon for the event which would also aid in business development and tracking.

Staff stated that participation in events to promote our businesses and increase brand awareness of district services is a part of the approved 2012 marketing plan and budget.

Upon conclusion of the discussions, the committee stated that participation in the 34th Annual Italian Festival is consistent with the adopted 2012 marketing plan and recommended participation at the Oro Sponsorship level in the amount of \$2,500.

c. Updates from Recycling Subcommittee on proposed recycling events.

Staff reported that HEB had requested that the District consider hosting a recycling every quarter. The recycling committee met on May 8 and determined that they would like to explore hosting a quarterly event and proposed a tentative date of July 21 has been set for the next event.

d. Updates from the Events Subcommittee members regarding proposed food/music/art event.

Staff stated that the event planning committee would be meeting the following week to develop an event strategy and calendar of events for business committee consideration at a future meeting.

MONTROSE MANAGEMENT DISTRICT
CITY OF HOUSTON
HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Montrose Management District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

13. Receive Executive Director's Monthly Report on Action Initiatives in support of the Montrose Management District's Service Plan.

MONTROSE MANAGEMENT DISTRICT

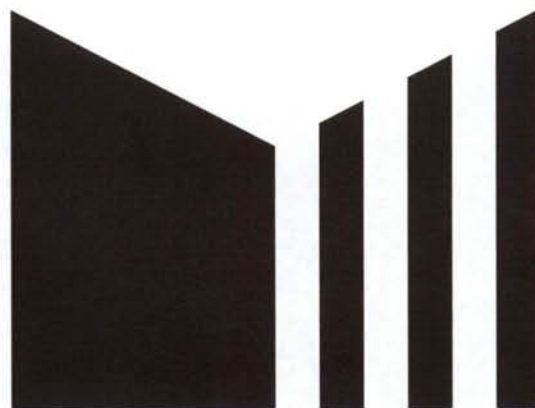
SERVICE PLAN

MONTHLY REPORT

APRIL 9 – MAY 14, 2012

COMMITTEE ACTIVITY

STAFF ACTIVITY



COMMITTEE ACTIVITY

Economic Development Committee

The Business and Economic Development Committee met on Wednesday, May 9.

The recycling sub-committee met on May 8 and the next meeting is slated for May 15.

The holiday decorating sub-committee did not meet during the review period. This project will be moved to the Visual Improvements Committee.

The event planning sub-committee will meet May 14 at 6:00 at El Real.

A complete report of committee and sub-committee activities is in the staff activities section of this report.

Environmental and Urban Design Committee

The Environmental and Urban Design Committee met on May 11th.

Transportation Committee

The Transportation Committee met on May 7th.

Public Safety Committee

The Public Safety Committee met on April 13th.

Finance Committee

The Finance Committee met on May 14th.

STAFF ACTIVITY

APRIL 9 – MAY 14, 2012

Staff continues to work with committee and the website designers on the new site. Phase 1 is complete and Phase 2 continues to move more quickly than anticipated as well. In discussions with board member Thorpe, Phase 3 a real estate module, is also being considered for inclusion in Phase 2.

The business committee met on May 8 and discussed the following items: Redesign of the District website - discussion of proposed real estate module development, a presentation from Tony Huffman regarding proposed 2012 holiday decorating project, participation in the 34th Annual Italian Festival held on the grounds of St. Thomas University, October 11-14, updates from Recycling Sub-committee on proposed recycling events, updates from the Events Planning Sub-committee regarding proposed food/music/art event.

The recycling sub-committee met on Tuesday, May 8 and will meet again on May 15. HEB has requested that the District host quarterly events rather than bi-annual. The committee also considered a request by the city to co-host recycling mixers every month at businesses who are participating in the recycling program. The committee would like to proceed with creation of the monthly mixer and is exploring a July 21 recycling event at HEB.

The 1st quarter newsletter is on-line and printed copies will be available at the May 14 board meeting.

The monthly postcard is for the May will be the recycling mixer events.



FOR IMMEDIATE RELEASE

MEDIA CONTACT:

Gretchen Larson
Montrose Management District
832.392.2546
glarson@MontroseDistrict.org

**Montrose Management District's Semi-Annual Recycling Day
Collects 16,000 Pounds of Houstonians' Waste**

HOUSTON, TX (April 27, 2012) –Montrose Management District collected 16,000 pounds of waste at the District's free public recycling day on Saturday, April 21, 2012 held at HEB's West Alabama location.

The District collected 9,500 pounds of paper and documents, as well as 6,500 lbs of electronic and computer parts for safe, environmentally-friendly disposal. The event attracted approximately 125 Houstonians and was hosted in conjunction with Earth Day.

"The Montrose Management District team is excited by the success of this event," said Montrose Management District Executive Director, Bill Calderon. "We are continually striving to serve the community within our District, and Houston as a whole, by maintaining and improving quality of life."

HEB, Tradition Bank, the City of Houston Solid Waste division, CompuCyle and Recycle Bank all partnered with the District to make this event a huge success. Students from Saint Thomas University and other volunteers supported event logistics and were tasked with unloading vehicles and traffic control.

Montrose Management District will host a second recycling event later this year, scheduled to take place on October 27, 2012 at the same location. Event details will be posted on the District's website (www.MontroseDistrict.org) and Facebook page (www.facebook.com/MontroseDistrict)

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About the Montrose Management District

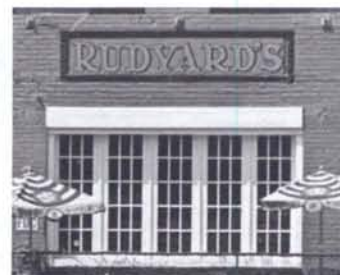
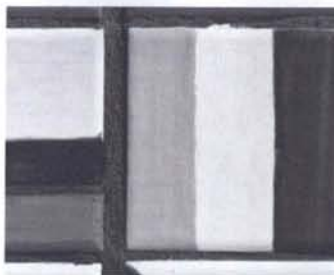
Improving the quality of life in the historic Montrose area is one of several focuses of the District. The Montrose Management District encompasses 250 acres of land within Houston. The Board of Directors follows a service assessment plan to meet the needs of the District. The plan focuses on four core areas including: business development, transportation planning, public safety, and visual and cultural improvements. For more information on the Montrose Management District, visit: <http://montrosedistrict.org/>



facebook.com/MontroseDistrict
MontroseDistrict.org

MONTROSE
DISTRICT

1st Quarter, Volume 1



Security Detail Lowers Crime in Montrose Neighborhoods

"Taggers are just kids rebelling and not really part of an organized gang. I really can't say it's because of us, but most of the criminals out there know our trucks now. When they see us, they know we're going to get out and talk to them. When they get nervous, they're going to be less likely to commit crimes."

— Officer Victor Beserra

One of the many benefits a management district provides to residents and businesses in its community is the peace of mind that comes with additional security officers on patrol. In the Montrose Management District, a paid security detail of 20 HPD officers working extra hours is coordinated by Officer Victor Beserra.

"I know the area and I know the issues, so I know where to put the officers," says Beserra, who was a long-time Montrose resident. Having two children still living there is a strong motivation for him to want to keep the area safe, he adds. After 20 years of living and working in the area, he's forged relationships with business and property owners, and takes phone calls from them at all hours to help solve a variety of problems, small and large. Beserra's team keeps a log of all offenses. Knowing the area well and familiarity with repeat offenders gives the security officers an advantage that regular HPD officers don't always have because of the way shifts are rotated.

Vagrancy issues and drug transactions on commercial properties are two types of crimes that the officers handle on a regular basis. Panhandlers in parking lots can escalate their activities to include shoplifting if they aren't able to get what they want from patrons outside the store, Beserra says. A city ordinance passed in 2011 prohibits panhandlers from soliciting for money within 50 feet of a gas pump or ATM machine, and within eight feet of a restaurant's outdoor dining area, he says.

The average citizen can also contribute to crime prevention by ensuring that no valuables are left in their parked cars to tempt thieves. Laptops, purses, wallets, GPS systems, and cell phones, as well as cash left in plain sight, are just an invitation for a break-in, he said. Occasionally, teams of officers will check on parked cars and leave "report cards" to tell people if they've "failed" a security inspection.



If so, did you know that the District has an abatement program?

Help us keep our community clean and safe. Please report incidences of graffiti immediately. You can make a report at www.MontroseDistrict.org. Click on the "How Can We Help" or call staff any time at 713.595.1208. We will send a team out to remove it promptly.



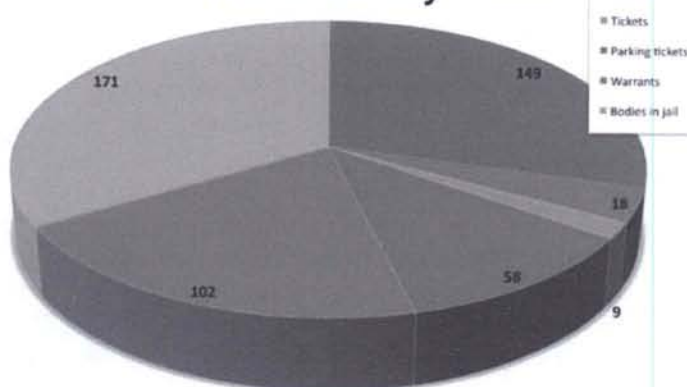
Signs that remind people to Lock, Hide and Take valuables out of their cars are great, he adds, but many businesses are reluctant to post them for fear of creating the perception of a problem.

"They're worried they'll lose customers," he says. A little education goes a long way to helping businesses become aware of how they can help decrease crime, and Beserra suggests property owners file signed and notarized trespass agreements with the police department. "If there's a vagrant sleeping on the property, we can't arrest him without a complainant," he says. "Having that affidavit gives us permission."

Overall crime stats for the District are trending downward, including a 20 percent decrease in robberies since last year. Gang activity has all but disappeared except for a small handful of "posers" and the occasional tag artist.



Public Safety 1st Quarter 2012





New Web Site Engages Residents

There's something fresh and different about the Montrose Management District's web site, thanks to Cliff Raymond and his partner, Chris Valdez, of the Primer Gray agency. Primer Gray started working on a new web site design in early 2012, and had some eye-catching results to show to the board of directors in early April.

Phase I of the new web design was rolled out April 9 as a soft launch with much of the information the District is legally required to provide to the public. Two big additions are the complete contents of the directors' meeting packets and meeting minutes, both of which are now easier to access and better organized, Raymond said.

"We also needed to figure out how to provide better value for the residents of the District and drive more consumer traffic to the site." — Cliff Raymond

Phase II is expected to debut in early August with more content, such as a business directory searchable by category, an interactive map, a calendar listing meeting dates and other events, and a more robust image gallery.

A blog about the Management District's goals and accomplishments is also on the drawing board. Profiles of local businesses and other localized content will be updated frequently. A Twitter feed from area merchants will also be featured so residents can be the first to hear about specials, sales and upcoming events.

Raymond and Valdez launched Primer Gray three years ago to serve small- to medium-sized clients with branding and designing print collateral. Now, 70 percent of the agency's focus is on digital communications, providing a more strategic approach to designing and developing custom solutions to meet the goals of their clients. Working with the Montrose Management District has been a pleasure, Raymond said.

"It's been a really smooth process working with this committee. They're very engaged and helpful in delving deeper into who their audience is."

**Check out our new site at:
MontroseDistrict.org**



Resolving Parking Issues; High Priority for Community

The City of Houston is looking at multiple ways to improve parking in areas such as Montrose. Under consideration are Valet and Off-Site Parking code changes as well as parking meter expansions.

Businesses are committed to keeping the integrity of our neighborhood in place. They do not want to bulldoze buildings that may be rehabilitated to house modern concepts. Yet, older buildings were not built with large parking lots attached. As well, City leadership hopes to build a more walkable and environment.

When new businesses open and become successful, however, it creates parking problems for the neighbors.

The City is meeting with civic groups, business owners, and other stakeholders to find a workable solution to maintain the quality of life for neighbors and the economic impact of businesses.

To learn more contact the City of Houston Planning Department and/or the Administrative and Regulatory Affairs Department at www.houstontx.gov

We urge everyone in our community to report issues that need to be addressed to 311. You can do so by visiting 311@Houstontx.gov or for live assistance dial 311 from any land or mobile phone based in Houston 6am - 8pm, Mon.-Fri. You can report pot-holes, traffic signal maintenance, trash container damage, water/waste issues, graffiti, trash violations and more.

Utilizing the 311 system frequently can get results!

In the case of a police, fire or medical emergency always remember to dial 911.

If you'd prefer that District staff assist you, please visit our website www.MontroseDistrict.org and click on the **"How Can We Help"** button on the home page and let us know!

Recycling Day Collects 16,000 lbs. of Houstonians' Waste

The Montrose Management District collected 16,000 pounds of waste at the District's free public recycling day on Saturday, April 21, 2012 held at HEB's West Alabama location. The District collected 9,500 pounds of paper and documents, as well as 6,500 lbs of electronic and computer parts for safe, environmentally-friendly disposal. The event attracted approximately 125 Houstonians and was hosted in conjunction with Earth Day.

HEB, Tradition Bank, the City of Houston Solid Waste division, CompuCycle and Recycle Bank all partnered with the District to make this event a huge success. Students from Saint Thomas University and other volunteers supported event logistics and were tasked with unloading vehicles and traffic control.

"The Montrose Management District team is excited by the success of this event. We are continually striving to serve the community within our district, and Houston as a whole, by maintaining and improving quality of life."

— Bill Calderon
Montrose Management District Executive Director

Montrose Management District will host a second recycling event later this year, scheduled to take place on October 27, 2012 at the same location. Event details will be posted on the District's website www.MontroseDistrict.org and Facebook page www.facebook.com/MontroseDistrict



HELP US KEEP MONTROSE CLEAN & GREEN
**CELEBRATE EARTH DAY
BY RECYCLING!**



MontroseDistrict.org



On-site shredding «
Acceptable Items Include:

Laptops « Monitors « Servers & Peripherals « Keyboards « Cameras
TV's up to 27" « Speakers « Cables « Switches, Routers & Hubs « Phones
Print/Fax/Scan & Copy machines « Toner Cartridges « Hard Drives
Small Kitchen & Hair Care Appliances « UPS/Battery Backups
Circuit Boards « Lithium-Ion & Nickel-Cadmium Batteries

NO REFRIGERATORS OR AC/HEATER UNITS

Questions? Contact Lilly Robison at 713.866.8025 or LRobison@CompuCycle.net.



Responsible E-cycling Solutions.



District Creates Recycling Committee to Help Green Our Community

In March of this year the Montrose District Recycling Committee kicked-off its first meeting and has been going full steam ahead on projects. The first project to be planned as a recycling event in April. The committee met every two weeks from March 6 to April 17 in preparation of their first event with committee chair Diane Baker and co-chair, Lane Llewellyn leading the way.

The first event, held at HEB on West Alabama was a huge success with over 16,000 pounds of materials recycled! In addition to HEB other partners included, Tradition Bank, Recycle Bank, the city of Houston and CompuCycle.

A special thanks to the students of St. Thomas who volunteered their time to assist the committee the day of the event.

The committee meets the 1st Tuesday of every month at Tradition Bank at 5020 Montrose in their 2nd floor lobby conference room. For more information contact Gretchen Larson, Director of Marketing - GLarson@MontroseDistrict.org.

Recyclebank Partners with District

The team at Recyclebank is working with the District to help local businesses increase sales while strengthening community connections and assist businesses to:

- Acquire new customers and increase sales per visit,
- Increase consumer loyalty and word of mouth referrals,
- Support meaningful community initiatives, and
- Drive local PR and marketing exposure.

Businesses who want to know more can visit www.Recyclebank.com and get involved. A member of the Recyclebank Rewards Team will contact businesses within 7-10 business days.



The City of Houston and their SWD team is a member of the Montrose Recycling Committee, this partnership aims to make our Community the Cleanest and Greenest District in the city!

Your business makes our community stronger. As you strive to grow your business we realize you do so in a conscientious and responsible manner. Many of the businesses in the Montrose area are taking that responsibility one step further by participating in the Houston Business Recycling Program. We want to publicly thank the following businesses for committing to keep recyclables out of Houston's landfills.

- 1920 MANOR LLC
- 802 W. ALABAMA
- BERING MEMORIAL UNITED METHODIST CHURCH
- CARRIE MADE THE CAKE
- DA CAMERA OF HOUSTON
- ELMORE PUBLIC RELATIONS INC
- GERMAN LANGUAGE CENTER
- HUBBARD FINANCIAL SERVICES, INC
- INTERFAITH MINISTRIES FOR GREATER HOUSTON
- KEVIN DAVIS WALL ARTISANS, LLC
- MASONS FLOWERS
- MONTROSE COUNSELING CTR PERMANENT ENDOWMENT
- SICARDI GALLERY
- SUGARBABY'S CUPCAKE BOUTIQUE
- TETRA LAND SERVICES
- THE STONE KITCHEN
- VIEBIG, MCCOMMON & ASSOC., P.C.
- THE NEON GALLERY

Because more than half of all trash is recyclable, this commitment really pays off. If you are already recycling, we want to say thank you. If you're not, we encourage you to call the City of Houston Solid Waste Management Department and speak with an Account Manager.

For less than one dollar a day (based on single cart service price), your waste bill will be reduced and your business can earn recycling rewards. The city of Houston SWD recycling team stands ready to assist, so give them a call or visit their website to learn more!

Marie Cortés Roland Turner Daniel Hinojosa
Business Recycling Team City of Houston Solid Waste Management
www.HoustonSolidwaste.org Office: (713) 837-9179 or (713) 837-9221



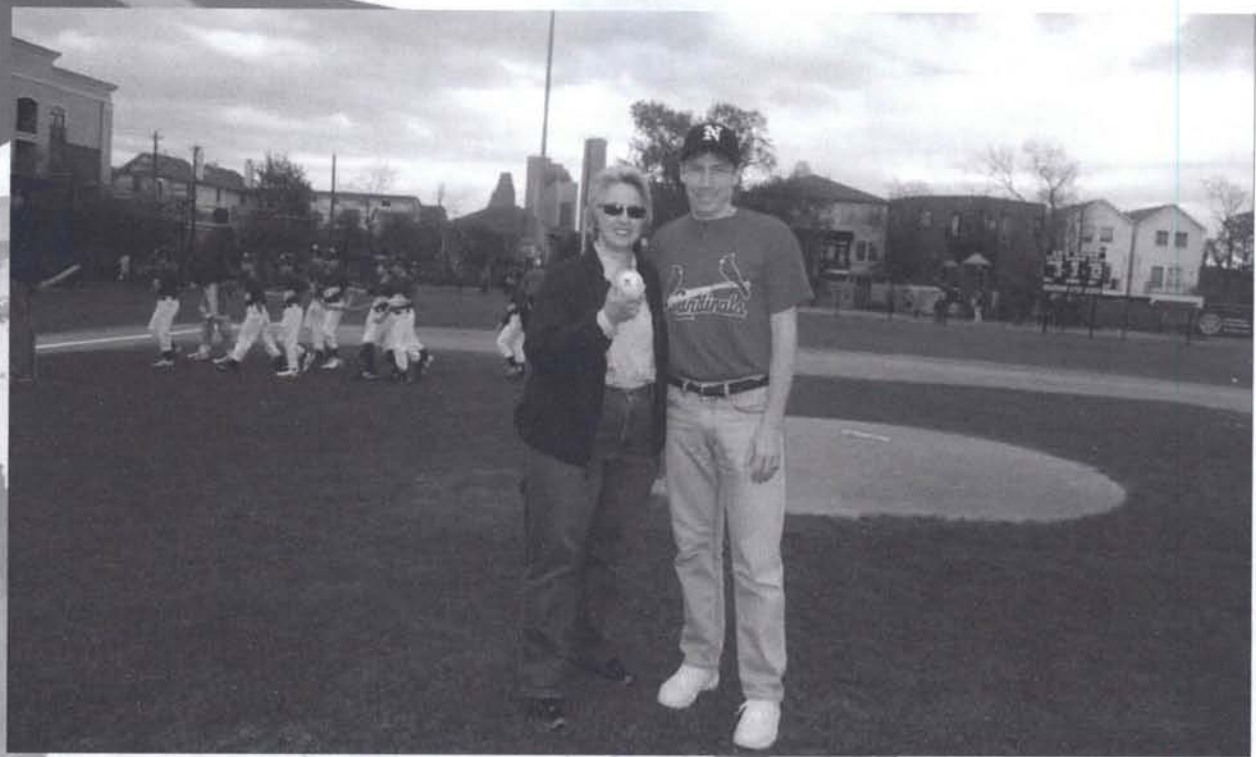
Settlement Goods & Design Opens in Montrose

3939 Montrose Blvd., Suite M. www.settlementgoods.com.

Settlement Goods & Design is an American-made lifestyle store, celebrating a range of well-made sustainable clothing, jewelry, and gifts that are manufactured in the USA.

Specializing in women and men's clothing, jewelry, and home accessories, they believe that "what's made close to home is better for you." Their products are made by some of the best designers and craftspeople America has to offer. These are brands and people that know and care about great design, the environment, and creating good jobs for Americans.

Settlement is a store with integrity in mind. According to co-owner, Gene Morgan, "we love Montrose, and know it's a forward-thinking community with a similar desire to promote the health and well-being of the people and things that surround us." "We'd love to hear from all of our neighbors so stop by and say hello".



Exclusive Preview New Work in Black & White Film

Jackson Potts ii

Dates

benefit for

May 19th 5-9pm

(minimum donation \$25)

50% off prints night

Hor d' oeuvres / wine

Jackson & guest speakers

Door Prizes

Music

NUTRITION
Body Smart. Moneywise

May 20th 2-5pm

Door Prizes

Also Showing

ROCK & ROLL



Thanks to



http://www.jacksonpottsii.com/expert_nutrition.html

Neartown Little League

www.NearTownLL.org

In March of this year the Montrose District Recycling Committee kicked-off its first meeting and has been going full steam ahead on projects. The first Neartown Little League supports our children and businesses in the community

Did you know... Neartown Little League, is the Little League organization "zoned" in the Montrose Management District? For more than 15 years, Neartown Little League has brought youth baseball to our inner city community. Neartown, a 100% volunteer, 501(c)(3) non-profit organization, is a member of Council of Houston's Inner-City Little Leagues (C.H.I.L.L.)

NLL players primarily play baseball at two fields: Hilton Field, behind Wharton Elementary; and Will Weber Field; at Ervin Chew Park.

Neartown Little League players and their families shop, live, attend school and play ball in their neighborhoods, which include Fourth Ward, Neartown, Midtown, Montrose, River Oaks, Southhampton and Boulevard Oaks. Schools NLL players attend include: AOS, Poe, River Oaks, River Oaks Baptist, St. Anne, St. John, St. Stephens, Wharton, and Wilson, among others.

Neartown Little League encourages the NLL families to support the member businesses and is working with MMD partners to help keep the area safe. They have a wide range of sponsorship levels and for more information about these opportunities, please contact: Sponsors@NearTownLL.org.

Stop by the fields and catch a Neartown Little League game this season and get in on the fun!

Upcoming Benefit!



POST PROPERTIES

Developing New High Quality Housing

Post Properties, a real estate investment trust based in Atlanta has an established reputation for high quality mid-rise multi-family communities based on the latest in urban design concepts. Its four story apartment buildings at West Gray and Bagby, completed in phases from the late 90s to the present day, are the nucleus of what has become one of the most appealing residential districts of Midtown. Now the company is bringing its expertise in urban living to the Montrose Management District.

Post, and its third party general contractor, Rampart Construction, have broken ground on a five-story mid-rise apartment building at 510 Richmond Avenue at Spur 157 that will also have frontage on Colquitt and Jack. According to Bart French, Post Properties VP of Investments, a total of 242 units are planned. The unit mix is expected to be 70% one-bedroom and 30% two-bedroom units averaging 850 square feet and ranging from 600 to 1,200 square feet. The community will have a six and a half story central garage with approximately 350 parking spaces. Post is aiming to have the first units available and ready for occupancy by the middle to end of next year. However, the project is not expected to be fully completed until early in 2014.

The building will be of A+ quality and the architectural design will be compatible with the neighborhood. The first floor units facing Colquitt and Jack will have stoops at their front doors which assist in creating a walkable neighborhood environment. Amenities will include a large courtyard and pool, a fitness center facing Richmond, a club/game room and a business center and library.

The community, tentatively named Post Richmond Avenue, is on a 2.0 acre property that was acquired by Post at the end of 2007. The company believes that the site is ideally situated for multi-family development. It is in close proximity to the major employment centers of Downtown, the Texas Medical Center and Greenway Plaza. The availability of mass transit is also an important factor. The community is walking distance from the Main Street light rail line and is on the proposed future University line that will connect the University of Houston and the Uptown/Galleria area.



L-R:
Bobby Heugel,
Dana Thorpe,
Lane Llewellyn
being sworn in by
State Representative
Garnet Coleman.
Looking on from the
far right is Montrose
Management
District Chairman
Claude Wynn.

3 New Directors Join MMD Board

This spring, the Montrose Management District welcomed three new directors with considerable business expertise to its board. Bobby Heugel, a local bar and restaurant owner, and real estate experts Lane Llewellyn and Dana Thorpe were sworn in by Rep. Garnet Coleman of the Texas State Legislature and Chairman of the Board Claude Wynn at the April 9th meeting.

Commercial real estate agent Lane Llewellyn said she's committed to helping build an infrastructure wherein Montrose business and property owners can network and support each other. Llewellyn, who formerly built a business as a customs broker and shipping agent in Belize, said she brings a broad base of experience and marketing expertise to the board table. "I know how to bring together people who might not normally work together," she said.

Dana Thorpe is the president and founder of Brightside Properties, the largest single owner of vintage apartments in Montrose and the Heights. Since 2006, he has acquired with more than 450 apartment properties.

"I want to work with the Montrose Management District to assist the growth and success of the businesses and residents of the area I love the most in the world: Montrose," Thorpe said. "Whether it is for business or family, I can be found here, pretty much all day, every day."

"My professional background requires that I engage people of all demographics. I think that's something the management district needs to do—develop projects which address the diversity of the population that calls Montrose home"

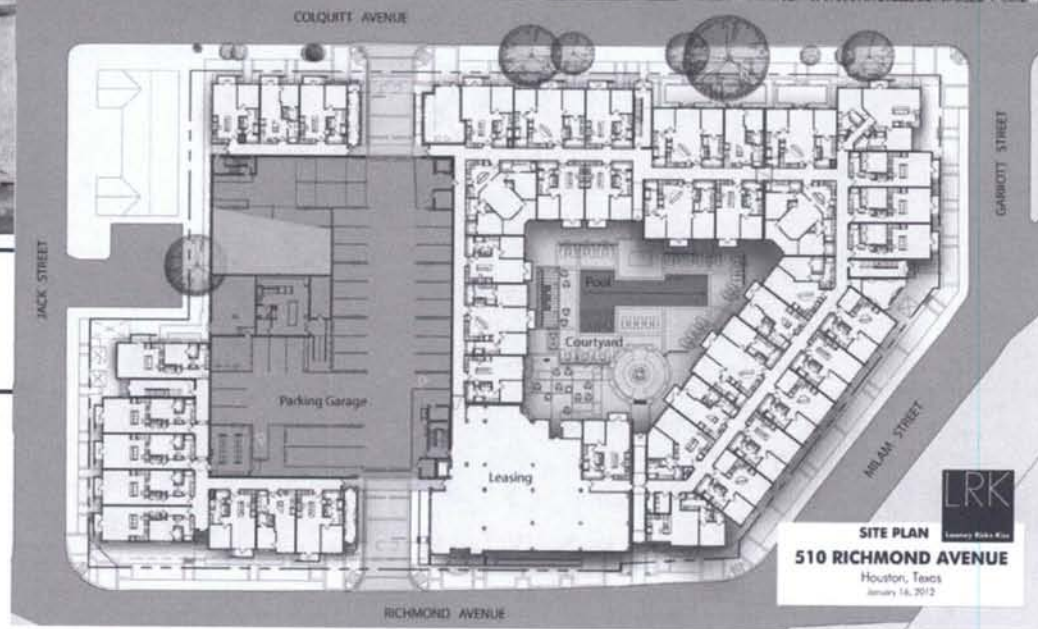
— Bobby Heugel
Restaurateur/Bar Owner

Restaurateur and bar owner Bobby Heugel has had the honor of being named a Star Chef's Rising Star and is listed in the January 2012 Forbes magazine list of "30 Under 30" food and wine movers and shakers.

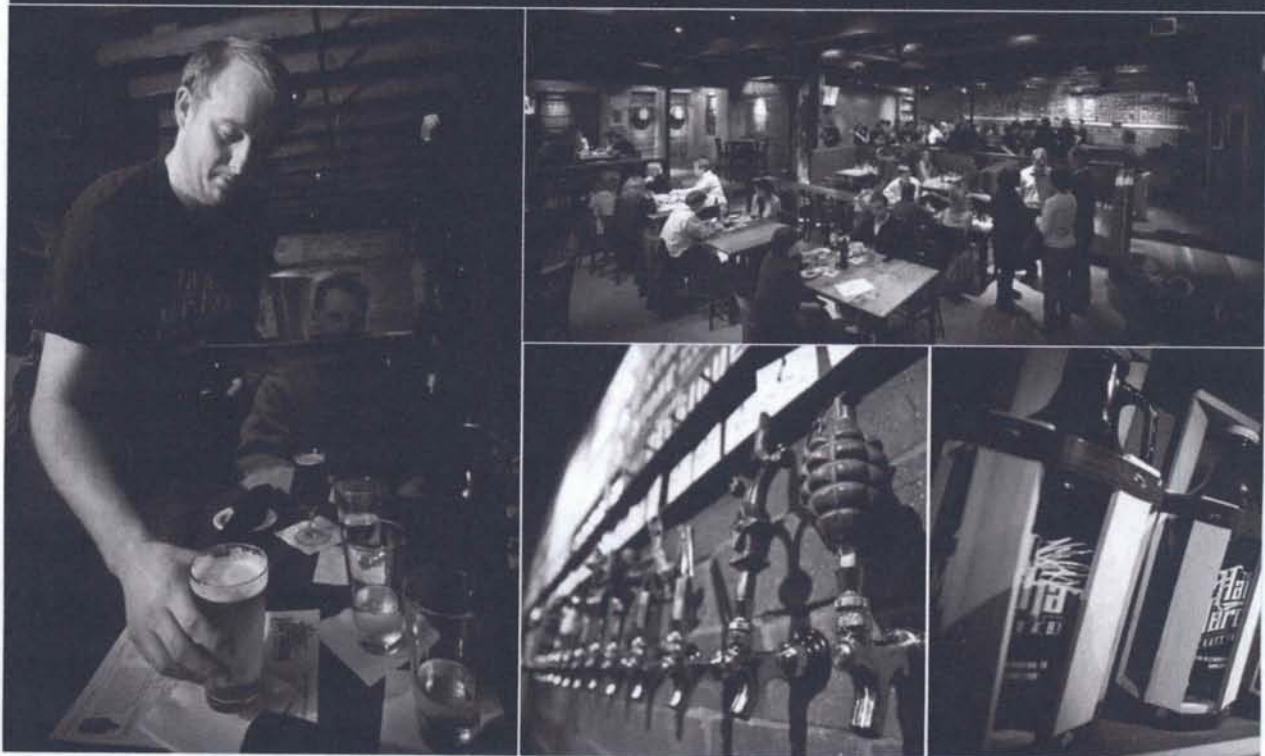
Together with his partners, Heugel has launched the popular Montrose cocktail bar, Anvil Bar and Refuge, which has received accolades from Food & Wine magazine, GQ and Bon Appetit. His other ventures in the area include the restaurant Underbelly, a beer bar called Hay Merchant, and coffee shop called Blacksmith. Heugel also lends his expertise to national beverage programs and spirit brands as a consultant.



Architecture
Rendering
and
Site Plan



Hay Merchant opens in the Montrose



Board of Directors Monthly Meeting

2ND MONDAY AT 12:00 (NOON)
Montrose Counseling Center
401 Branard, Ste. 106
Second Floor
Houston, Tx 77006

Visual Improvements/Transportation

3RD WEDNESDAY AT 10:00 A.M.

Security & Public Safety

2ND FRIDAY AT 8:00 A.M.

Economic Development

2ND WEDNESDAY AT 5:00 P.M.

All meetings except the Board of Directors Monthly Meeting take place at:

Tradition Bank

5020 Montrose Blvd.
Houston, TX 77006.

The Montrose Management District is a combination of HCID#6 and HCID#11



A message from

Claude Wynn

Chairman of the Board of Directors
Montrose Management District

"Planning is bringing the future into the present, so that you can do something about it NOW." Those are the wise words of time management guru and best-selling author Alan Lakein, and I couldn't agree more.

As chairman of the Montrose Management District, I see an opportunity for us to plan for the future of our community, which is unique in its character and its history as one of the core neighborhoods of this city. In light of the city's Rebuild Houston initiative, it's important we take on a visionary role in planning for growth, for an increase in density, and for building an infrastructure with a focus on the long-term needs of our existing and future local businesses, property owners, and residents.

Many of you have been in the area long enough to remember the mistakes made in widening Richmond Avenue—a thoroughfare that has been rebuilt at least three times in the last 20 years. You may recall that, at one point, new construction had to be demolished and dug up to install a water line that had been omitted—a prime example of the kind of costly mistakes that can be prevented with proper planning.

Given that we're looking at the possibility of light rail in our area, we need to plan for it so that it is completed in a thoughtful way and does not disrupt business?

And even while we're excited about planning for the future, we're also very committed to addressing the needs of the community in the here and now. I am often asked to explain about what a management district is and what it does. Let me start by saying we are not in the business of replacing or substituting any service the city is already obligated to provide. We are in the business of trying to supplement those services and leverage resources of the District and ensure that we receive our fair share in the Montrose.

Leverage is the operative word here, and by definition, it means the act of influencing people, events and decisions to achieve a

desired effect. We are here to act as your advocates to influence city, county and state leaders to provide the kinds of services and resources that benefit the Montrose community. At the same time, the District has the ability to supplement certain services where needed—like additional security officers who augment the services already provided by HPD.

To understand more about how the District works on your behalf, I encourage you to visit the newly designed District web site at www.MontroseDistrict.org. There you will find meeting minutes from previous board meetings, reports of new developments, and a calendar of events. There's also a contact form where you can submit your questions or comments, which District directors welcome and consider carefully.

BOARD of DIRECTORS

Claude E. Wynn, *Chairman*
Randy Mitchmore, *Vice Chairman*
Cassie Stinson, *Secretary*
Brad Nagar, *Asst. Secretary*
Kathy Hubbard, *Treasurer*
Dennis Murland
Robert Jara
Michael Grover
Tammy Manning
David W. Robinson
Randall Ellis
Bobby Heugel
Dana Thorpe
Lane Llewellyn
*Nebo Randovic - appointment pending

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JHawes@MontroseDistrict.org
Gretchen Larson
Director of Marketing
713.593.1215
GLarson@MontroseDistrict.org
Ray Lawrence
Director of Economic Development
713.593.1235
RLawrence@MontroseDistrict.org

Upcoming Events Around Montrose:

Kids Studio Summer Art Camps

presented by the Art League Houston

June - July 2012 SUMMER SESSIONS for children 5-8 or 9-12

Monday-Friday, 10a.m. — 3:00 p.m. daily.

1953 Montrose Blvd. Next to Texas Art Supply
Early care and late care are available. Art League Houston
provides all art supplies, a camp t-shirt, and snacks.
Visit www.ArtLeagueHouston.org or call 713.523.9530 to REGISTER!

H-GAC BROWN BAG LUNCH SERIES

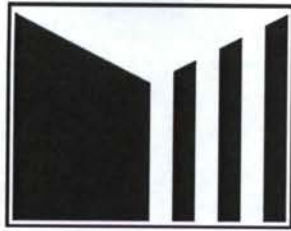
Presents EcoDriving by Mr. Mike Speck

Monday, May 21, 2012, Noon to 1:00 PM - Bring your lunch.

H-GAC offices, 3555 Timmons Lane, 2nd Floor, Houston, Room A

If you like what you see... contact the "C" team for all your marketing needs:

Creative Team:
Writer/Editor: Deborah Hensel
Videography: EV1 Productions | EV1Pro.com
Web Design: Start With Grey | StartWithGrey.com
Graphic Design & Photography: CrackedFox photography & design | CrackedFox.com



MONTROSE MANAGEMENT DISTRICT
Cleanup Update

May 2012 meeting of the Board of Directors

Staff inspected the District for overgrown vacant lots, illegal trash dumps, inoperable vehicles and abandoned houses and businesses. Reports were submitted to 311 Help Online for abatement.

Overgrown vacant lot and other violations were found in the following locations in the District:

1840 Colquitt - Thank you for your request or comment. Your Tracking Number is: 101000650844.

1707 W. Main - Thank you for your request or comment. Your Tracking Number is: 101000650859.

1540 W. Alabama - Thank you for your request or comment. Your Tracking Number is: 101000650868.

1533 Indiana - Thank you for your request or comment. Your Tracking Number is: 101000650872.

1511 Welch - Thank you for your request or comment. Your Tracking Number is: 101000650878.

401 Bomar - Thank you for your request or comment. Your Tracking Number is: 101000650884.

Lot at SE corner of Roseland & Woodrow - Thank you for your request or comment. Your Tracking Number is: 101000650892.

OTHERS

Illegal dump in the vacant lot at the SW corner of Woodhead & Colquitt - Thank you for your request or comment. Your Tracking Number is: 101000650901.

308 Willard, grass at house overgrowing sidewalk - Thank you for your request or comment. Your Tracking Number is: 101000650908.

- *Staff has recommended to the Department of Neighborhoods that the buildings at 1732 Richmond and 1704 Westheimer be condemned and demolished. A formal request for an investigation was made on April 2.*



1704 WESTHEIMER

Thank you for your request or comment. Your Tracking Number is: 101000620664.

1704 Westheimer has been demolished





- *Evidence regular reporting to NP is doing some good:*



Vacant lot at 305 Willard



Abandoned house at 1327 W. Bell, previously reported by Staff to NP for abatement, has been tagged.



Abandoned house at 1327 W. Bell.



The townhouse at 3717 Stanford, built but never occupied, has once again been reported by Staff to 311 Online as a neighborhood nuisance. Thank you for your request or comment. Your Tracking Number is: 101000650965.

- *An illegal dump reported by Staff to 311 last month – still not picked up*



4208 Woodhead – illegal dump in vacant lot, no dumping sign clearly visible



The house at 308 Willard with overgrown sidewalk, once again reported to 311 Online by Staff for cleanup.

PROGRESS IN THE DISTRICT



The vacant lot at the corner of W. Bell and Marconi, previously reported by Staff for overgrowth, has been sold and development is beginning.



Another vacant lot at 1108 Peveto, previously reported by Staff for overgrowth, has been sold and is undergoing development.



The vacant lot at the corner of W. Drew and Converse, also reported many times for abatement, is finally seeing some new construction.

Staff will continue to look for violations and other problems as they arise. Please call Roy Hill at 713-595-1207 or 713-724-2189 or send an e-mail to rhill@hhcllp.com if you see a possible violation that needs to be inspected.



