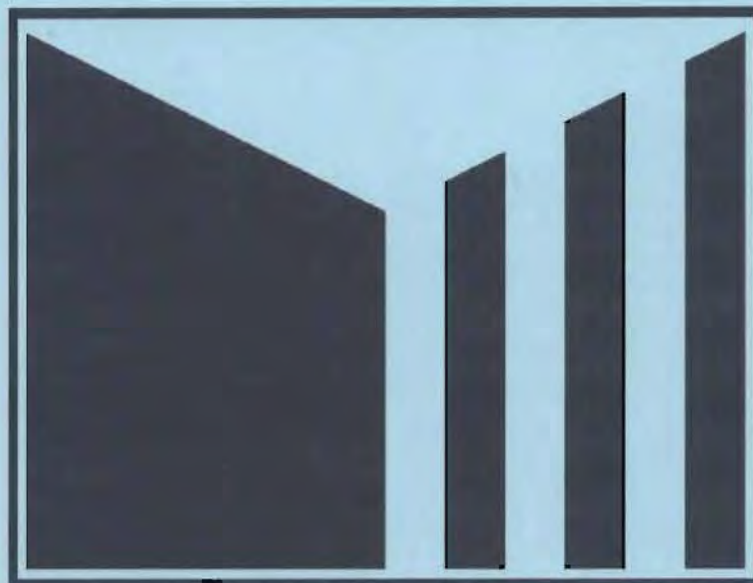


MONTROSE MANAGEMENT DISTRICT



Agenda and Agenda Materials
Meeting of the Board of Directors

May 13, 2013

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 13, 2013, 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 8, 2013.
3. Receive public comments.
4. Receive Presentation on esplanade memorial.
5. Receive District's monthly Assessment Collection Reports and Billing and Assessment Summaries, Lawsuit and Arbitration Status Details, and Delinquent Assessment Reports.
6. Receive and consider District's monthly financial report, including; pay invoices.
7. Receive Executive Director's Monthly Report on District initiatives.
8. Receive report and recommendations from the Marketing and Business Relations committee.
 - a. Approval of Services Agreement with District Vendors for graphic design, photography, website, videography and writing services. (This item is carried forward from April 8 meeting).
9. 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.
10. Reconvene in Open Session and authorize appropriate action by legal counsel related to Item 9 on the agenda.
11. Announcements.
12. 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 8, 2013.

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

April 8, 2013

Determine quorum; call to order.

The Board of Directors of the Montrose Management District held a meeting on Monday, April 8, 2013, 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 12:06 p.m., and the roll was called of the duly appointed members of the Board, to wit:

Position 1: Claude Wynn, <i>Chairman</i>	Position 9: Kathy Hubbard, <i>Treasurer</i>
Position 2: Dana Thorpe	Position 10: Michael Grover
Position 3: Randy Mitchmore, <i>Vice Chairman</i>	Position 11: Bobby Heugel
Position 4: Cassie Stinson, <i>Secretary</i>	Position 12: Brad Nagar, <i>Ass't Sec'y</i>
Position 5: Lane Llewellyn	Position 13: Vacant
Position 6: Vacant	Position 14: David Robinson
Position 7: Vacant	Position 15: Randall Ellis
Position 8: Robert Jara	

and all of the above were present with the exception of Director Heugel, Hubbard and Stinson, thus constituting a quorum. Also present at the meeting were Bill Calderon, Josh Hawes, Gretchen Larson and Ray Lawrence, all of Hawes Hill Calderon, L.L.P.; Clark Lord, Bracewell & Giuliani, L.L.P.; Patricia Hall, Equi-Tax, Inc.; and Darrell Hawthorne, Muni

icipal Accounts and Consulting, L.P. Others present were Dennis Beedon, District business ambassador; Daphne Scarbrough, Richmond Avenue Coalition; Eugene Nosal, Avondale Association; Officer Victor Beserra, Houston Police Department (HPD); Kirk Baxter; and Chloe Sanders.

Approve minutes of meeting held March 11, 2013.

Upon a motion duly made by Director Grover and being seconded by Director Llewellyn, the Board voted unanimously to approve the minutes of its meeting held on March 11, 2013.

Receive public comments.

There were no public comments.

Receive Public Safety portion of Executive Director's Report

This agenda item was addressed early and out of sequence at the meeting due to Officer Beserra's need to leave the meeting. Officer Beserra presented highlights of the Patrol Activity Report, which was included in the Board agenda materials. He said that 88 arrests were made during the month of March, 2013 and provided a breakdown as to the types of arrests. He said that there have been sporadic increases in terms of burglaries of motor vehicles (BMV), and that these incidents have each been addressed. He reported that BMV prevention flyers and automobile "report cards" were distributed to almost 3,000 vehicles in the District last month. He said that the security cameras are operating well. Mr. Calderon added that a recent meeting held with the managers of multi-family complexes has proven beneficial in terms of facilitating an exchange of information. 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 presented the Report. She reported that the 2012 assessments are 98% collected to date on the East side of the District and 92% collected on the West side of the District. She said that there are no properties in the District with uncertified property values. She noted that lists of the District's Top Ten Assessment Payers and the Ten Largest Delinquent Accounts are both included in the Board agenda materials, as well as a report on delinquent collections activities. 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. Chairman Wynn noted that the invoices being presented for payment were reviewed by the Finance Committee. Mr. Calderon said that the monthly invoice for graffiti abatement services arrived following the Committee's monthly meeting, and he recommended the payment be approved since it involves a Board-approved expense. Upon a motion duly made by Director Mitchmore and being seconded by Director Robinson, 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.

Mr. Lord suggested that this agenda item should be addressed together with the subsequent two agenda items. He then explained that the review of the Investment Policy is required annually. He said there are no changes to the Investment Policy at this time.

Review, revise and adopt Resolution Establishing the Authorized Depository Institutions and Adopting List of Qualified Broker/Dealers.

Mr. Lord explained that the Authorized Depository Institutions and List of Qualified Broker/Dealers has been updated to reflect those financial institutions that manage public funds, as well as those which may have merged or closed.

Accept annual disclosure statements for Investment Officer and Bookkeeper.

Mr. Lord said that Mr. Hawthorne, the District's Investment Officer and Bookkeeper, has prepared an annual disclosure statement declaring that he has no conflicts of interest with the financial institutions with which the District does business. Following a brief discussion on all three agenda items, Director Mitchmore moved to adopt a resolution regarding the annual review of the Investment Policy; to adopt a resolution establishing the Authorized Depository Institutions and List of Qualified Broker/Dealers; and to accept the annual disclosure statement for the Investment Officer and Bookkeeper. Director Grover seconded. The Board voted unanimously to approve the motion.

Receive Executive Director's Monthly Report on District initiatives.

Mr. Calderon said that the full Executive Director's Monthly Report is included in the Board agenda materials. He reported on Committee activity during the past month, noting that the Marketing and Business Relations Committee will present a separate report later in the meeting. He said the Marketing and Business Relations Committee intends to host a series of business training sessions for area businesses, with the first session scheduled for May, 2013. He said that a recycling event is scheduled for April 27, 2013 at HEB. He reported that the District's business ambassadors are in the process of circulating information about the City of Houston's 311 program. Mr. Calderon also said that a survey has been conducted of businesses located along Richmond Avenue with regard to their levels of support for METRO rail and that the results are expected soon. He reported that the District's business mixers provide an excellent opportunity for networking and that the next mixer is scheduled for April 25, 2013. He said that the District's street-sweeping vendor has met with the Neartown Association to ask for assistance with on-street parking issues. Chairman Wynn inquired about the plans for additional "Adopt An Esplanades" with the City, and Mr. Calderon indicated that meetings are forthcoming with City of Houston Parks personnel. No action was taken.

Sign maintenance agreement with the City of Houston.

Mr. Calderon explained the request from the Houston Museum District for the District to assume responsibility for the maintenance of 32 way-finding and five location signs which were installed within the District's boundaries. He said that the City of Houston will not provide maintenance to the signage. Following discussion, and upon a motion duly made by Director Robinson and being seconded by Director Llewellyn, the Board voted unanimously to sign a maintenance agreement with the City of Houston for maintenance of the Houston Museum District signage.

Receive report and recommendations from the Marketing and Business Relations committee:

a. Consider approval of the 2013 PR and Marketing Project Work Plan

Mr. Calderon said that a proposed service agreement for each of the recommended marketing vendors and suppliers is included in the Board agenda materials. Ms. Larson then reviewed highlights of the 2013 Marketing and Business Relations Project Work Plan and Budget, also included in the Board agenda materials. Chairman Wynn said that the District's multi-faceted marketing approach is working well and is proving beneficial. Mr. Calderon agreed, noting that the social media and ambassador programs are particularly effective. He and Ms. Larson requested that Board members review the 2013 Marketing and Business Relations Project Work Plan and Budget prior to the next Board meeting and consider its approval at that time. No action was taken.

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.

The Board convened in Executive Session at 12:26 p.m.

Reconvene in Open Session and authorize appropriate action by legal counsel related to Item #12 on the agenda.

The Board reconvened in Open Session at 1:04 p.m. No action was taken.

Announcements.

There were no announcements.

Adjourn.

There being no further business to come before the Board, Chairman Wynn adjourned the meeting at 1:04 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

5. Receive the 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 2013
BILLING AND COLLECTION SUMMARY
FISCAL YEAR
01/01/13 - 12/31/13**

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2012	0.12500	\$441,073.45	\$411,088.87	\$29,984.58	93%
2011	0.12500	\$421,254.17	\$416,358.57	\$4,895.60	99%
2010	0.12500	\$402,221.57	\$400,002.36	\$2,219.21	99%
2009	0.12500	\$419,939.17	\$419,901.67	\$37.50	99%
2008	0.12500	\$396,675.13	\$396,650.13	\$25.00	99%
2007	0.12500	\$309,868.58	\$309,849.83	\$18.75	99%

Current Month Activity

Revenue:	<u>Current Month</u>	<u>Year to Date</u>
2012 Assessment Collected	1,243.35	363,302.79
2011 Assessment Collected	0.00	3,234.11
2010 Assessment Collected	0.00	1,795.77
2009 Assessment Collected	0.00	0.00
2008 Assessment Collected	0.00	0.00
2007 Assessment Collected	0.00	0.00
Penalty & Interest	117.69	3,275.69
Overpayments	0.00	3,477.69
Collection Fees	0.00	1,467.02
Court Fees	0.00	0.00
Total Revenue	1,361.04	376,553.07
Overpayments Presented for Refund	0.00	3,478.69
Overpayments Applied to Assessment	0.00	0.00

ASSESSED VALUE FOR 2012:	353,167,923	Uncertified:	0
ASSESSED VALUE FOR 2011:	337,025,024	Uncertified:	0
ASSESSED VALUE FOR 2010:	321,799,663	Uncertified:	0
ASSESSED VALUE FOR 2009:	336,117,938	Uncertified:	0
ASSESSED VALUE FOR 2008:	317,339,817	Uncertified:	0
ASSESSED VALUE FOR 2007:	322,144,526	Uncertified:	0

Assessment Collection Account: Compass Bank, Account No. 2530962019

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	419,901.67	
2010	0.12500	337,500	320,625	400,002.36	
2011	0.12500	337,500	320,625	416,358.57	
2012	0.12500	337,500	320,625	411,088.87	
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	3,208,250		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

MONTROSE DISTRICT EAST ZONE

April 2013

TOP TEN ASSESSMENT PAYERS

PROPERTY OWNERS	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT
PPF AMLI 2221 WEST DALLAS ST LL 200 W MONTROSE ST STE 2200 CHICAGO IL 60606-5070	1269260010001	2221 W DALLAS ST 404 77019	MULTI-FAMILY	58,104,175	72,630.22
UST REALTY COMPANY % UNIV OF ST THOMAS: ATTN PRES 3800 MONTROSE BLVD HOUSTON TX 77006-4626	0261640000027 0261630000021 0261630000001	4100 MONTROSE BLVD 77006 4203 YOAKUM BLVD 77006 4200 MONTROSE BLVD	OFFICE BUILDINGS	12,109,700	15,137.13
4203 MONTROSE LTD 3810 W ALABAMA HOUSTON TX 77027-5204	1277520010001	4203 MONTROSE BLVD 77006	OFFICE BUILDING	8,136,463	10,170.58
RIVERSIDE CPI LLC & REALTY CTR MANAGEMENT INC 1990 S BUNDY DR STE 100 LOS ANGELES CA 90025	0370370010001	220 W ALABAMA ST 131 77006	MULTI - FAMILY	7,521,945	9,402.43
ARMSTRONG CHARLES 5000 MONTROSE BLVD UNIT 22C HOUSTON TX 77006-6564	0140670000002 0140250000001 0140250000002 0140250000005 0140660000002 0140670000001 0140670000003 0140670000004 0140670000005 0140670000006 0140670000009 0180340000001 0180340000002 0180340000003 0180340000011 0140660000004 0180340000012 0261510000011 0261510000020 0261510000021 0261510000027 0442130000001 0140680000009	804 PACIFIC ST 77006 2302 GENESEE ST 12 77006 2308 GENESEE ST 77006 120 FAIRVIEW ST 77006 2401 GRANT ST 77006 802 PACIFIC ST 77006 808 PACIFIC ST 77006 811 PACIFIC ST 77006 925 HYDE PARK BLVD 77006 809 HYDE PARK BLVD 77006 925 HYDE PARK BLVD 77006 1002 CALIFORNIA ST 77006 1004 CALIFORNIA ST 77006 1004 CALIFORNIA ST 77006 1007 MISSOURI ST 77006 907 FAIRVIEW ST 77006 1005 MISSOURI ST 77006 2702 CROCKER ST 77006 2602 CROCKER ST 77006 2605 GRANT ST 77006 805 PACIFIC ST 77006 810 PACIFIC ST 77006 810 HYDE PARK BLVD 77006	VARIOUS COMMERCIAL	6,949,331	8,671.74

April 2013

WALGREENS 03157 % TAX DEPT STOP NO 75 300 WILMOT RD DEERFIELD IL 60015-4614	1179390010001	3317 MONTROSE BLVD 77006	RETAIL PHARMACY	5,156,998	6,446.25
3815 MONTROSE BLVD LP 3815 MONTROSE BLVD STE 211 HOUSTON TX 77006-4666	1222280020001 1222280010001	3820 ROSELAND ST 77006 3815 MONTROSE BLVD 77006	OFFICE BUILDINGS	3,948,424	4,935.53
102 104 GREENWICH ST MANHATTA % RICHMOND MONTROSE CVS LP 1 CVS DR WOONSOCKET RI 02895-6146	1258090010001	1003 RICHMOND AVE 77006	RETAIL PHARMACY	3,920,517	4,900.65
4119 MONTROSE LIMITED 4200 MONTROSE BLVD HOUSTON TX 77006-4963	1207680010001	4119 MONTROSE BVD 77006	OFFICE BUILDINGS	3,914,650	4,893.31
POST RICHMOND LP 4401 NORTHSIDE PKWY NW STE 800 ATLANTA GA 30327-3093	1309010010001	RICHMOND AVE 77006	VACANT COMMERICAL LOT	3,695,640	4,619.55

MONTROSE DISTRICT EAST ZONE

April 2013					
TOP TEN DELINQUENTS					
PROPERTY OWNER	ACCOUNT NO	SITUS	PROPERTY TYPE	ASSESSMENT YEAR(S)	ASSESSMENT
FAT PROPERTY 204 MARSHALL ST HOUSTON TX 77006-4500	92 023 070 000 0012	710 COLQUITT ST 16 77006	MULTI - FAMILY	2010 - 2012	3,020.14
FAT PROPERTY 218 HAWTHORNE ST HOUSTON TX 77006-4006	92 037 040 000 0001	502 W ALABAMA ST 25 77006	MULTI - FAMILY	2010 - 2012	2,591.79
4310 YOAKUM PARTNERS HIP 4310 YOAKUM BLVD HOUSTON TX 77006-5818	925 026 135 000 0014	530 LOVETT BLVD 77006	COMMERCIAL BUILDING	2012	2,146.09
GAWERC BRONIA 330 FAIRVIEW ST HOUSTON TX 77006-3002	92 014 054 000 0011	330 FAIRVIEW ST 77006	OFFICE BLDGS	2011 - 2012	1,461.63
TOTAL HEALTH CARE SVC LLC 808 LOVETT BLVD HOUSTON TX 77006-3906	92 026 152 000 0019	808 LOVETT BLVD 14 77006	COMMERCIAL BUILDING	2012	1,300.98
YOSHIDA NAMOMITSU & MAEMI 3210 EL DORADO BLVD MISSOURI CITY TX 77459-3012	92 030 245 000 0014	4412 MONTROSE 77006	COMMERICAL BUILDING	2012	1,250.25
FAT PROPERTIES 4918 NEWPOINT DR FRESNO TX 77545-9200	92 037 029 000 0016	406 HAWTHORNE ST 5 77006	MULTI-FAMILY	2011	1,221.14
SPUR APARTMENTS LLC 1525 MARYLAND ST HOUSTON TX 77006-1875	92 008 259 000 0003	219 W ALABAMA ST 32 77006	MULTI-FAMILY	2012	1,193.12
4306 YOAKUM LLC 3629 N MACGREGOR WAY HOUSTON TX 77004-8070	92 030 246 000 0026	4306 YOAKUM LLC 16 77006	COMMERCIAL LOT	2012	1,130.36
CAMPANILE SOUTH LP 4301 MOUNT VERNON ST STE 26 HOUSTON TX 77006-5801	92 030 246 000 0023	4301 MOUNT VERNON ST 26 77006	COMMERCIAL LOT	2012	1,025.00

Harris County Improvement District No. 6
Lawsuit and Arbitration Status Summary as of 3/8/2013

Jur 930

Summary

For Tax Years 2007-2012, for the period of June 2009 through February 2013

Settled

306,938,621	Original value of Settled accounts as of 3/8/2013
110	Number of Settled accounts as of 3/8/2013
34,041,056	Reduction in value of Settled accounts
11.09%	Average % reduction in value of Settled accounts

Unsettled

162,928,155	Original value of Unsettled accounts as of 3/8/2013
27	Number of Unsettled accounts as of 3/8/2013

.125 Tax rate per \$100 valuation

\$22,587	Estimated reduction in assessment on 27 Unsettled accounts, based on 11.09 % average
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MONTROSE DISTRICT WEST ZONE
ASSESSMENT COLLECTION REPORT
April 2013
BILLING AND COLLECTION SUMMARY
FISCAL YEAR
01/01/13 - 12/31/13

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2012	0.12500	\$987,996.02	\$922,760.52	\$65,235.50	93%
2011	0.12500	\$885,525.77	\$875,648.58	\$9,877.19	99%
2010	0.12500	\$868,259.63	\$862,861.52	\$5,398.11	99%

Current Month Activity

Revenue:	Current Month	Year to Date
2012 Assessment Collected	11,110.52	859,119.34
2011 Assessment Collected	1,833.66	4,973.70
2010 Assessment Collected	0.00	184.00
Penalty & Interest	1,318.17	3,356.61
Overpayments	110.31	7,561.80
Collection Fees	714.42	1,232.04
Court Fees	0.00	0.00
Total Revenue	15,087.08	876,427.49
Overpayments Presented for Refund	950.32	6,374.96
Overpayments Applied to Assessment	0.00	0.00

ASSESSED VALUE FOR 2012:	791,101,481	Uncertified:	0
ASSESSED VALUE FOR 2011:	708,420,189	Uncertified:	0
ASSESSED VALUE FOR 2010:	694,605,333	Uncertified:	0

Assessment Collection Account: Compass Bank, Account No. 2530962086

ASSESSMENT PLAN PROJECTIONS

YEAR	MAX RATE	PROJECTED LEVY	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR AVERAGE @ 10%
2010	0.12500	868,260	824,847	\$862,861.52	
2011	0.12500	885,526	841,249	\$875,648.58	
2012	0.12500	987,996	938,596	\$922,760.52	
2013	0.12500		0		
2014	0.12500		0		
2015	0.12500		0		
2016	0.12500		0		
		2,741,781	2,604,692		274,178

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 2013					
TOP TEN ASSESSMENT PAYERS					
PROPERTY OWNER	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT
WEINGARTEN REALTY INVESTORS	0442250000001	2005 W GRAY ST 77019	VARIOUS COMMERCIAL	53,042,829	66,303.54
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	52,226,295	65,282.87
99 DETERING ST STE 200					
HOUSTON TX 77007-8259					
4310 DUNLAVY LLC	1286480020001	DUNLAVY 77006	MULTI - FAMILY	36,892,122	46,115.15
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			
WESTHEIMER APARTMENTS LP	1286390010001	2001 WESTHEIMER RD 244 77098	MULTI - FAMILY	33,014,000	41,267.50
5694 MISSION CENTER RD STE 602					
SAN DIEGO CA 92108-4324					
ANBIL II-R O L P	0730810030011	1505 W CLAY ST 77019	SHOPPING CENTER	30,462,903	38,078.63
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	22,965,638	28,707.05
730 N POST OAK RD STE 110					
HOUSTON TX 77024-3854					
SHEPHERD INV LP	0442600000001	2075 WESTHEIMER RD 77098	SHOPPING CENTER	14,650,000	18,312.50
1800 POST OAK BLVD					
6 BLVD PLACE STE 400					
HOUSTON TX 77056					

MONTROSE DISTRICT WEST ZONE

April 2013

TOP TEN ASSESSMENT PAYERS

[illegible]

MONTROSE DISTRICT WEST ZONE

<div> <div>April 2013</div> <div>TOP TEN DELINQUENT ACCOUNTS</div> </div>					
PROPERTY OWNER	ACCOUNT NO	SITUS	PROPERTY TYPE	ASSESSMENT YEAR(S)	ASSESSMENT
FAT PROPERTY LLC 218 HAWTHORNE ST HOUSTON TX 77006-4006	94 057 121 000 0012	1901 RICHMOND AVE 42 77098	MULTI - FAMILY	2010 - 2012	4,646.09
KNA PARTNERS 550 WAUGH DR HOUSTON TX 77019-2002	94 026 174 000 0001	1111 WESTHEIMER RD 77006	COMMERCIAL RETAIL	2012	3,750.00
SILVERLAKE HOLDINGS PARTNERS 1964 W GARY ST STE 204 HOUSTON TX 77019-4812	94 132 190 001 0001	1212 WAUGH DR 77019	COMMERCIAL RETAIL	2012	2,787.62
KNA SPRINGFIELD VENTURE 550 WAUGH DR HOUSTON TX 77019-2002	94 044 255 000 0020	2030 WESTHEIMER RD 77019	COMMERCIAL RETAIL	2012	2,672.23
GP 3400 MONTROSE LLC 1415 NORTH LOOP W STE 1180 HOUSTON TX 77008-1660	94 026 171 000 0001	3400 MONTROSE BLVD 77006	OFFICE PARK	2012	2,409.38
FORTUNES PLAYGROUND LLC 1355 GRAY ST HOUSTON TX 77019-4019	94 052 355 000 0004	1355 W GRAY ST 77019	OFFICE PARK	2012	2,177.99
SLS HOUSTON PROPERTIES LLC 1001 TEXAS ST STE 240 HOUSTON TX 77002-3100	94 044 225 000 0115	1934 W GRAY ST 61 77019	OFFICE PARK	2012	2,003.11
ROBINSON LENNON C P O BOX 66531 HOUSTON TX 77266-6531	94 026 198 000 0001	13174 HAWTHORNE ST 12 77006	MULTI - FAMILY	2010 - 2012	1,987.61
RICHARD S ROBBINS INVESTMENTS LTD LLP ET AL 5418 JOHN DREAPER DR HOUSTON TX 77056-4231	94 129 497 001 0001	2015 S SHEPARD DR 77019	RETAIL PLAZA	2012	1,985.97
MCELROY VALERIE & JOHN P O BOX 540101 HOUSTON TX 77254-0101	94 059 173 000 0003	1223 WAUGH DR 77019	COMMERCIAL BUILDING	2011 - 2012	1,961.36

Harris County Improvement District No. 11
Lawsuit and Arbitration Status Summary as of 3/8/2013

Jur 939

Summary

For Tax Years 2010 & 2012, for the period of September 2010 through February 2013

Settled

335,860,415	Original value of Settled accounts as of 3/8/2013
112	Number of Settled accounts as of 3/8/2013
22,033,307	Reduction in value of Settled accounts
6.56%	Average % reduction in value of Settled accounts

Unsettled

258,064,822	Original value of Unsettled accounts as of 3/8/2013
75	Number of Unsettled accounts as of 3/8/2013

.125 Tax rate per \$100 valuation

\$21,162	Estimated reduction in assessment on 75 Unsettled accounts, based on 6.56% average
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PERDUE, BRANDON, FIELDER, COLLINS & MOTT L.L.P.
DELINQUENT ASSESSMENT SUMMARY REPORT
MONTROSE DISTRICT
May 13, 2013

Amounts shown are 2011 base assessment unless indicated. Account numbers and addresses for Montrose District-West Zone are noted in *italics*.

Suit pending:

FAT Property LLC 10-11 assessments \$7,231.96, 502 W. Alabama St. 710 Colquitt St. & 1901 Richmond Ave, 406 Hawthorne St. 5- 0370400000001 0230700000012 & 0571210000012, 0370290000016
Lennon C. Robinson 10-11 assessments \$1,307.03, 1317 Hawthorne St.-0261980000001
Level Headed Chow LLC (was Charles L. & Siriluck Baird) 10-11 assessments \$1,298.40, 3414 Graustark St.-0261980000005
Michael B. Huff 10-11 assessments \$1,278.86, 3230 Yoakum Blvd.-0261740000013
Valerie & John McElroy \$980.68, 1223 Waugh Dr.-0591730000003
Heirs of Maude Eisemann 10-11 assessments \$891.00, 1116 W. Gray St.-0101670000030
Nancy L. Ngo 10-11 assessments \$867.50, 1515 W. Gray St.-0442290000015
La Florentina Inc. 10-11 assessments \$841.32, 1612 Colquitt St.-0522640000028
Bronia Gawerc \$737.00, 330 Fairview St.-0140540000011
Ahmet Akin \$543.06, 1839 Richmond Ave.-0660870010002
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

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



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

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 the District's monthly financial report and pay invoices.



MUNICIPAL ACCOUNTS
CONSULTING, LP.

Montrose Management District

Bookkeeper's Report

May 13, 2013

Montrose Management District
Cash Flow Report - Checking Account
As of May 13, 2013

Num	Name	Memo	Amount	Balance
BALANCE AS OF 4/9/2013				\$12,822.84
Receipts				
	Interest		5.85	
	Wire Transfer		29,493.96	
	Wire Transfer		100,000.00	
Total Receipts				129,499.81
Disbursements				
3513	Greater East End Management District	Graffiti Abatement Services	(5,120.00)	
3514	Bankcard Center	Credit Card Expenses	(98.72)	
3515	Primer Grey	Website Refurbishment	(2,000.00)	
3516	Aaron M Day	Security Expense	(3,389.51)	
3517	Adalberto R Ramos	Security Expense	(1,592.35)	
3518	Brian M Alms	Security Expense	(930.88)	
3519	Chad J Wall	Security Expense	(809.88)	
3520	John E Obenhaus	Security Expense	(1,196.33)	
3521	Joseph C Mabasa	Security Expense	(2,214.66)	
3522	Juan Arroyo	Security Expense	(377.87)	
3523	Lee T Jaquarys	Security Expense	(1,959.58)	
3524	Leon Laureano.	Security Expense	(1,318.70)	
3525	Mandy Arroyo.	Security Expense	(701.74)	
3526	Ricardo Gonzales	Security Expense	(516.80)	
3527	Richard J Bass	Security Expense	(898.88)	
3528	Sean M Blevins	Security Expense	(691.17)	
3529	Todd L Thibodeaux	Security Expense	(894.68)	
3530	Victor Beserra	Security Expense	(3,453.01)	
3531	Houston Westmont LP	Assessment Refund	(950.32)	
3532	ASE Security Solutions, LLC	Mobile Camera Program	(3,237.50)	
3533	Blank Rome LLP	Legal Fees	(15,288.10)	
3534	Bracewell & Giuliani LLP	Legal Fees - General Counsel	(3,222.45)	
3535	Comcast	Office Expenses	(87.51)	
3536	Dennis C Beedon	Business Ambassador Program Services	(1,770.23)	
3537	e-Vision 1 Productions, LLC	MMD Video Archive	(5,000.00)	
3538	East Montrose Civic Association	EMCA Newsletter Advertising	(375.00)	
3539	Equi-Tax, Inc.	Tax Services	(1,374.34)	
3540	Lawrence & Associates	Economic Development	(2,045.00)	
3541	Mr. Dirt of Texas	Street Sweeping Expense-March & April	(12,434.00)	
3542	Municipal Accounts & Consulting, L.P.	Bookkeeping Fees	(1,618.45)	
3543	Perdue Brandon, Fielder, Collins & Mott	Delinquent Tax Coll	(526.42)	
3544	Primer Grey	Website Refurbishment	(2,000.00)	
3545	Shooter and Lindsey, Inc.	Landscape Maintenance	(1,053.00)	
3546	Verizon Wireless	Cell Phone Expense	(80.08)	
3547	Walter P. Moore	West Montrose Mobility Study	(7,540.00)	
3548	Harris County Treasurer	Legal Fees	(14,791.68)	
3549	Cracked Fox	Graphic Design & Marketing Services	(2,500.00)	
3550	Hawes Hill Calderon, LLP	Consulting & Admin Fee	(17,821.67)	
3551	Greater East End Management District	Graffiti Abatement Services	(5,760.00)	
3552	5020 Investments Ltd	Office Lease Expense	(1,200.00)	
3553	Buche & Associates, P.C.	Review Office Action	(110.00)	
3554	Minuteman Press - Post Oak	2nd QTR Mixers Postcard	(237.30)	
3555	Lyn Ann Williams	Social Media Outreach	(2,500.00)	
3556	Marie Heleus Cortes-Matte	Business Ambassador Program Services	(1,600.00)	

Montrose Management District
Cash Flow Report - Checking Account
As of May 13, 2013

Num	Name	Memo	Amount	Balance
Disbursements				
Wire	United States Treasury	Monthly Payroll Taxes-April	(8,547.92)	
Total Disbursements				(141,835.73)
BALANCE AS OF 5/13/2013				\$486.92

Montrose Management District

Account Balances

As of May 13, 2013

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
Fund: Operating					
Certificates of Deposit					
IBC BANK (XXXX6355)	12/11/2012	05/10/2013	0.30 %	50,000.00	West Zone
IBC BANK (XXXX6363)	12/11/2012	05/10/2013	0.30 %	50,000.00	East Zone
GREEN BANK (XXXX0169)	01/13/2013	07/15/2013	0.40 %	50,000.00	East Zone
GREEN BANK (XXXX0143)	02/14/2013	08/13/2013	0.35 %	50,000.00	East Zone
GREEN BANK (XXXX0210)	03/14/2013	09/10/2013	0.35 %	50,000.00	West Zone
TEXAS COMMUNITY BANK (XXXX0287)	03/14/2013	09/10/2013	0.35 %	50,000.00	East Zone
POST OAK BANK (XXXX0889)	04/14/2013	10/12/2013	0.30 %	50,000.00	East Zone
POST OAK BANK (XXXX0897)	04/14/2013	10/12/2013	0.30 %	50,000.00	West Zone
Money Market Funds					
COMPASS BANK-PREMIER (XXXX2019)	03/20/2012		0.20 %	410,395.71	(East Zone) Tax
COMPASS BANK-PREMIER (XXXX2086)	03/20/2012		0.20 %	709,519.80	(West Zone) Tax
Checking Account(s)					
TRADITION BANK (XXXX9069)			0.25 %	486.92	Checking Account
Totals for Operating Fund:				\$1,520,402.43	
Grand total for Montrose Management District:				\$1,520,402.43	

Montrose Management District
Summary of Pledged Securities
 As of May 13, 2013

Financial Institution: COMPASS BANK-PREMIER			
Total CDs, MM:	\$1,119,915.51	Collateral Security Required:	Yes
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File:	Yes
Total pledged securities:	\$1,295,954.21	Investment Policy Received:	Yes
Ratio of pledged securities to investments:	148.97 %		
Financial Institution: GREEN BANK			
Total CDs, MM:	\$150,000.00	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: POST OAK 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: TEXAS COMMUNITY BANK			
Total CDs, MM:	\$50,000.00	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: TRADITION BANK (Depository Bank)			
Total CDs, MM, and Checking Accounts:	\$486.92	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 2013

	<u>Apr 13</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Jan - Apr 13</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
Source of Funds									
14110 - Assessments	1,243.35	19,657.86	(18,414.51)	6.33%	416,118.75	352,851.04	63,267.71	117.93%	424,319.00
14112 - Assessment Refunds	0.00	727.33	(727.33)	0.0%	261.34	2,909.36	(2,648.02)	8.98%	8,728.00
14310 - Penalties & Interest	117.69	833.33	(715.64)	14.12%	3,275.69	3,333.36	(57.67)	98.27%	10,000.00
14370 - Interest Earned on Temp. Invest	61.59	16.17	45.42	380.89%	190.36	64.64	125.72	294.40%	194.00
14380 - Interest	5.85	2.67	3.18	219.1%	17.23	10.64	6.59	161.94%	32.00
14390 - Ending FY 2012 Fund Balance	3,264.25	3,264.25	0.00	100.0%	13,057.00	13,057.00	0.00	100.0%	39,171.00
Total Sources of Funds	4,692.73	24,501.61	(19,808.88)	19.15%	432,920.37	372,226.04	60,694.33	116.31%	482,444.00
Uses of Funds									
Business Development									
16124 - Marketing & Public Rel Director	966.40	966.42	(0.02)	100.0%	3,942.47	3,865.64	76.83	101.99%	11,597.00
16125 - Marketing & Public Relations	4,810.38	7,397.33	(2,586.95)	65.03%	22,411.07	29,589.36	(7,178.29)	75.74%	88,768.00
16131 - Web Site Development	0.00	384.00	(384.00)	0.0%	0.00	1,536.00	(1,536.00)	0.0%	4,608.00
16135 - Economic Development Services	323.27	1,013.33	(690.06)	31.9%	1,305.44	4,053.36	(2,747.92)	32.21%	12,160.00
16140 - Web Site Main./Host/I.T.	0.00	160.00	(160.00)	0.0%	0.00	640.00	(640.00)	0.0%	1,920.00
16141 - GIS Services	187.81	320.00	(132.19)	58.69%	617.40	1,280.00	(662.60)	48.23%	3,840.00
Total Uses of Funds	6,287.86	10,241.08	(3,953.22)	61.4%	28,276.38	40,964.36	(12,687.98)	69.03%	122,893.00
Mobility & Transportation									
17001 - Transportation Inv. Contract	0.00	1,066.67	(1,066.67)	0.0%	0.00	4,266.64	(4,266.64)	0.0%	12,800.00
17010 - Engineering Services	0.00	2,666.67	(2,666.67)	0.0%	0.00	10,666.64	(10,666.64)	0.0%	32,000.00
17030 - Mobility Projects	0.00	4,011.25	(4,011.25)	0.0%	2,437.00	16,045.00	(13,608.00)	15.19%	48,135.00
Total Mobility & Transportation	0.00	7,744.59	(7,744.59)	0.0%	2,437.00	30,978.28	(28,541.28)	7.87%	92,935.00
Project Staffing & Admin									
16150 - Admin & Management	673.90	668.58	5.32	100.8%	2,695.60	2,674.36	21.24	100.79%	8,023.00
16160 - Reimbursable Expenses	48.49	427.83	(379.34)	11.33%	342.79	1,711.36	(1,368.57)	20.03%	5,134.00
16170 - Reimbursable Mileage	137.91	133.75	4.16	103.11%	691.27	535.00	156.27	129.21%	1,605.00
16180 - Postage, Deliveries	23.64	34.75	(11.11)	68.03%	71.88	139.00	(67.12)	51.71%	417.00
16190 - Printing & Reproduction	311.95	187.17	124.78	166.67%	925.03	748.64	176.39	123.56%	2,246.00
16200 - Public Notices, Advertising	0.00	213.92	(213.92)	0.0%	0.00	855.64	(855.64)	0.0%	2,567.00
16210 - Project Management	1,251.52	1,260.75	(9.23)	99.27%	5,006.08	5,043.00	(36.92)	99.27%	15,129.00
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	5,268.75	641.83	4,626.92	820.9%	15,883.31	2,567.36	13,315.95	618.66%	7,702.00
16250 - Bookkeeping	690.00	417.17	272.83	165.4%	2,480.31	1,668.64	811.67	148.64%	5,006.00
16260 - Assess Data Mgmt & Billing Svcs	439.79	588.33	(148.54)	74.75%	3,387.28	2,353.36	1,033.92	143.93%	7,060.00
16270 - Office Supplies	0.00	80.25	(80.25)	0.0%	0.00	321.00	(321.00)	0.0%	963.00
16280 - Other	2.00	16.08	(14.08)	12.44%	11.10	64.36	(53.26)	17.25%	193.00
16290 - Office Lease Space	387.93	417.17	(29.24)	92.85%	1,543.17	1,668.64	(125.47)	92.48%	5,006.00
16291 - Office Equipment	28.29	66.83	(38.54)	42.33%	118.13	267.36	(149.23)	44.18%	802.00
16340 - Auditing Fees	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	3,530.00



Montrose Management District
Revenue & Expenditures East Zone
April 2013

	<u>Apr 13</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Jan - Apr 13</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
16530 - Insurance & Surety Bond	0.00	0.00	0.00	0.0%	2,769.07	4,849.00	(2,079.93)	57.11%	4,849.00
Total Project Staffing & Admin	11,421.17	7,311.41	4,109.76	156.21%	44,553.02	34,094.72	10,458.30	130.67%	96,116.00
Security and Public Safety									
15415 - Vehicle Maint. & Operations	0.00	266.67	(266.67)	0.0%	187.00	1,066.64	(879.64)	17.53%	3,200.00
15420 - Contract Public Safety Services	8,859.00	9,866.67	(1,007.67)	89.79%	36,254.99	39,466.64	(3,211.65)	91.86%	118,400.00
15425 - Mobile Camera Program	739.00	1,042.92	(303.92)	70.86%	4,441.01	4,171.64	269.37	106.46%	12,515.00
15438 - Cell Phone	66.64	48.00	18.64	138.83%	333.27	192.00	141.27	173.58%	576.00
16100 - Store Front Equipment	0.00	27.67	(27.67)	0.0%	0.00	110.64	(110.64)	0.0%	332.00
16102 - Public Safety Equipment	26.00	133.33	(107.33)	19.5%	61.78	533.36	(471.58)	11.58%	1,600.00
16110 - Graffiti Abatement	1,862.00	1,600.00	262.00	116.38%	7,201.82	6,400.00	801.82	112.53%	19,200.00
16115 - Nuisance Abatement	0.00	1,333.33	(1,333.33)	0.0%	0.00	5,333.36	(5,333.36)	0.0%	16,000.00
Total Security and Public Safety	11,552.64	14,318.59	(2,765.95)	80.68%	48,479.87	57,274.28	(8,794.41)	84.65%	171,823.00
Visual Improvements & Cultural									
16212 - Beautification Design & Install	1,994.73	9,715.17	(7,720.44)	20.53%	7,978.92	38,860.64	(30,881.72)	20.53%	116,582.00
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	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	19,200.00
Total Visual Improvements & Cultural	3,047.73	10,965.17	(7,917.44)	27.8%	12,190.92	43,860.64	(31,669.72)	27.8%	150,782.00
Total Uses	32,309.40	50,580.84	(18,271.44)	63.88%	135,937.19	207,172.28	(71,235.09)	65.62%	634,549.00
Net Ordinary Revenue	(27,616.67)	(26,079.23)	(1,537.44)	105.9%	296,983.18	165,053.76	131,929.42	179.93%	(152,105.00)
Planned Reserves	(27,616.67)	(26,079.23)	(1,537.44)	105.9%	296,983.18	165,053.76	131,929.42	179.93%	(152,105.00)

Montrose Management District
Revenue & Expenditures West Zone
April 2013

	<u>Apr 13</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Jan - Apr 13</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
Sources of Funds									
14110-1 · Assessments.	12,944.18	77,784.00	(64,839.82)	16.64%	927,918.22	829,724.67	98,193.55	111.83%	888,245.00
14112-1 · Assessment Refunds.	116.31	1,522.67	(1,412.36)	7.25%	157.22	6,090.64	(5,933.42)	2.58%	18,272.00
14310-1 · Penalties & Interest.	1,218.17	1,250.00	68.17	105.45%	3,356.61	5,000.00	(1,643.39)	67.13%	15,000.00
14370-1 · Interest Earned on Temp. Inves	61.59	33.83	27.76	182.06%	108.19	135.36	(27.17)	79.93%	406.00
14380-1 · Interest.	0.00	5.67	(5.67)	0.0%	9.59	22.64	(13.05)	42.36%	68.00
14390-1 · Ending FY 2012 Fund Balance	6,833.25	6,833.25	0.00	100.0%	27,333.00	27,333.00	0.00	100.0%	81,999.00
Total Sources	21,267.50	87,429.42	(66,161.92)	24.33%	958,882.83	868,306.31	90,576.52	110.43%	1,003,990.00
Uses of Funds									
Business Development									
16124-1 · Marketing & Public Rel Dir	2,055.82	2,045.08	10.74	100.53%	8,287.12	8,180.36	106.76	101.31%	24,541.00
16125-1 · Marketing & Public Relation	8,214.92	15,719.33	(7,504.41)	52.26%	39,922.58	62,877.36	(22,954.78)	63.49%	188,632.00
16131-1 · Web Site Development.	0.00	816.00	(816.00)	0.0%	0.00	3,264.00	(3,264.00)	0.0%	9,792.00
16135-1 · Economic Development Service	676.73	2,153.33	(1,476.60)	31.43%	2,739.56	8,613.36	(5,873.80)	31.81%	25,840.00
16140-1 · Web Site Main./Host/I.T.	0.00	340.00	(340.00)	0.0%	0.00	1,360.00	(1,360.00)	0.0%	4,080.00
16141-1 · GIS Services.	393.00	680.00	(287.00)	57.79%	1,296.32	2,720.00	(1,423.68)	47.66%	8,160.00
Total Business Development	11,340.47	21,753.74	(10,413.27)	52.13%	52,245.58	87,015.08	(34,769.50)	60.04%	261,045.00
Mobility & Transportation									
17001-1 · Transportation Inv. Contract.	0.00	2,266.67	(2,266.67)	0.0%	0.00	9,066.64	(9,066.64)	0.0%	27,200.00
17010-1 · Engineering Services.	0.00	5,666.67	(5,666.67)	0.0%	0.00	22,666.64	(22,666.64)	0.0%	68,000.00
17030-1 · Mobility Projects.	0.00	8,488.75	(8,488.75)	0.0%	5,103.00	33,955.00	(28,852.00)	15.03%	101,865.00
Total Mobility & Transportation	0.00	16,422.09	(16,422.09)	0.0%	5,103.00	65,688.28	(60,585.28)	7.77%	197,065.00
Project Staffing & Admin									
16150-1 · Admin & Management	1,426.10	1,414.75	11.35	100.8%	5,704.40	5,659.00	45.40	100.8%	16,977.00
16160-1 · Reimbursable Expenses.	67.00	905.50	(838.50)	7.4%	671.14	3,622.00	(2,950.86)	18.53%	10,866.00
16170-1 · Reimbursable Mileage.	285.00	282.92	2.08	100.74%	1,447.41	1,131.64	315.77	127.9%	3,395.00
16180-1 · Postage, Deliveries	44.16	73.58	(29.42)	60.02%	144.72	294.36	(149.64)	49.16%	883.00
16190-1 · Printing & Reproduction	651.80	396.17	255.63	164.53%	1,941.74	1,584.64	357.10	122.54%	4,754.00
16200-1 · Public Notices, Advertising	0.00	452.75	(452.75)	0.0%	145.50	1,811.00	(1,665.50)	8.03%	5,433.00
16210-1 · Project Management	2,648.48	2,639.25	9.23	100.35%	10,593.92	10,557.00	36.92	100.35%	31,671.00
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.	11,030.00	1,358.17	9,671.83	812.12%	32,181.99	5,432.64	26,749.35	592.38%	16,298.00
16250-1 · Bookkeeping.	1,445.00	882.83	562.17	163.68%	5,239.69	3,531.36	1,708.33	148.38%	10,594.00
16260-1 · Assess Data Mgmt & Billing Svc.	934.55	1,245.00	(310.45)	75.06%	7,190.20	4,980.00	2,210.20	144.38%	14,940.00
16270-1 · Office Supplies.	0.00	169.75	(169.75)	0.0%	0.00	679.00	(679.00)	0.0%	2,037.00
16280-1 · Other.	4.00	33.92	(29.92)	11.79%	35.07	135.64	(100.57)	25.86%	407.00
16290-1 · Office Lease Space.	812.07	882.83	(70.76)	91.99%	3,256.83	3,531.36	(274.53)	92.23%	10,594.00
16291-1 · Office Equipment.	59.22	141.50	(82.28)	41.85%	248.03	566.00	(317.97)	43.82%	1,698.00
16340-1 · Auditing Fees.	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	7,470.00

Montrose Management District
Revenue & Expenditures West Zone
April 2013

	<u>Apr 13</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Jan - Apr 13</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
16530-1 · Insurance & Surety Bond.	0.00	0.00	0.00	0.0%	5,796.61	10,151.00	(4,354.39)	57.1%	10,151.00
Total Project Staffing & Admin	23,972.05	15,443.59	8,528.46	155.22%	92,855.93	71,925.28	20,930.65	129.1%	202,944.00
Security and Public Safety									
15415-1 · Vehicle Maint. & Operations.	0.00	566.67	(566.67)	0.0%	391.38	2,266.64	(1,875.26)	17.27%	6,800.00
15420-1 · Contract Public Safety Service	18,539.00	20,966.67	(2,427.67)	88.42%	75,739.82	83,866.64	(8,126.82)	90.31%	251,600.00
15425-1 · Mobile Camera Program.	1,548.50	2,207.08	(658.58)	70.16%	9,391.49	8,828.36	563.13	106.38%	26,485.00
15430-1 · Cell Phone.	139.00	102.00	37.00	136.28%	696.82	408.00	288.82	170.79%	1,224.00
16100-1 · Store Front Equipment.	0.00	55.67	(55.67)	0.0%	0.00	222.64	(222.64)	0.0%	668.00
16102-1 · Public Safety Equipment.	54.08	283.33	(229.25)	19.09%	128.85	1,133.36	(1,004.51)	11.37%	3,400.00
16110-1 · Graffiti Abatement.	3,898.00	3,400.00	498.00	114.65%	15,198.18	13,600.00	1,598.18	111.75%	40,800.00
16115-1 · Nuisance Abatement.	0.00	2,833.33	(2,833.33)	0.0%	0.00	11,333.36	(11,333.36)	0.0%	34,000.00
Total Security and Public Safety	24,178.58	30,414.75	(6,236.17)	79.5%	101,546.54	121,659.00	(20,112.46)	83.47%	364,977.00
Visual Improvements & Cultural									
16212-1 · Identification Design & Install	4,222.27	20,644.83	(16,422.56)	20.45%	16,887.08	82,579.36	(65,692.28)	20.45%	247,738.00
16216-1 · Holiday Design & Install.	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	40,800.00
Total Visual Improvements & Cultural	4,222.27	20,644.83	(16,422.56)	20.45%	16,887.08	82,579.36	(65,692.28)	20.45%	288,538.00
 Total Uses	63,713.37	104,679.00	(40,965.63)	60.87%	268,638.13	428,867.00	(160,228.87)	62.64%	1,314,569.00
 Net Ordinary Revenue	(42,445.87)	(17,249.58)	(25,196.29)	246.07%	690,244.70	439,439.31	250,805.39	157.07%	(310,579.00)
Planned Reserves	(42,445.87)	(17,249.58)	(25,196.29)	246.07%	690,244.70	439,439.31	250,805.39	157.07%	(310,579.00)

Montrose Management District
Revenue & Expenditures Total Zone
 April 2013

	<u>Apr 13</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Jan - Apr 13</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
Sources of Funds									
14110-1 - Assessments	12,944.18	77,764.00	(64,839.82)	16.64%	927,918.22	829,724.67	98,193.55	111.83%	888,245.00
14110 - Assessments	1,243.35	19,657.86	(18,414.51)	6.33%	416,118.75	352,851.04	63,267.71	117.93%	424,319.00
14112-1 - Assessment Refunds	110.31	1,522.67	(1,412.36)	7.25%	157.22	6,090.64	(5,933.42)	2.58%	18,272.00
14112 - Assessment Refunds	0.00	727.33	(727.33)	0.0%	261.34	2,909.36	(2,648.02)	8.98%	8,728.00
14310-1 - Penalties & Interest	1,318.17	1,250.00	68.17	105.45%	3,356.61	5,000.00	(1,643.39)	67.13%	15,000.00
14310 - Penalties & Interest	117.69	833.33	(715.64)	14.12%	3,275.69	3,333.36	(57.67)	98.27%	10,000.00
14370-1 - Interest Earned on Temp. Inves	61.59	33.83	27.76	182.06%	108.19	135.36	(27.17)	79.93%	406.00
14370 - Interest Earned on Temp. Invest	61.59	16.17	45.42	380.89%	190.36	64.64	125.72	294.49%	194.00
14380-1 - Interest	0.00	5.67	(5.67)	0.0%	9.59	22.64	(13.05)	42.36%	68.00
14380 - Interest	5.85	2.67	3.18	219.1%	17.23	10.64	6.59	161.94%	32.00
14390-1 - Ending FY 2012 Fund Balance	6,833.25	6,833.25	0.00	100.0%	27,333.00	27,333.00	0.00	100.0%	81,999.00
14390 - Ending FY 2012 Fund Balance	3,264.25	3,264.25	0.00	100.0%	13,057.00	13,057.00	0.00	100.0%	39,171.00
Total Sources of Funds	25,960.23	111,931.03	(85,970.80)	23.19%	1,391,803.20	1,240,532.35	151,270.85	112.19%	1,486,434.00
Uses of Funds									
Business Development									
16124-1 - Marketing & Public Rel Dir	2,055.82	2,045.08	10.74	100.53%	8,287.12	8,180.36	106.76	101.31%	24,541.00
16124 - Marketing & Public Rel Director	966.40	966.42	(0.02)	100.0%	3,942.47	3,865.64	76.83	101.99%	11,597.00
16125-1 - Marketing & Public Relation	8,214.92	15,719.33	(7,504.41)	52.26%	39,922.58	62,877.36	(22,954.78)	63.40%	188,632.00
16125 - Marketing & Public Relations	4,810.38	7,397.33	(2,586.95)	65.03%	22,411.07	29,589.36	(7,178.29)	75.74%	88,768.00
16131-1 - Web Site Development	0.00	816.00	(816.00)	0.0%	0.00	3,264.00	(3,264.00)	0.0%	9,792.00
16131 - Web Site Development	0.00	384.00	(384.00)	0.0%	0.00	1,536.00	(1,536.00)	0.0%	4,608.00
16135-1 - Economic Development Service	676.73	2,153.33	(1,476.60)	31.43%	2,739.56	8,613.36	(5,873.80)	31.81%	25,840.00
16135 - Economic Development Services	323.27	1,013.33	(690.06)	31.9%	1,305.44	4,053.36	(2,747.92)	32.21%	12,160.00
16140-1 - Web Site Main./Host/I.T.	0.00	340.00	(340.00)	0.0%	0.00	1,360.00	(1,360.00)	0.0%	4,080.00
16140 - Web Site Main./Host/I.T.	0.00	160.00	(160.00)	0.0%	0.00	640.00	(640.00)	0.0%	1,920.00
16141-1 - GIS Services	393.00	680.00	(287.00)	57.79%	1,296.32	2,720.00	(1,423.68)	47.66%	8,160.00
16141 - GIS Services	187.81	320.00	(132.19)	58.69%	617.40	1,280.00	(662.60)	48.23%	3,840.00
Total Business Development	17,628.33	31,994.82	(14,366.49)	55.1%	80,521.96	127,979.44	(47,457.48)	62.92%	383,938.00
Mobility & Transportation									
17001-1 - Transportation Inv. Contract	0.00	2,266.67	(2,266.67)	0.0%	0.00	9,066.64	(9,066.64)	0.0%	27,200.00
17001 - Transportation Inv. Contract	0.00	1,066.67	(1,066.67)	0.0%	0.00	4,266.64	(4,266.64)	0.0%	12,800.00
17010-1 - Engineering Services	0.00	5,666.67	(5,666.67)	0.0%	0.00	22,666.64	(22,666.64)	0.0%	68,000.00
17010 - Engineering Services	0.00	2,666.67	(2,666.67)	0.0%	0.00	10,666.64	(10,666.64)	0.0%	32,000.00
17030-1 - Mobility Projects	0.00	8,488.75	(8,488.75)	0.0%	5,103.00	33,955.00	(28,852.00)	15.03%	101,865.00
17030 - Mobility Projects	0.00	4,011.25	(4,011.25)	0.0%	2,437.00	16,045.00	(13,608.00)	15.19%	48,135.00
Total Mobility & Transportation	0.00	24,166.68	(24,166.68)	0.0%	7,540.00	96,666.56	(89,126.56)	7.8%	290,000.00
Project Staffing & Admin									
16150-1 - Admin & Management	1,426.10	1,414.75	11.35	100.8%	5,704.40	5,659.00	45.40	100.8%	16,977.00
16150 - Admin & Management	673.90	668.58	5.32	100.8%	2,695.60	2,674.36	21.24	100.79%	8,023.00
16160-1 - Reimbursable Expenses	67.00	905.50	(838.50)	7.4%	671.14	3,622.00	(2,950.86)	18.53%	10,866.00

Montrose Management District
Revenue & Expenditures Total Zone
April 2013

	Apr 13	Budget	\$ Over Budget	% of Budget	Jan - Apr 13	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
16160 - Reimbursable Expenses	48.49	427.83	(379.34)	11.33%	342.79	1,711.36	(1,368.57)	20.03%	5,134.00
16170-1 - Reimbursable Mileage	285.00	282.92	2.08	100.74%	1,447.41	1,131.64	315.77	127.9%	3,395.00
16170 - Reimbursable Mileage	137.91	133.75	4.16	103.11%	691.27	535.00	156.27	129.21%	1,605.00
16180-1 - Postage, Deliveries	44.16	73.58	(29.42)	60.02%	144.72	294.36	(149.64)	49.16%	883.00
16180 - Postage, Deliveries	23.64	34.75	(11.11)	68.03%	71.88	139.00	(67.12)	51.71%	417.00
16190-1 - Printing & Reproduction	651.80	396.17	255.63	164.53%	1,941.74	1,584.64	357.10	122.54%	4,754.00
16190 - Printing & Reproduction	311.95	187.17	124.78	166.67%	925.03	748.64	176.39	123.56%	2,246.00
16200-1 - Public Notices, Advertising	0.00	452.75	(452.75)	0.0%	145.50	1,811.00	(1,665.50)	8.03%	5,433.00
16200 - Public Notices, Advertising	0.00	213.92	(213.92)	0.0%	0.00	855.64	(855.64)	0.0%	2,567.00
16210-1 - Project Management	2,648.48	2,639.25	9.23	100.35%	10,593.92	10,557.00	36.92	100.35%	31,671.00
16210 - Project Management	1,251.52	1,260.75	(9.23)	99.27%	5,006.08	5,043.00	(36.92)	99.27%	15,129.00
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	11,030.00	1,358.17	9,671.83	812.12%	32,181.09	5,432.64	26,749.35	592.38%	16,298.00
16220 - Legal Services	5,268.75	641.83	4,626.92	820.9%	15,883.31	2,567.36	13,315.95	618.66%	7,702.00
16250-1 - Bookkeeping	1,445.00	882.83	562.17	163.68%	5,239.69	3,531.36	1,708.33	148.38%	10,594.00
16250 - Bookkeeping	690.00	417.17	272.83	165.4%	2,480.31	1,668.64	811.67	148.64%	5,006.00
16260-1 - Assess Data Mgmt & Billing Svc	934.55	1,245.00	(310.45)	75.06%	7,190.20	4,980.00	2,210.20	144.38%	14,940.00
16260 - Assess Data Mgmt & Billing Svcs	439.79	588.33	(148.54)	74.75%	3,387.28	2,353.36	1,033.92	143.93%	7,060.00
16270-1 - Office Supplies	0.00	169.75	(169.75)	0.0%	0.00	679.00	(679.00)	0.0%	2,037.00
16270 - Office Supplies	0.00	80.25	(80.25)	0.0%	0.00	321.00	(321.00)	0.0%	963.00
16280-1 - Other	4.00	33.92	(29.92)	11.79%	35.07	135.64	(100.57)	25.86%	407.00
16280 - Other	2.00	16.08	(14.08)	12.44%	11.10	64.36	(53.26)	17.25%	193.00
16290-1 - Office Lease Space	812.07	882.83	(70.76)	91.99%	3,256.83	3,531.36	(274.53)	92.23%	10,594.00
16290 - Office Lease Space	387.93	417.17	(29.24)	92.99%	1,543.17	1,668.64	(125.47)	92.48%	5,006.00
16291-1 - Office Equipment	59.22	141.50	(82.28)	41.85%	248.03	566.00	(317.97)	43.82%	1,698.00
16291 - Office Equipment	28.29	66.83	(38.54)	42.33%	118.13	267.36	(149.23)	44.18%	802.00
16340-1 - Auditing Fees	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	7,470.00
16340 - Auditing Fees	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	3,530.00
16530-1 - Insurance & Surety Bond	0.00	0.00	0.00	0.0%	5,796.61	10,151.00	(4,354.39)	57.1%	10,151.00
16530 - Insurance & Surety Bond	0.00	0.00	0.00	0.0%	2,769.07	4,849.00	(2,079.93)	57.11%	4,849.00
16600 - Payroll Expenses	2,095.96	3,200.00	(1,104.04)	65.5%	9,374.17	12,800.00	(3,425.83)	73.24%	38,400.00
Total Project Staffing & Admin	37,489.18	25,955.00	11,534.18	144.44%	146,783.12	118,820.00	27,963.12	123.53%	337,460.00
Security and Public Safety									
15415-1 - Vehicle Maint. & Operations	0.00	566.67	(566.67)	0.0%	391.38	2,266.64	(1,875.26)	17.27%	6,800.00
15415 - Vehicle Maint. & Operations	0.00	266.67	(266.67)	0.0%	187.00	1,066.64	(879.64)	17.53%	3,200.00
15420-1 - Contract Public Safety Service	18,539.00	20,966.67	(2,427.67)	88.42%	75,739.82	83,866.64	(8,126.82)	90.31%	251,600.00
15420 - Contract Public Safety Services	8,859.00	9,866.67	(1,007.67)	89.79%	36,254.99	39,466.64	(3,211.65)	91.86%	118,400.00
15425-1 - Mobile Camera Program	1,548.50	2,207.08	(658.58)	70.16%	9,391.49	8,828.36	563.13	106.38%	26,485.00
15425 - Mobile Camera Program	739.00	1,042.92	(303.92)	70.86%	4,441.01	4,171.64	269.37	106.46%	12,515.00
15430-1 - Cell Phone	139.00	102.00	37.00	136.28%	696.82	408.00	288.82	170.79%	1,224.00
15430 - Cell Phone	66.64	48.00	18.64	138.83%	333.27	192.00	141.27	173.58%	576.00
16100-1 - Store Front Equipment	0.00	55.67	(55.67)	0.0%	0.00	222.64	(222.64)	0.0%	668.00

Montrose Management District
Revenue & Expenditures Total Zone
April 2013

	<u>Apr 13</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Jan - Apr 13</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
16100 · Store Front Equipment	0.00	27.67	(27.67)	0.0%	0.00	110.64	(110.64)	0.0%	332.00
16102-1 · Public Safety Equipment	54.08	283.33	(229.25)	19.09%	128.85	1,133.36	(1,004.51)	11.37%	3,400.00
16102 · Public Safety Equipment	26.00	133.33	(107.33)	19.5%	61.78	533.36	(471.58)	11.58%	1,600.00
16110-1 · Graffiti Abatement	3,898.00	3,400.00	498.00	114.65%	15,198.18	13,600.00	1,598.18	111.75%	40,800.00
16110 · Graffiti Abatement	1,862.00	1,600.00	262.00	116.38%	7,201.82	6,400.00	801.82	112.53%	19,200.00
16113-1 · Nuisance Abatement	0.00	2,833.33	(2,833.33)	0.0%	0.00	11,333.36	(11,333.36)	0.0%	34,000.00
16115 · Nuisance Abatement	0.00	1,333.33	(1,333.33)	0.0%	0.00	5,333.36	(5,333.36)	0.0%	16,000.00
Total Security and Public Safety	35,731.22	44,733.34	(9,002.12)	79.88%	150,026.41	178,933.28	(28,906.87)	83.85%	536,800.00
Visual Improvements & Cultural									
16212-1 · Identification Design & Install	4,222.27	20,644.83	(16,422.56)	20.45%	16,887.08	82,579.36	(65,692.28)	20.45%	247,738.00
16212 · Beautification Design & Install	1,994.73	9,715.17	(7,720.44)	20.53%	7,978.92	38,860.64	(30,881.72)	20.53%	116,582.00
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	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	40,800.00
16216 · Holiday Design & Install	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	19,200.00
Total Visual Improvements & Cultural	7,270.00	31,610.00	(24,340.00)	23.0%	29,078.00	126,440.00	(97,362.00)	23.0%	439,320.00
Total Expense	98,118.73	158,459.84	(60,341.11)	61.92%	413,949.49	648,839.28	(234,889.79)	63.8%	1,987,518.00
Net Ordinary Income	(72,158.50)	(46,528.81)	(25,629.69)	155.08%	977,853.71	591,693.07	386,160.64	165.26%	(501,084.00)
Other Income/Expense									
Other Income									
70000 · Assigned Operating Surplus	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	914,204.00
Total Other Revenue	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	914,204.00
Net Other Revenue	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	914,204.00
Planned Reserves	(72,158.50)	(46,528.81)	(25,629.69)	155.08%	977,853.71	591,693.07	386,160.64	165.26%	413,120.00



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

RECEIVED
APR 17 2013

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P.O. Box 73106, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.3304

DATE: 02/01/2013

JACK IN THE BOX INC
9330 BALBOA AVE
GAIN-BLIXO CA 92123-1515

LEGAL DESCRIPTION

TRS 11B ISC & 16A BLK 47
MONTROSE

322H MONTROSE BLVD

MONTROSE MD WEST
ACCOUNT NUMBER: 94/026/173/000/0018
TAX YEAR: 2012
RSE No.:

OVERDUE AMOUNT: \$950.32
DATE OF PAYMENT: 01/31/2013
RECEIPT NUMBER: 94000144
DEPOSIT BATCH NO.: 94-148

POSTED

Dear Taxpayer:

We have received your payment on the above referenced account. This account has been paid for the tax year listed above by: HOUSTON WESTMOUNT LP

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

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

Refund payable to: Houston Westmount LP

Address: 100 W. 14th Drive, Suite 150

City: Houston State: TX Zip: 77007

Signature: Amanda Praribing Date: 4/16/13

Name (print): Amanda Praribing Title: Property Administrator

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

Very truly yours,

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

COPY

3551

Approved 5/6/13



SECURITY SOLUTIONS, LLC
P.O. Box 75024
Houston, Texas 77275-0924

Phone: 877.411.MOBL(6625) Fax: 713.944.6627

Invoice Date	Invoice #
4/15/2013	1046

INVOICE

Service Location:

Autozone Montrose
2301 Montrose
Houston, TX 77006

Bill To:

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

PLEASE PAY THIS AMOUNT \$575.00

Make checks payable to: ASE Security Solutions, LLC

Have E-Mail? Please write it here.

☐ Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

ASE Security Solutions, LLC

P.O. Box 75024
Houston, Texas 77275-0924

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

Description	Quantity	Unit Price	Amount	Service Dates
Standard MSU (Monthly fee)	1	425.00	425.00	05/01/2013-05/31/2013
Standard Remote Viewing Integration (Monthly Fee)	1	150.00	150.00	
Pay online at: http://ipn.intuit.com/814pv393				
THERE WILL BE A \$15 CHARGE FOR ALL RETURNED CHECKS \$25.00 FEE WILL BE ASSESSED ON ALL UNPAID BALANCES AFTER DUE DATE				
			Subtotal	\$575.00
			Sales Tax (0.0%)	\$0.00
			Total	\$575.00
			Payments/Credits	\$0.00
			Balance Due	\$575.00

Billing Inquiries? Call 877-411-6625

Thank you for your business!

Approved 5/6/13



SECURITY SOLUTIONS, LLC
P.O. Box 75024
Houston, Texas 77275-0924

Phone: 877.411.MOBL(6625) Fax: 713.944.6627

Invoice Date	Invoice #
4/15/2013	1046

INVOICE

Service Location:

Chesed Market
Montrose Blvd at Chetana St

Bill To:

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

PLEASE PAY THIS AMOUNT \$650.00

Make checks payable to: ASE Security Solutions, LLC

Have E-Mail? Please write it here.

☐ Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

ASE Security Solutions, LLC

P.O. Box 75024
Houston, Texas 77275-0924

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

Description	Quantity	Unit Price	Amount	Service Dates
Standard MSU (Monthly fee)	1	500.00	500.00	05/01/2013-05/31/2013
Wireless Remote Viewing Integration (Monthly Fee)	1	150.00	150.00	
Pay online at: http://ipn.intuit.com/814pv393				
THERE WILL BE A \$15 CHARGE FOR ALL RETURNED CHECKS \$25.00 FEE WILL BE ASSESSED ON ALL UNPAID BALANCES AFTER DUE DATE				
			Subtotal	\$650.00
			Sales Tax (0.0%)	\$0.00
			Total	\$650.00
			Payments/Credits	\$0.00
			Balance Due	\$650.00

Billing Inquiries? Call 877-411-6625

Thank you for your business!



SECURITY SOLUTIONS, LLC
P.O. Box 75024
Houston, Texas 77275-0924

Phone: 877.411.MOBL(6625) Fax: 713.944.6627

Invoice Date	Invoice #
4/15/2013	1046

INVOICE

Service Location:

Grant St

Bill To:

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

PLEASE PAY THIS AMOUNT \$687.50

Make checks payable to: ASE Security Solutions, LLC

Have E-Mail? Please write it here.

☐ Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

ASE Security Solutions, LLC

P.O. Box 75024
Houston, Texas 77275-0924

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

Description	Quantity	Unit Price	Amount	Service Dates
Standard MSU (Monthly fee)	1	500.00	500.00	05/01/2013-05/31/2013
Remote Viewing Access (Monthly Fee)	1	150.00	150.00	
High Pressure Sodium Light Each Upgrade (Monthly Fee)	3	12.50	37.50	
Pay online at: http://ipn.intuit.com/814pv393				
THERE WILL BE A \$15 CHARGE FOR ALL RETURNED CHECKS \$25.00 FEE WILL BE ASSESSED ON ALL UNPAID BALANCES AFTER DUE DATE				
			Subtotal	\$687.50
			Sales Tax (0.0%)	\$0.00
			Total	\$687.50
			Payments/Credits	\$0.00
			Balance Due	\$687.50

Billing Inquiries? Call 877-411-6625

Thank you for your business!



SECURITY SOLUTIONS, LLC
P.O. Box 750924
Houston, Texas 77275-0924

Phone: 877.411.MOBL(6625) Fax: 713.944.6627

Bill To:

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

Invoice Date	Invoice #
4/15/2013	1050

Service Location:

Hollywood Superstore
2409 Grant St # D
Houston, TX 77006

PLEASE PAY \$750.00
THIS AMOUNT

Make checks payable to ASE Security Solutions, LLC

Have E-Mail? Please write it here:

☐ Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

ASE Security Solutions, LLC

P.O. Box 750924
Houston, Texas 77275-0924

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

Description	Quantity	Unit Price	Amount
Sky Cam System with four cameras (Monthly Fee)	1	800.00	800.00
Wireless Remote Viewing Integration (Monthly Fee)	1	150.00	150.00
Pay online at: http://ipn.intuit.com/vs8c2g45			
Subtotal			\$750.00
Sales Tax (0.0%)			\$0.00
Total			\$750.00
Payments/Credits			\$0.00
Balance Due			\$750.00

THERE WILL BE A \$15 CHARGE FOR ALL RETURNED CHECKS
\$25.00 FEE WILL BE ASSESSED ON ALL UNPAID BALANCES AFTER
DUE DATE.

Billing Inquiries? Call 877-411-6625

Thank you for your business!

INVOICE



SECURITY SOLUTIONS, LLC
P.O. Box 750924
Houston, Texas 77275-0924

Phone: 877.411.MOBL(6625) Fax: 713.944.6627

Bill To:

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

Invoice Date	Invoice #
4/15/2013	1051

Service Location:

Walgreens - Montrose
3317 Montrose
Houston, TX 77006

PLEASE PAY \$575.00
THIS AMOUNT

Make checks payable to ASE Security Solutions, LLC

Have E-Mail? Please write it here:

☐ Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

ASE Security Solutions, LLC

P.O. Box 750924
Houston, Texas 77275-0924

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

Description	Quantity	Unit Price	Amount
Standard MSU (Monthly Fee)	1	425.00	425.00
Standard Remote Viewing Integration (Monthly Fee)	1	150.00	150.00
Pay online at: http://ipn.intuit.com/vs8c2g45			
Subtotal			\$575.00
Sales Tax (0.0%)			\$0.00
Total			\$575.00
Payments/Credits			\$0.00
Balance Due			\$575.00

THERE WILL BE A \$15 CHARGE FOR ALL RETURNED CHECKS
\$25.00 FEE WILL BE ASSESSED ON ALL UNPAID BALANCES AFTER
DUE DATE.

Billing Inquiries? Call 877-411-6625

Thank you for your business!

BLANK ROME LLP

A PENNSYLVANIA LLP
700 LOUISIANA
SUITE 4000
HOUSTON, TEXAS 77002-2727
(713) 228-8881 FAX: (713) 228-6605
FEDERAL TAX ID. NO. 23-1311874

MONTROSE MANAGEMENT DISTRICT
C/O BILL CALDERON
RAWES HILL CALDERON LLP
9610 LONGPOINT
HOUSTON, TX 77005
SUITE 150

INVOICE DATE: APRIL 05, 2013
MATTER NO. 139016-00601 02752
INVOICE NO. 1284269

REGARDING: MONTROSE MANAGEMENT DISTRICT
CAUSE NO. 2012-20396; 1620 HAWTHORNE LTD. VS. MONTROSE
MANAGEMENT DISTRICT; IN THE 33RD JUDICIAL DISTRICT
COURT OF HARRIS COUNTY, TEXAS

DATE	INVOICE	AMOUNT	CREDITS	BALANCE
03/05/13	1276304	460.99	0.00	460.99
BALANCE FORWARD				\$ 460.99
FOR LEGAL SERVICES RENDERED THROUGH 03/31/13				\$ 5,039.00
FOR DISBURSEMENTS ADVANCED THROUGH 03/31/13				490.61
CURRENT INVOICE TOTAL				\$ 5,529.61
TOTAL AMOUNT DUE				\$ 5,990.60

POSTED

CK #3533

WIRE

MAIL

BANK NAME: Wells Fargo Bank, N.A.
ADDRESS: Philadelphia, PA 19103
ACCOUNT TITLE: Blank Rome LLP
ACCOUNT NUMBER: 2000010161050
ABA NUMBER: 21000348 (Domestic)
SWIFT CODE: WFBUS33 (International)

Blank Rome LLP
Lockbox # 8586
P.O. Box 8500
Philadelphia, PA 19178-8500

BLANK ROME LLP

A LOUISIANA LLP
700 LOUISIANA
SUITE 4000
HOUSTON, TEXAS 77002-2727
(713) 228-8881 FAX: (713) 228-6605
FEDERAL TAX ID. NO. 23-1311874

MONTROSE MANAGEMENT DISTRICT
C/O BILL CALDERON
RAWES HILL CALDERON LLP
9610 LONGPOINT, SUITE 150
HOUSTON, TX 77005

INVOICE DATE: MAY 01, 2013
MATTER NO. 139016-00601 02752
INVOICE NO. 1291649

REGARDING: MONTROSE MANAGEMENT DISTRICT
CAUSE NO. 2012-20396; 1620 HAWTHORNE LTD. VS. MONTROSE
MANAGEMENT DISTRICT; IN THE 33RD JUDICIAL DISTRICT COURT
OF HARRIS COUNTY, TEXAS

DATE	INVOICE	AMOUNT	CREDITS	BALANCE
04/05/13	1284269	5,529.61	0.00	5,529.61
BALANCE FORWARD				\$ 5,529.61
FOR LEGAL SERVICES RENDERED THROUGH 04/05/13				\$ 6,979.50
FOR DISBURSEMENTS ADVANCED THROUGH 04/05/13				1,778.99
CURRENT INVOICE TOTAL				\$ 9,758.49
TOTAL AMOUNT DUE				\$ 15,288.10

REMITTANCE
POSTED

WIRE

MAIL

BANK NAME: Wells Fargo Bank, N.A.
ADDRESS: Philadelphia, PA 19103
ACCOUNT TITLE: Blank Rome LLP
ACCOUNT NUMBER: 2000010161050
ABA NUMBER: 21000348 (Domestic)
SWIFT CODE: WFBUS33 (International)

Blank Rome LLP
Lockbox # 8586
P.O. Box 8500
Philadelphia, PA 19178-8500

EXPENSE REPORT

Date	Description	Business Purpose	Amount	Receipt	Approved
2-Apr	Visits to District businesses	marketing	5		
4-Apr	Visits to District businesses	marketing	6		
12-Apr	Visits to District businesses	marketing	7		
15-Apr	Visits to District businesses	marketing	6		
16-Apr	Visits to District businesses	marketing	5		
22-Apr	Attended meeting for mayor	Business assistance/marketing	5		
25-Apr	Attended meeting for mayor	Business assistance/marketing	5		
27-Apr	Attended meeting for mayor	Business assistance/marketing	5		
30-Apr	Personal call phone, phone	monthly call phone allowance	45.00		

POSTED

Dennis C. Beeson 4/13

Amount Billed to District: \$ 45.00

Total Reimbursement: \$ 45.00

C:\Users\jg\Documents\4/13/13

4/23/2013

Report of Expenses, LLP

EXPENSE REPORT

Date	Description	Business Purpose	Amount	Receipt	Approved
5-Mar	Business meeting with	Marketing	9		
6-Mar	Business meeting with	Marketing	8		
11-Mar	Business meeting with	Marketing	9		
15-Mar	Business meeting with	Marketing	8		
22-Mar	Business meeting with	Marketing	10		
25-Mar	Business meeting with	Marketing	10		
27-Mar	Business meeting with	Marketing	12		
28-Mar	Business meeting with	Marketing	12		
28-Mar	Business meeting with	Marketing	10		
30-Mar	Personal call phone, phone	monthly call phone allowance	45.00		

POSTED

Dennis C. Beeson 5/6/13

Amount Billed to District: \$ 45.00

Total Reimbursement: \$ 45.00

C:\Users\jg\Documents\4/13/13

Approved 5/6/13

05/2013 Dennis C. Beeson

Page 1 of 1

INVOICE

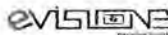
Dennis C. Beeson
2100 Westwood Ave #116
Houston Texas 77067

Monroe District
5020 Monroe Blvd.
Suite 311
Houston Texas 77066

Invoice # 0052013
Invoice Date 05/01/2013
Due Date 05/11/2013

Item	Description	Unit Price	Quantity	Amount
Service	Business Ambassadors Contract Agreement	1,600.00	1.00	1,600.00
NOTES: Market Research Survey Information gathered via Survey Format by day to day visits to Monroe Business locations				
<i>Dennis C. Beeson</i>				
Subtotal				1,600.00
Total				1,600.00
Amount Paid				0.00
Balance Due				\$1,600.00

POSTED



eVision 1 Productions, LLC
2522 Polo Pinto Dr
Houston, TX 77060
Phone 713-703-4811

To:
Gretchen Gannon
Director of Economic Development
Monroe Management District
5020 Monroe Blvd, Suite 311
Houston, TX 77066
(713) 595-1218

INVOICE

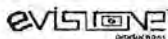
Date: April 01/2013
Invoice # 11

For: April 2013 Video Development

DESCRIPTION	QTY	RATE	AMOUNT
MMD Video Development for APRIL 2013	1.00	2500.00	\$ 2,500.00
POSTED CR # 3537			
Tax exemption			
SUBTOTAL			\$ 2,500.00
NO SALES TAX @ 8.25%			
OTHER			
TOTAL			\$ 2,500.00

Make all checks payable to e-Vision 1 Productions, LLC

THANK YOU FOR YOUR BUSINESS!



ev1pro.com
e-Vision 1 Productions, LLC
2522 Palo Pinto Dr
Houston, TX 77060
Phone 713-703-4811

INVOICE

Date: May 1, 2013
Invoice # 12

For: May 2013 Video Development

To:
Gretchen Larson
Director of Economic Development
Montrose Management District
5020 Montrose, suite 311
Houston, TX 77056
(713) 595 1215

DESCRIPTION	QTY	UNIT	PRICE	AMOUNT
MMD Video Development for MAY 2013	1.00		2500.00	2500.00
POSTED				
SUBTOTAL				\$ 2,500.00
NO SALES TAX @ 8.25%				
OTHER				
TOTAL				\$ 2,500.00

Make all checks payable to e-Vision 1 Productions, LLC

THANK YOU FOR YOUR BUSINESS

Approved 5/6/2013



Invoice

East Montrose Civic Association

P.O. Box 132052
Houston, TX 77219-2052

Bill To
Montrose Management District Gretchen Larson

Date	Invoice #
5/9/2013	103

P.O. Number	Terms	Rep	Ship	Via	P.O.B.	Project
			5/1/2013			
Quantity	Item Code	Description	Price Each	Amount	POSTED CK # 3578	
1	Half Ad 6 Months	EMCA Newsletter advertising	375.00	375.00		
Total				\$375.00		

Approved 5/6/13

Equi-Tax Inc.

Suite 200
17111 Rolling Creek Drive
Houston Texas 77090
281-444-4866

Invoice

DATE	INVOICE #
5/1/2013	45355

BILL TO
The Montrose District Hawes Hill Calderon LLP PO Box 22167 Houston TX 77227-2167

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

April 3, 2013

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

INVOICE

DESCRIPTION	AMOUNT
Roll Management, Billing and Collections	1,374.34
POSTED CK # 3599	
Total	\$1,374.34

Approved 5/6/13

Description	Amount
Professional Fees:	
Services as contract Director of Economic Development for March, 2013.	\$1,000.00
Reimbursable Expenses:	
Registration fee for CCIM luncheon on March 14, 2013	45.00
Total amount due	\$1,045.00

Thank you

Ray C. Lawrence

POSTED
CK # 3540

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

May 1, 2013

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

INVOICE

Description	Amount
Professional Fees:	
Services as contract Director of Economic Development for April, 2013.	\$1,000.00

POSTED

Total amount due \$1,000.00

Thank you.

Ray C. Lawrence

Mr Dir of Texas (Houston)
3669 Eastex Freeway
Houston, TX 77026
Phone (713)473-2700 Fax (713)473-2701

INVOICE# 33X00002
INV DATE 03/31/13
ACCOUNT# 229281
DUE DATE UPON RECEIPT

Please remit top portion with payment

MONTROSE MGMT DISTRICT
P O BOX 22167
HOUSTON, TX 77227

AMOUNT YOU
ARE PAYING
Phone#

SERVICE ADDRESS: MONTROSE
MONTROSE (HOUSTON, TX)

AMOUNT 6,217.00

DATE	DESCRIPTION	AMOUNT
03/06/13	LOCATION: MONTROSE	
03/06/13	33X00007 SWEEPING-FLAT SWEEP FLAT RATE 03/06/13	600.00
03/06/13	MAIN LANES	1,776.00
03/06/13	ORDER/TICKET #00009025	
03/07/13	33X00008 SWEEPING-FLAT SWEEP FLAT RATE 03/07/13	200.00
03/07/13	ADDITIONAL LANES	1,332.50
03/07/13	BIKE LANES, BIKE RT, W GRAY ST	
03/07/13	ORDER/TICKET #00009026	
03/20/13	33X00009 SWEEPING-FLAT SWEEP FLAT RATE 03/20/13	600.00
03/20/13	MAIN LANES	1,776.00
03/20/13	ORDER/TICKET #00008918	
03/21/13	33X00010 SWEEPING-FLAT SWEEP FLAT RATE 03/21/13	200.00
03/21/13	ADDITIONAL LANES	1,332.50
03/21/13	BIKE LANES, BIKE RT, W GRAY ST	
03/21/13	ORDER/TICKET #00008919	

POSTED

CK # 354

RECEIVED
APR 11 2013

Please include the invoice number on your check
There will be a \$50.00 charge on all returned checks.

Municipal Accounts
& Consulting

INV# 33X00002	CURRENT	30 DAY	60 DAY	90 DAY	DATE 03/31/13
ACCT# 229281					PAGE 1 OF 1

PLEASE PAY THIS AMOUNT 6,217.00

Approved 5/6/13

Mr Dir of Texas (Houston)
3669 Eastex Freeway
Houston, TX 77026
Phone (713)473-2700 Fax (713)473-2701

INVOICE# 34X00206
INV DATE 04/30/13
ACCOUNT# 229281
DUE DATE UPON RECEIPT

Please remit top portion with payment

MONTROSE MGMT DISTRICT
P O BOX 22167
HOUSTON, TX 77227

AMOUNT YOU
ARE PAYING
Phone#

AMOUNT 6,217.00

SERVICE ADDRESS: MONTROSE
MONTROSE (HOUSTON, TX)

DATE	DESCRIPTION	AMOUNT
04/03/13	LOCATION: MONTROSE	
04/03/13	34X00206 SWEEPING-FLAT SWEEP FLAT RATE 04/03/13	776.00
04/03/13	MAIN LANES	1,776.00
04/04/13	34X00208 SWEEPING-FLAT SWEEP FLAT RATE 04/04/13	332.50
04/04/13	ADDITIONAL LANES	1,332.50
04/04/13	BIKE LANES, BIKE RT, W GRAY ST	
04/04/13	ORDER/TICKET #00009022	
04/17/13	34X00208 SWEEPING-FLAT SWEEP FLAT RATE 04/17/13	776.00
04/17/13	MAIN LANES	1,776.00
04/17/13	ORDER/TICKET #00009158	
04/18/13	34X00206 SWEEPING-FLAT SWEEP FLAT RATE 04/18/13	332.50
04/18/13	ADDITIONAL LANES	1,332.50
04/18/13	BIKE LANES, BIKE RT, W GRAY ST	
04/18/13	ORDER/TICKET #00009175	

POSTED

Please include the invoice number on your check.
There will be a \$50.00 charge on all returned checks.

PLEASE NOTE THAT YOUR ACCOUNT HAS A PAST DUE BALANCE.

INV# 34X00206	CURRENT	30 DAY	60 DAY	90 DAY	DATE 04/30/13
ACCT# 229281	6,217.00	6,217.00			PAGE 1 OF 1

PLEASE PAY THIS AMOUNT 6,217.00



MUNICIPAL ACCOUNTS
& CONSULTING, L.P.

Montrose Management District
1300 Post Oak Blvd, Suite 1600
Houston, TX 77054

Invoice

Date	Invoice #
5/1/2013	00576

Description	Amount
Monthly Bookkeeping	1,000.00
Payment of annual audit schedule	15.00
Delivery of documents to client	10.00
Preparation of report for Council	50.00
Delivery of documents to client	10.00
Additional time for board meeting	90.00
Composed with vendor	30.00
Preparation and maintenance of Quarterly Investment Report	250.00
Delivery	23.43
Mileage	7.91
Delivery	4.00
Postage	38.56
Copies	126.35
Telephone Storage & Retrieval Service	8.00
Total Allowable Expenses	161.45

POSTED

CK # 3572

Total 11,618.45

Approved 5/6/13

400 River Pointe • Suite 210 • Conroe, Texas 77384 • Phone: 936-798-1664 • Fax: 936-758-1844

8834 N. CAPITAL OF TEXAS HIGHWAY, SUITE 150 • AUSTIN, TEXAS 78759 • 512.782.2400 • Fax 512.795.9966

1700 Post Oak Blvd. • Suite 1600 • Houston, Texas 77056 • Phone: 713-619-4539 • Fax: 713-619-6859

INVOICE	IVC00017037
DATE	4/4/2013
TIME	1

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

POSTED
CL # 3543

Approved 5/6/13

From: Primer Grey, Inc.
2119 Linder St.
Suite 2
Houston, TX 77003

Invoice ID	1545
Invoice Date	04/03/2013
Due Date	06/01/2013
Subject	Monthly Web Maintenance, Content, and Email Review

Project # Montrose Management District

Type	Description	Quantity	Unit Price	Amount
Expense	Monthly Payment	1.00	\$2,000.00	\$2,000.00
			Amount Due	\$2,000.00

POSTED
CK # 3544

Page 1 of 1

Approved Status

Invoice No. 8747

Customer			
Name	Harris County Improvement District #6	Date	4/29/2013
Address	PO Box 22167	Job No.	16810013
City	Houston State TX Zip 77227-2167	Rep	
Re:	Montrose Boulevard Esplanades		

Qty	Description	Unit Price	TOTAL
1	Landscape Maintenance for the Esplanades on Montrose Blvd. for the month of April 2013 per contract agreement.	\$1,053.00	\$1,053.00
<p>Thank you.</p> <p>POSTED</p> <p>CK # 3545</p>			
Payment Details <input type="radio"/> Cash <input checked="" type="radio"/> Check <input type="radio"/> Credit Card		Sub Total Shipping & Handling Taxes	\$1,053.00 \$0.00 \$0.00
		TOTAL	\$1,053.00

POSTED

CK #3545

Payment Details —

☐ Cash


☒ Check

☐ Credit Card

SubTotal	\$1,063.00
Shipping & Handling	\$0.00
Taxes	\$0.00
TOTAL	\$1,063.00

Office Use Only

We thank you for your business!



P.O. BOX 105378
ATLANTA, GA 30348

Manage Your Account & View Your Usage Details	Account Number	Date Due
My Verizon at www.verizon.com	72345678-0001	02/16/13
Address Changed? - go to www.comcastchangedress	Invoice Number	9703583461

MAR 22 - APR 21

© 2000 Blackwell Science Ltd *Journal of Internal Medicine* 247: 395–402

MONTRON® MANAGEMENT DISTRICT
PO BOX 22157
HOUSTON, TX 77202-0157

Product Source (see back for details)	\$10.00
Payment - Thank You	-\$40.00
Balance Forward	\$ 0.00
Monthly Charges	\$10.00
Usage and Portability Charges	
Dial	\$ 0.00
Wireless Wireless* Service Charges	
and Other Charges & Credits	\$ 0.00
Taxes, Governmental Surcharges & Fees	\$ 0.00
Total Current Charge	\$10.00

Total Charges Due by May 16, 2013

\$80.08

POSTED

CL# 3546

Pg	Date Written	Pg in the Book	Description
100	1986	100	100

Bill Date	April 21, 2013
Account Number	723464988-00001
Invoice Number	9703583490

WRIGHTS MANAGEMENT DISTRICT
PO BOX 22167
HOUSTON, TX 77227-2167

Total Amount Due by May 16, 2013

Make checks payable to Verizon Wireless.
Please print this mail by your payment.

\$80.08

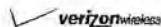
\$

PO BOX 660108
DALLAS, TX 75262-0108

☐ Check here and fill out the back of this slip if your calling address has changed or you are adding or changing your email address.

9203583460010723464986000010000080080000080089

Answered 5/6/13



Invoice Number Account Number Date Due Page

Get Minutes Used	Get Data Used	Get Balance
MIN: 1,500	DATA: 500	BAL: \$20.00

Explanation of Charges

Verizon Wireless Service Charges

Verizon Wireless Service Charges include: (1) a Regulatory Charge which helps defray certain government charges we pay including government service administration and federal taxes; (2) a Federal Universal Service Charge (FUSC), which is a charge collected by the government to support universal service; and (3) an Administrative Charge, which helps defray certain expenses we incur, including charges we or our agents pay local telephone companies for delivering calls from our customers to their customers, long and short distance on our network, local and wireless, and costs and charges associated with our call center operations, local number portability, and other government services. Please note that these are Verizon Wireless charges, not taxes. These charges, and what's included, are subject to change from time to time.

Taxes, Governmental Surcharges and Fees

Verizon Wireless, state and local taxes and governmental surcharges and fees that we are required to pay to our customers. These taxes, surcharges and fees may change from time to time without notice.

Late Fee Information

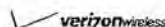
A late payment fee for unpaid balances. The charge is the greater of \$5 or 1.5% per month, or as provided by law.

Verizon Wireless Other Charges and Credits

Includes charges for products and services, and credits for

Payments

Previous Balance	\$80.08
Payment - Thank You	
Payment Received 04/11/13	- \$0.00
Total Payments	-\$80.08
Balance Forward	\$0.00



Invoice Number Account Number Date Due Page

Summary for Bill Calderon: 713-205-9751

Your Plan

Mobile Broadband 10GB
\$50.00 monthly charge
\$25 per minute
10GB / \$10/GB
10 monthly gigabyte allowance
\$10.00 per GB after allowance

Have more questions about your charges?
Get details for usage charges at
www.verizonwireless.com. Sign into My
Verizon to view Online Bill and click on
Costs, Messages & Data.

Monthly Charges

Mobile Broadband 10GB	04/22 - 05/21	\$0.00
		\$50.00

Usage and Purchase Charges

Date	Allowance	Used	Billable	Cost
Gigabyte Usage	10GB	9	---	---
Total Data				\$0.00

Total Usage and Purchase Charges

	\$0.00
--	--------

Verizon Wireless Service Charges

Regulatory Charge	\$0.00
Administrative Charge	\$0.00

Total Current Charges for 713-205-9751

	\$50.00
--	---------

Correspondence Address: Verizon Wireless Customer Service Department 77704 Union Blvd, Suite 100, Dallas, TX 75240

By signing below, you authorize Verizon Wireless to electronically debit your bank account each month for the total balance due on your account. The checks you send will be used to verify Automatic Payments. This will be debited each month of the year and amount of the debit \$0.00 in advance of the payment. I understand and accept these terms. The system does not allow the terms of your service, Customer Agreement, to be changed for electronic bill payments to be received. To authorize your authorization you must call Verizon Wireless. Check with your time for any change.

1. Check this box. 2. Sign name for bill below, as shown on the bill and date. 3. Return this bill with your check for this month's payment.

Change your billing address for automatic payments

Use this space to sign in to My Verizon at www.verizonwireless.com to change the billing address where we send your bill. If we do not have your most recent email address, please e-mail and tell us if it is the same or different from the address on your Verizon Wireless service. Allow 2 billing cycles for the address change to take effect.

My Address
City
State
Zip
Home Phone

Confirming or changing your service address

For each of your mobile numbers, in order to let us know and send you service notices, we need a service address, which is a physical address (not a PO Box) that is the home to primary business address of the person who uses this number. To confirm or change the service address for any of your mobile numbers, sign in to My Verizon at www.verizonwireless.com.

Circle 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 00, 01, 02, 03, 04, 05, 06, 07, 08, 09, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 00, 01, 02, 03, 04, 05, 06, 07, 08, 09, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 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57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 00, 01, 02, 03, 04, 05, 06, 07, 08, 09, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 00, 01, 02, 03, 04, 05, 06, 07, 08, 09, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 00, 01, 02, 03, 04, 05, 06, 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57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 00, 01, 02, 03, 04, 05, 06, 07, 08, 09, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 00, 01, 02, 03, 04, 05, 06, 07, 08, 09, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52

WALTER P MOORE

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

Invoice #: T0314019
Project: T031101000
Project Name: West Montrose Mobility Study

Invoice Group: ""
Invoice Date: 3/31/2013

Attention: John Hayes

For Professional Services Rendered through: 3/31/2013
Contract No. H0250-02

Professional Personnel	325.00	
Total Salaries		325.00
Current Invoice		325.00
Max Fee:	132,000.00	
Prior Billings:	130,390.00	
Total Available:	1,610.00	
Total Fee Invoice		325.00
Amount Due This Invoice		325.00

POSTED

OK to Pay
PC

For questions regarding this invoice, please contact Lawrence Bang.
Telephone: 713-693-7300 Email: LBang@harriscounty.com

Leanne Dixon

1301 MONTROSE STREET, SUITE 100
HOUSTON, TEXAS 77002
HOUSTON, TEXAS 77002
www.harriscountytx.com

WALTER P MOORE

Project: T031101000 - West Montrose Mobility Study

Invoice #: T0314019

Phase: 9T03 -- Traffic Houston

Rate Schedule Labor

Class / Employee Name	Date	Hours	Rate	Amount
Service Engineer Lee Anne Dixon	03/05/2013	2.50	130.00	325.00
Rate Schedule Labor				325.00

Total Phase: 9T03 -- Traffic Houston

Labor: 325.00
Expense: 0.00

Total Project: T031101000 - West Montrose Mobility Study

325.00

1301 MONTROSE STREET, SUITE 100
HOUSTON, TEXAS 77002
HOUSTON, TEXAS 77002
www.harriscountytx.com

BARBARA J. SCHOTT
HARRIS COUNTY AUDITOR
1001 Preston, Suite 800
Houston, Texas 77002
(713) 755-1160



REMIT PAYMENT TO:
Harris County Treasurer
Orlando Sanchez
1001 Preston, Room 652
Houston, Texas 77002

Invoice / Statement No.: AH004987

Customer No.: V00071086

INVOICE

MONTROSE MANAGEMENT DISTRICT
C/O EXECUTOR DIRECTOR
PO BOX 22167
10103 FONDREN RD
HOUSTON, TX 77227-2167

(Please detach and mail this top portion with payment)

Amount Due: 4,930.56

Amount Paid:

BARBARA J. SCHOTT
HARRIS COUNTY AUDITOR
1001 Preston, Suite 800
Houston, Texas 77002
(713) 755-1160



REMIT PAYMENT TO:
Harris County Treasurer
Orlando Sanchez
1001 Preston, Room 652
Houston, Texas 77002

Invoice / Statement No.: AH005130

Customer No.: V00071086

INVOICE

MONTROSE MANAGEMENT DISTRICT
C/O EXECUTOR DIRECTOR
PO BOX 22167
10103 FONDREN RD
HOUSTON, TX 77227-2167

(Please detach and mail this top portion with payment)

Amount Due: 4,930.56

Amount Paid:

DATE	DESCRIPTION	AMOUNT
02/28/13	FEB'13: ATTORNEY SERVICE	4,930.56
POSTED		

The above amount is for County services. Amounts are due upon receipt of the invoice. If you have any questions, contact Accounts Receivable at 713-755-1160.

REMIT PAYMENT TO: HARRIS COUNTY TREASURER
Orlando Sanchez
1001 Preston, Room 652
Houston, Texas 77002

County Auditor's Form 558
Harris County, Texas (REV. 3/97)

Amount 4,930.56

DATE	DESCRIPTION	AMOUNT
05/01/13	JUN'13: ASST COUNTY ATTY FEE	4,930.56
POSTED		
CK # 3548		

The above amount is for County services. Amounts are due upon receipt of the invoice. If you have any questions, contact Accounts Receivable at 713-755-1160.

REMIT PAYMENT TO: HARRIS COUNTY TREASURER
Orlando Sanchez
1001 Preston, Room 652
Houston, Texas 77002

County Auditor's Form 558
Harris County, Texas (REV. 3/97)

Amount 516.17

BARBARA J. SCHOTT
HARRIS COUNTY AUDITOR
1001 Preston, Suite 800
Houston, Texas 77002
(713) 755-1160



REMIT PAYMENT TO:
Harris County Treasurer
Orlando Sanchez
1001 Preston, Room 652
Houston, Texas 77002

INVOICE

Invoice / Statement No.: AH004996

Customer No.: V00071086

MONTROSE MANAGEMENT DISTRICT
C/O EXECUTOR DIRECTOR
PO BOX 22167
10103 FONDREN RD
HOUSTON, TX 77227-2167

Amount Due: 4,930.56

Amount Paid:

(Please detach and mail this top portion with payment)

DATE	DESCRIPTION	AMOUNT
04/01/13	MAY '13: ATTORNEY SERVICE	4,930.56

POSTED

The above amount is for County services. Amounts are due upon receipt of the invoice. If you have any questions, contact Accounts Receivable at 713-755-1160.

REMIT PAYMENT TO: HARRIS COUNTY TREASURER
Orlando Sanchez
1001 Preston, Room 652
Houston, Texas 77002

County Auditor's Name: BJB
Harris County, Texas 77002

Approved 5/6/13

CRACKED/7X
photography & design

Cracked Fox
23030 Cranberry Trail
Spring, TX 77373
Cell: 713.364.4012

Bill To:

Montrose Management District
Attn: Gretchen Larson
5020 Montrose Blvd., Suite 311
Houston, TX

Date	Invoice No.	Terms
05/01/13	366	Net 30
Payments/Credits	Balance Due	
\$0.00	\$2,500.00	

Item	Description	Quantity	Rate	Amount
marketing	marketing, graphic design and photography, research, meetings and other... for the month of May		2,500.00	2,500.00

POSTED

CK # 3549

Total \$2,500.00

Approved 5/6/13

Houston Hill Childrens LLP
P.O. Box 22167
Houston TX 77222-2167

Invoice

Bill To:

MD-Montrose
P.O. Box 22167
Houston, TX 77227

Invoice #: 43014404
Date: 5/6/2013

Page: 1

DATE	DESCRIPTION	AMOUNT
4/11/2013	Professional Consulting, Project Management & Administrative Management, Marketing & PR Management, and Community Services Management for April 2013 Reimbursable expenses, as follows: Verizon charges: Montrose District, 04/20-05/19 Verizon charges: Jack Harris, 04/20-05/19 Verizon charges: Jack Harris, 04/20-05/19 Hour Messenger, delivery City of Houston, 16th of service Monthly mileage reimbursement, Jack Harris, per attachment Monthly mileage reimbursement, Roy Hill, per attachment Monthly mileage and toll reimbursement, Gretchen Larson, per attachment In-house copies, black & white, 4803 pages @ \$0.15 In-house copies, color, 237 pages @ \$0.50 Binding sets, 29 @ \$1.00 Postage GIS mapping, Patrick Horton, per attachment	\$15,733.17 \$49.57 \$106.19 \$49.59 \$16.38 \$0.23 \$47.10 \$162.72 \$16.39 \$188.67 \$720.41 \$118.50 \$29.00 \$3.44 \$580.81

POSTED

CK # 3550

Sales Tax:	\$0.00
Total Amount:	\$17,821.67
Amount Applied:	\$0.00
Balance Due:	\$17,821.67

Term: C.O.D.

verizonwireless

Invoice Number Account Number Date Due Page

43014404 43014404 05/01/13 0000

Summary for Montrose Montrose: 832-370-9191

Your Plan

Nationwide Business Talk 450
\$44.99 monthly charge
450 monthly allowance minutes
\$.25 per minute after allowance

Friends & Family

MCN National Unlimited
Unlimited Mobile to Mobile

UNL Night & Weekend Min

Unlimited OFFPEAK

Pay As You Use Megabyte Data
\$1.09 per megabyte

Beginning on 12/04/08:

08% Ancillary Discount

Beginning on 02/10/13:

25 Bonus Minutes Available for Use Within 1

Year

25 remaining

Have more questions about your charges?
Get details for usage charges at
VZW.com/mybusinessaccount

Monthly Charges

Nationwide Business Talk 450	04/20 - 05/19	44.99
08% Ancillary Discount	04/20 - 05/19	-3.80
		\$41.19

Usage and Purchase Charges

Usage	Allowance	Unit	Billable	Cost
SharePlan	unlimited	450 (unlimited)	44	---
Mobile to Mobile	unlimited	unlimited	2	---
Night/Weekend	unlimited	unlimited	89	---
Total Value				\$0.00

Total Usage and Purchase Charges \$0.00

Verizon Wireless' Surcharges

Per Universal Service Charge	1.54
Regulatory Charge	.16
Administrative Charge	.80
TX Franchise Surch	.24
Texas Universal Service	1.47
	\$4.21

Taxes, Governmental Surcharges and Fees

TX State 911 Fee	.50
TX Equalization Surcharge	.08
TX State Sales Tax	2.85
Houston City Sales Tax	.46
	\$3.89

Total Current Charges for 832-370-9191 \$49.67

Summary for Josh Hawes Josh Hawes: 713-724-3862

Your Plan

Nationwide Business Talk 450
\$44.95 monthly charge
450 minutes nationwide minutes
\$25 per minute after allowance

Friends & Family

MOB! Madson Unlimited
Unlimited Mobile to Mobile

UNL Night & Weekend Min
Unlimited OFFPEAK

Email & Web Unlimited
\$18.95 monthly charge
Unlimited e-mail to e-mail

Beginning on 03/24/11:
8% - Feature Discount

Beginning on 04/25/08:
0% Access Discount

Beginning on 03/10/12:
25 Minutes Available for Use With 1
Year

1500 MSG Allowance+ UNL IN MSG
\$15.00 monthly charge
Unlimited monthly M2M Text
Unlimited monthly M2M P2P & Voice
1500 e-mail to e-mail
\$10 per message after allowance

Have more question about your charges?
Get details for usage charges at
vzw.com/mybusinessaccount

Monthly Charges

Nationwide Business Talk 450	04/20 - 05/19	44.95
0% Access Discount	04/20 - 05/19	-3.60
Email & Web (Unlimited)	04/20 - 05/19	18.95
8% - Feature Discount	04/20 - 05/19	-2.41
1500 MSG Allowance+ UNL IN MSG	04/20 - 05/19	15.00
TEC Activation \$2.99 - Activation	04/20 - 05/19	2.99
		\$63.37

Usage and Purchase Charges

Rate	Allowance	Used	Excess	Cost
Standard Plan	450 (minutes)	238	—	—
Mobile to Mobile	unlimited	212	—	—
Message to Mobile	unlimited	120	—	—
Total Value:				\$1.00

Messaging				
Unlimited M2M Text	unlimited	175	—	—
Unl. M2M P2P & Voice	unlimited	30	—	—
Text, Picture & Video	unlimited	1500	181	—
Total Messaging				\$1.00

Data				
Kilobyte Usage	unlimited	815,200	—	—
Total Data				\$1.00

Total Usage and Purchase Charges

Verizon Wireless® Surcharges				
Fed Universal Service Charge				1.54
Regulatory Charge				.16
Administrative Charge				.90
TX Franchise Surch.				.24
Texas Universal Service				1.96
				\$4.80

Taxes, Governmental Surcharges and Fees				
TX State 911 Fee				.50
TX Equalization Surch.				.46
TX State Sales Tax				5.83
Houston City Sales Tax				.91
Houston Mta Tax				.50
				\$7.42

Total Current Charges for 713-724-3862

\$106.19

Summary for Josh Hawes: 832-389-6941

Your Plan

Mobile Broadband 5GB
\$50.00 monthly charge
\$25 per minute

5GB/10/GB

5 monthly gigabyte allowance
\$10.00 per GB after allowance

Beginning on 01/26/11:
0% Access Discount

Have more question about your charges?
Get details for usage charges at
vzw.com/mybusinessaccount

Monthly Charges

Mobile Broadband 5GB	04/20 - 05/19	50.00
0% Access Discount	04/20 - 05/19	-4.00
		\$46.00

Usage and Purchase Charges

Rate	Allowance	Used	Excess	Cost
Kilobyte Usage	unlimited	6	1	—
Total Data				\$1.00

Total Usage and Purchase Charges

				\$1.00
--	--	--	--	---------------

Verizon Wireless® Surcharges

Regulatory Charge				.02
Administrative Charge				.08
				\$0.10

Taxes, Governmental Surcharges and Fees

TX State Sales Tax				2.58
Houston City Sales Tax				.46
Houston Mta Tax				.46
				\$3.50

Total Current Charges for 832-389-6941

\$49.58



PAYMENTS ALSO ACCEPTED BY:
AMERICAN EXPRESS, MASTERCARD,
VISA OR ELECTRONIC WIRE
TRANSFERS

281-497-2218

CUSTOMER ACCOUNT NO. 102750
INVOICE NUMBER 81186
INVOICE DATE 04/17/13

HAWES HILL CALDERON
9610 LONG POINT STE 150
HOUSTON TX 77055

DELIVERY DATE	TICKET NUMBER	AMOUNT
04/04/13	245889	ST. GEORGE 16.38
04/04/13	245890	ALDINE 50.88
04/05/13	245976	FIVE CORNERS 19.85
04/05/13	245989	BAYTOWN 29.25
04/08/13	246017	FIVE CORNERS 16.38
04/10/13	246247	BOMB 17.54
04/11/13	246330	MONTROSE 16.38
04/11/13	246391	TTRZ 20 50.88

http://order.hourmessenger.com/print-sch.pdf.asp

Date: 4/11/2013 12:50:57 PM

Tracking Number: 246330

Business Name & Account #: Hawes Hill Calderon, 102750

Job/PO #: MONTROSE

Contact Name: ROY

PICKUP FROM:

Address, City, Zip: 9610 Long Point, #150, Houston, TX, 77055

Phone: 713-505-1200

Email: rh@hrcalderon.com

Business Hours: to

Type of Service: Regular

Return Service: None

of Pieces / Description: 1

Delivery Instructions:

DELIVER TO:

Business Name: Caryn Adams, Municipal Accounts

Contact Name: Caryn Adams

Address, City, Zip: 1300 Post Oak Blvd, #1500, Houston, TX, 77056

Phone: 713-623-4530

Business Hours: to

3rd PARTY BILLING:

Business Name:

Contact Name:

For hourmessenger.com Use Only

Customer Signature: _____

Driver #: 107

Customer Signature: _____

Waiting Time In: _____

Waiting Time Out: _____



Annie D. Parker, Mayor

CITY OF HOUSTON

Houston Police Department
1200 Travis Houston, Texas 77002-6000 713/308-1600

CITY COUNCIL MEMBERS: Leticia Brown, Jerry Davis, Eliot R. Dicks, Wayne Adams, Mike Sullivan, Al Huang, Oliver Patterson, Robert Crotts, James G. Aldridge, Paula Linder, Larry V. Brown, Stephen C. Cook, Andrew C. Butler, Jr., Melissa Burgett, C. G. "Bud" Brubaker, Jena Chiles, CITY COMPTROLLER: Ronald C. Lopez

April 29, 2013

Charles A. McCollind, Jr.
Chief of Police



Attn: Patrick Horton
Hawes Hill Calderon
9610 Long Point, Suite 150
Houston, Texas 77055

Bomb
F&D
G-SMD
M-M-D
I-M-D
S&M-D

Dear Patrick Horton:

On April 24, 2013, you submitted a Public Information Request for a copy of the UCR report Part I and II for March 2013.

Attached are your document(s) and below is the invoice for the documents you requested.

Payment must be for the exact amount as the invoice.

Make payment by check/money order (only) payable to the: City of Houston
Mail payment to: HPD, RECORDS DIVISION, 1200 Travis - 1st floor, Houston, TX 77002
Reference payment with OR# 13-2405

Quantity	Description	Unit Price	Total
1	CD	\$1.00	\$1.00
1	Postage	\$0.46	\$0.46
	TOTAL		\$1.46

Return Copy of Invoice
With Payment To:

HPD - Records Division
1200 Travis, 1st Floor
Houston, TX 77002
713 308-3200 713 308-3200(tts)
Email: hpd.records@houstonpolice.org

Jeffrey C. Monk
Administration Manager
JCM/jys

Bill Calderon

[illegible]

347.10

4502013

MONTROSE MANAGEMENT DISTRICT
HAWES HILL CALDERON LLP
ROY HILL

EXPENSE DETAIL (MONTROSE MANAGEMENT DISTRICT)						
DATE	CLIENT #	VENDOR/DESCRIPTION	QTY	U PRICE	TOT REIM	BILL
4/2/2013	MONTMD	Inspection of entire District for violations	29	0.585	\$16.39	YES
					TOTAL	\$16.39

Roy Hill

Rayfile

GRETCHEN LARSON

EZ Account : 1782142 (Balance \$40.28 as of 04/09/2013)

Account Activity - Account Transactions

Show All Transactions for All Vehicles

from 04/01/2013 through 04/30/2013

Search

Please Note: Transactions may take several business days to post to your EZ TAG Account.
Account Transactions Total Amount: \$28.38
(based on your filtered transaction)

#	Transaction Date/Time	Posted Date/Time	Vehicle	Axis Count	Location	Description	Amount
1	04/01/2013 12:10	04/01/2013 12:12	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
2	04/01/2013 13:30	04/01/2013 13:34	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
3	04/02/2013 01:33	04/02/2013 05:00			Rebill Tag Store	AUTOCHARGE	\$ -4.00
4	04/02/2013 08:53	04/04/2013 23:40	TX- 21M1395	2	West Airport Dec (SOV In)	Toll	\$ -4.50
5	04/03/2013 01:52	04/03/2013 10:51	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
6	04/04/2013 09:26	04/04/2013 10:36	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
7	04/08/2013 16:12	04/08/2013 16:23	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
8	04/09/2013 11:24	04/09/2013 12:04	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
9	04/09/2013 11:30	04/09/2013 13:40	TX- 21M1395	2	Sam Houston - Central Barrier - Mainlines	Toll	\$ -1.40
10	04/09/2013 11:38	04/09/2013 12:09	TX- 21M1395	2	Sam Houston - North Barrier - Mainlines	Toll	\$ -1.40
11	04/09/2013 16:53	04/12/2013 12:54	TX- 21M1395	2	Dulany-Entrance	Toll	\$ -4.50
12	04/10/2013 08:56	04/10/2013 10:11	TX- 21M1395	2	Sam Houston - Bellair BLVD - Bellair Blvd. OFF Ramp	Toll	\$ -0.75

#	Transaction Date/Time	Posted Date/Time	Vehicle	Axis Count	Location	Description	Amount
13	04/10/2013 09:28	04/10/2013 10:38	TX- 21M1395	2	Sam Houston - Bellair BLVD - Bellair Blvd. ON Ramp	Toll	\$ -0.75
14	04/10/2013 10:23	04/10/2013 11:22	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
15	04/10/2013 15:58	04/10/2013 16:09	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
16	04/10/2013 16:48	04/10/2013 17:13	TX- 21M1395	2	Sam Houston - South West Barrier - Mainlines	Toll	\$ -1.40
17	04/10/2013 19:07	04/10/2013 20:13	TX- 21M1395	2	Sam Houston - US 90 - U.S. 90A ON Ramp	Toll	\$ -0.75
18	04/12/2013 08:33	04/12/2013 09:22	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
19	04/12/2013 11:44	04/12/2013 11:59	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
20	04/15/2013 12:24	04/15/2013 12:32	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
21	04/15/2013 14:42	04/15/2013 14:52	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
22	04/16/2013 09:34	04/16/2013 11:03	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
23	04/16/2013 14:12	04/16/2013 14:19	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
24	04/16/2013 17:04	04/16/2013 17:29	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
25	04/16/2013 17:22	04/16/2013 18:03	TX- 21M1395	2	Sam Houston - Central Barrier - Mainlines	Toll	\$ -1.40
26	04/16/2013 17:35	04/16/2013 18:12	TX- 21M1395	2	Sam Houston - North Barrier - Mainlines	Toll	\$ -1.40
27	04/18/2013 09:38	04/18/2013 10:39	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
28	04/18/2013 15:04	04/18/2013 15:09	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
29	04/18/2013 15:31	04/19/2013 23:57	TX- 21M1395	2	Dulany-Entrance	Toll	\$ -2.25
30	04/19/2013 03:50	04/19/2013 05:00			Rebill Tag Store	AUTOCHARGE	\$ -4.00
31	04/19/2013 11:33	04/19/2013 11:45	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
32				2		Toll	\$ -1.40

<https://www.hctxa.org/eztagstore/accountTransactions.do?preview=Y>

4/30/2013

<https://www.hctxa.org/eztagstore/accountTransactions.do?preview=Y>

4/30/2013

#	Transaction Date/Time	Posted Date/Time	Vehicle	Axis Count	Location	Description	Amount
52	04/23/2013 11:07	04/25/2013 11:41	TX- 21M1395	2	Sam Houston - Central Barrier - Mainlines	Toll	\$ -1.40
53	04/25/2013 11:13	04/25/2013 11:42	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
54	04/25/2013 11:51	04/25/2013 23:44	TX- 21M1395	2	Alamo-Entrance	Toll	\$ -4.50
55	04/26/2013 08:44	04/26/2013 09:42	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
56	04/26/2013 13:20	04/26/2013 13:26	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40
57	04/26/2013 16:16	04/27/2013 14:03	TX- 21M1395	2	Dulany-Entrance	Toll	\$ -4.50
58	04/27/2013 04:40	04/27/2013 05:00			Rebill Tag Store	AUTOCHARGE	\$ -4.00
59	04/27/2013 14:53	04/27/2013 14:56	TX- 21M1395	2	Sam Houston - US 90 - U.S. 90A ON Ramp	Toll	\$ -0.75
60	04/29/2013 13:19	04/29/2013 13:24	TX- 21M1395	2	Sam Houston - Bellair BLVD - Bellair Blvd. OFF Ramp	Toll	\$ -0.75
61	04/30/2013 11:10	04/30/2013 11:37	TX- 21M1395	2	Sam Houston - South Barrier - Mainlines	Toll	\$ -1.40

Privacy Policy Website

Call Customer Service at 281-875-EASY (3279) - M-F 7:30AM - 5:30PM & Sat 8:00AM - 4:30PM

or visit us at one of our convenient storefront locations

Harris County Toll Road Authority © 2007-2013. All Rights Reserved.

<https://www.hctxa.org/eztagstore/accountTransactions.do?preview=Y>

4/30/2013

HCD #11 - MONTROSE DISTRICT
HAYES HILL CALDERON LLP
PATRICK HORTON (BISMARCK)

EXPENSE DETAIL HCD #11 - MONTROSE DISTRICT

EXPENSE DETAIL (ACID 6411 - MONTROSE DISTRICT)							PAPER + INK	
DATE	CLIENT	DESCRIPTION	LABOR	COPIES	RESERVE COST	INZ (\$)	ITEM TOTAL	
4/1/2013	J. Hayes	Map of Commercial Properties in District	0.003	0	0.00		\$0.00	
4/1/2013	J. Hayes	Map of Expansions in District	0.003	0	0.00		\$0.00	
4/1/2013	J. Hayes	Map of Comm'l, APN/FR, and Expansions in District	0.003	0	0.00		\$0.00	
4/1/2013	N. Leach	HPD UCR Report for District (Feb. 2013)	1.330	0	0.00		\$0.00	
4/8/2013	J. Hayes	Demographic/Economic Profile, Excc. Summary (B/O)	0.042	0	0.00		\$0.00	
4/18/2013	R. Lawrence	Map of Vacant Properties, Indicating In-use For Sale	1.500	0	0.00		\$0.00	
4/22/2013	R. Lawrence	Zone Map of Undeveloped Property	0.750	2	0.08		\$0.16	
					</			



Greater East End Management District
P.O. Box 230099
Houston, TX 77223-0099
713-928-9916
equiroz@greaterend.com

Invoice

Date	Invoice #
04/30/2013	9-57
Terms	Due Date
Net 30	05/30/2013

Bill To
David Howes, Executive Director
MC30-16 (Monroe)
P.O. Box 22161-2167
Houston, TX 77227

Amount Due	Enclosed
\$5,760.00	

Date	Service	Activity	Quantity	Rate	Amount
04/01/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 14	8	80.00	640.00
04/04/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 21	8	80.00	640.00
04/08/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 21	8	80.00	640.00
04/11/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 18	8	80.00	640.00
04/15/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 21	8	80.00	640.00
04/19/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 17	8	80.00	640.00

POSTED

CK # 3551

Approved 5/1/13

Date	Service	Activity	Quantity	Rate	Amount
04/22/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 19	8	80.00	640.00
04/25/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 27	8	80.00	640.00
04/29/2013	Graffiti Abatement	Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 25	8	80.00	640.00
04/30/2013	Total Number of Sites	Total Number of Sites: 207			
Total					\$5,760.00

5020 Investments, Ltd
5020 Montrose Blvd.
Houston, TX 77006

STATEMENT

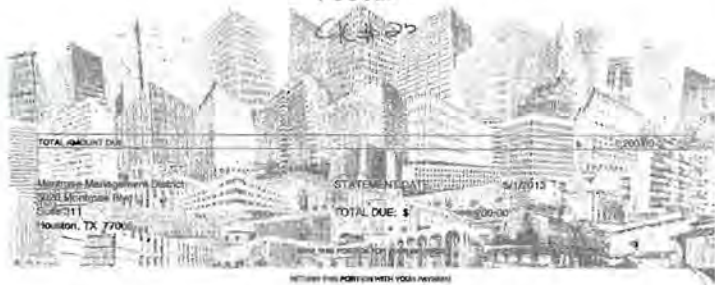
4957 0311
Montrose Management District
5020 Montrose Blvd
SUITE 0311
Houston, TX 77006

DATE	DESCRIPTION	DEBIT	CREDIT	BALANCE
5/1/2013	Base Rent	1,200.00	0.00	1,200.00

6/1/2013

POSTED

CK # 3553



TOTAL AMOUNT DUE

Montrose Management District

5020 Montrose Blvd

Suite 0311

Houston, TX 77006

STATEMENT DATE: 5/1/2013

TOTAL DUE: \$ 1,200.00

5020 Investments, Ltd

100 Wraith Drive
Suite 150
Houston, TX 77007

BILL TO:

Montrose Management District
5020 Montrose Blvd
Suite 0311
Houston, TX 77006

UNIT REFERENCE: 4957 0311
STATEMENT DATE: 5/1/2013
AMOUNT DUE: \$ 1,200.00

SEND REMITTANCE TO:

5020 Investments, Ltd
100 Wraith Drive
Suite 150
Houston, TX 77007

Buche & Associates, P.C.
SAN DIEGO LOS ANGELES HOUSTON

March 31, 2013

Bill Calderon
MMD
5020 Montrose Blvd., Ste 311
Houston, TX 77006

RE: 85/726,626

Invoice #: 17320

Account Summary

Previous Balance:	\$247.50
Current Balance:	\$55.00
Payment:	(\$192.50)
Replenish Retainer To:	\$0.00
Amount on Retainer:	\$0.00
Amount Due Upon Receipt:	\$110.00

POSTED

CK # 3553

MMD-85/726626
85/726,626

Please detach and return with your payment.

Payment Coupon

Amount
☐ Check
☐ Visa
☐ MasterCard
☐ AmEx
☐ Discover
Card Number:
Cardholder Name:
Signature of Cardholder:

Payment is due upon receipt

Amount Due: \$110.00
Invoice #: 17320

Expiration date:
Billing Zip Code:
Security Code:

Please be advised, interest will accrue at a rate of 8% per annum on balances outstanding more than 30 days. You may make payment to 875 Prospect, Suite 305, La Jolla CA 92037 and call 858-458-9111 with questions.

Approved 5/1/13

Approved 5/1/13

MMD-85726.626
85726.626

Professional Services:

Date	Description	Unit	Hourly Rate	Amount
3/5/2013	Review correspondence from the PTO	1 M	5.26 275.00/hr	\$5.00
Total:				0.20 \$50.00
Previous Balance:				\$247.50
3/15/2013 Payment from account				(\$192.50)
TOTAL AMOUNT DUE:				\$110.00

Client Retainer Activity

Previous balance of Retainer	\$0.00
3/15/2013 Payment to account	\$192.50
3/15/2013 Payment from account	(\$192.50)
New balance of Retainer	\$0.00

POST OAK 713.623.9703 | MINUTEMAN & MEDICAL DESK 713.942.8889

Box 713.623.4710 | 18100 West Loop West, Suite 180, Houston, TX 77057

www.primthouston.com

Minuteman Press - Post Oak

50 Blair Millers Lane, Suite 180 West

Houston, TX 77027

713.623.9703 / Fax: 713.623.4790

www.primthouston.com / E-mail: cpr@primthouston.com

INVOICE

Invoice Number: 18585
Invoice Date: 4/6/2013Bill To: Montrose District
Montrose District
5020 Montrose Blvd, Suite 331
Houston TX 77005Ship To: Montrose District
Gretchen Larson
5020 Montrose Blvd, Suite 331
Houston TX 77005THANK YOU! THANK YOU! THANK YOU!
We appreciate your business from the bottom of our hearts!

Description	Price
1,500 2nd Quarter Mixers Postcard - April, 2013 (Job 28942)	\$237.30

Invoice Total \$237.30

Balance Due \$237.30

POSTED

CK # 3554

Thank you!

Terms: 50% Deposit, COD

Make check payable to MINUTEMAN PRESS - POST OAK.

Please remit to 4212 San Felipe Rd., PMB #386, Houston, TX 77027-2902



Invoice # MMD-2154

4/4/13

to Montrose management district

for social media/marketing

services
may 2013

hours billed 1

@ \$500

subtotal \$500

expenses

reimbursements 0

subtotal \$500

grand total \$500

interest 0

total with penalty \$500

penalty only applied to paid late invoices
prior invoice is considered paid due 30 days after invoice date.
50% interest is added only to invoices not services
please make checks payable to the corporation. Thank!

POSTED

CK # 3555

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

7. Receive the Executive Director's Monthly Report on District initiatives.

MONTROSE MANAGEMENT DISTRICT

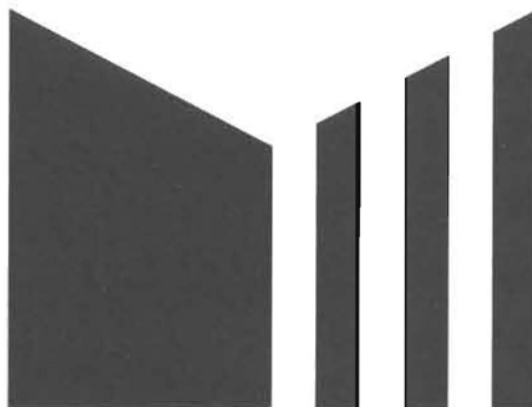
SERVICE PLAN

MONTHLY REPORT

APRIL 8 – MAY 13, 2013

COMMITTEE ACTIVITY

STAFF ACTIVITY



COMMITTEE ACTIVITY

Business and Economic Development Committee

The committee met on April 24.

Marketing and Business Relations Committee

This committee met on April 24.

Recycling and Event Planning Sub-Committees

The recycling committee did not meet during the review period.

Mobility and Visual Improvements Committee

The Mobility and Visual Improvements Committee met on April 15.

Public Safety Committee

The Public Safety Committee met on May 10.

Finance Committee

The Finance Committee met on May 6 and reviewed District invoices and the Delinquent Assessment Report. The committee recommended the approval of District invoices.

STAFF ACTIVITY

APRIL 8 – MAY 13, 2013

Marketing and Business Relations Committee

The committee met to discuss the 2013 marketing project work plan and budget at their April 24 meeting. The committee received updates on the business ambassador program and on the recycling committee. Staff also updated the committee that plans for the quarterly business seminars were moving forward as were plans for a holiday decorating program. Staff noted that this quarter would be the last quarter in which the monthly mixer would have an emphasis on recycling and that the mixers would now be general business mixers without abandoning the “green” theme when that was an applicable topic for the host business. Staff also updated the committee that the bi-annual newsletter was in production as well as a revised public safety flyer and a new “Who We Are Brochure”. Staff stated that the ads were being finalized for placement in the area civic association newsletters and that the first two that would be in the East Montrose and First Montrose Commons monthly NL’s.

Recycling Committee

The bi-annual recycling event was a huge success with over 8,800 pounds of paper and recyclables kept from the landfill. The next event will be on October 26. A press release after the event was sent to the area media. The committee has determined that they will meet as needed rather than monthly now that a pattern of events has been established.

Business Ambassador Program

In April the ambassadors made **152** visits to our business community for a total of **749** visits since the program began. The ambassadors also completed a survey of all the businesses along Richmond regarding the proposed rail line corridor. A summary of the report was provided to the Executive Director for follow up.

Detailed reports of the visits are available at the district offices and the ambassadors make regular reports at the Marketing and Business Relations committee meeting each month. The ambassadors continue to identify new businesses and others that have closed or changed hands that are not on our original master list. All information gathered is being updated on the master list. The business ambassador visits continue to be well received by the businesses.

Social Media

TWITTER:

Number of total tweets from April 1 – April 30:	185 (848)
Increase in Followers for April 2013:	178
Total Followers:	961





FACEBOOK:

Total number of 'likes':	259
(up from 236 in March 2013)	
Total Facebook posts for April:	92
Total page views this month:	6552
Top Five Posts (measured in viral reach):	

Date	Post	Reach	Engaged Users	Talking About This	Virality
4/18/13	Such great work being done. Such b	49	7	5	10.2%
4/23/13	If you have allergies/asthma/respirat	30	2	2	6.67%
4/27/13	Earlier this year, Councilwoman Ellen	82	7	1	6.38%

4/25/13		Houston's Critical Mass bike riders ta...	32	3	2	6.25%
4/22/13		Thursday, April 25th! Come join the f...	50	7	3	6%

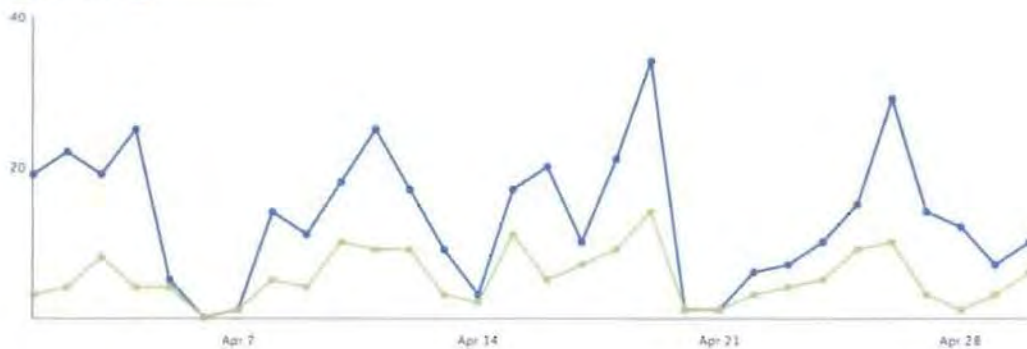
Most Viewed Posts:

4/19/13		Urban Land Institute Honors H-E-B M...	653	33	9	1.38%
4/8/13		Join Houston METRO as they celebrat...	550	29	11	2%
4/19/13		Registration is now available for the ...	511	18	7	1.37%
4/26/13		Art and Recycling! What a beautiful c...	487	120	15	3.08%

Visits to Your Page

Page Views

☒ Page Views ☒ Unique Visits



Total Tab Views

342 timeline
16 photos_stream
5 About Section
5 photos_albums
4 notes
4 Signup Form
4 likes

External Referrers

11 google.com
4 montrosedistrict.org
4 us.ys4.search.yahoo.com

How You Reached People (Reach and Frequency)

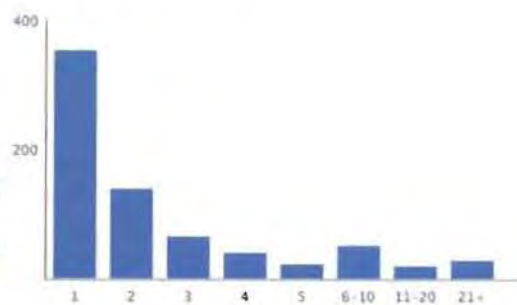
All Page Content

Reach

☒ Organic ☒ Paid ☒ Viral ☒ Total



Unique Users by Frequency



Where Your Likes Came From



Total Likes **265** ▲2.32% Friends of Fans **146,872** ▲0.47% People Talking About This **12** ▼-58.62% Weekly Total Reach **562** ▲77.98%



Other

Staff worked throughout the month with the website designers on various changes and updates to the district website. The team at PG has met several times with staff and Board Member Nagar to work on issues related to functionality and design with the database. Another meeting is scheduled for 2:30 on Friday the 10th at the District offices.

Staff issued a press release regarding our recognition as one of the Top 10 ArtPlaces in the US. We are very excited about the recognition from ArtPlace and about the opportunities for art related grants through their foundation. Staff is working on planning for an event associated with this designation and with the submission of the letter of intent to the state for a possible Cultural Arts and Economic Development designation from the Texas Commission on the Arts.

Staff is also working with our social media strategist on the PR and Marketing action plan to move all of the approved projects forward. Work includes additional actions regarding the 311 initiative, all of the arts designations and event plan, the streets of Montrose blog and the business workshops/seminars.



MEMORANDUM

TO: Montrose District Board of Directors
FROM: District Executive Director
DATE: May 13, 2013
SUBJECT: Marketing and Business Relations Committee Meeting Minutes

The Marketing and Business Relations Committee met on Wednesday, April at 4:00 p.m. at Tradition Bank, 5020 Montrose Blvd., Suite 311, Houston TX 77006.

Montrose District Board & Committee Members present were: Lane Llewellyn, Jason Ginsberg, Bobby Heugel and Claude Wynn.

Staff members present: Gretchen Larson and Dennis Beedon.

Guests present: Gene Ruple.

THE COMMITTEE CONSIDERED THE FOLLOWING:

Review of the marketing project work plan and implementation:

- a. Receive updates on the Business Ambassador Program
- b. Discussion of My Montrose Interview Schedule
- c. Business Ambassador and Public Safety Brochures
- d. Business Seminar Program (May 12/August 11/November 10)
- e. Holiday Decorating Program
- f. Civic Association NL Ad Placements
- g. Discuss the Texas Committee for the Arts – Cultural District Program.

a. Receive updates on the Business Ambassador Program

Business Ambassador Beedon provided updates since the last meeting and reports. He noted that there was no security issues reported for the past several weeks. The committee visited with Mr. Beedon asking questions regarding the visits. He stated that the businesses continued to be interested in the visits and learning more about the district services and were very interested in participating in any District created events that may be considered.

b. Discussion of Montrose interview schedule

Staff provided the committee with a list of names that were proposed for the upcoming interviews. They noted that the interviews were a part of the monthly e-newsletter. The committee provided feedback on the list.

c. Business Ambassador and Public Safety Brochures

Staff stated that along with the bi-annual newsletter that work was also in progress on a business ambassador and public safety brochures. Staff noted that the PS brochure would include the graffiti abatement waiver and the trespass affidavit.

d. Business Seminar Program

Staff stated Board Member Heugel had suggested that the District offer quarterly business seminars that would revolve around three main topics: preparing a business plan/proper capitalization; permitting process with the city; and social media and effective marketing techniques. A tentative schedule for the 2nd Sunday in May, August and November

from 2 to 4 had been suggested. Staff stated that they would work with Board Member Heugel to finalize a plan. The committee concurred that they would like to see this program move forward.

e. Holiday Decorating Program

Staff stated that work on development of this program was underway and that a draft for review was anticipated to be ready for the June committee meeting. The committee concurred that they would like to see this program move forward.

f. Civic Association NL Ad Placements

Staff stated that advertising in the area civic association newsletters had been included in the approved 2013 budget and project work plan. They stated that they had been approached by the East Montrose CA last year regarding an ad in their monthly publication. Staff stated that they would recommend placement of ads in order to communicate directly with a larger audience as to the District projects and programs. Staff stated that the ads would rotate amongst items such as general district services, promoting monthly mixers, the business seminars, bi-annual recycling events and others. Staff noted that it appeared that pricing was on average \$25 per month per association. The committee concurred that they wished to proceed with this advertising venue.

g. Discuss the Texas Committee for the Arts – Cultural District Program.

Staff stated that work on the application had begun noting that funds of approximately \$1,500 had been included in the approved 2013 budget and project work plan for consulting services to review the plan before submission to the state. The committee concurred that they would like to see this project move forward.

Adjourn

There being no further business to discuss the meeting adjourned at 6:15 p.m.

Shift Period: Apr-13
Total Hours Worked 569:00
Total Miles Driven 1,776

Crime Arrest Activity

Felony Arrests: 11
 Misdemeanor Arrests: 85
 Charges Filed: 25
 Suspects in Jail: 80

Patrol Activity

Calls for Service: 275
 CIT Calls: 0
 Incident Reports: 30
 Accident Reports: 2
 Locations Checked: 983

Field Activity

Parking Tickets: 0
 Citations: 3
 BMV Report Cards: 1184
 Crime Prevention: 2007

Warrants

Felony Warrants: 4
 Misdemeanor Warrants: 2
 City Warrants: 16
 SETCIC Warrants: 8

Arrest Summary

Shift Period Apr-13

Charge	# of Arrests
Affray	2
Aggravated Assault Deadly Weapon	1
Assault	7
City Warrants	2
Consumption of Alcohol at a Metro Bus Stop	2
Consumption of Alcohol on an Unlicensed Premise.	1
Criminal Mischief	1
Criminal Trespass	5
F.S.G.I.	1
Littering	2
Loitering with the Intent to Comitt Prostitution	2
Parole Violation	1
Possession of a Controlled Substance	6
Possession of a Prohibited Weapon	1
Possession of Marijuana	1
Prostitution	3
Public Intoxication	25
Robbery	3
Setcic Warrant	3
soliciting Funds in Roadway	1

Theft	4
Theft of Service	1
Urinating in Public	3
Walking in the Roadway Where Sidewalks are Provid	2
Total Arrests	80

Report for the Montrose Management District for April/May 2013

Nuisance abatement lawsuit against Bayou City Bar and Grill

After reading offense reports and meeting with law enforcement regarding this location, it was determined that a common nuisance existed. Filed a Chapter 125 nuisance abatement lawsuit against the bar. Have meeting scheduled next week with the attorney representing the landlord that owns 2409 Grant where the bar is located. He indicated to me that they were interested in working with us to resolve the issues there. Will visit this location with Officer Beserra and other officers in the District next week in order to draft a proposed temporary injunction for the bar to comply with.

Nuisance abatement plan against TC's Bar

Met with the owner of the bar and his attorney along with a representative from HPD and the District. Recommended a plan to help abate the crime at this location in lieu of a lawsuit. Tim Pugh, the owner of TC's agreed to implement a number of items that we requested and signed off an agreed plan. This property will be reviewed in 30 days to ensure compliance with the Nuisance Abatement Plan.

Civil Law Seminar

Attending Texas District & County Attorney's Association Civil Law Seminar May 8th-10th.

Memorandum

TO: Montrose Management District Board of Directors
FROM: District Executive Director
DATE: April 24, 2013
SUBJECT: Business & Economic Development Committee Meeting

The Business & Economic Development Committee of the Montrose Management District held its regular monthly meeting on Wednesday, April 24, 2013 in the second floor conference room of Tradition Bank, 5020 Montrose Blvd., Houston, TX 77006. Committee members attending were Claude Wynn, Cassie Stinson, Lane Llewellyn, Dana Thorpe, Charlie Norris, Steve Malden and Jason Ezer. Guests attending were Johnna Carlson, Business & Community Affairs Manager on the staff of Congressman Ted Poe, and Jerry Vann. Staff attending were Ray Lawrence and Dennis Beedon. Following lunch and personal introductions, the meeting was called to order by chairman Claude Wynn at 12:12 PM.

Approval of March 27 Minutes

The March minutes were approved as written.

New Urban Living Development on Waugh

Ray Lawrence described the new Urban Living (West 8th Development) studio home project (see attachment) planned for the southwest corner of Fairview and Waugh Drive. Prices for the four homes to be built on the 7,500 SF vacant property range from \$449,000 to \$569,000. The project appears to follow the trend toward increased residential density in the district.

Vacant Properties in the District

Ray Lawrence distributed a revised list of vacant properties including the original 27 properties identified on the March 20 tour of the principal commercial streets by Ray and Dennis Beedon and 12 additional properties identified by Dana Thorpe. Conclusion: There are very few vacant properties available for possible development or redevelopment in the district. The map showing vacant properties, distributed at the last meeting, will be updated for the May meeting.

Underutilized Properties in the District

Lane Llewellyn, Jason Ezer and Ray Lawrence toured the district on April 23 for the purpose of identifying underutilized properties that might be candidates for redevelopment over the next 10-20 years. Ray Lawrence distributed a map denoting the zones in which these properties were located. Lane Llewellyn then described the basis on which the properties were designated as underutilized. Claude Wynn suggested a number of additional zones which will be added to the map.

The committee then discussed a number of factors that could limit redevelopment. Cassie Stinson commented that the depths of properties in the Richmond zone could be too shallow to allow for any kind of redevelopment after Richmond is widened for any type of transit improvements. Claude Wynn stated the need for Richmond to be designated as a Transit Corridor so that the City of Houston would track building permits. He also believed that parking regulations could affect land use in all zones and emphasized the importance of the Parking District being proposed by the MMD. He also believed that any significant redevelopment would occur in primary

corridors and that there was little likelihood of any future redevelopment in historic districts. Dana Thorpe believed that economics would largely govern the order in which properties, particularly multi-family properties, would be redeveloped. That those getting less than \$1/SF would likely be first followed by succeeding higher revenue yielding properties but that no properties yielding \$2/SF or higher rents would be redeveloped.

On the positive side, Claude Wynn, pointed out that the district had an excellent street grid, albeit that it was in serious need of repair – a need that was not being addressed by the Rebuild Houston effort. Jason Ezer stated his belief that as property values continued to increase there would be more sellers, thereby aiding assembly of properties for possible redevelopment.

Other

Claude Wynn drew the attention of the committee to the fact that the tax bills now out on commercial properties are reflecting huge tax increases that are having serious impacts on owners. Other members of the committee gave specific examples.

Adjournment

The meeting was adjourned at 1:08 PM. The next meeting of the committee is scheduled for Wednesday, May 22.

Montrose Management District

New Project Planned: Fairview Studio Homes

Location: Fairview & Waugh Drive (SWC)

Developer: West 8th Development (Urban Living)

Properties Acquired: 2 50'x50' lots & 1 25'x100' lot
(7,500 SF total)

Housing Units Planned:

1401 Fairview, Unit A

3 BR, 3½ baths, 4 stories, 2 car garage, 2,045 SF. Price \$469,000.

1401 Fairview, Unit B

3 BR, 3½ baths, 4 stories, 2 car garage, 2,045 SF. Price \$449,000.

1401 Fairview, Unit C

3 BR, 3½ baths, 4 stories, 2 car garage, 2,045 SF. Price \$459,000.

1403 Fairview

3 BR, 3½ baths, 4 stories, 2 car garage, 2,613 SF. Price \$569,000.

Source: urbanliving.com



MONTROSE
DISTRICT

FOR IMMEDIATE RELEASE

MEDIA CONTACT:

Gretchen Larson

Montrose Management District

832.392.2546

glarson@MontroseDistrict.org

HOUSTON, TX (April 26, 2013) – Montrose Management District

**Montrose Management District announces special designation of
Montrose/Neartown as one of America's Top ArtPlaces in 2013**

In a recent announcement by ArtPlace, the Montrose/Neartown community is among **America's Top ArtPlaces** in 2013. Montrose/Neartown was identified as having an abundance of social offerings, venues, and opportunities that enliven the community and make it a place where people and small businesses want to be.

"The Montrose District and Neartown are thrilled to receive this recognition and pleased to be among such a prestigious group of cities receiving this honor, stated Montrose District Executive Director, Bill Calderon."

ArtPlace is a collaboration of leading national and regional foundations, banks, and federal agencies committed to accelerating "creative place making"—putting art at the heart of a portfolio of strategies designed to revitalize communities. America's Top ArtPlaces were identified as being exceptionally successful in combining the arts, artists, and venues for creativity and expression with independent businesses, restaurants, and a walkable lifestyle to make vibrant neighborhoods.

America's Top ArtPlaces is a new annual ArtPlace initiative recognizing neighborhoods in the largest 44 metropolitan areas in the country where the arts are central to creating the kinds of places where people want to be. The complete list is available for download at: <http://www.artplaceamerica.org/articles/americas-top-artplaces-2013-2/>

"The impact the arts have had on the vibrancy and economy of these communities is unmistakable," noted ArtPlace director Carol Coletta. "This study shows how the arts can provide a foundation for diverse neighborhoods to thrive."

About the Montrose Management District

Improving the quality of life in the historic Montrose area is one of several focuses of the District. 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 and economic development, transportation planning, public safety, and visual and cultural improvements.

For more information on the Montrose District, visit: www.MontroseDistrict.org.

About ArtPlace

ArtPlace is an initiative of national and regional foundations and major banks to accelerate creative place making across the U.S. ArtPlace provides grants and loans, supports research, and conducts outreach and advocacy. To date, ArtPlace has awarded 80 grants totaling \$26.9 million to 76 organizations in 46 U.S. communities.

Foundations participating in ArtPlace include Bloomberg Philanthropies, The Ford Foundation, The James Irvine Foundation, The John S. and James L. Knight Foundation, The Kresge Foundation, The McKnight Foundation, The Andrew W. Mellon Foundation, The William Penn Foundation, The Rockefeller Foundation, Rasmuson Foundation, The Surdna Foundation, and two anonymous donors.

For more information about ArtPlace, visit <http://www.artplaceamerica.org>.

###

Roy Hill

From: Gretchen Larson
Sent: Saturday, April 27, 2013 2:59 PM
To: Gretchen Larson
Cc: Victor Beserra
Subject: Bi-Annual Recycling Event

Dear Recycling Committee Members and Community Volunteers,

A big THANK YOU to all the volunteers and community partners who helped make the event today such a huge success.

Special thanks to our Committee Chair, Diane Baker, Officer Beserra and his team, Tradition Bank and Ms. Tricia Moore for the document shredding, the teams at Cintas, Compucycle and Interstate Batteries for their support and of course, to HEB for hosting the event once again.

Final numbers of recyclables collected and will go out next week in a formal press release however, the THANK YOU could not wait! The District and our Board of Directors, sincerely appreciates everything that our volunteers and partners do to help make our community a cleaner and greener place to live, shop and play!

Have a great rest of your weekend and thanks again team!

G

Gretchen Larson
Director of Marketing
Montrose Management District
5020 Montrose, Suite 311
Houston, Texas 77006
(713) 595.1215 office
(832) 392.2546 cell

www.MontroseDistrict.org
<https://www.facebook.com/MontroseDistrict>
<https://twitter.com/MontroseHTX>
<http://www.youtube.com/MMDistrict>





MONTROSE MANAGEMENT DISTRICT

Cleanup Update

May 2013 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 lots 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: 101000990740.

0 Roseland, at SE corner of Roseland & Woodrow, Vacant lot across the street and east of 905 Woodrow, Key Map 493W - Thank you for your request or comment. Your Tracking Number is: 101000990745.

715 Woodrow - Thank you for your request or comment. Your Tracking Number is: 101000990749.

4326 Jack - Thank you for your request or comment. Your Tracking Number is: 101000990754.

616 W. Pierce - Thank you for your request or comment. Your Tracking Number is: 101000990755.

1010 Stanford - Thank you for your request or comment. Your Tracking Number is: 101000990759.

504 W. Bell - Thank you for your request or comment. Your Tracking Number is: 101000990762.

510 W. Bell - Thank you for your request or comment. Your Tracking Number is: 101000990763.

512 W. Bell - Thank you for your request or comment. Your Tracking Number is: 101000990767.

516 W. Bell - Thank you for your request or comment. Your Tracking Number is: 101000990770.

519 W. Bell - Thank you for your request or comment. Your Tracking Number is: 101000990772.

1767 Michigan - Thank you for your request or comment. Your Tracking Number is: 101000990787.

NEW CONSTRUCTION



Just beginning at 3612 W. Clay

MISCELLEANOUS



Lot at 3805 Newhouse being sold to settle back taxes

ILLEGAL DUMP SITES

1840 Colquitt – This vacant lot has been dumped on and reported for abatement by Staff numerous times. Shown below is how it looked last month, and the following picture is how it looked on May1.



Illegal dumping in the vacant lot at Driscoll & Colquitt, still growing, reported by Staff for abatement



Major cleanup

- *Evidence regular reporting to the Department of Neighborhoods is doing some good*



NP sign at the vacant lot at the SE corner of Roseland and Woodrow,
reported many times by Staff for abatement



NP sign at the vacant lot at Bomar and Morgan



NP sign at the vacant lot in the 300 block of W. Bell

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.

Send Result Report



MFP

CS 5550ci

Firmware Version 2LC_2F00.004.023 2012.09.07

05/08/2013 09:47
[2LC_1000.007.003] [2K9_1100.002.001] [2LC_1000.004.019]

Job No.: 016747

Total Time: 0°01'12"

Page: 002

Complete

Document: zcan016747

HAWES HILL CALDERON
LLP



• Economic Development • Public Policy • Infrastructure Financing • Development Solutions •

Location:

9610 Long Point, Suite 150
Houston, TX 77055
Tel: (713) 595-1200

Mailing address:

P. O. Box 22167
Houston, TX 77227-2167
Fax: (281) 888-6314

www.hhellp.com

FAX TRANSMISSION SHEET

To: Mark Morrow
Fax No.: 832-393-1801
Date: 5-8-2013
Subject: Montrose Management District agenda posting
Sender: Roy Hill

YOU SHOULD RECEIVE 2 PAGE(S) (INCLUDING COVER SHEET).
IF THERE IS A PROBLEM WITH THIS TRANSMISSION, PLEASE CALL 713-595-1200.

Mr. Morrow,
Please post this agenda for the next meeting of the Montrose Management District on the library bulletin board. Thanks.

HAWES HILL CALDERON LLP
713-595-1207 direct line

No.	Date and Time	Destination	Times	Type	Result	Resolution/ECM
001	05/08/13 09:46	8323931801	0°01'12"	FAX	OK	200x100 Normal/Off

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

8. Receive the Marketing and Business Relations Committee report and recommendations.
- Approval of a Services Agreement with District vendors for graphic design, photography, website, videography, and writing services. This item is carried forward from the April 8 meeting.

Staff note: The Services Agreements (with adjustments/corrections from April 8 BOD meeting) are attached for review. This report is from the committee meeting of March 27.

THE COMMITTEE CONSIDERED THE FOLLOWING ACTION ITEM(S):

- a. 2013 Marketing Project Work Plan Implementation – Vendor Services Agreements.

Committee Recommendations:

The committee recommends approval of the 2013 Marketing Project Work Plan and Budget, including approval of the marketing services agreements with the following contractual providers and their monthly fees for services:

- a) Lenny Williams, PR and Social Media Strategist - \$2,500
- b) Primer Grey, Inc., Website Provider - \$2,000
- c) Dennis Beedon, Business Ambassador - \$1,600
- d) Marie Cortes, Business Ambassador - \$1,600
- e) CrackedFox, LLC, Graphic Design, Photography, and Research - \$2,500
- f) Deb Hensel, Professional Writer - \$500
- g) E-Vision 1 Productions, Video Production - \$2,500

Fiscal Notes:

All funding in the project work plan is a component of the approved 2013 marketing budget.



MEMORANDUM

TO: Montrose District Board of Directors
FROM: District Executive Director
DATE: May 13, 2013
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- a. Receive updates on the Business Ambassador Program
- b. Discussion of My Montrose Interview Schedule
- c. Business Ambassador and Public Safety Brochures
- d. Business Seminar Program (May 12/August 11/November 10)
- e. Holiday Decorating Program
- f. Civic Association NL Ad Placements
- g. Discuss the Texas Committee for the Arts – Cultural District Program.

a. Receive updates on the Business Ambassador Program

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Staff stated that work on the application had begun noting that funds of approximately \$1,500 had been included in the approved 2013 budget and project work plan for consulting services to review the plan before submission to the state. The committee concurred that they would like to see this project move forward.

Adjourn

There being no further business to discuss the meeting adjourned at 6:15 p.m.

SERVICE AGREEMENT

This Service Agreement (this "Agreement") is entered into on _____, 2013 (the "Effective Date") by and between Harris County Improvement District No. 6 and 11 dba Montrose Management District, a conservation and reclamation district and a body politic and a political subdivision of the State of Texas, created under the authority of Article XVI, Section 59 of the Texas Constitution and operating under and governed by the provisions of Chapters 49 and 54, Texas Water Code, as amended (the "Owner"), and Lenny Williams, (the "Contractor").

RECITALS

WHEREAS, the Owner has determined it is in the Owner's best interest to engage a service provider for the services described herein; and NOW, THEREFORE, in consideration of the premises, mutual promises, covenants, obligations and benefits herein contained, the Owner and Contractor agree as follows:

I.

SERVICES

Section 1.01. Services. Contractor shall perform certain services (the "Services") for the Owner from time to time as approved in writing by the Board of Directors (the "Board"), and Contractor shall be compensated for such services as approved by the Board. Contractor may not deviate from approved Services without the prior written consent of the Board. Approval of Services shall be evidenced by a written proposal or service order, which shall include the service to be performed, the location and the fees. Currently approved proposals and service orders are attached hereto as **Exhibit A**. During the term of this Agreement, Contractor or Owner may recommend certain additions or changes to the Services. In such case, the additions or changes shall be submitted to the Owner for approval in the form of a new proposal or service order. When any new Services or changes to Services are approved, another exhibit shall be added to this Agreement, signed and dated by each Party. The exhibits added shall be sequenced in alphabetical order beginning with **Exhibit B** and shall be dated when approved by the Board. All fees described in the proposal or service order shall include charges for labor, materials, insurance, equipment and any other items required to perform the work in the Services.

II.

COMPENSATION

Section 2.01. Payment for Services. Contractor shall submit a detailed invoice (together with any back-up documentation requested by the Owner) indicating the Services performed for the prior billing period under the terms of this Agreement. Contractor shall submit detailed invoices to the Owner's bookkeeper:

Mr. Darrell Hawthorne
Municipal Accounts & Consulting, L.P.
1300 Post Oak Boulevard, Suite 1600
Houston, TX 77056
Fax: (713) 629-6859
Email: dhawthorne@municipalaccounts.com

Payment shall be made within forty-five (45) days of the approval of Contractor's invoice by the Owner. Interest shall not be paid on service invoices. Contractor agrees that upon completion of the work called for hereunder, it will furnish the Owner with proof, satisfactory to the Owner, that all labor, material and equipment for which Contractor has been paid, have been satisfied and paid, unless the Owner waives such proof. Upon furnishing such proof, or waiver thereof, the amount billed by Contractor will be reviewed by the Owner for approval and all undisputed amounts shall be paid to Contractor in accordance with this Section.

III. GENERAL CONDITIONS

Section 3.01. Contractor's Duties. Contractor covenants with the Owner to furnish its best skill and judgment in performing the Services for the Owner. Contractor agrees to furnish efficient business administration and superintendence and to use its best efforts to furnish at all times an adequate supply of workmen, materials and equipment and to perform the Services in the most expeditious and economical manner. Contractor agrees to exercise reasonable diligence in performing the Services, using the degree of care and skill that a prudent person in the same or similar profession would use.

Section 3.02. Relationship of Owner and Contractor. Contractor has been retained by the Owner for the sole purpose and to the extent set forth in this Agreement. It is understood and agreed that all work so done by Contractor shall meet with Owner approval, but that the detailed manner and method of performing the Services shall be under the control of Contractor. Contractor's relationship to the Owner during the term of this Agreement is that of an independent contractor. The relationship between the Owner and Contractor is not exclusive.

Section 3.03. Hold Harmless.

CONTRACTOR, FOR ITSELF AND ITS SUCCESSORS AND ASSIGNS, AGREES TO WAIVE ANY CLAIMS AGAINST AND HOLD HARMLESS THE OWNER AND ITS OFFICERS, DIRECTORS, REPRESENTATIVES, AND AGENTS FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, OR CAUSES OF ACTION ARISING PERSONAL INJURY OR PROPERTY DAMAGE ARISING FROM THIS AGREEMENT OR THE SERVICES CONTEMPLATED THEREIN.

Section 3.04. Term and Termination. Either party may terminate this Agreement at any time, without cause, upon thirty (30) days written notice to the other party. Contractor shall not be

entitled to any payment or further payment other than for work performed or material, equipment, or supplies furnished prior to such termination. The Owner does not waive any other remedy allowed under Texas law.

Section 3.04. Term and Termination. Either party may terminate this Agreement at any time, without cause, upon thirty (30) days written notice to the other party. Contractor shall not be entitled to any payment or further payment other than for work performed or material, equipment, or supplies furnished prior to such termination. The Owner does not waive any other remedy allowed under Texas law.

Section 3.05. Agreement Controls. To the extent that there is any inconsistency between the provisions of this Agreement and any attachments or exhibits hereto, the terms of this Agreement shall control.

Section 3.06. Regulatory Requirements. All work will be done in strict compliance with all applicable city, county, state and federal rules, regulations and laws and any codes which may apply to the Services being provided. Contractor will obtain all permits and licenses required to perform the Services and will be responsible for securing inspections and approvals of its work from any authority having jurisdiction over Contractor's Services.

Section 3.07. Safety and Health Standards. Contractor shall observe and comply with all applicable federal, state and local health and safety laws and regulations.

Section 3.08. Inspection. The Owner and its duly authorized representatives shall have the right to inspect all Services being performed hereunder at any time. Contractor agrees to maintain adequate books, payrolls and records satisfactory to the Owner in connection with any and all Services performed hereunder and to maintain such books, payrolls and records for at least four years. The Owner and its duly authorized representatives shall have the right to audit such books, payrolls and records at any reasonable time or times.

Section 3.09. Warranty. In addition to other common law and statutory warranties, whether implied or express, Contractor's warranty applies to materials, parts, labor and workmanship for one year from the date of completion of the Project. Contractor shall transfer all manufacturers' warranties to the Owner.

Section 3.10. Assignability. Contractor shall not assign its rights or obligations or any sum that may accrue to it hereunder without the written consent of the Owner, which shall be granted or denied in the Owner's sole discretion.

Section 3.11. Modifications. This Agreement shall be subject to amendment, change or modification only with the prior mutual written consent of the Owner and Contractor, except to add any future exhibits pursuant to Section 1.01.

Section 3.12. Force Majeure. In the event either party to this Agreement is rendered unable, wholly or in part, by force majeure including an act of God; strikes; lockouts, or other industrial disturbances; acts of the public enemy; orders of any kind of government of the United States or the State of Texas or any civil or military authority (other than a party to this Agreement); insurrections; riots; epidemics; landslides; lightning; earthquakes; fires; hurricanes; storms; floods; droughts; arrests; civil disturbances; explosions; or other inability similar to those enumerated; to carry out its obligations under this Agreement, it is agreed that party shall give written notice of such act to the other party as soon as possible after the occurrence of the cause relied on and shall, thereafter, be relieved of its obligations, so far as they are affected by such act, during the continuance of any inability so caused, but for no longer.

Section 3.13. Agreement Subject to Applicable Law. This Agreement and the obligations of the parties hereunder are subject to all rules, regulations and laws which may be applicable by the United States, the State of Texas or any other regulatory agency having jurisdiction.

Section 3.14. Governing Law. This Agreement is governed in accordance with the laws of the State of Texas and shall be enforceable in the county in which the Owner is located.

Section 3.15. Waiver. No waiver or waivers of any breach or default by a party hereto of any term, covenant or condition or liability hereunder of performance by the other party of any duty or obligation hereunder will be deemed a waiver thereof in the future, nor will any such waiver or waivers be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, character or description, under any circumstances.

Section 3.16. Intended Beneficiaries. This Agreement is for the sole and exclusive benefit of the Owner and Contractor and will not be construed to confer any benefit upon any other party.

Section 3.17. Severability. The provisions of this Agreement are severable, and if any provision or part of this Agreement or the application thereof to any person or circumstance is ever held by any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Agreement and the application of such provision or part of this Agreement to other persons or circumstances will not be affected hereby.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement in multiple copies, each of equal dignity, as of the date set forth on the first page hereof.

[EXECUTION PAGE FOLLOWS]

Exhibit A

Ms. Lenny Williams, a Strategic PR and Marketing Professional, shall supply the following services to the Montrose Management District for the monthly retainer of \$2,500:

Social Media Basic:

Maintain Facebook page/Twitter account

- Post articles, events
- Respond to online interactions
- Educate team members/BOD about SM

E-newsletter

- Interviews
- Assemble information

Website

- Posts about district activity
- Check mailbox
- Calendar updates

Marketing Strategy

- Brainstorm with committees/BOD
- Help solidify goals
- Create SM strategy for each key initiative

Specific:

3-1-1 app

- Create strategy with VI&M Committee Chair and MMD Marketing Executive
- Create content for collateral materials — postcards, website, email blasts, newsletters, blog pieces, website
- Create media/influencer lists for targeted outreach
- Create event to mobilize communities
- Cultivate key relationships with government officials/entities

Business Mixers

- Interview host business for website
- Engage community via social media sites

Public Safety

- Respond in 'real-time' to criticisms/questions
- Highlight accomplishments
- Create on-going 'tips' for weekly SM postings

Business Marketing Workshops

- Research business workshops for local business owners
- Coordinate with key influencers who will be presenting
- Work with Business Ambassadors to spread word/feedback
- Email invites
- Create educational materials

Outreach Materials — General

- Make revisions to current general outreach materials
- Reflect updated goals

Research

- Preservation of historic spaces (ways to engage community via SM sites)

NOTE: Fees for services are based upon providing 25 hours of services during a 30 day rotating period. Hours in excess of 25 will be billed at the regular hourly rate of \$50 per hour.

Owner:

Bill Calderon, Executive Director, Montrose Management District

Contractor:

Lenny Williams

SERVICE AGREEMENT

This Service Agreement (this "Agreement") is entered into on _____, 2013 (the "Effective Date") by and between Harris County Improvement District No. 6 and 11 dba Montrose Management District, a conservation and reclamation district and a body politic and a political subdivision of the State of Texas, created under the authority of Article XVI, Section 59 of the Texas Constitution and operating under and governed by the provisions of Chapters 49 and 54, Texas Water Code, as amended (the "Owner"), and Primer Grey, Inc., (the "Contractor").

RECITALS

WHEREAS, the Owner has determined it is in the Owner's best interest to engage a service provider for the services described herein; and NOW, THEREFORE, in consideration of the premises, mutual promises, covenants, obligations and benefits herein contained, the Owner and Contractor agree as follows:

I.

SERVICES

Section 1.01. Services. Contractor shall perform certain services (the "Services") for the Owner from time to time as approved in writing by the Board of Directors (the "Board"), and Contractor shall be compensated for such services as approved by the Board. Contractor may not deviate from approved Services without the prior written consent of the Board. Approval of Services shall be evidenced by a written proposal or service order, which shall include the service to be performed, the location and the fees. Currently approved proposals and service orders are attached hereto as **Exhibit A**. During the term of this Agreement, Contractor or Owner may recommend certain additions or changes to the Services. In such case, the additions or changes shall be submitted to the Owner for approval in the form of a new proposal or service order. When any new Services or changes to Services are approved, another exhibit shall be added to this Agreement, signed and dated by each Party. The exhibits added shall be sequenced in alphabetical order beginning with **Exhibit B** and shall be dated when approved by the Board. All fees described in the proposal or service order shall include charges for labor, materials, insurance, equipment and any other items required to perform the work in the Services.

II.

COMPENSATION

Section 2.01. Payment for Services. Contractor shall submit a detailed invoice (together with any back-up documentation requested by the Owner) indicating the Services performed for the prior billing period under the terms of this Agreement. Contractor shall submit detailed invoices to the Owner's bookkeeper:

Mr. Darrell Hawthorne
Municipal Accounts & Consulting, L.P.
1300 Post Oak Boulevard, Suite 1600
Houston, TX 77056
Fax: (713) 629-6859
Email: dhawthorne@municipalaccounts.com

Payment shall be made within forty-five (45) days of the approval of Contractor's invoice by the Owner. Interest shall not be paid on service invoices. Contractor agrees that upon completion of the work called for hereunder, it will furnish the Owner with proof, satisfactory to the Owner, that all labor, material and equipment for which Contractor has been paid, have been satisfied and paid, unless the Owner waives such proof. Upon furnishing such proof, or waiver thereof, the amount billed by Contractor will be reviewed by the Owner for approval and all undisputed amounts shall be paid to Contractor in accordance with this Section.

III. GENERAL CONDITIONS

Section 3.01. Contractor's Duties. Contractor covenants with the Owner to furnish its best skill and judgment in performing the Services for the Owner. Contractor agrees to furnish efficient business administration and superintendence and to use its best efforts to furnish at all times an adequate supply of workmen, materials and equipment and to perform the Services in the most expeditious and economical manner. Contractor agrees to exercise reasonable diligence in performing the Services, using the degree of care and skill that a prudent person in the same or similar profession would use.

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Section 3.03. Hold Harmless.

CONTRACTOR, FOR ITSELF AND ITS SUCCESSORS AND ASSIGNS, AGREES TO WAIVE ANY CLAIMS AGAINST AND HOLD HARMLESS THE OWNER AND ITS OFFICERS, DIRECTORS, REPRESENTATIVES, AND AGENTS FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, OR CAUSES OF ACTION ARISING PERSONAL INJURY OR PROPERTY DAMAGE ARISING FROM THIS AGREEMENT OR THE SERVICES CONTEMPLATED THEREIN.

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entitled to any payment or further payment other than for work performed or material, equipment, or supplies furnished prior to such termination. The Owner does not waive any other remedy allowed under Texas law.

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Section 3.07. Safety and Health Standards. Contractor shall observe and comply with all applicable federal, state and local health and safety laws and regulations.

Section 3.08. Inspection. The Owner and its duly authorized representatives shall have the right to inspect all Services being performed hereunder at any time. Contractor agrees to maintain adequate books, payrolls and records satisfactory to the Owner in connection with any and all Services performed hereunder and to maintain such books, payrolls and records for at least four years. The Owner and its duly authorized representatives shall have the right to audit such books, payrolls and records at any reasonable time or times.

Section 3.09. Warranty. In addition to other common law and statutory warranties, whether implied or express, Contractor's warranty applies to materials, parts, labor and workmanship for one year from the date of completion of the Project. Contractor shall transfer all manufacturers' warranties to the Owner.

Section 3.10. Assignability. Contractor shall not assign its rights or obligations or any sum that may accrue to it hereunder without the written consent of the Owner, which shall be granted or denied in the Owner's sole discretion.

Section 3.11. Modifications. This Agreement shall be subject to amendment, change or modification only with the prior mutual written consent of the Owner and Contractor, except to add any future exhibits pursuant to Section 1.01.

Section 3.12. Force Majeure. In the event either party to this Agreement is rendered unable, wholly or in part, by force majeure including an act of God; strikes; lockouts, or other industrial disturbances; acts of the public enemy; orders of any kind of government of the United States or the State of Texas or any civil or military authority (other than a party to this Agreement); insurrections; riots; epidemics; landslides; lightning; earthquakes; fires; hurricanes; storms; floods; droughts; arrests; civil disturbances; explosions; or other inability similar to those enumerated; to carry out its obligations under this Agreement, it is agreed that party shall give written notice of such act to the other party as soon as possible after the occurrence of the cause relied on and shall, thereafter, be relieved of its obligations, so far as they are affected by such act, during the continuance of any inability so caused, but for no longer.

Section 3.13. Agreement Subject to Applicable Law. This Agreement and the obligations of the parties hereunder are subject to all rules, regulations and laws which may be applicable by the United States, the State of Texas or any other regulatory agency having jurisdiction.

Section 3.14. Governing Law. This Agreement is governed in accordance with the laws of the State of Texas and shall be enforceable in the county in which the Owner is located.

Section 3.15. Waiver. No waiver or waivers of any breach or default by a party hereto of any term, covenant or condition or liability hereunder of performance by the other party of any duty or obligation hereunder will be deemed a waiver thereof in the future, nor will any such waiver or waivers be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, character or description, under any circumstances.

Section 3.16. Intended Beneficiaries. This Agreement is for the sole and exclusive benefit of the Owner and Contractor and will not be construed to confer any benefit upon any other party.

Section 3.17. Severability. The provisions of this Agreement are severable, and if any provision or part of this Agreement or the application thereof to any person or circumstance is ever held by any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Agreement and the application of such provision or part of this Agreement to other persons or circumstances will not be affected hereby.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement in multiple copies, each of equal dignity, as of the date set forth on the first page hereof.

[EXECUTION PAGE FOLLOWS]

Exhibit A

Website design/maintenance retainer services agreement. For the amount of \$2000.00 under website design, maintenance, and email marketing for Montrose Management District, Primer Grey will do the following:

- Monthly .pdf uploads of all minutes, agendas, etc.
- Site updates based on Google Analytics data and anecdotal feedback (in Feb. we redesigned the entire homepage, and are making additional updates now based upon feedback from MMD Marketing Director and Social Media Strategist).
- Design and development of all new campaign-based (311 APP) or event-based web pages and consultation on translating these campaigns to the web
- Editorial Content Management (editing/proofing, troubleshooting/support)
- Monthly Email send (includes design, content insertion, and send setup, tracking and reporting 7 days after send).
- Email Database management (this will become more important, as site traffic increases, and we have some click data from a few e-newsletters)

NOTE: Fees for services are based upon work not to exceed 22 hours for services during a 30 day period. Hours in excess of 22 hours will be billed at the regular standard of \$90/hr.

Owner:

Bill Calderon, Executive Director, Montrose Management District

Contractor:

Cliff Raymond, Managing Partner, Primer Grey, Inc.

This Agreement is entered into as of the _____ day of April, 2013, between the **Montrose Management District (MMD)** and **Dennis Beedon ("the Consultant")**.

- Independent Consultant: Subject to the terms and conditions of this Agreement, the MMD hereby engages the Consultant as an independent consultant to perform the services set forth herein, and the Consultant hereby accepts such engagement.
- Duties, Term, and Compensation: The Consultant's duties, term of engagement, compensation, and provisions for payment thereof shall be as set forth in Exhibit A, which may be amended in writing from time to time or supplemented with subsequent estimates for services to be rendered by the Consultant and agreed to by the MMD and which collectively are hereby incorporated by reference.
- Expenses: During the term of this Agreement, expenses for the time spent by the Consultant in traveling to and from MMD facilities shall not be reimbursable.
- Written Reports: The MMD may request that project plans, progress reports, and a final results report be provided by the Consultant on a periodic basis.
- Inventions: Any and all inventions, discoveries, developments, and innovations conceived by the Consultant during this engagement relative to the duties under this Agreement shall be the exclusive property of the MMD, and the Consultant hereby assigns all right, title, and interest in the same to the MMD.
- Confidentiality: The Consultant acknowledges that during the engagement he/she will have access to and become acquainted with various trade secrets, inventions, innovations, processes, information, records, and specifications owned or licensed by the MMD and/or used by the MMD in connection with the operation of its business including, without limitation, the MMD's business methods, customer lists, accounts, and procedures.

The Consultant agrees that he/she will not disclose any of the aforesaid, directly or indirectly, or use any of them in any manner, either during the term of this Agreement or at any time thereafter, except as required in the course of this engagement with the MMD.

All files, records, documents, blueprints, specifications, information, letters, notes, media lists, original artwork/creative, notebooks, and similar items relating to the business of the MMD, whether prepared by the Consultant or otherwise coming into his/her possession, shall remain the exclusive property of the MMD.

The Consultant shall not retain any copies of the foregoing without the MMD's prior written permission. Upon the expiration or earlier termination of this Agreement, or whenever requested by the MMD, the Consultant shall immediately deliver to the MMD all such files, records, documents, specifications, information, and other items in his/her possession or under his/her control.

The Consultant further agrees that he/she will not disclose his/her retention as an independent consultant or the terms of this Agreement to any person without the prior written consent of the MMD and shall at all times preserve the confidential nature of his/her relationship to the MMD and of the services hereunder.

- Conflicts of Interest; Nonhire Provision: During the term of this agreement, the Consultant shall devote as much of his/her productive time, energy, and abilities to the performance of his/her duties hereunder as is necessary to perform the required duties in a timely and productive manner. The Consultant is expressly free to perform services for other parties while performing services for the MMD.
- Termination: This agreement can be terminated by written consent of the MMD and the Consultant.
- Independent Consultant: This Agreement shall not render the Consultant an employee, partner, agent of, or joint venturer with the MMD for any purpose. The Consultant is and will remain an independent consultant in his/her relationship to the MMD.

The MMD shall not be responsible for withholding taxes with respect to the Consultant's compensation hereunder. The Consultant shall have no claim against the MMD hereunder or otherwise for vacation pay, sick leave, retirement benefits, social security, worker's compensation, health or disability benefits, unemployment insurance benefits, or employee benefits of any kind.

- Successors and Assigns: All of the provisions of this Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, if any, successors, and assigns.
- Choice of Law: The laws of the state of Texas shall govern the validity of this Agreement, the construction of its terms, and the interpretation of the rights and duties of the parties hereto.
- Arbitration: Any controversies arising out of the terms of this Agreement or its interpretation shall be settled in Texas in accordance with the rules of the American Arbitration Association, and the judgment upon award may be entered in any court having jurisdiction thereof.
- Headings: Section headings are not to be considered a part of this Agreement and are not intended to be a full and accurate description of the contents hereof.
- Waiver: Waiver by one party hereto of breach of any provision of this Agreement by the other shall not operate or be construed as a continuing waiver.
- Assignment: The Consultant shall not assign any of his/her rights under this Agreement, or delegate the performance of any of his/her duties hereunder, without the prior written consent of the MMD.
- Notices: Any and all notices, demands, or other communications required or desired to be given hereunder by any party shall be in writing and shall be validly given or made to another party if personally served or if deposited in the United States mail. If such notice or demand is served personally, notice shall be deemed constructively made at the time of such personal service. If such notice, demand, or other communication is given by mail, such notice shall be conclusively deemed given five days after deposit thereof in the United States mail addressed to the party to whom such notice, demand, or other communication is to be given as follows:

If to the Consultant: Dennis Beedon
2100 Memorial, Apt. 616
Houston, TX 77007

If to the MMD: Montrose Management District
5020 Montrose Blvd., Suite 311
Houston, Texas 77006

Any party hereto may change its address for purposes of this paragraph by written notice given in the manner provided above.

1. Modification or Amendment: No amendment, change, or modification of this Agreement shall be valid unless in writing signed by the parties hereto.
2. Entire Understanding: This document and any exhibit attached constitute the entire understanding and agreement of the parties, and any and all prior agreements, understandings, and representations are hereby terminated and canceled in their entirety and are of no further force and effect.
3. Unenforceability of Provisions: If any provision of this Agreement, or any portion thereof, is held to be invalid and unenforceable, then the remainder of this Agreement shall nevertheless remain in full force and effect.

IN WITNESS WHEREOF the undersigned have executed this Agreement as of the day and year first written above. The parties hereto agree that facsimile signatures shall be as effective as if originals.

Montrose Management District

Dennis Beedon

By: _____
Executive Director

By: _____
Independent Consultant

EXHIBIT A

Duties, term, and compensation

DUTIES: Contractor shall conduct weekly visits to businesses within in the MMD.

Coordinate with staff and other retained consultants on dissemination of information related to services and programs offered by the District, i.e. Montrose Market Days, Recycling Events and others.

Work with staff and area businesses to create marketing programs that will help promote the Montrose District as the ideal destination to invest, live and work.

Promote businesses and district related services and programs through use of social media and coordinate with current website services provider to insure consistent messaging.

Target goal is 20 visits per week.

TERM: This engagement shall commence upon execution of this Agreement and shall continue in full force and effect through 4/30/2014. The Agreement may only be extended thereafter by mutual agreement, unless terminated earlier by operation of and in accordance with this Agreement.

COMPENSATION: As full compensation for the services rendered pursuant to this Agreement, the MMD shall pay the Contractor the sum of \$1,600 per month. Consultant shall invoice the MMD at the beginning of each month.

This Agreement is entered into as of the _____ day of April, 2013, between the **Montrose Management District (MMD)** and **Marie Cortes ("the Consultant")**.

- Independent Consultant: Subject to the terms and conditions of this Agreement, the MMD hereby engages the Consultant as an independent consultant to perform the services set forth herein, and the Consultant hereby accepts such engagement.
- Duties, Term, and Compensation: The Consultant's duties, term of engagement, compensation, and provisions for payment thereof shall be as set forth in Exhibit A, which may be amended in writing from time to time or supplemented with subsequent estimates for services to be rendered by the Consultant and agreed to by the MMD and which collectively are hereby incorporated by reference.
- Expenses: During the term of this Agreement, expenses for the time spent by the Consultant in traveling to and from MMD facilities shall not be reimbursable.
- Written Reports: The MMD may request that project plans, progress reports, and a final results report be provided by the Consultant on a periodic basis.
- Inventions: Any and all inventions, discoveries, developments, and innovations conceived by the Consultant during this engagement relative to the duties under this Agreement shall be the exclusive property of the MMD, and the Consultant hereby assigns all right, title, and interest in the same to the MMD.
- Confidentiality: The Consultant acknowledges that during the engagement he/she will have access to and become acquainted with various trade secrets, inventions, innovations, processes, information, records, and specifications owned or licensed by the MMD and/or used by the MMD in connection with the operation of its business including, without limitation, the MMD's business methods, customer lists, accounts, and procedures.

The Consultant agrees that he/she will not disclose any of the aforesaid, directly or indirectly, or use any of them in any manner, either during the term of this Agreement or at any time thereafter, except as required in the course of this engagement with the MMD.

All files, records, documents, blueprints, specifications, information, letters, notes, media lists, original artwork/creative, notebooks, and similar items relating to the business of the MMD, whether prepared by the Consultant or otherwise coming into his/her possession, shall remain the exclusive property of the MMD.

The Consultant shall not retain any copies of the foregoing without the MMD's prior written permission. Upon the expiration or earlier termination of this Agreement, or whenever requested by the MMD, the Consultant shall immediately deliver to the MMD all such files, records, documents, specifications, information, and other items in his/her possession or under his/her control.

The Consultant further agrees that he/she will not disclose his/her retention as an independent consultant or the terms of this Agreement to any person without the prior written consent of the MMD and shall at all times preserve the confidential nature of his/her relationship to the MMD and of the services hereunder.

- Conflicts of Interest; Nonhire Provision: During the term of this agreement, the Consultant shall devote as much of his/her productive time, energy, and abilities to the performance of his/her duties hereunder as is necessary to perform the required duties in a timely and productive manner. The Consultant is expressly free to perform services for other parties while performing services for the MMD.
- Termination: This agreement can be terminated by written consent of the MMD and the Consultant.
- Independent Consultant: This Agreement shall not render the Consultant an employee, partner, agent of, or joint venturer with the MMD for any purpose. The Consultant is and will remain an independent consultant in his/her relationship to the MMD.

The MMD shall not be responsible for withholding taxes with respect to the Consultant's compensation hereunder. The Consultant shall have no claim against the MMD hereunder or otherwise for vacation pay, sick leave, retirement benefits, social security, worker's compensation, health or disability benefits, unemployment insurance benefits, or employee benefits of any kind.

- Successors and Assigns: All of the provisions of this Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, if any, successors, and assigns.
- Choice of Law: The laws of the state of Texas shall govern the validity of this Agreement, the construction of its terms, and the interpretation of the rights and duties of the parties hereto.
- Arbitration: Any controversies arising out of the terms of this Agreement or its interpretation shall be settled in Texas in accordance with the rules of the American Arbitration Association, and the judgment upon award may be entered in any court having jurisdiction thereof.
- Headings: Section headings are not to be considered a part of this Agreement and are not intended to be a full and accurate description of the contents hereof.
- Waiver: Waiver by one party hereto of breach of any provision of this Agreement by the other shall not operate or be construed as a continuing waiver.
- Assignment: The Consultant shall not assign any of his/her rights under this Agreement, or delegate the performance of any of his/her duties hereunder, without the prior written consent of the MMD.
- Notices: Any and all notices, demands, or other communications required or desired to be given hereunder by any party shall be in writing and shall be validly given or made to another party if personally served or if deposited in the United States mail. If such notice or demand is served personally, notice shall be deemed constructively made at the time of such personal service. If such notice, demand, or other communication is given by mail, such notice shall be conclusively deemed given five days after deposit thereof in the United States mail addressed to the party to whom such notice, demand, or other communication is to be given as follows:

If to the Consultant: Marie Cortes
3110 Bramble Hill Court
Houston, Texas 77059

If to the MMD: Montrose Management District
5020 Montrose Blvd., Suite 311
Houston, Texas 77006

Any party hereto may change its address for purposes of this paragraph by written notice given in the manner provided above.

1. Modification or Amendment: No amendment, change, or modification of this Agreement shall be valid unless in writing signed by the parties hereto.
2. Entire Understanding: This document and any exhibit attached constitute the entire understanding and agreement of the parties, and any and all prior agreements, understandings, and representations are hereby terminated and canceled in their entirety and are of no further force and effect.
3. Unenforceability of Provisions: If any provision of this Agreement, or any portion thereof, is held to be invalid and unenforceable, then the remainder of this Agreement shall nevertheless remain in full force and effect.

IN WITNESS WHEREOF the undersigned have executed this Agreement as of the day and year first written above. The parties hereto agree that facsimile signatures shall be as effective as if originals.

Montrose Management District

Marie Cortes

By: _____

By: _____

Executive Director

Independent Consultant

EXHIBIT A

Duties, term, and compensation

DUTIES: Contractor shall conduct weekly visits to businesses within in the MMD.

Coordinate with staff and other retained consultants on dissemination of information related to services and programs offered by the District, i.e. Montrose Market Days, Recycling Events and others.

Work with staff and area businesses to create marketing programs that will help promote the Montrose District as the ideal destination to invest, live and work.

Promote businesses and district related services and programs through use of social media and coordinate with current website services provider to insure consistent messaging.

Target goal is 20 visits per week.

TERM: This engagement shall commence upon execution of this Agreement and shall continue in full force and effect through 4/30/2014. The Agreement may only be extended thereafter by mutual agreement, unless terminated earlier by operation of and in accordance with this Agreement.

COMPENSATION: As full compensation for the services rendered pursuant to this Agreement, the MMD shall pay the Contractor the sum of \$1,600 per month. Consultant shall invoice the MMD at the beginning of each month.

SERVICE AGREEMENT

This Service Agreement (this "Agreement") is entered into on _____, 2013 (the "Effective Date") by and between Harris County Improvement District No. 6 and 11 dba Montrose Management District, a conservation and reclamation district and a body politic and a political subdivision of the State of Texas, created under the authority of Article XVI, Section 59 of the Texas Constitution and operating under and governed by the provisions of Chapters 49 and 54, Texas Water Code, as amended (the "Owner"), and Roan Matthews dba CrackedFox, (the "Contractor").

RECITALS

WHEREAS, the Owner has determined it is in the Owner's best interest to engage a service provider for the services described herein; and NOW, THEREFORE, in consideration of the premises, mutual promises, covenants, obligations and benefits herein contained, the Owner and Contractor agree as follows:

I.

SERVICES

Section 1.01. Services. Contractor shall perform certain services (the "Services") for the Owner from time to time as approved in writing by the Board of Directors (the "Board"), and Contractor shall be compensated for such services as approved by the Board. Contractor may not deviate from approved Services without the prior written consent of the Board. Approval of Services shall be evidenced by a written proposal or service order, which shall include the service to be performed, the location and the fees. Currently approved proposals and service orders are attached hereto as **Exhibit A**. During the term of this Agreement, Contractor or Owner may recommend certain additions or changes to the Services. In such case, the additions or changes shall be submitted to the Owner for approval in the form of a new proposal or service order. When any new Services or changes to Services are approved, another exhibit shall be added to this Agreement, signed and dated by each Party. The exhibits added shall be sequenced in alphabetical order beginning with **Exhibit B** and shall be dated when approved by the Board. All fees described in the proposal or service order shall include charges for labor, materials, insurance, equipment and any other items required to perform the work in the Services.

II.

COMPENSATION

Section 2.01. Payment for Services. Contractor shall submit a detailed invoice (together with any back-up documentation requested by the Owner) indicating the Services performed for the prior billing period under the terms of this Agreement. Contractor shall submit detailed invoices to the Owner's bookkeeper:

Mr. Darrell Hawthorne
Municipal Accounts & Consulting, L.P.
1300 Post Oak Boulevard, Suite 1600
Houston, TX 77056
Fax: (713) 629-6859
Email: dhawthorne@municipalaccounts.com

Payment shall be made within forty-five (45) days of the approval of Contractor's invoice by the Owner. Interest shall not be paid on service invoices. Contractor agrees that upon completion of the work called for hereunder, it will furnish the Owner with proof, satisfactory to the Owner, that all labor, material and equipment for which Contractor has been paid, have been satisfied and paid, unless the Owner waives such proof. Upon furnishing such proof, or waiver thereof, the amount billed by Contractor will be reviewed by the Owner for approval and all undisputed amounts shall be paid to Contractor in accordance with this Section.

III. GENERAL CONDITIONS

Section 3.01. Contractor's Duties. Contractor covenants with the Owner to furnish its best skill and judgment in performing the Services for the Owner. Contractor agrees to furnish efficient business administration and superintendence and to use its best efforts to furnish at all times an adequate supply of workmen, materials and equipment and to perform the Services in the most expeditious and economical manner. Contractor agrees to exercise reasonable diligence in performing the Services, using the degree of care and skill that a prudent person in the same or similar profession would use.

Section 3.02. Relationship of Owner and Contractor. Contractor has been retained by the Owner for the sole purpose and to the extent set forth in this Agreement. It is understood and agreed that all work so done by Contractor shall meet with Owner approval, but that the detailed manner and method of performing the Services shall be under the control of Contractor. Contractor's relationship to the Owner during the term of this Agreement is that of an independent contractor. The relationship between the Owner and Contractor is not exclusive.

Section 3.03. Hold Harmless.

CONTRACTOR, FOR ITSELF AND ITS SUCCESSORS AND ASSIGNS, AGREES TO WAIVE ANY CLAIMS AGAINST AND HOLD HARMLESS THE OWNER AND ITS OFFICERS, DIRECTORS, REPRESENTATIVES, AND AGENTS FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, OR CAUSES OF ACTION ARISING PERSONAL INJURY OR PROPERTY DAMAGE ARISING FROM THIS AGREEMENT OR THE SERVICES CONTEMPLATED THEREIN.

Section 3.04. Term and Termination. Either party may terminate this Agreement at any time, without cause, upon thirty (30) days written notice to the other party. Contractor shall not be

entitled to any payment or further payment other than for work performed or material, equipment, or supplies furnished prior to such termination. The Owner does not waive any other remedy allowed under Texas law.

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Section 3.05. Agreement Controls. To the extent that there is any inconsistency between the provisions of this Agreement and any attachments or exhibits hereto, the terms of this Agreement shall control.

Section 3.06. Regulatory Requirements. All work will be done in strict compliance with all applicable city, county, state and federal rules, regulations and laws and any codes which may apply to the Services being provided. Contractor will obtain all permits and licenses required to perform the Services and will be responsible for securing inspections and approvals of its work from any authority having jurisdiction over Contractor's Services.

Section 3.07. Safety and Health Standards. Contractor shall observe and comply with all applicable federal, state and local health and safety laws and regulations.

Section 3.08. Inspection. The Owner and its duly authorized representatives shall have the right to inspect all Services being performed hereunder at any time. Contractor agrees to maintain adequate books, payrolls and records satisfactory to the Owner in connection with any and all Services performed hereunder and to maintain such books, payrolls and records for at least four years. The Owner and its duly authorized representatives shall have the right to audit such books, payrolls and records at any reasonable time or times.

Section 3.09. Warranty. In addition to other common law and statutory warranties, whether implied or express, Contractor's warranty applies to materials, parts, labor and workmanship for one year from the date of completion of the Project. Contractor shall transfer all manufacturers' warranties to the Owner.

Section 3.10. Assignability. Contractor shall not assign its rights or obligations or any sum that may accrue to it hereunder without the written consent of the Owner, which shall be granted or denied in the Owner's sole discretion.

Section 3.11. Modifications. This Agreement shall be subject to amendment, change or modification only with the prior mutual written consent of the Owner and Contractor, except to add any future exhibits pursuant to Section 1.01.

Section 3.12. Force Majeure. In the event either party to this Agreement is rendered unable, wholly or in part, by force majeure including an act of God; strikes; lockouts, or other industrial disturbances; acts of the public enemy; orders of any kind of government of the United States or the State of Texas or any civil or military authority (other than a party to this Agreement); insurrections; riots; epidemics; landslides; lightning; earthquakes; fires; hurricanes; storms; floods; droughts; arrests; civil disturbances; explosions; or other inability similar to those enumerated; to carry out its obligations under this Agreement, it is agreed that party shall give written notice of such act to the other party as soon as possible after the occurrence of the cause relied on and shall, thereafter, be relieved of its obligations, so far as they are affected by such act, during the continuance of any inability so caused, but for no longer.

Section 3.13. Agreement Subject to Applicable Law. This Agreement and the obligations of the parties hereunder are subject to all rules, regulations and laws which may be applicable by the United States, the State of Texas or any other regulatory agency having jurisdiction.

Section 3.14. Governing Law. This Agreement is governed in accordance with the laws of the State of Texas and shall be enforceable in the county in which the Owner is located.

Section 3.15. Waiver. No waiver or waivers of any breach or default by a party hereto of any term, covenant or condition or liability hereunder of performance by the other party of any duty or obligation hereunder will be deemed a waiver thereof in the future, nor will any such waiver or waivers be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, character or description, under any circumstances.

Section 3.16. Intended Beneficiaries. This Agreement is for the sole and exclusive benefit of the Owner and Contractor and will not be construed to confer any benefit upon any other party.

Section 3.17. Severability. The provisions of this Agreement are severable, and if any provision or part of this Agreement or the application thereof to any person or circumstance is ever held by any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Agreement and the application of such provision or part of this Agreement to other persons or circumstances will not be affected hereby.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement in multiple copies, each of equal dignity, as of the date set forth on the first page hereof.

[EXECUTION PAGE FOLLOWS]

Exhibit A

Graphic design/marketing retainer services agreement. For the amount of \$2500.00 under marketing design and research for Montrose Management District, CrackedFox photography and design will do the following:

Design original, engaging, compelling and informative graphics for all print related collateral and web based design, which includes but is not limited to; flyers, newsletters, brochures, reports, presentations both for web and print including power point, eblasts - which contain hyperlinks and email addresses for use in websites, social media and email distribution, service plans, charts/graphs, save the dates, posters, postcards, invitations, restaurant guides, T-shirts, banners, retractable banners, trade show and exhibit displays, bandit signs, business surveys, web buttons, business cards and stationary, web banners and ads, magazine and newspaper ads, programs, logos for both district partners and other supporting entities, Facebook ads, cover shots, slideshows, profile pictures, magnetic signs, stickers, labels, street signs, mock-ups for visual references, recreation of previous designs from other entities, create QRcodes, (app reader for smartphones) integrate and rework current logos for use in special functions while maintaining district identity and unity. Recreate maps and confirm locations. Create certificates, awards, and special recognitions. Update and maintain district Wikipedia information and related images, links and references. Provide professional translation services for most languages.

Maintain, update, and catalog a library of all district designs (both web and print), high resolution photographs, and stock-photography, logos (created and recreated) for district usage and for export to printers, partners, groups and other companies etc. Supply printers, partners, web developers, etc., with the proper files for correct usage. For website, social media, and email distribution, I send web ready jpgs and pdfs. For the pdfs, I confirm correct email, websites, maps, and Qrcodes, addresses and links before creating the hyper-links inside the pdfs which allows the viewer to go to proper page. For online newsletters I create a web ready pdf which will allow for fast download and let the viewer to click any link while reading articles. For print, I ensure proper color, pantones, color-corrections and provide high resolution files with color-separations, printer's marks, and bleeds as they need.

Ensure district logo identity and integrity by ensuring proper colors, size, placement and usage also provide logos to other entities for use in their own collateral and designs. Recreate logos for high resolution printing from district partners and other entities.

Adherence to strict copyright infringement and trademark laws and that watermarks and credits on all photos/logos provided for use in district collateral are complied with.

Research and ensure all hyper-links for email addresses, maps and websites that are in use on print material and website/social media are correct and functioning properly. Notify web developers of issues, fix broken links if able, supply items of interest like; upcoming events, workshops, articles, and general public interest pieces to web developers and social media persons for inclusion on blogs and sites. Provide URL and slideshow links to photo-shoot gallery's to developers for website. Upload, create and post covered district event photo shoots

into social media galleries providing a description/caption and tag of known people, companies and entities associated with those images and events thereby further insuring and inspiring more visits, likes and continued 'buzz' about the district.

Photograph all featured amenities such as; real-estate, urban and economic development projects, improvements, businesses, historic/new buildings and points of interest pertinent to awareness, promotion, identity and branding of district, as well as be on call to photograph all board/district events, conferences, special events, fundraisers, mixers, social gatherings, ground breaking, ribbon cutting, and improvements throughout the district for use in social media and website galleries. Maintain, update, keyword and title all images for district in a clear, searchable gallery for easy location of photos for use in website, social media and print/marketing material. Also, provide professional photography for on-location portrait photography to board members and featured persons for district website, newsletters, print collateral, social media and other items like reports, brochures, magazines, and newspaper articles. Work with Biz ambassadors to provide photography while they are visiting businesses and attending events. Provide professional re-touch and air-brushing for portraits and removal of unwanted items (such as graffiti, power-lines, trash) or addition of items such as logos, signs and the like. Color correction and size adjustments to images taken by other entities. Provide prints and framing, if required, for presentation to sponsors, partners, groups and other interested members. Delivering or shipping as needed.

Exceptional and professional attitude easily working well with diverse crowd. Strong typography skills, excellent font recognition – useful in recreating logos or previous designers work. Knowledgeable with both mac and pc and most programs used so am better able to address issues from partners needing assistance in accessing district materials.

Aggressive marketing, branding, and business trends research for implementation into district branding, utilizing creative and innovative designs. Bringing a fresh, strategic approach to solving marketing challenges facing the district while meeting their objectives and goals. Part of a creative marketing team with monthly meetings to discuss, plan and develop a smart and targeted approach to district goals and to develop ideas and integrate new technologies to improve district awareness.

Provide round the clock workforce with proven results on meeting tight deadlines with extremely short notice, fast turnarounds and immediate responses to multiple party's requirements, requests and suggestions.

Target, coordinate, and direct: printers, vendors and other entities in obtaining, printing and utilizing all district branding, identity and other print/web collateral.

All items both in final art and creative proposal are for district use only and are copyright protected. They may not be copied, reproduced, distributed or displayed without CrackedFox's express written permission.

All photography by CrackedFox is copyright protected. Photography usage requires licensing. Terms, conditions, and fees are dependent upon image requirements and usage. They may not be copied, reproduced, distributed or displayed without CrackedFox's express written permission.

All print or actual materials (stock graphics, translation fees, print fees, shipping/handling, framing/mounting, airbrushing and art licenses) are in addition to the monthly retainers.

NOTE: Fees for services are based upon work not to exceed 33 hours for services during a 30 day period. Hours in excess of 33 hours will be billed at the regular standard of \$150/hr.

Owner:

Bill Calderon, Executive Director, Montrose Management District

Contractor:

Roan Matthews, President CrackedFox, LLC

SERVICE AGREEMENT

This Service Agreement (this "Agreement") is entered into on _____, 2013 (the "Effective Date") by and between Harris County Improvement District No. 6 and 11 dba Montrose Management District, a conservation and reclamation district and a body politic and a political subdivision of the State of Texas, created under the authority of Article XVI, Section 59 of the Texas Constitution and operating under and governed by the provisions of Chapters 49 and 54, Texas Water Code, as amended (the "Owner"), and Deborah Hensel (the "Contractor").

RECITALS

WHEREAS, the Owner has determined it is in the Owner's best interest to engage a service provider for the services described herein; and NOW, THEREFORE, in consideration of the premises, mutual promises, covenants, obligations and benefits herein contained, the Owner and Contractor agree as follows:

I.

SERVICES

Section 1.01. Services. Contractor shall perform certain services (the "Services") for the Owner from time to time as approved in writing by the Board of Directors (the "Board"), and Contractor shall be compensated for such services as approved by the Board. Contractor may not deviate from approved Services without the prior written consent of the Board. Approval of Services shall be evidenced by a written proposal or service order, which shall include the service to be performed, the location and the fees. Currently approved proposals and service orders are attached hereto as **Exhibit A**. During the term of this Agreement, Contractor or Owner may recommend certain additions or changes to the Services. In such case, the additions or changes shall be submitted to the Owner for approval in the form of a new proposal or service order. When any new Services or changes to Services are approved, another exhibit shall be added to this Agreement, signed and dated by each Party. The exhibits added shall be sequenced in alphabetical order beginning with **Exhibit B** and shall be dated when approved by the Board. All fees described in the proposal or service order shall include charges for labor, materials, insurance, equipment and any other items required to perform the work in the Services.

II.

COMPENSATION

Section 2.01. Payment for Services. Contractor shall submit a detailed invoice (together with any back-up documentation requested by the Owner) indicating the Services performed for the prior billing period under the terms of this Agreement. Contractor shall submit detailed invoices to the Owner's bookkeeper:

Mr. Darrell Hawthorne
Municipal Accounts & Consulting, L.P.
1300 Post Oak Boulevard, Suite 1600
Houston, TX 77056
Fax: (713) 629-6859
Email: dhawthorne@municipalaccounts.com

Payment shall be made within forty-five (45) days of the approval of Contractor's invoice by the Owner. Interest shall not be paid on service invoices. Contractor agrees that upon completion of the work called for hereunder, it will furnish the Owner with proof, satisfactory to the Owner, that all labor, material and equipment for which Contractor has been paid, have been satisfied and paid, unless the Owner waives such proof. Upon furnishing such proof, or waiver thereof, the amount billed by Contractor will be reviewed by the Owner for approval and all undisputed amounts shall be paid to Contractor in accordance with this Section.

III. GENERAL CONDITIONS

Section 3.01. Contractor's Duties. Contractor covenants with the Owner to furnish its best skill and judgment in performing the Services for the Owner. Contractor agrees to furnish efficient business administration and superintendence and to use its best efforts to furnish at all times an adequate supply of workmen, materials and equipment and to perform the Services in the most expeditious and economical manner. Contractor agrees to exercise reasonable diligence in performing the Services, using the degree of care and skill that a prudent person in the same or similar profession would use.

Section 3.02. Relationship of Owner and Contractor. Contractor has been retained by the Owner for the sole purpose and to the extent set forth in this Agreement. It is understood and agreed that all work so done by Contractor shall meet with Owner approval, but that the detailed manner and method of performing the Services shall be under the control of Contractor. Contractor's relationship to the Owner during the term of this Agreement is that of an independent contractor. The relationship between the Owner and Contractor is not exclusive.

Section 3.03. Hold Harmless.

CONTRACTOR, FOR ITSELF AND ITS SUCCESSORS AND ASSIGNS, AGREES TO WAIVE ANY CLAIMS AGAINST AND HOLD HARMLESS THE OWNER AND ITS OFFICERS, DIRECTORS, REPRESENTATIVES, AND AGENTS FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, OR CAUSES OF ACTION ARISING PERSONAL INJURY OR PROPERTY DAMAGE ARISING FROM THIS AGREEMENT OR THE SERVICES CONTEMPLATED THEREIN.

Section 3.04. Term and Termination. Either party may terminate this Agreement at any time, without cause, upon thirty (30) days written notice to the other party. Contractor shall not be

entitled to any payment or further payment other than for work performed or material, equipment, or supplies furnished prior to such termination. The Owner does not waive any other remedy allowed under Texas law.

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Section 3.05. Agreement Controls. To the extent that there is any inconsistency between the provisions of this Agreement and any attachments or exhibits hereto, the terms of this Agreement shall control.

Section 3.06. Regulatory Requirements. All work will be done in strict compliance with all applicable city, county, state and federal rules, regulations and laws and any codes which may apply to the Services being provided. Contractor will obtain all permits and licenses required to perform the Services and will be responsible for securing inspections and approvals of its work from any authority having jurisdiction over Contractor's Services.

Section 3.07. Safety and Health Standards. Contractor shall observe and comply with all applicable federal, state and local health and safety laws and regulations.

Section 3.08. Inspection. The Owner and its duly authorized representatives shall have the right to inspect all Services being performed hereunder at any time. Contractor agrees to maintain adequate books, payrolls and records satisfactory to the Owner in connection with any and all Services performed hereunder and to maintain such books, payrolls and records for at least four years. The Owner and its duly authorized representatives shall have the right to audit such books, payrolls and records at any reasonable time or times.

Section 3.09. Warranty. In addition to other common law and statutory warranties, whether implied or express, Contractor's warranty applies to materials, parts, labor and workmanship for one year from the date of completion of the Project. Contractor shall transfer all manufacturers' warranties to the Owner.

Section 3.10. Assignability. Contractor shall not assign its rights or obligations or any sum that may accrue to it hereunder without the written consent of the Owner, which shall be granted or denied in the Owner's sole discretion.

Section 3.11. Modifications. This Agreement shall be subject to amendment, change or modification only with the prior mutual written consent of the Owner and Contractor, except to add any future exhibits pursuant to Section 1.01.

Section 3.12. Force Majeure. In the event either party to this Agreement is rendered unable, wholly or in part, by force majeure including an act of God; strikes; lockouts, or other industrial disturbances; acts of the public enemy; orders of any kind of government of the United States or the State of Texas or any civil or military authority (other than a party to this Agreement); insurrections; riots; epidemics; landslides; lightning; earthquakes; fires; hurricanes; storms; floods; droughts; arrests; civil disturbances; explosions; or other inability similar to those enumerated; to carry out its obligations under this Agreement, it is agreed that party shall give written notice of such act to the other party as soon as possible after the occurrence of the cause relied on and shall, thereafter, be relieved of its obligations, so far as they are affected by such act, during the continuance of any inability so caused, but for no longer.

Section 3.13. Agreement Subject to Applicable Law. This Agreement and the obligations of the parties hereunder are subject to all rules, regulations and laws which may be applicable by the United States, the State of Texas or any other regulatory agency having jurisdiction.

Section 3.14. Governing Law. This Agreement is governed in accordance with the laws of the State of Texas and shall be enforceable in the county in which the Owner is located.

Section 3.15. Waiver. No waiver or waivers of any breach or default by a party hereto of any term, covenant or condition or liability hereunder of performance by the other party of any duty or obligation hereunder will be deemed a waiver thereof in the future, nor will any such waiver or waivers be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, character or description, under any circumstances.

Section 3.16. Intended Beneficiaries. This Agreement is for the sole and exclusive benefit of the Owner and Contractor and will not be construed to confer any benefit upon any other party.

Section 3.17. Severability. The provisions of this Agreement are severable, and if any provision or part of this Agreement or the application thereof to any person or circumstance is ever held by any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Agreement and the application of such provision or part of this Agreement to other persons or circumstances will not be affected hereby.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement in multiple copies, each of equal dignity, as of the date set forth on the first page hereof.

[EXECUTION PAGE FOLLOWS]

Exhibit A

Professional writing retainer services agreement. For the amount of \$500 per month, Deborah Hensel will provide for the Montrose Management District the following services:

- I. Conduct regular interviews with Executive Director, Board Chair and respective chairpersons for the district to ghostwrite concise overview messages (and provide them with the opportunity to review and amend);
- II. Maintain contact (monthly or bi-weekly) with the director of services for the district in order to identify topics for timely articles to be written on public safety, mobility and transportation, economic development, and environmental and urban design;
- III. Conduct interviews of business leaders in the district to write profile features and case study "success stories";
- IV. Actively research and write new business announcements in the district to write news briefs that demonstrate progressive business development;
- V. Attend meetings and other events as necessary to fully understand and report on district activities;
- VI. Provide photographs to accompany articles whenever possible; and
- VII. Write press releases and other materials as needed.

(This proposal covers all time allotted for travel, attending meetings, writing time and review, but does not include expenses for miscellaneous items such as parking fees, etc.)

NOTE: Fees for services are based upon work not to exceed 20 hours for services during a 30 day period. Hours in excess of 20 hours will be billed at the regular standard of \$35/hr.

Owner:

Bill Calderon, Executive Director, Montrose Management District

Contractor:

Deborah Hensel

SERVICE AGREEMENT

This Service Agreement (this "Agreement") is entered into on _____, 2013 (the "Effective Date") by and between Harris County Improvement District No. 6 and 11 dba Montrose Management District, a conservation and reclamation district and a body politic and a political subdivision of the State of Texas, created under the authority of Article XVI, Section 59 of the Texas Constitution and operating under and governed by the provisions of Chapters 49 and 54, Texas Water Code, as amended (the "Owner"), and e-Vision 1 Production, LLC (the "Contractor").

RECITALS

WHEREAS, the Owner has determined it is in the Owner's best interest to engage a service provider for the services described herein; and NOW, THEREFORE, in consideration of the premises, mutual promises, covenants, obligations and benefits herein contained, the Owner and Contractor agree as follows:

I.

SERVICES

Section 1.01. Services. Contractor shall perform certain services (the "Services") for the Owner from time to time as approved in writing by the Board of Directors (the "Board"), and Contractor shall be compensated for such services as approved by the Board. Contractor may not deviate from approved Services without the prior written consent of the Board. Approval of Services shall be evidenced by a written proposal or service order, which shall include the service to be performed, the location and the fees. Currently approved proposals and service orders are attached hereto as **Exhibit A**. During the term of this Agreement, Contractor or Owner may recommend certain additions or changes to the Services. In such case, the additions or changes shall be submitted to the Owner for approval in the form of a new proposal or service order. When any new Services or changes to Services are approved, another exhibit shall be added to this Agreement, signed and dated by each Party. The exhibits added shall be sequenced in alphabetical order beginning with **Exhibit B** and shall be dated when approved by the Board. All fees described in the proposal or service order shall include charges for labor, materials, insurance, equipment and any other items required to perform the work in the Services.

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Payment shall be made within forty-five (45) days of the approval of Contractor's invoice by the Owner. Interest shall not be paid on service invoices. Contractor agrees that upon completion of the work called for hereunder, it will furnish the Owner with proof, satisfactory to the Owner, that all labor, material and equipment for which Contractor has been paid, have been satisfied and paid, unless the Owner waives such proof. Upon furnishing such proof, or waiver thereof, the amount billed by Contractor will be reviewed by the Owner for approval and all undisputed amounts shall be paid to Contractor in accordance with this Section.

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Section 3.11. Modifications. This Agreement shall be subject to amendment, change or modification only with the prior mutual written consent of the Owner and Contractor, except to add any future exhibits pursuant to Section 1.01.

Section 3.12. Force Majeure. In the event either party to this Agreement is rendered unable, wholly or in part, by force majeure including an act of God; strikes; lockouts, or other industrial disturbances; acts of the public enemy; orders of any kind of government of the United States or the State of Texas or any civil or military authority (other than a party to this Agreement); insurrections; riots; epidemics; landslides; lightning; earthquakes; fires; hurricanes; storms; floods; droughts; arrests; civil disturbances; explosions; or other inability similar to those enumerated; to carry out its obligations under this Agreement, it is agreed that party shall give written notice of such act to the other party as soon as possible after the occurrence of the cause relied on and shall, thereafter, be relieved of its obligations, so far as they are affected by such act, during the continuance of any inability so caused, but for no longer.

Section 3.13. Agreement Subject to Applicable Law. This Agreement and the obligations of the parties hereunder are subject to all rules, regulations and laws which may be applicable by the United States, the State of Texas or any other regulatory agency having jurisdiction.

Section 3.14. Governing Law. This Agreement is governed in accordance with the laws of the State of Texas and shall be enforceable in the county in which the Owner is located.

Section 3.15. Waiver. No waiver or waivers of any breach or default by a party hereto of any term, covenant or condition or liability hereunder of performance by the other party of any duty or obligation hereunder will be deemed a waiver thereof in the future, nor will any such waiver or waivers be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, character or description, under any circumstances.

Section 3.16. Intended Beneficiaries. This Agreement is for the sole and exclusive benefit of the Owner and Contractor and will not be construed to confer any benefit upon any other party.

Section 3.17. Severability. The provisions of this Agreement are severable, and if any provision or part of this Agreement or the application thereof to any person or circumstance is ever held by any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Agreement and the application of such provision or part of this Agreement to other persons or circumstances will not be affected hereby.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement in multiple copies, each of equal dignity, as of the date set forth on the first page hereof.

[EXECUTION PAGE FOLLOWS]

Exhibit A

1. The video coverage will be done in the Montrose Area by one or two videographers, as needed.
2. All the video will be capture with High Definition cameras.
3. EV1PRO will cover an average of 3 events of 2hrs each per month, including video recording and 10hrs of basic editing for recaps if needed, with titles, on site interviews, royalty-free background music, HD availability and optimization for web purposes.
4. If no events are scheduled by MMD, the time available can be used to record around the Montrose area, capturing the different constructions sites, opening of businesses and schools, and the beautification of the area done by MMD, building the video archive to show the progress and development in Montrose.
5. The total price of the retainer is \$2,500.00 (Two thousand five hundred dollars 00/100).

On behalf of Owner:

Bill Calderon, Executive Director, Montrose Management District

On behalf of Contractor:

Juan Islas, President & CEO, e-Vision 1 Productions, LLC