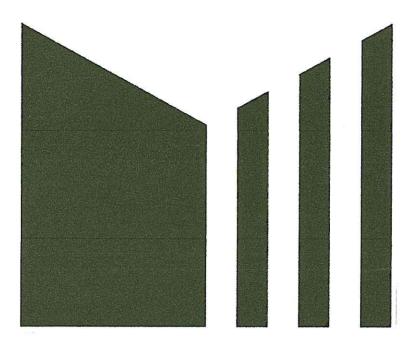
MONTROSE MANAGEMENT DISTRICT



Agenda and Agenda Materials Meeting of the Board of Directors

September 12, 2016



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, September 12, 2016, at the University of St. Thomas, Malloy Hall, Carol Tatkon Boardroom, 3800 Montrose Blvd., Houston, Texas 77006; parking is available at Moran Parking Garage, 3807 Graustark, 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 meeting to order.
- 2. Receive public comments. (A statement of no more than 3 minutes may be made on items of general relevance. There will be no yielding of time to another person. State law prohibits the Board Chair or members of the Board from commenting on any statement or engaging in dialogue without an appropriate agenda item being posted in accordance with the Texas Open Meetings Law. Comments should be directed to the entire Board, not individual members. Engaging in verbal attacks or comments intended to insult, abuse, malign or slander any individual shall be cause for termination of time privileges.)
- 3. Approve minutes of regular meeting held August 8, 2016.
- 4. Accept Oath of Office, Sworn Statement and Bond for newly appointed Board Member, Justin Singer.
- 5. Receive update and recommendations from Finance Committee.
 - a. Receive Assessment Collection Report
 - b. Receive and consider monthly financial report and approve invoices for payment
- 6. Authorize Executive Director to set date, time and place for hearing on Supplemental Assessment Roll.
- 7. Receive update from Public Safety Committee.
- 8. Receive update and recommendations from Mobility and Visual Improvements Committee.
 - a. Approve change orders 1 & 2 with NEC Signs for ID Markers
- 9. Receive update from Marketing and Business Development Committee.
- 10. Receive update from Business and Economic Development Committee.
- 11. Receive Executive Director's Monthly Report.
- 12. Consider Resolution Denying Petition to Dissolve the Montrose Management District.
- 13. 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.
- 14. Reconvene in Open Session and authorize appropriate action by legal counsel related to executive session.
- 15. Announcements.
- 16. Adjourn.



Q:On Haves

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) 5951200 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

3. Approve minutes of the regular meeting held August 8, 2016.

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

August 8, 2016

DETERMINE QUORUM; CALL TO ORDER.

The Board of Directors of the Montrose Management District held a regular meeting, open to the public, on Monday, August 8, 2016, at 12:00 p.m. at St. Thomas University, 3800 Montrose Blvd., Malloy Hall, Carol Tatkon Boardroom, Houston, Texas 77006, inside the boundaries of the District, 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, Treasurer
Position 2 -	Tammi Wallace	Position 10 -	Michael Grover
Position 3 -	Randy Mitchmore, Vice Chairman	Position 11 -	Ellyn Wulfe
Position 4 -	vacant	Position 12 -	Brad Nagar, Asst. Secretary
Position 5 -	Lane Llewellyn, Secretary	Position 13 -	vacant
Position 6 -	Robert Jara	Position 14 -	Todd Edwards
Position 7 -	Ryan Haley	Position 15 -	vacant
Position 8 -	Stephen L. Madden		

and all were present, with the exception of Directors Wynn, Llewellyn, Edwards, Madden and Wulfe, thus constituting a quorum. Also present were David Hawes, Josh Hawes, Linda Clayton, Gretchen Larson, Tony Allender and Kristen Gonzales, all with Hawes Hill Calderon, LLP; Sanjay Bapat, Bracewell LLP; Caryn Adams, Municipal Accounts; Pat Hall, Equi-Tax; Ray Lawrence, Lawrence & Associates; and Dennis Beedon, Montrose Business Ambassador. Others attending the meeting were Officer Victor Beserra, Montrose HPD; Tawny Tidwell, Montrose MD social media strategist; Michael Hardy; Eoles Whitaker, Office of State Representative Garnet Coleman; Daphne Scarbrough, Richmond Avenue Coalition; and Geary Ashby. Vice-Chairman Mitchmore called the meeting to order at 12:01 p.m.

RECEIVE PUBLIC COMMENTS.

Geary Ashby stated approximately 1,000 petitions have been turned in to the District which comprised of 80% of the business owners that want the District dissolved. He stated it has been 11 weeks since the petitions have been turned over to the District and the petitions should be verified by now. Mr. Hawes reported that once the District received the petitions the matter was brought to the Board's attention and at that time the Board considered hiring an outside attorney to certify the petitions. He stated once the attorney's office has reviewed all of the petitions they will be providing the Board its report. Daphne Scarbrough stated the business owners who signed the dissolution petitions comprising of 80% are furious that the Board is dragging their feet on this matter.

APPROVE MINUTES OF REGULAR MEETING HELD JULY 11, 2016.

Upon a motion duly made by Director Grover, and being seconded by Director Wallace, the Board voted unanimously to approve the Minutes of the July 11, 2016, Board meeting, as presented.

RECEIVE UPDATE AND RECOMMENDATIONS FROM FINANCE COMMITTEE.

a. Receive Assessment Collection Report.

The Assessment Collection Report is included in the Board agenda materials for review. No action from the Board was required.

b. Receive and consider monthly financial report approve invoices for payment.

Ms. Adams presented the monthly financial report, Quarterly Investment Report and went over invoices, included in the Board agenda materials. She reported she was presenting for payment check #5624 payable to Touch Thirty-Three for the identification markers in the amount of \$41,428.83 which was not included in the report. Director Hubbard reported the Finance Committee has reviewed the reports and invoices and were recommending them for approval. Upon a motion duly made by Director Hubbard, and being seconded by Director Haley, the Board voted unanimously to accept the monthly financial report and Quarterly Investment Report and approved payment of invoices, as presented.

RECEIVE UPDATE AND RECOMMENDATIONS FROM MOBILITY AND VISUAL IMPROVEMENTS COMMITTEE.

Mr. Allender reported the Mobility and Visual Improvements Committee met on August 1, 2016, a copy of the Committee Minutes is included in the Board agenda materials. He provided an update on the Special Parking Application. Mr. D. Hawes stated staff is working with Uptown regarding acquiring five live oaks for East side of Lovett esplanades. Mr. J. Hawes reported the locations for the identification markers have been staked. He reported bridge construction will start in September and completion is expected to be in July, 2017.

a. Approve contract with Touch Thirty Three for ID Markers wireless connectivity

Mr. J. Hawes reviewed the Touch Thirty Three, Inc. contract, included in the Board agenda materials, and answered questions. He reported an increase in the budget to cover this contract was approved at the last board meeting. He reported the District's attorney has reviewed the contract and has no recommended changes. Upon a motion duly made by Director Hubbard, and being seconded by Director Haley, the Board voted unanimously to approve the contract with Touch Thirty Three, Inc. in the amount of \$82,857.66, as presented.

b. Approve change order with Landscape Arts for esplanade enhancements

Mr. J. Hawes reviewed Change Order No. 1 from Landscape Art, Inc., included in the Board agenda materials. He reported the Change Order included a reduction of \$99,340.91 from the original contract price of \$603,984.00 for a total contract price of \$504,643.09.

RECEIVE UPDATE FROM PUBLIC SAFETY COMMITTEE.

Officer Beserra presented the July Patrol Summary Report, included in the Board agenda materials, and answered questions. No action from the Board was required.

RECEIVE UPDATE FROM MARKETING AND BUSINESS DEVELOPMENT COMMITTEE

Gretchen reviewed the monthly PR and Marketing Report, included in the Board agenda materials. She reported social media numbers continue to grow. She stated the Committee Chair is reviewing the revised Strategic Communications Plan and will be providing to the Committee for review. No action from the Board was required.

RECEIVE UPDATE FROM BUSINESS AND ECONOMIC DEVELOPMENT COMMITTEE.

Mr. Lawrence reported the Committee met on July 27, 2016, a copy of the Committee Minutes is included in the Board agenda materials. He reported the Committee continues to move forward with plans for the Fall Real Estate Luncheon. He stated a preliminary plan for the event is included in the Board agenda materials. No action from the Board was required.

RECEIVE EXECUTIVE DIRECTOR'S MONTHLY REPORT.

Ms. Hall reported Harris County Appraisal District will be certifying property values later this month. Mr. D. Hawes reported staff was going through all District contracts and categorizing them in case the District is dissolved. He stated he is making sure the District has a plan in place in case there is a need to cancel any contracts in unwinding the District, including the knowledge of what the District will need to do and any legal ramifications. No action from the Board was required.

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 execution session at 12:29 p.m.

RECONVENE IN OPEN SESSION AND AUTHORIZE APPROPRIATE ACTION BY LEGAL COUNSEL RELATED TO EXECUTIVE SESSION.

The Board reconvened in open session at 1:10 p.m. No action was taken.

ANNOUNCEMENTS.

There were no announcements.

ADJOURN.

There being no further business to come before the Board, Vice-Chair Mitchmore adjourned the meeting at 1:10 p.m.

(Seal) Secretary



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

 Accept the Oath of Office, Sworn Statement, and Bond for newly appointed Board Member Justin Singer.

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

- Receive an update and recommendations from the Finance Committee.
 - a. Receive the Assessment Collection Report
 - b. Receive and consider the District's monthly financial report and approve invoices for payment

MONTROSE DISTRICT

COMBINED EAST & WEST ZONES

AUG 2016 BILLING AND COLLECTIONS SUMMARY

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2015	0.12500	\$2,128,259.64	\$2,084,456.77	\$43,802.87	98%
2014	0.12500	\$1,936,004.23	\$1,932,239.81	\$3,764.42	99%
2013	0.12500	\$1,629,008.97	\$1,624,825.09	\$4,183.88	99%
2012	0.12500	\$1,399,747.87	\$1,398,288.61	\$1,459.26	99%
2011	0.12500	\$1,292,878.53	\$1,292,427.49	\$451.04	99%
2010	0.12500	\$1,269,753.49	\$1,269,715.99	\$37.50	99%

ASSESSED VALUE FOR 2015:	1,711,179,739	Uncertified:	0
ASSESSED VALUE FOR 2014:	1,554,704,370	Uncertified:	0
ASSESSED VALUE FOR 2013:	1,307,800,623	Uncertified:	0
ASSESSED VALUE FOR 2012:	1,120,812,099	Uncertified:	0
ASSESSED VALUE FOR 2011:	1,034,324,091	Uncertified:	0
ASSESSED VALUE FOR 2010:	1,015,822,824	Uncertified:	0

MONTROSE DISTRICT EAST ZONE ASSESSMENT COLLECTION REPORT August 2016 BILLING AND COLLECTION SUMMARY FISCAL YEAR 01/01/16 - 12/31/16

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2015	0.12500	\$651,399.99	\$636,279.16	\$15,120.83	97%
2014	0.12500	\$608,283.49	\$607,325.41	\$958.08	99%
2013	0.12500	\$495,257.71	\$494,426.58	\$831.13	99%
2012	0.12500	\$427,864.59	\$427,160.03	\$704.56	99%
2011	0.12500	\$409,065.93	\$409,028.43	\$37.50	99%
2010	0.12500	\$401,884.94	\$401,847.44	\$37.50	99%
2009	0.12500	\$419,571.29	\$419,533.79	\$37.50	99%
2008	0.12500	\$396,307.25	\$396,282.25	\$25.00	99%
2007	0.12500	\$309,059.77	\$309,041.02	\$18.75	99%

Current Mon

t Month Activity			•
Revenue		Current Month	Year to Date
	2015 Assessment Collected	9,321.93	452,365.64
	2014 Assessment Collected	0.00	-1,149.71
	2013 Assessment Collected	0.00	-661.83
	2012 Assessment Collected	0.00	-511.59
	2011 Assessment Collected	0.00	-420.33
	2010 Assessment Collected	0.00	-336.63
•	2009 Assessment Collected	0.00	-367.88
	2008 Assessment Collected	0.00	-367.88
	2007 Assessment Collected	0.00	-334.50
	Penalty & Interest	1,736.34	4,130.85
	Overpayments	29.28	3,717.48
	CAD Lawsuits	250.00	6,928.92
	CAD Corrections	0.00	3,509.27
	Collection Fees	2,261.66	2,626.07
•	Estimated Payments	0.00	0.00
	Court Fees	0.00	0.00
•	Total Revenue	13,599.21	469,127.88
	nts Presented for Refund	710.16	13,056.36
Overpayme	nts Applied to Assessment	0.00	0.00
ASSESSED VALUE FOR 2015:	524,701,288	Uncertified:	0
ASSESSED VALUE FOR 2014:	489,118,398	Uncertified:	0
ASSESSED VALUE FOR 2013:	399,879,017	Uncertified:	0
ASSESSED VALUE FOR 2012:	342,600,823	Uncertified:	0
ASSESSED VALUE FOR 2011:	327,274,436	Uncertified:	Ō
ASSESSED VALUE FOR 2010:	321,530,363	Uncertified:	Ō
ASSESSED VALUE FOR 2009:	335,823,638	Uncertified:	Ó
ASSESSED VALUE FOR 2008:	317,045,517	Uncertified:	Ō
ASSESSED VALUE FOR 2007:	321,497,477	Uncertified:	Ö

Assessment Collection Account: Compass Bank, Account No. 2530962019

ASSESSMENT PLAN PROJECTIONS

	MAX	PROJECTED LEVY	COLLECTIONS	CUMULATIVE	10 YEAR
YEAR	RATE	2%	@ 95%	COLLECTIONS	AVERAGE @ 10%
2007	0.12500	337,500	320,625	309,041.02	
2008	0.12500	344,250	327,038	396,282.25	
2009	0.12500	351,135	333,578	419,533.79	
2010	0.12500	358,158	340,250	401,847.44	
2011	0.12500	365,321	347,055	409,028.43	
2012	0.12500	372,627	353,996	427,160.03	
2013	0.12500	380,080	361,076	\$494,426.58	
2014	0.12500	387,681	368,297	\$607,325.41	
2015	0.12500	395,435	375,663	\$636,279.16	
2016	0.12500	403,344	383,177		
		3,695,531	3,510,754		369,553

The Projected Levy is based on the rate remaining at 0.12500

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

MONTROSE DISTRICT EAST ZONE

Water the second		August 2016	Manager Control of the Control of th		
		TOP TEN ASSESSMENT PAYERS	r payers	·	
PROPERTY OWNERS PPF AMLI 2221 WEST DALLAS ST LL 200 W MONTROSE ST STE 2200 CHICAGO IL 60606-5070	ACCOUNT NOS 1269260010001	SITUS 2221 W DALLAS ST 404 77019	PROPERTY TYPE MULTI-FAMILY	VALUE 76,116,000	ASSESSMENT 95,145.00
POST RICHMOND LP 4401 NORTHSIDE PKWY NW STE 800 ATLANTA GA 30327-3093	1309010010001	RICHMOND AVE 77006	MULTI - FAMILY	33,885,268	42,356.59
CAMPANILE SOUTH LP 109 N POST OAK LN STE 200 HOUSTON TX 77024-7789	0302490010001	4306 YOAKUM BLVD 77006	OFFICE BUILDINGS	14,850,385	18,562,98
UST REALTY COMPANY % UNIV OF ST THOMAS: ATTN PRES 3800 MONTROSE BLVD HOUSTON TX 77006-4626	0261630000027 0261630000021 0261630000001	4100 MONTROSE BLVD 77006 4203 YOAKUM BLVD 77006 4200 MONTROSE BLVD	OFFICE BUILDINGS	13,440,501	16,800.63
4203 MONTROSE LTD 3810 W ALABAMA HOUSTON TX 77027-5204	1277520010001	4203 MONTROSE BLVD 77006	OFFICE BUILDING	10,645,000	13,306.25
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	10,262,916	12,828.65
WALGREENS 03157 % TAX DEPT STOP NO 75 300 WILMOT RD DEERFIELD IL 60015-4614	1179390010001	3317 MONTROSE BLVD 77006	RETAIL PHARMACY	8,161,430	10,201.79
ARMSTRONG CHARLES 5000 MONTROSE BLVD UNIT 22C HOUSTON TX 77006-6564	0140670000002 0140250000001 0140250000005 0140670000001 0140670000003	804 PACIFIC ST 77006 2302 GENESEE ST 12 77006 2308 GENESEE ST 77006 120 FAIRVIEW ST 77006 802 PACIFIC ST 77006 808 PACIFIC ST 77006	VARIOUS COMMERCIAL	7,783,410	9.580.81
		925 HYDE PARK BLVD 77006 809 HYDE PARK BLVD 77006 925 HYDE PARK BLVD 77006 2602 CROCKER ST 77006			

MONTROSE DISTRICT EAST ZONE

		August 2016			
		TOP TEN ASSESSMENT PAYERS	T PAYERS		
	0261510000021	2605 GRANT ST 77006			
	0261510000027	805 PACIFIC ST 77006			
-	0442130000001	810 PACIFIC ST 77006		• •	
	0140680000009	810 HYDE PARK BLVD 77006			
				. :	
EQUITAS CAMPANILE EAST LLC 3810 W ALABAMA ST	1207680010001	4119 MONTROSE BVD 77006	OFFICE BUILDINGS	4,994,000	6,242.50
HOUSTON TX 77027-5204					
3815 MONTROSE BVLD LP	1222280020001	3820 ROSELAND ST 77006	OFFICE BUILDINGS	4,878,309	6,097.89
3815 MONTROSE BVLD STE 211	1222280010001	3815 MONTROSE BLVD 77006		The state of the s	
HOUSTON TX 77006-4666		-			enter the state of

MONTROSE DISTRICT EAST ZONE

		August 2016			
		TOP TEN DELINQUENTS			
PROPERTY OWNER BAIRD CHARLES L 2438 WHITE OAK DR HOUSTON TX 77009-7322	ACCOUNT NO 92 008 270 000 0005	SITUS 506 SUL ROSS ST #11 77006	PROPERTY TYPE APARTMENT	ASSESSMENT YEAR(S) 2012 - 2015	ASSESSMENT 3,377.13
TREVINO EDUARDO & AMERICA 2313 MONTROSE BLYD HOUSTON TX 77006-1251	92 018 046 001 0001	1018 FAIRVIEW ST 77006	RESTAURANT	2015	1,924.58
SPUR APARTMENTS LLC * 8015 HARWOOD AVE OAKLAND CA 94618-1337	92 008 259 000 0003	219 W ALABAMA ST #32 77006	APARTMENT GARDEN	2015	1,875.00
YOAKUM FL ACQUISITION LLC 700 LOUISIANA ST STE 5200 HOUSTON TX 77002-2731	92 030 245 000 0007	4511 YOAKUM BLVD 77006	OFFICE BUILDINGS	2015	1,818.46
WESTMORELAND PARTNER LLC 4265 SAN FELIPE ST STE 1100 HOUSTON TX 77027-2998	92 037 034 000 0009	400 WESTMORELAND ST #16 7700(APARTMENT	06 APARTMENT	2015	1,458.75
GAWERC BRONIA 330 FAIRVIEW ST HOUSTON TX 77006-3002	92 014 054 000 0011	330 FAIRVIEW ST 77006	OFFICE BUILDING	2015	1,177.44
CONNOLLY STEPHEN W OR SANDRA K 3756 DARCUS ST HOUSTON TX 77005-3704	92 026 140 000 0002	3608 AUDUBON PL 77006	APARTMENT	2015	826.87
PANOUSIS TAKIS 3719 INGOLD ST HOUSTON TX 77005-3623	92 051 072 000 0001	912 WESTHEIMER RD 77006	RESTAURANT	2015	679.75
L QUBE CORPORATION 3302 WILLOWICK CT SUGAR LAND TX 77478-4049	92 026 136 000 0014	630 HAWTHORNE ST #8 77006	APARTMENT	2015	586.86
UPSTAIRS DOWNSTAIRS LLC 609 COLQUITT ST HOUSTON TX 77006-5523	92 023 062 000 0013	609 COLQUITT ST 77006	RETAIL	2015	541.98
* Pending HCAD Value Lawsulfs					

Harris County Improvement District No. 6 / East Montrose Lawsuit and Arbitration Status Summary as of 8/12/2016

Summary For Tax Years 2007-2015, for	5, for the period of Ju	the period of June 2009 through July 2016
Settled	827,575,868 241 165,904,299 20.05%	Original value of Settled accounts as of 8/12/2016 Number of Settled accounts as of 8/12/2016 Reduction in value of Settled accounts Average % reduction in value of Settled accounts
Unsettled	75,671,	Original value of Unsettled accounts as of 8/12/2016 Number of Unsettled accounts as of 8/12/2016
	\$18,	125 Tax rate per \$100 valuation 962 Estimated reduction in assessment on 45 Unsettled accounts, based on 20.05% average

MONTROSE DISTRICT WEST ZONE ASSESSMENT COLLECTION REPORT August 2016

BILLING AND COLLECTION SUMMARY FISCAL YEAR 01/01/16 - 12/31/16

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2015	0.12500	\$1,476,859.65	\$1,448,177.61	\$28,682.04	98%
2014	0.12500	\$1,327,720.74	\$1,324,914.40	\$2,806.34	99%
2013	0.12500	\$1,133,751.26	\$1,130,398.51	\$3,352.75	99%
2012	0.12500	\$971,883.28	\$971,128.58	\$754.70	99%
2011	0.12500	\$883,812.60	\$883,399.06	\$413.54	99%
2010	0.12500	\$867,868.55	\$867,868.55	\$0.00	100%

Current Month Activity

		2015 Assessment Collected 2014 Assessment Collected 2013 Assessment Collected 2012 Assessment Collected 2011 Assessment Collected 2010 Assessment Collected Penalty & Interest Overpayments CAD Lawsuits CAD Corrections Collection Fees Estimated Payments Court Fees Total Revenue	Current Month 11,194.43 655.74 863.96 737.28 273.63 0.00 4,186.11 175.20 5,764.40 0.00 4,440.19 0.00 0.00 28,290.94	Year to Date 1,209,758.54 -4,087.24 5,665.33 2,856.15 719.13 445.50 17,902.89 2,916.97 50,622.62 0.00 8,971.00 0.00 0.00 1,295,770.89
		ts Presented for Refund ts Applied to Assessment	0.00 0.00	44,261.65 0.00
ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE	FOR 2014: FOR 2013: FOR 2012: FOR 2011:	1,186,478,451 1,065,585,972 907,921,606 778,211,276 707,049,655 694,292,461	Uncertified: Uncertified: Uncertified: Uncertified: Uncertified: Uncertified:	0 0 0 0 0

Assessment Collection Account: Compass Bank, Account No. 2530962086

ASSESSMENT PLAN PROJECTIONS

	MAX	PROJECTED LEVY	COLLECTIONS	CUMULATIVE	10 YEAR
YEAR	RATE	2%	@ 95%	COLLECTIONS	AVERAGE @ 10%
2010	0.12500	867,869	824,475	\$867,868.55	
2011	0.12500	885,226	840,965		
2012	0.12500	902,930	857,784	\$971,128.58	
2013	0.12500	920,989	874,940	\$1,130,398.51	
2014	0.12500	939,409	892,438	\$1,324,914.40	***************************************
2015	0.12500	958,197	910,287	\$1,448,177.61	
2016	0.12500	977,361	928,493		
		6,451,981	6,129,382		645,19

The Projected Levy is based on the rate remaining at 0.12500

Prepared by: Equi-Tax Inc.

Collector for the District

MONTROSE DISTRICT WEST ZONE

PROPERTY OWNER FINGER FSC MONTROSE LTD 99 DETERING ST STE 200 HOUSTON TX 77007-8259	ACCOUNT NOS 1215190010001	August 2016 TOP TEN ASSESSMENT PAYERS SITUS 4899 MONTROSE BLVD 187 77006	PROPERTY TYPE MULTI - FAMILY	VALUE 80,050,581	ASSESSMENT 100,063.23
WEINGARTEN REALTY INVESTORS 0591-001 P O BOX 924133 HOUSTON TX 77292-4133	04422500000170 0442250000170 0442250000169 0442250000145 0442250000110 0442250000105 0442250000005	2005 W GRAY ST 77019 1953 W GRAY ST 77019 1953 W GRAY ST 77019 2028 W GRAY ST 77019 2001 W GRAY ST 77019 2020 W GRAY ST 77019 2002 W GRAY ST 77019	VARIOUS COMMERICAL	80,119,087	98,401.95
US REIF WESTHEIMER APARTMENTS TX LLC 1286390010001 1270 SOLDIERS FIELD RD BRIGHTON MA 02135-1003	2 1286390010001	2001 WESTHEIMER RD 244 77098	MULTI - FAMILY	47,000,000	58,750.00
ANBIL II-R O L P 105 TOWN CENTER RD STE 10 KING OF PRUSSIA PA 19406-2394	0730810030011 1170070010001 1170070020001 0730810030007	1505 W CLAY ST 77019 1422 W GRAY ST 77019 1414 WAUGH DR 77019 1521 W CLAY ST 77019	SHOPPING CENTER	43,727,639	54,659.55
DUNLAVY DEVELOPMENT PHASE 1 LLC 101 BERKSHIRE ST BELLAIRE TX 77401-5309	1286480010001	4310 DUNLAVY ST 236 77006	MULTI - FAMILY	41,900,000	52,375.00
BEHRINGER HARVARD MUSEUM DISTRICT PROJECT OWNER LP 5800 GRANITE PKWY STE 1000 PLANO TX 75024-6619	1336630010001	1301 RICHMOND AVE #270 77006	APARTMENT	39,272,033	49,090.04
PPF AMLI RIVER OAKS LLC 200 W MONROE ST STE 2200 CHICAGO IL 60606-5070	1335700010001	1340 W GRAY ST #275 77019	APARTMENT	38,531,075	48,163.84
4300 DUNLAVY DEVELOPMENT LLC 101 BERKSHIRE ST BELLAIRE TX 77401-5309	1286480010002	4310 DUNLAVY ST 77006	APARTMENT	29,600,776	37,000.97

MONTROSE DISTRICT WEST ZONE

		August 2016			
FINGER-FSG DUNLAVY LTD	1345350010001	3833 DUNLAVY ST #399 77006	APARTMENT	29,325,530	36,656.91
% THE FINGER COMPANIES					
99 DETERING ST STE 200					
HOUSTON TX 77007-8289					
				•	
ARTNERS LTD	1327190010001	0 W ALABAMA ST 77098	SUPERMARKET	28,649,155	35,811,44
C/O PROPERTY TAX DEPT	1327190010002	1701 W ALABAMA ST 77098			:
P O BOX 839999					
SAN ANTONIO TX 78283-3999		A CONTRACTOR OF THE CONTRACTOR			

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MONTROSE DISTRICT WEST ZONE

_		August 2016 TOP TEN DELINQUENT ACCOUNTS	TS		•
PROPERTY OWNER KNA PARTNERS TOWER INC * 550 WAUGH DR	ACCOUNT NO 94 026 174 000 0007	SITUS 1124 LOVETT BLVD 77006	PROPERTY TYPE SHOPPING CENTER	ASSESSMENT YEAR(S) 2013 - 2015	ASSESSMENT 3,759.90
HOUSTON TX 77019-2002					
BISHOP JOAN 1547 WAVERLY ST HOUSTON TX 77008-4148	94 033 193 000 0005	120 PORTLAND 77006	COMMERCIAL	2012 - 2015	3,410.91
SILVERLAKE HOLDINGS PARTNERS 1964 W GRAY ST STE 204 HOUSTON TX 77019-4812	94 132 190 001 0001	1212 WAUGH DR 77019	RESTAURANT	2015	2,275.07
PAMF LLC 2040 MARSHALL ST HOUSTON TX 77098-2717	94 026 058 007 0003	2040 MARSHALL ST 77098	AUTO SERVICE GARAGE	2012 - 2015	2,245.84
KNA PARTNERS * 550 WAUGH DR HOUSTON TX 77019-2002	94 026 174 000 0001	1111 WESTHEIMER RD 77006	SHOPPING CENTER	2013 - 2014	1,637.50
TBG MONTROSE PARTNERS LLC 1215 DURHAM DR HOUSTON TX 77007-5409	94 018 004 000 0003	1504 CALIFORNIA ST #20 77006	APARTMENT GARDEN	2015	1,479.82
BERCON LTD 3815 MONTROSE BLVD STE 207 HOUSTON TX 77006-4666	94 053 146 000 0011	2007 BRUN ST #16 77019	APARTMENT	2015	1,479.08
IVANHOE BRANARD 2035 MILFORD ST HOUSTON TX 77098-5309	94 038 220 000 0001	1915 BRANARD ST #22 77098	APARTMENT GARDEN	2015	1,355.75
ASHBY GEARY MICHAEL 2505 PARK ST HOUSTON TX 77019-6737	94 018 051 000 0003	2510 PARK ST #16 77019	APARTMENT	2014 - 2015	1,274.09
MARKANTONIS CALLIE & TR 2004 SUL ROSS ST HOUSTON TX 77098-2514	94 038 214 000 0001	1919 W ALABAMA ST 77098	BAR	2015	1,204,13

Harris County Improvement District No. 11 / West Montrose Lawsuit and Arbitration Status Summary as of 8/12/2016

Summary For Tax Years 2010-2015, for	for the period of Sept	the period of September 2010 through July 2016
Settled	1,482,193,543 450 141,907,013 9.57%	Original value of Settled accounts as of 8/12/2016 Number of Settled accounts as of 8/12/2016 Reduction in value of Settled accounts Average % reduction in value of Settled accounts
Unsettled	138,455,392	Original value of Unsettled accounts as of 8/12/2016 Number of Unsettled accounts as of 8/12/2016
	.125 .16,570	.125 Tax rate per \$100 valuation \$16,570 Estimated reduction in assessment on 79 Unsettled accounts, based on 9.57% average

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

September 12, 2016

Amounts shown are 2015 base assessment unless indicated. Account numbers and addresses for Montrose District-West Zone are noted in *italics*.

Suit pending:

Joan Bishop 12-15 assessments \$3,410.91, 120 Portland St.-0331930000005

Charles R. Baird (was Gamru Properties Ltd.) 12-15 assessments \$3,377.13, 506 Sul Ross St.-0082700000005

PAMF LLC 12-15 assessments \$2,245.84, 1519 Indiana St.-0180220000013

Unique Development Group 13 assessments \$1,167.51, 1842 Colquitt St.-0382240000007 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

Paid in full:

Brown Saddle Inc. \$3,609.35, Tracts 2,3 & 11 Block 10 on Bissonnet St. & 1122 & 1128 Bissonnet St.-0360160000001, 0360160000004, 0360160000006

4310 Yoakum Partners HIP \$3,055.23, 530 Lovett Blvd.-0261350000014

Keener Properties LLC \$2,801.43, 1515 Missouri St. & 1522 California St.-0180040000013, 0180040000018

Naomitsu & Maemi Yoshida \$1,709.84, 4412 Montrose-0302450000014

Diep Nguyen Dong \$1,339.46, 711 W. Gray St. (2 accounts)-0560530000017, 0560530000018

205 Avondale LLC \$1,191.42, 205 Avondale St.-0041360000015

Spartan Real Estate LLC \$1,120.29, 1000 Jackson Blvd.-0180460000028

Tran Duy Holdings Ltd. \$1,013.50, 1301 Waugh Dr.-0523620080004

Random Interests LLC \$730.22, 630 W. Alabama St.-0261410000009

Lewis Lending LLC \$688.94, 1207 S. Shepherd Dr.-0630390010001

Eduardo & Monica Lopez \$435.83, Tract 7A Block 3 on Richmond Ave.-0392220000039

James O. Caldwall \$425.47, 100 Drew St.-0140240000001

Matthew R. Helm \$308.50, 2503 Woodhead St.-02916200000001

John & Jane Williams Roberts \$192.58, 2119 S. Shepherd Dr.-0520690640003

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

Carl O. Sandin

PerdueBrandonFielderCollins&Mott LLP

ATTORNEYS AT LAW

Email: csandin@pbfcm.com

Office: 713-802-6965 (Direct Line)

Cal O. La

Mobile: 713-824-1290 Fax: 713-862-1429



Bookkeeper's Report

September 12, 2016

Cash Flow Report - Checking Account

Num	Name	Мето	Amount	Balance
BALANO	CE AS OF 08/09/2016			\$22,204.73
Receipts				
	Transfer from Money Market		50,000.00	
	SBMD Reimbursement - Facebook Article Post/Boost		713.81	
	Assessment Revenue		13,599.21	
	Assessment Revenue		28,290.94	
	Interest Earned on Checking		4.27	
-	Transfer from Money Market		135,000.00	
Total Rec			,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	227,608.23
Disburse	ments			
5592	Haksm Properties LLC	VOID: Assessment Refund - \$50.80	0.00	
5619	Bankcard Center	•		
5620	Comcast	Credit Card Expenses Office Expense	(384.00)	
5622	Harris County Treasurer	Legal Fees	(200.74)	
5623	Verizon Wireless	Cell Phone Expense	(5,069.45)	
5624	Touch Thirty Three, Inc.	I D Markers	(80.08)	
5625	Mike Sullivan		(41,428.83)	
5626	Hotel ZaZa	Vehicle Registration Renewal	(65.25)	
5627	Aaron M Day	Fall Luncheon Deposit	(1,000.00)	
5628	Brian M Alms	Security Expense	(3,763.88)	
5629	Charles Starks	Security Expense	(415.57)	
5630	John E Obenhaus	Security Expense	(971.50)	
5631	Joseph C Mabasa	Security Expense	(1,320.07)	
5632	Juan Arroyo	Security Expense	(3,914.67)	
5633	Juan J Chavez-Resendiz	Security Expense	(1,923.87)	
5634	Lee T Jaquarya	Security Expense	(1,787.76)	
5635	Leon Laureano.	Security Expense	(2,854.16)	
5636	Ricardo Gonzales	Security Expense	(2,031.67)	
5637	Richard Bass	Security Expense	(463.69)	
5638	Todd L Thibodeaux	Security Expense	(812.15)	
5639	Victor Beserra.	Security Expense	(1,553.30)	
5640	5020 Investments Ltd.	Security Expense / Coordinator Fee	(3,964.18)	
5641	Demo Kouzounis	Assessment Refund	(562.50)	
5642	F L Toy LTD	Assessment Refund	(653.69)	
5643	James A. Winters	Assessment Refund	(96.27)	
5644	•	Assessment Refund	(20.32)	
5645	Leslie J Swift Jr	Assessment Refund	(80.59)	
5646	Linh Nguyen	Assessment Refund	(50.80)	
5647	Public Storage Inc	Assessment Refund	(314.79)	
i648	Shepherd Investors Shurgard Fremont Partners	Assessment Refund	(4,130.01)	-
3649	Shurgard Institutional FND	Assessment Refund	(497.50)	
i650	•	Assessment Refund	(508.97)	
i651	Skipper Beverage Company LLC	Assessment Refund	(64.60)	
i652	Sloan Properties LLC	Assessment Refund	(237.01)	
i653	Stephanie Macey	Assessment Refund	(250.00)	
	TM3WM LLC ET AL	Assessment Refund	(430.88)	
i654 i655	Lewis Lending LLC	Overpayment Refund	(8.27)	
_	Martha Failing	Overpayment Refund	(166.93)	
3656 3657	Naomitsu & Maemi Yoshida	Overpayment Refund	(20.52)	
i657	Random Interests LLC	Overpayment Refund	(8.76)	
i658	Allen Boone Humphries Robinson LLP	Legal Fees - Petition for Dissolution	(29,989.50)	
659	ALLY	Vehicle Lease	(938.00)	

Cash Flow Report - Checking Account

Num	Name	Мето	Amount	Balance
Disburser	nents			
5660	Chris Labod	Website Maintenace	(350.00)	
5661	CKP Communication Group LLC	Communication Services	(2,000.00)	
5662	Cracked Fox	Graphic Design & Marketing Services	(3,795.00)	
663	Dennis C. Beedon	Business Ambassador Program Services	(2,975.14)	
664	Equi-Tax, Inc.	Tax Services	(1,795.63)	
665	Gandy Squared Lighting Design	Bridge Lighting Design	(6,930.00)	•
666	Greater East End Management District	Graffiti Abatement	(5,600.00)	
667	Hawes Hill Calderon, LLP	Consulting & Admin Fee	(28,754.48)	
668	Kudela & Weinheimer	Esplanade Enhancements	(1,720.57)	
669	Landscape Art, Inc.	Esplanade Enhancements - Phase 1	(45,930.59)	
670	Lawrence & Associates	Economic Development	(1,250.00)	
671	Michael Hardy	Marketing	(500.00)	
672	Minuteman Press - Post Oak	Montrose District Brochure	(612.15)	
673	Montrose Car Care Center	Vehicle Maintenance	(87.28)	
674	Mr. Dirt of Texas	Street Sweeping Expense	(7,104.00)	
675	Municipal Accounts & Consulting, L.P.	Bookkeeping Fees	(1,524.04)	
676	Perdue Brandon, Fielder, Collins & Mott	Delinquent Tax Collection	(942.80)	
677	Tawny Tidwell	Social Media Consulting Services	(3,500.00)	
578	United Graphics	Postcards	(30.00)	
679	University of St. Thomas	· Meeting Expenses	(200.00)	
580	Walter P. Moore	Montrose Mobility Study & US 59 Arch Bridge Lig	(2,040.00)	
681	Yellowstone Landscape & Maintenance	Landscape Maintenance - 2 Months	(3,833.32)	
682	5020 Investments Ltd	Office Lease Expense	(1,200.00)	
683	Bankcard Center	Credit Card Expense - Holding Check	0.00	
684	Comcast	Office Expense - Holding Check	0.00	
685	Harris County Treasurer	Legal Fees - Holding Check	0.00	
686	Verizon Wireless	Cell Phone Expense - Holding Check	0.00	
.CH	United States Treasury	Monthly Payroli Taxes	(8,960.06)	
otal Dist	oursements			(244,669.7
ALANC	E AS OF 09/12/2016			\$5,143.1

Account Balances

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
Fund: Operating		~	-		
Certificates of Deposit					
ALLEGIANCE BANK (XXXX8825)	04/25/2016	10/22/2016	0.50 %	50,000.00	
PROSPERITY BANK (XXXX0219)	11/19/2015	11/19/2016	0.75 %	350,000.00	
ALLEGIANCE BANK (XXXX8833)	04/25/2016	12/21/2016	0.50 %	50,000.00	
COMPASS BANK-PREMIER (XXXX5807)	04/25/2016	01/20/2017	0.50 %	50,000.00	
FIRST STATE BANK (XXXX2170)	04/25/2016	01/20/2017	0.40 %	50,000.00	
FIRST STATE BANK (XXXX2169)	04/25/2016	02/19/2017	0.40 %	50,000.00	
COMPASS BANK-PREMIER (XXXX7029)	04/25/2016	02/21/2017	0.55 %	50,000.00	
ICON BANK (XXXX7631)	03/25/2016	03/25/2017	0.75 %	50,000.00	West Zone
GREEN BANK (XXXX0169)	05/02/2016	03/28/2017	0.45 %	50,000.00	
PIONEER BANK (XXXX5309)	05/31/2016	04/21/2017	0.50 %	100,000.00	
SPIRIT OF TEXAS BANK (XXXX4039)	05/31/2016	05/20/2017	0.40 %	100,000.00	
GREEN BANK (XXXX0210)	06/09/2016	06/09/2017	0.50 %	100,000.00	
POST OAK BANK (XXXX0889)	07/28/2016	07/28/2017	0.50 %	50,000.00	East Zone
Money Market Funds					
TEXAS CLASS (XXXX0001)	04/12/2016		0.55 %	65,152.16	
Checking Account(s)					
PROSPERITY BANK (XXXX9069)			0.25 %	5,143.17	Checking Account
		Totals for Ope	rating Fund:	\$1,170,295.33	
	Grand total for Mon	trose Managem	ent District:	\$1,170,295.33	

Summary of Pledged Securities

TO STATE OF ATTROCTOR OF A STATE		
Financial Institution: ALLEGIANCE BANK		
Total CDs, MM:	\$100,000.00	Collateral Security Required: No
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: No
Total pledged securities:	\$0.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	
Financial Institution: COMPASS BANK-PREMIER		
Total CDs, MM:	\$100,000.00	Collateral Security Required: No
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: Yes
Total pledged securities:	\$1,800,000.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	
Financial Institution: FIRST STATE 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: 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: ICON 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: PIONEER 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: POST OAK 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: PROSPERITY BANK (Depository Bank)		
Total CDs, MM, and Checking Accounts:	\$355,143.17	Collateral Security Required: Yes
Less FDIC coverage:	\$250,000.00	Collateral Security Agreement On File: Yes
. -		
Total pledged securities:	\$794,374.33	Investment Policy Received: Yes

Summary of Pledged Securities

Financial Institution: SPIRIT OF TEXAS 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 CLASS		
Total CDs, MM:	\$65,152.16	Collateral Security Required: No
Less FDIC coverage:	\$0.00	Collateral Security Agreement On File: No
Total pledged securities:	\$0.00	Investment Policy Received: Yes
Ratio of pledged securities to investments:	N/A	·

Montrose Management District Vendor Monthly Payment Terms

Vendor Name	Memo	Monthly Amount	Contractual	Recurring	Monthly Invoice Received
5020 Investments Ltd	Office Lease Expense	1,200.00	Х		
ALLY	Vehichle Lease (2)	938.00	x		X
ALLY.	Personal Property Taxes			x	
Bankcard Center	Credit Card Expenses	384.00		X	х
Bike Houston	Bike Maps		X		
Blank Rome LLP	Legal Fees		X		
Blue Atlas Marketing	Website Expenses		X		
Bracewell & Giuliani LLP	Legal Fees - General Counsel		x		
Charles Nicholas Promotional Products	Promotion		X		
Chris Labod	Website Maintenance	350.00	X		Х
CKP Communication Group LLC	Communication Services	2,000.00		х	X
Comcast	Office Expenses	200.74		x	X
Cracked Fox	Graphic Design & Marketing Services	3,795.00	X	^	X
Deborah Quinn Hensel	Writing and Photography Expense	5,793.00	X		
Dennis C. Beedon	Buisness Ambassador Program Services .	2.035.14	×		
Dero Bike Rack Co.	Bike Racks	2,975.14			Х
e-Vision 1 Productions, LLC	MMD Video Archive		X		
Equi-Tax. Inc.	Tax Services	4 70F 67	X		
		1,795.63	X		X
Gandy Squared Lighting Design	Bridge Lighting Design	6,930.00	X		X
Grafikshop	Office Expense		X		
Greater East End Management District	Graffiti Abatement Services	5,600.00	X		X
Harris County Treasurer	Legal Fees	5,069.45	X		X
Hawes Hill Calderon, LLP	Consulting & Admin Fee	28,754.48	X		X
HBDGR Enterprises, LLC	Recycling Event		X		
Houston Arts Alliance	Syndication Services		Х		
Houston Busniess Journal	Legal Noties		Х		
Kafoglis Construction	Bike Racks		X		
Kudela & Weinheimer	Esplanade Enhancements	1,720.57	X		x
Landscape Art, Inc.	Esplanade Enhancements - Phase 1	45, 9 30.59	X		Х
Lawrence & Associates	Economic Development	1,250.00	Х		X
Magoo's Print Shop	Marketing Expenses		Х		
Mark Burton, P.L.L.C.	Annual Financial Report		x		
McCall, Gibson, Swedlund, Barfoot, PLLC	Audit Expense	***************************************	Х		
Michael Hardy	Marketing	500.00	Х		Х
Minuteman Press - Post Oak	Brochure	612.15	X		Х
Montrose Car Care Center	Vehicle Maintenance	87.28		X	X
Mr. Dirt of Texas	Street Sweeping Expense	7,104.00	x		X
Municipal Accounts & Consulting, L.P.	Bookkeeping Fees	1,524.04	X		X
Muze Development Parners LLC	Calendar Maintenance		×		
Perdue Brandon, Fielder, Collins & Mott	Delinquent Tax Coll	942.80	x		х
SentiForce	Mobile Camera Program		X		
SMC Logistics	Street Lights		X		
South Main Alliance	SMA Membership Dues		x		
Tawny Tidwell	Social Media Consulting Services	3,500.00	x		V
Texas State Comptroller	Unclaimed Property	3,300.00	X		X
Texas Municipal League	Insurance Expense		Λ	······································	
Fradition Bank	Legal Cost			X	
TSG Reporting, Inc.	Public Hearing		Х		
				X	
Twisted Mister Promotions	HEB Recylcle Event		X	***************************************	
	Bnridge Lighting Project		X		
United Graphics	Postcards	30.00		X	X
United States Treasury	Monthly Payroll Taxes	8,960.06		X	
University of St. Thomas	Meeting Expense	200.00	Х		Х
Verizon Wireless	Cell Phone Expense	80.08		X	X
Walter P. Moore	Montrose Mobility Study & US 59 Arch Bridge Lighting	2,040.00	X		×
Yellowstone Landscape & Maintenance Kenn	Landscape Maintenance - 2 Months Website	3,833.32	X		X

Montrose Management District Revenue & Expenditures Total Zone August 2016

	Aug 16	Budget	\$ Over Budget	% of Budget	Jan - Aug 16	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Source of Funds									
14110 · Assessments	20,516	20,500	16	100%	2,084,457	2,097,900	(13,443)	%66	2,121,643
14111 · PY Assessments	2,735	299	2,068	410%	4,664	5,333	(699)	87%	8,000
14112 · Assessment Refunds	(8,469)	(5,833)	(2,636)	145%	(51,566)	(46,667)	(4,899)	110%	(000'02)
14120 · Collection Fees	12,716	0	12,716	100%	69,149	0	69,149	100%	` 0
14310 · Penalties & Interest	5,922	2,500	3,422	237%	22,034	20,000	2,034	110%	30,000
14330 · Miscellancous Income	0	**1	6)	%0	614	27	587	2,274%	40
14370 · Interest Earned on Temp. Invest	162	283	(121)	57%	2,566	2,267	299	113%	3,400
14380 · Interest	4	=	6	36%	58	90	(32)	64%	135
14390 · Prior Year Ending Fund Balance	0	0	0	%0	780,943	780,943	0	100%	780,943
Total Source of Punds	33,586	18,131	15,455	185%	2,912,919	2,859,893	53,026	102%	2,874,161
Use of Funds									
Business Development									
16123 · Project Management	2,764	2,764	0	100%	22,108	22,108	0	100%	33,162
16125 · Marketing & Public Relations						•			
16125-2 · Total Projects/Programs	0	1,083	(1,083)	%0	0	8,667	(8,667)	%0	13,000
16125-3 · Total Marketing Materials & Adv	254	6,250	(5,996)	49%	11,315	50,000	(38,685)	23%	75.000
16125-4 · Total Vendor Support of Project	13,595	17,750	(4,155)	777%	95,249	142,000	(46.751)	67%	213.000
Total 16125 · Marketing & Public Relations	13,849	25,083	(11,234)	55%	106,564	200,667	(94,103)	53%	301,000
16135 · Economic Development Services	1,250	4,167	(71917)	30%	12,550	33,333	(20,783)	38%	50.000
16136 · Real Estate Consulting	0	1,250	(1,250)	%0	0	10,000	(10,000)	0%0	15,000
16138 · Real Estate Forum	0	510	(510)	0%0	0	4,077	(4,077)	%0	6.115
16140 · Web Site Main./Hoat/I.T.	350	200	(150)	70%	2,800	4,000	(1,200)	70%	000'9
16141 · GIS Services	120	167	(47)	72%	1,897	1,333	564	142%	2,000
Total Business Development	18,333	34,441	(16,108)	53%	145.919	275.518	(129,599)	530%	413.277
Project Staffing & Admin		•							
16150 · Admin & Management	2,487	2,487	U	100%	19,897	19.897	C	100%	29.845
16160 · Reimbursable Expenses	291	417	(120)	70%	4,480	3,333	1.147	134%	5.000
16170 · Reimbursable Milcage	387	199	(280)	58%	4,794	5,333	(539)	%06	8,000
16180 · Postage, Deliveries	61	167	(106)	37%	1,433	1,333	100	108%	2,000
16190 · Printing & Reproduction	562	177	(209)	73%	5,075	6,167	(1,092)	82%	9,250
16200 · Public Notices, Advertising	6	50	(41)	18%	1,040	400	640	260%	009
16220 · Legal Services	29,990	5,000	24,990	%009	122,782	40,000	82,782	307%	000'09
16250 · Bookkeeping	1,969	1,685	284	117%	12,460	13,480	(1,020)	92%	20,220
16260 · Assess Data Mgmt & Billing Svcs	1,796	2,042	(246)	%88	19,804	16,333	3,471	121%	24,500
16270 · Office Furniture & Supplies	0	333	(333)	%0	1,243	2,667	(1,424)	47%	4,000
16280 · Other	175	46	129	380%	5,470	367	5,103	1,490%	550
16290 · Office Lease Space	1,200	1,200	0	100%	9,600	009'6	0	100%	14,400
16291 · Office Equipment	201	208	6	974/6	1,625	1,667	(42)	%16	2,500
16340 · Auditing Fees	0	0	C	%0	10,020	10,500	(480)	%56	13,000
16530 · Insurance & Surety Bond	0	0	0	%0	8,767	10,000	(1,233)	88%	10,000
Total Project Staffing & Admin	39,128	15,073	24,055	260%	228,490	141,077	87,413	162%	203,865

Montrose Management District Revenue & Expenditures Total Zone August 2016

	Aug 16	Budget	\$ Over Budget	% of Budget	Jan - Aug 16	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Security and Public Safety									
15415 · Vehicle Lease	1,003	958	45	105%	7,569	7,667	(98)	9%66	11,500
15416 · Vehicle Maintenance	0	208	(208)	%0	0	1,667	(1,667)	%0	2,500
15417 · Vehicle Maint. & Operations	602	009	61	100%	7,121	4,800	2,321	148%	7,200
15420 · Contract Public Safety Services	32,660	31,283	1,377	104%	252,171	250,267	1,904	101%	375,400
15421 · Payroll Expenses	2,586	2,226	360	116%	21,414	17,808	3,606	120%	26,712
15425 · Mobile Camera Program	0	2,917	(716,2)	0%0	13,500	23,333	(9,833)	28%	35,000
15430 · Cell Phone	80	167	(78)	48%	641	1,333	(269)	48%	2,000
16102 · Public Safety Equipment	0	133	(133)	%0	0	1,067	(1,067)	%0	1,600
16110 · Graffiti Abatement	2,600	5,417	183	103%	42,880	43,333	(453)	99%	000'59
16115 · Nuisance Abatement	5,069	5,167	(98)	986	40,556	41,333	(777)	%86	62,000
16116 · Street Lights	0	233	(233)	%0	1,050	1,867	(817)	26%	2,800
16117 · Project Management	4,422	4,422	0	100%	35,373	35,373	С	100%	53,059
16118 · Security Donation	0	0	0	%0	0	0	0	%0	1,000
Total Security and Public Safety	52,022	53,731	(1,709)	9/6/6	422,275	429,848	(£75,7)	98%	645,771
Visual Improvements & Cultural									
16201 · Project Management	829	820	0	100%	6,632	6,632	0	100%	9,948
16202 · Street Sweeping	0	7,667	(7,667)	%0	46,176	61,333	(15,157)	75%	92,000
16213 · Landscape Maintenance	1,917	2,083	(166)	929%	33,235	16,667	16,568	199%	25,000
Total Visual Improvements & Cultural	2,746	10,579	(7,833)	26%	86,043	84,632	1,411	102%	126,948
16580 · Transfer to Capital Budget	0	0	0		1,134,300	1,134,300	0	100%	1,134,300
Total Use of Funds	112,229	113,824	(1,595)	%66	2,017,027	2,065,375	(48,348)	%86	2,524,161
Net Ordinary Source of Punds	(78,643)	(95,693)	17,050		895,892	794,518	101,374	113%	350,000

Montrose Management District Revenue & Expenditures Total Zone August 2016

	A 16	7		. 45 76					
	or Smy	pndger	a Over budget	% of Budget	Jan - Aug 10	r ID Budget	S Over Budget	% of Budget	Annual Budget
Other Source/Use of Funds									
Other Source of Funds									
Capital Improvements									
15401 · Transfer from General Fund	0	o	0	%0	1,134,300	1,134,300	0	100%	1.134.300
15402 · Tradition Bank Loan	0	0	0	%0	0	0	0	%0	1,557,802
Total Capital Improvements	0	0	0	%0	1,134,300	1,134,300	0	100%	2.692,102
Total Other Source of Funds	0	0	0	0%0	1,134,300	1.134.300	G	100%	2 692 102
Other Use of Funds						1	>		
Capital Improvement									
Mobility & Transportation - CPF									
17000 · Project Management	9,949	9,949	0	160%	79,588	79,588	0	100%	119.382
17002 · Bridge Lighting Eng Services	7,290	7,290	0	100%	25,605	25,605	0	100%	40,800
17003 · SPA Engineering Services	0	0	0	%0	46,775	15,000	31,775	312%	15,000
17004 · Bike Pathway Eng Services	0	0	0	%0	0	0	0	%0	59,000
17005 · General Engineering Services	0	0	0	%0	0	0	0	%0	30,000
17006 · Bike Rack Installation Project	0	0	0	%0	3,580	3,580	0	100%	92,000
17007 · Bike & Pedestrian Path Imp Proj	0	0	0	0%0	0	0	0	%0	200,000
17008 · Bridge Lighting Install Project	0	0	0	%0	793,843	750,000	43,843	106%	750,000
Total Mobility & Transportaion - CPF	17,239	17,239	С	100%	949,391	873,773	75,618	109%	1,569,182
Visual Improve & Cultural - CPF							-		
17100 · Project Management	7,185	7,185	0	100%	57,480	57,480	0	100%	86.220
17101 · Identity Marker Design Services	0	0	0	%0	2,413	2,000	413	121%	11,700
17102 · Esplanade Design Services	50,524	45,000	5,524	112%	50,524	45,000	5.524	112%	45.000
17103 · Identity Marker Installation	41,429	41,429	0	100%	41,429	41,429		100%	425.000
17104 · Bsplanade Installation	0	0	0	9,0	0		0	%0	555,000
Total Visual Improve & Cultural - CPF	99,138	93,614	5,524	106%	151,846	145,909	5,937	104%	1.122.920
Total Capital Improvement	116,377	110,853	5,524	105%	1,101,237	1,019,682	81,555	108%	2.692.102
Total Other Use of Funds	116,377	110,853	5,524	105%	1,101,237	1,019,682	81,555	108%	2 692 102
Net Other Source of Funds	(116,377)	(110,853)	(5,524)	105%	33.063	114618	(81 555)	20%	3
Planned Reserves	(195,020)	(206,546)	11,526	94%	928,955	909.136	19,819	102%	350 000

CONTROL ACCOUNT MONTRUSE MD Account Number:

VISA

ACCRETE !	Number		1001 KEFE KEEK KEEK	Provious Palance	\$814.36
Credit Lit	mit		\$10,000.00	Payments	\$814.34
Availdile	Credit		\$9,616.00	Credits	\$0.00
	t Closing I	Date	August 12, 2016	Perchaer	\$384.00
	Due Date		September 01, 2016	Other Charges	\$0.00
Amount 3			\$0,00	Cash Advances	\$0.00
	ment Due		\$30.00	Finance Charges	\$0.00
l Jaya śn H	lilling Cycl	e	29	New Balance	\$384.00
- 50 S	<u> </u>	U-11-2-2-3-2-17		ACTIONS A CONTRACT OF THE SECOND	
Trags Date	Post Date	Reference Number	TRANS Transaction Descr		Aspens
Date				iption	Associa
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Date 08/01 TOTAL	Date 98/01	Reference Number 7476800K7BKQ1V80Z XXXXXXXXI351 \$814.38	Transaction Description Phymen's - THA	iption	Associa
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AmegyBank

P 0 BOX 38833 SALT LAKE CITY BT 84334-8833

Page 1 of 4

date Aug 24, 2016 vices from Aug 29, 2016 to Sep 28, 2016 Your monthly account summary Payment - Thank You Aug 07, 2015

100.37

89.85 0.52

Comcast Business services Other charges and credite

New charges

Previous balance

PAYMENT INFORMATION
Account Number Account Number Espitent Dur Date New Balance Maniment Espitent Dur Part Dur Amount Cash Enclosed 91/10/80 93/10/82 93/90 93/90 90/90

CONTROL ACCOUNT
MONTROSE MD
PD BOX 22167
HOUSTON TX 77227-2167

դիկների ինկանի ինդերին անդանին արդեր

Manage your services online
Your Comcast Business account online is the
one-stop destination to pay your bill and manage your
services: Visit business,comcast,com/myaccount,

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Service, updates See the "additonal information" section for upcoming service

#5D&& 0000#5398000000121351#

EDRZATE

\$100,37 Payment dua Sep 13, 2016

Amount due

97.35 -87.35 cr Page 1 of 4 99.85 Manage your services online or on the go Access the one-stop destination to pay your bill and manage your services. Visit xfinity, com/myaccount or use the My Account app, \$100,37 Payment due Sep 12, 2016 Service updates See the "additional Information" saction for servine dete Aug 23, 2018 Nices from Aug 28, 2016 to Sep 27, 2016 Your monthly account summary Payment - Thank You Aug 01, 2016 Other charges and credits Provious balance XFINITY services Amount due New charges 0

5.30.803

Montrose Mgt Dist 2 Acent Account number 8777 70 318 5398279

For service al: BO2 WESTHEIMER RD POLICE DIST OFFICE HOUSTON TX 77006-3918

Thanks for choosing XFINITY from Comcast

Visit xfinity com/customersupport, use the My Account app, or call 1-800-934-6489 (1-800-XFINITY)

Ready to pay? Visit xfinitum/mvanonunt or

REMIT PAYMENT TO:

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

Harris County Treasurer Orlando Sanchez 1001 Preston, Room 652 Houston, Texas 77002

Invoice / Statement No.: AH012544

INVOICE

Castomer No.: V00071086

5,069.45 Amount Due: Amount Paid: 5, rd. 9.45

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

DATE DESCRIPTION AMOUNT 09/01/16 OCT'16: ASST. ATTORNEY FEE 5,069.45 idwlor#5622

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 #582 Harris County, Texas (REV.3-07)

COMCAST

The Montrose District #

For service at: 6020 MONTROSE BLVD STE 311 HOUSTON TX 77008-8550 Account number 8777 70 318 3578205

Thanks for choosing Comcast Business

Need help? Visit business.comcast.com/help or call 1-800-391-3000

Ready to pay? Visit business.comoast.com/myaccount

verizon/

PO BOX 4001 ACWORTH, 6A 30101

Manage Your Account Account Number Date Oue vava vira com Change your address at 9770743258

Jai 22 - Aug 21

կհավավրգվառերիկ<u>արինքիներներին</u>

MONTROSE MANAGEMENT DISTRICT PO BOX 22157 HOUSTON, TX 77227-2157

Provious Batance (see back for details Payment — Thank You 00.2 ithly Charges \$30.00 \$00 and Other Charges & Credit or Enveronmental Surcharges

Verteur Wiesless News Save Time Go Online Total Charges Due by September 18, 2016 you have questions about your bill, o od help with your devices, you can it nowers using govern.com/Sepport. Yo an also easily access Sepport Euroop the My Vericon app. Try it today.

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Quick Bill Summary

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verizon/

PO 60X 22167 HOUSTON, TX 77227--2167

GIE Date Account Number

August 21, 2016 723464988-000 97/0743258

Total Amount Due by September 16, 2016

\$80.08

\$80,08

\$면다. 그런

PD BDX 650108 DALLAS, TX 75266--0108

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FEES, PAYMENT & EXPENSE

3.1. Pees – In consideration of the Services to be performed by Consultent, Consultant shall be entitled to compensation in an amount not to exceed \$82,857.66 as detailed on Schedule A.

Consultant shall send all invoices to the address specified by the District. The District will pay the Consultant 3d days after receipt of an acceptable and properly documented invoice. The District's payment of invoices will constitute full payment to Consultant for performance of the Services and all other expenses which may be incurred by Consultant under this Agreement.

NONDISCLOSURE

Any information the Coasultant presents to the District may be subject to disclosure in accordance with applicable law, including the Texas Open Records Law.

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Consultant shall notify the District on delivery of all Deliverables that are due under this Agreement. As used here, the term Deliverable includes, but is not limited to, any programming, documentation, data compilation, image scanning, reports as well as any other media, materials, or other objects produced solely for the benefit of the District in the course of performing the Services. The District shall have 30 days to review the Deliverables for adherence to this Agreement and any applicable specifications. The District shall then notify Consultant in writing of its acceptance of the Deliverables or its rejection and the reasons for such rejection. If the Deliverables are rejected. Consultant shall have the computativity to correct grows and onission. of its acceptance of the Deliverables or is rejection and the reasons for such rejection. It the Deliverables are rejected, Consultant shall have the opportunity to correct errors and omissions and resubmit corrected Deliverables to the District for re-review. In the event that the District does not provide Consultant with written notice of acceptance or rejection within 30 days after the acceptance period has ended, the Deliverables shall be deemed to be accepted.

INTELLECTUAL PROPERTY RIGHTS

- Ownership of Work Products All Deliverables to be delivered under this Agreement Othership of work Products—All Deliverances to be delivered under this Agreement shall be considered work(s) made for hise by Consultant for the District, and upon payment by the District shall belong to the District, its designees, and the Consultant. If applicable, one reproducible set of final Deliverables will be furnished to the District upon request, including Deliverables produced in an electronic format. The District acknowledges that Deliverables provided in electronic made form may be subject to inaccuracies, anomalies and errors due to electronic translation, formatting or interpretation. The Consultant is not responsible for errors and ornicisms because of these conditions on for these seculting form occurate as after the seculting translation. and omissions because of these conditions, nor for those resulting from conversion, modific misinterpretation, misuse or reuse by others after electronic media is released by the Consultant.
- 6.2. Precristing Materials Consultant may include preexisting work or materials in the Deliverables only if they are either provided by the District or if they are owned or licensable without restriction by Consultant. To the extent that preexisting work or materials owned or licensed by Consultant are included in the Deliverables, Consultant shall identify any such work or materials prior to commencement of the Services. Relative to preexisting works and materials

CONSULTANT CONTRACT

THIS AGREEMENT and all attachments hereto (this "Agreement") is made as of ______ 2016, by and between the Montrose Management District (the "District"), and Touch Thirty Three, Inc. (the "Consultant").

The District and the Consultant, in consideration of the mutual promises and conditions set forth herein, hereby covenant and agree as follows:

SCOPE OF SERVICES

- 1.1. Services The Consultant agrees to provide, and the District agrees to accept, the services described in the attached Schedule A (Scope of Services) as that schedule may be amended by the parties from time to time (the "Services"). The Services may include collaborating with, or assisting, the District and its consultants, or others retained by the District when requested by the District as well as delivering completed products (the "Deliverables" This Agreement is nonexclusive in nature and is not to be construed as establishing an exclusive arrannement between the narries. nent between the parties.
- 1.2. No Conflict Consultant represents and warrants that it has no known obligations to any third party that will limit or restrict its ability to perform the Services under this Agreement. Consultant agrees that it will not disclose to the District nor use any third party's trade secrets or other third-party proprietary information in performing the Services unless Consultant may do so without either it or the District incurring pay obligation to such third party for such work or any application of that work. Consultant shall provide all Services under this Agreement in his capacity as an individual and not an elected official.
- 1.3. Performance of Services Consultant shall have the right to determine the method, details, and means of performing the Services. The District shall, however, be entitled to ensure satisfactory performance, including the rights to inspect, to stop work, to make suggestions or recommendations as to the details of the work, and to propose modifications to the Services. Consultant will provide all required resources and personnel to complete the Services by the dates specified by the District and use its best efforts to accommodate work schedule requests in a time!v manner.
- 1.4. Reporting The District and Consultant shall develop appropriate administrative procedures for coordinating with one another. Consultant agrees to provide reports to the District as required by the District at no additional cost to the District.

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and as an exception to Section 6.1 above, Consultant grants to the District an irrevocable nonexclusive, worldwide, royalty-free right and license (i) to use, execute, reproduce, display, perform, and distribute (internally and externally) copies of such work or materials, (ii) to perform, and distribute (internally and externally) copies of such work of informatics (ii) to such order the prepare derivative works based on such preexisting works and materials, and (iii) to such order the District contractors to do any of the above subject to appropriate obligations of confidentiality.

6.3. Incidents and Further Assurances - Consultant represents that all preexisting works are owned or properly licensed by it. Consultant further represents that no part of the Deliverables is protected by rights of any third party except to the extent that Consultant is licensed to include such part in the Deliverables. The District may obtain and hold in its name copyrights, registrations, and other protection that may be available in the Consultant consultant agrees to take such further actions and execute and deliver such further agreements and other instruments as the District may resemble request to reflect to this Section. and other instruments as the District may reasonably request to give effect to this Section.

REPRESENTATIONS

- 7.1. Services Consultant represents that the Services will be performed by appropriately qualified and trained personnel with due care and diligence and to such standards of care, skill and diligence as practiced by members of the same profession. In the case of professional services, Consultant shall perform the Services in accordance with all applicable professional standards of the field of contraction. standards for the field of expertise.
- 7.2. Deliverables Consultant represents that any Deliverables under this Agreement shall conform to all applicable specifications, drawings, samples and descriptions; shall be suitable for their intended purposes; and shall be free from all liens and encumbrances. If the Deliverables are software, Consultant shall take reasonable precentions to prevent the introduction into the Deliverables of any "viruses," "time bombs," "trojan horses," and other intentionally disabling

COMPLIANCE WITH LAWS & STANDARDS OF CONDUCT

- 8.1. Compliance with Laws Consultant shall comply with all applicable United States and foreign laws and regulations governing the Services and Deliverables.
- 8.2. Standards of Conduct In the event that Consultant's employees or contractors perform any of the Services at an District site, such employees and contractors shall comply with all applicable federal and state laws including, but not limited to, those governing harassment, discrimination and security. The District reserves the unilateral right to direct Consultant to remove any of its employees or contractors from the District premises or projects for any violation of law, or for any other reason deemed prudent by the District.

TERMINATION

The District reserves the right to modify, reject, cancel or stop any and all schedules or work in process. In the event of such direction by the District, Consultant shall immediately take all required steps to carry out the District's instructions, shall advise the District of the extent to an required steps to early out the District is misucutorial, such marine the District of the extent to which performance has been completed to date, and shall collect and deliver to the District whatever work product then exists in the manner requested by the District. In addition, the

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District may terminate this Agreement in whole or in part without cause upon 30 days written notice to Consultant. In the event of any termination under this provision, the District's only liability to Consultant shall be for the payment of all valid outstanding invoices for those Services rendered prior to the effective date of such termination or for Deliverables accepted by the District. Consultant agrees to render a final invoice to the District for all Services performed by Consultant prior to the termination of this Agreement within 30 days after the completion of the last Services performed.

10. LIMITATION OF LIABILITY

In no event shall either party be liable under any claim, demand or action (whether arising in contract, tort or otherwise) arising out of or relating to this Agreement for any special, indirect, incidental, exemplary, or consequential damages (including, but not limited to, loss or anticipated profits, loss of use, or loss of business disruption), regardless of whether or not the party, its employees or agents have been advised of the possibility or likelihood of such damages.

11. GENERAL PROVISIONS

- 11.1. Entire Agreement This Agreement constitutes the entire agreement between the parties with respect to the subject matter and supersedes any and all prior and contemporaneous representations, agreements, negotiations, advertisements, statements, or understanding, whether oral or written. No amendment to this Agreement shall be binding on either party unless such amendment is in writing and executed by authorized representatives of both parties to this Agreement.
- 11.2. Conflicts If there is a conflict between any provisions in this Agreement and in Schedule A attached to this Agreement, this Agreement governs.
- 11.3. Waiver A waiver by either party of a breach of any of the terms or provisions of this Agreement shall not operate or be construed as a waiver of any subsequent breach.
- 11.4. Assignment In no event shall either party subcontract, delegate or assign its rights and responsibilities under this Agreement without the other's written consent.
- 11.5. Independent Contractor The Consultant shall be an independent contractor to the District, and nothing in this Agreement shall be deemed to cause this Agreement to create an agency, partnership, or joint venture between the parties. This Agreement shall not be interpreted or construed as creating or establishing the relationship of employer and employee between the District and the Consultant or any of Consultant's employees or agents. Consultant shall also be responsible for all matters governing the employment of its employees, contractors or agents including, but not limited to, the payment of salaries (including withholding of taxes and social security), worker's compensation, disability benefits, etc.
- 11.6. Notices Except as otherwise specified in this Agreement, all notices or other communications under this Agreement shall be deemed to have been duly given when made in writing and delivered in person, via a nationally recognized overnight carrier or deposited in the United States mail as certified mail with return receipt requested, postage prepaid, and addressed

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IN WITNESS WHEREOF, the parties have caused this Agreement to be executed by their duly authorized representatives, on the date and year first above-written.

EXECUTION PAGE

MONTROSE MANAGEMENT DISTRICT

TOUCH THIRTY THREE, INC.

#5277363.1

Name: Bruce Coffman Title:

Pd wlok#Show

to Consultant at the above address or to the District at the following address or such other address as specified by the District:

Montrose Management District Attn: Executive Director 9610 Long Point Road, Suite 150 Houston, Texas 77055

Touch Thirty Three, Inc. Attn: Bruce Coffinsin 1712 Milford Street Houston, Texas 77098

11.7. Governing Law - This Agreement shall be governed by and construed in accordance with the laws of the State of Texas, including all matters of construction, validity, performance and enforcement.

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FOR QUESTIONS CAL TAX ASSESSOR-COL	L YOUR LOCAL LECTOR: 712-368-2000	•		
<u>Ī</u> ,	,			
CUSTOMER COPY		YOUR CHECK MAY BE CONVER- ECTION FOR YOUR RECORDS	TO AN ELECTRONIC	FUND TRANSFER.
▼MAIL SECTION	S BELOW FOR CONVENIE	The second secon	Acres de Caración	<u> </u>
VEN. CLASS VEHICLE INFORM	MATION PASSATON	THE LAST	EWED, THIS REGISTRAT DAY OF:	TON WILL EXPIRE JUL 2016
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DATE PRINTED: 04/22/2015PM

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Donate \$1 to Donate life Yexas S. Grand Yotal Due in Fees & Donations \$... THIS IS A COVERNMENT VEHICLE AND IS EXEMPTEROM THE MOTOR VEHICLE SAVETY RESPONSIBILITY ACT.

CERTIFICATE DE COVERAGE AUTOMOBILE LIADUATY

Montrue Management Histoire.

Monfruse Management Haster:

This certificate it turned for information only. Montrole
Management During: it convect Airpogh, the Told
Intergovernmental Risk Pool (600) 537-6555 for Adonosolis
Lindbury Coverago in an amoint that counts for exceeds the
majoritum amounts required for some gavernment, vehicles
under the Motor Vehicle Safety Responsibility Act.

Entity ID: 6790 | Effective Date: 02/15/2016

To Date: -02/15/2017

Disa.

THIS IS A GOVERNMENT VEHICLE AND IS
EXEMPT FROM THE MOTOR VEHICLE SAFETY
RESPONSIBILITY ACT
CERTIFICATE OF COVERAGE
AUTOMOBILE LIABILITY
Montress Malagement District

Montrese Mainigement District

The certificant is inseed for anthomation only. Montrese Management District is covered through the TML Interpretational Fish Foot (160), 537-6515 for Antomatin-Liebship Coverage in an encount this equally or exceeds the minipuum susquest required for non-gurennment vehicles under the Montre Vehicle Salety Responsibility Act.

Entity ID-5700 Effective Date: 02/13/2016

To Date: 02/13/2017

To Date: 12/15/4

Pawlor# 5435



Montrosa Management District Attn: Ray Lawrence

Description	Amo	unt
Fall Luncheon Deposit, November 16, 2015	\$	1,000.00
pd w/0x# 50006		
	_[
	Fall Luncheon Deposit, November 16, 2015	Fall Luncheon Deposit, November 16, 2015 \$

Hotel ZaZa 5701 Main Street Houston, TX 77005

	MONTROSE DISTAICE	Off	icer Pay	roll Repo	ort	Print to PDF 🔸
Han Pere	o Panja	local town 2 Mar	Labour Jan 4		744	Time :
Aug-16						
Aug-16	Alms, Brian	19:00	\$45.00	\$450.00	\$0.00	\$450,000 CIKESU J.B.
Aug-16	Arroyo, Juan	50:00	\$45.00	\$2,250.00	\$0.00	\$2,250.00 EV GUEST
Aug-16	Bass, Alchard	20:00	\$45.00	\$900.00	\$0.00	\$900,00 CM SM 37
Aug-16	Beserra, Victor	25:00	\$45,00	\$1,125.00	\$3,500.00	\$4,625.00 Cut.(34:31)
Aug-16	Chavez-Resencia, Ju	48:90	\$45.00	52,160.00	\$0.00	\$2,160.00 CALLSE 33
Aug-16	Day, Aaron	111:00	\$45.00	\$4,995.00	\$0.00	FEDDER OF STEEL
Aug-16	Gonzales, Rikardo	12:00	\$45.00	\$540.00	\$0.00	\$540.00 EV SU 310
Aug-16	Jaquarya, Lee	E1:00	\$45.00	\$3,645.00	\$0.00	\$3,645.00 Cic +5ic 31-1
Aug-15	taureano, Leon	55:00	\$45.00	52,475.00	\$0.00	\$2,475.00 Clu Size 4:5
Aug-26	Mabasa, Joseph	116:00	\$45.00	\$5,220.00	\$0.00	\$5,220.00 Clarsus #4
Aug-16	Obenhaus, John	36:00	545,00	\$1,620.00	50.00	SILEZBOO CAC TO SE
Apg-16	Starks, Charlie	25:00	\$45.00	\$1,170.00	\$0.03	\$1,370.00 (x.%b 3. ⁴ \
Aug-16	Thibodeaux, Todd	40:00	\$45.00	\$1,800.00	\$0.00	51,800,00 Cx 554 35
		Period Total	13	\$28,350.00	\$3,500.00	\$31,A\$0.00
		Grand Total	13	\$28,350.00	\$3,500.00	\$31,850.00

Caryn Adams

From: Sent: To: Subject:

Josh Hawes (jhawes@hhclip.com)
Tuesday, August 30, 2016 8:02 PM
Cayn Adams
Fwd: August 2016
ATTO0001.him; Montrose Patrol Pay August 2016.pdf; Montrose Patrol Receipts August 2016 pdf, ATTO0002.him

Can we get the checks by Thursday?

Begin forwarded message:

From: Victor Beserra <<u>vicbeserra@yahoo.com</u>>
To: Josh Hawes <<u>jhawes@hhellp.com</u>> Subject: August 2016

I attached the payroll and receipts for August 2016. The receipt total is \$450. Can you forward this to Caryn. Thank you.

ì

Let me know when you receive this.

Paris #2010/4 20131

Victor Beserra

17313 Rolling Creek Drive, Suite 200, Houston, Texas 77090 P. O. Box 73109, Houston, Texas 77273 Customer Service 281.444.3946 fax 281.440.8304

DATE: 08/01/2016

LEGAL DESCRIPTION

5020 INVESTMENTS LTD 5020 MONTROSE BLVD PL 9

LTS 6 7 & 12 & TRS 3 4 5 & 8

BLK 18 TURNER N P

HOUSTON TX 77006~6550

5020 HONTROSE BLVD

MONTROSE MD WEST

ACCOUNT NUMBER: 94/036/024/000/0003 YEAR: 2015

REF No.:

0893646

DATE PROCESSED: 08/01/2016 RECEIPT NUMBER: 94150258 DEPOSIT RATCH No.: RF160801

MOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

1	Decrease	in	Appraised	Value
1	Exemption	of a	Added	

Homestead

Account Prorated Account Deleted Rendition Penalty Waived Other: Out 2015-55621

[] Over 65 [] Disabled Person [] Disabled Veteran

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of $$\xi_0 = 0.000$$

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

If you need more information, call Customer Service at 281.444.3946.

pd whok#5640



www.eouitaxinc.com

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

DATE: 08/09/2016

ema Kouzounis 2438 Tangley St. Houston, TX 77005 LEGAL DESCRIPTION

LTS 1 & 4 BLK 9 WEST MANDELL PLACE

1660 ALABAMA ST 10

MONTROSE MD WEST

ACCOUNT NUMBER: 94/054/055/009/0003 YEAR: 2014 REF No.: 089404B

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94140604 DEPOSIT BATCH NO.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2014 year.

The explanation of the change is:

[] Decrease in Appraised Value [] Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran

Account Prorated Account Deleted
Rendition Penalty Waived
Other: Course Jour 68529

This action has resulted in a decrease in the amount you owe.

Accordingly, we are issuing you a refund in the amount of \$126.11.

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

If you need more information, call Customer Service at 281.444.3946.

pd wick # 5441



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

DATE: 08/09/2016

LEGAL DESCRIPTION

Demo Kouzounis 2438 Tangley St Houston, TX 77005 LTS 3 & 4 BLK 9 WEST MANDELL PLACE

1660 ALABAMA ST 10

MONTROSE NO WEST

ACCOUNT NUMBER: 94/054/055/009/0003 2015 REF No.: 0894049

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150610 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

}	Decrease in Appraised Value Exemption(s) Added
	[] Homestead
	[] Over 65
	[] Disabled Person
	Disabled Veteran

[] Account Prorated
[] Account Deleted
[] Rendition Penalty Waived
[] Other: Couse 2014-62529

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$118.88.

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

If you need more information, call Customer Service at 281.444.3946.

pdulor#5441



17111 Rolling Creek Drive, Suike 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.446.8304

DATE: 08/09/2016

2438 Tangley St Houston, TX 77005 LEGAL DESCRIPTION

LTS 13 & 14 BLK 13 SUMMIT PL & LT 16 BLK 15 PLAINVIEW 2 SUMMIT PLACE

2206 HAZARD ST 16

MORTROSE MD WEST

ACCOUNT NUMBER: 94/052/071/013/0013 2015 0894047 YEAR: REF No.:

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150483 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

	Decrease in Appraised Exemption(s) Added	۷a
	[] Homestead	
	[] Over 65	
	[] Disabled Person	
	[] Disabled Veteran	

	Account Prorated Account Deleted
Ü	Rendition Penalty Waived
M	Other: <u>Cause So14-69529</u>

This action has resulted in a decrease in the amount you owe.

Accordingly, we are issuing you a refund in the amount of \$217.13.

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

If you need more information, call Customer Service at 281,444,3946,

Franck#5491

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281,444,3946 fax 281,440,8304

DATE: 08/09/2016

Demo Kouzonois 2438 Tangley St Houston, TX 7700S LEGAL DESCRIPTION

LTS 13 & 14 BLK 13 SUMMIT PL & LT 16 BLK 15 PLAINVIEW 2 SUMMIT PLACE

2206 HAZARD ST 16

HONTROSE MD WEST

ACCOUNT NUMBER: 94/052/071/013/0013 REF No.: 0894046

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94140477 DEPOSIT BATCH No.: RP160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2014 year.

The explanation of the change is:

11	Decrease in Appraised Value	[]
[]	Exemption(s) Added	[]
	[] Homestead	[]
	[] Over 65	W
	[] Disabled Person	
	[] Disabled Veteran	

Account Prorated Account Deleted Rendition Penalty Waived Other: <u>Cause 2014-68529</u>

This action has resulted in a decrease in the amount you owe.
Accordingly, we are issuing you a refund in the amount of \$191.57.

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

If you need more information, call Customer Service at 281.444.3946.

Pd wick. #5441



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

DATE: 08/09/2016

LEGAL DESCRIPTION

F L TOY LTD TOY GARY PO BOX 22032 HOUSTON

TX 77227-2032

TRS 2 & 3A BLK 1 DEARBORN PLACE

2049 W ALABAMA ST

HONTROSE MD WEST

ACCOUNT NUMBER: 94/056/121/000/0002 YEAR: 2015 REF No. : 0894050

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150637 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

		Decrease in Appraised Value Exemption(s) Added
•	•	[] Homestead
		l Over 65
		Disabled Person
		[] Disabled Veteran

Account Prorated
Account Deleted
Rendition Penalty Waived
Other: Laute 2015-60313

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$25.54.

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

If you need more information, call Customer Service at 281.444.3946.

PAWCK#51412



17111 Rolling Creek Drive, Suile 200, Houston, Texas 77090
P.O. Box 73109, Houston, Texas 77273
Customer Service 281,444,3946 fax 281,440,8304

DATE: 08/09/2016

LEGAL DESCRIPTION TRS 1 & 4A BLK 1 DEARBORN PLACE

F L TOY LTD TOY GARY PO BOX 22032 HOUSTON

TX 77227-2032

2045 W ALASAMA ST

HONTROSE NO WEST

ACCOUNT NUMBER: 94/056/121/000/0003 YRAR: 2015 REF No.: 0894051

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150638 DEPOSIT BATCH No.: RF160809

MOTICE OF CHARGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

] Decrease in Appraised Value] Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person	[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: [lange 2015-60313
---	--

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$70.63.

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

If you need more information, call Customer Service at 281.444.3946.

Dyroluk#20149



17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77271
Customer Service 281.444.3946 fax 281.440.8304

DATE: 08/09/2016

LEGAL DESCRIPTION

WINTERS JAMES A 2015 W ALABAMA ST TRS 11 12 & 13A BLK 1 DEARBORN PLACE

HOUSTON

TX 77098-2707

2015 W ALABAMA ST 1

MONTROSE NO WEST

ACCOUNT NUMBER: 94/056/121/000/0011 YBAR: RBP No.: 2015 0894052

DATE PROCESSED: 08/09/2016 RECRIPT NUMBER: 94150644 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

ı	3	Decrease in Appraised Valu
ſ	3	Exemption(s) Added
		[] Homestead
		[] Over 65
		[] Disabled Person
		[] Disabled Veteran

[]	Account Prorated Account Deleted
[]	Rendition Penalty Waived Other: Cause 2015-5944
-	<u> </u>

This action has resulted in a decrease in the amount you owe.

Accordingly, we are issuing you a refund in the amount of \$20.32.

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

If you need more information, call Customer Service at 281.444.3946.

7100 # 50 13

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

DATE: 07/21/2016

LEGAL DESCRIPTION

SWIFT LESLIE J JR 1925 RICHMOND AVR # A

TR 9A BLK 1 RICHMOND PLACE

HOUSTON

TX 77098-3401

1927 RICHMOND AVE

MORTROSE MD WEST

ACCOUNT NUMBER: 94/057/121/000/0035

REF No.: 0893348

DATE PROCESSED: 07/21/2016 RECEIPT NUMBER: 94140678 DEPOSIT BATCH No.: RF160721

NOTICE OF CHANCE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2014 year.

The explanation of the change is:

l	1	Decrease in Appraised Value Exemption(s) Added	e
		[] Bomestead	
		[] Over 65	
		[] Disabled Person	
		[] Disabled Veteran	

[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: <u>Cause</u> 2014-68902

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$35.58.

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

If you need more information, call Customer Service at 281,444,3946.

Parlox#5690

Equi-Tax Inc. Ad Valorem Tax Assessors / Collectors

17111 Rolling Creuk Drive, Suite 200, Houston, Texas 7705 P. O. Box 73109, Houston, Texas 7727 Cantonur Service 281 444 3946 fax 281 440 R30

DATE: 07/05/2016

LEGAL DESCRIPTION

Unh Nguyen c/o Ad Valorem Tax Management

. . . ,

RES A BLK 1 VICTORIA CAKS SEC 2

1988 Wilcrest Dr Ste #E Houston, TX 77042

1425 W GRAY ST

MONTROSE NO WEST

ACCOUNT NUMBER: 94/124/558/001/0001 YRRR: 2015 REF No.: 0892664

DATE PROCESSED: 07/05/2016 RECEIPT NUMBER: 94150783 DEPOSIT BATCH No.: RF160705

NOTICE OF CHARGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

Decrease in Appraised Value Exemption(s) Added
[] Homestead
[] Over 65
[] Disabled Person
[] Disabled Waterway

[] Account Prorated
[] Account Deleted
[] Rendition Penalty Waived
[] Other: [Aur. 2015-53713

This action has resulted in a decrease in the amount you ows. Accordingly, we are issuing you a refund in the amount of \$50.80.

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

If you need more information, call Customer Service at 281.444.3945.

pd wlax#suus



1711.1 Rolling Creek Drive, Salar 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Cantomer Service 281.444.3946 fex 281.440.8104

DATE: 07/21/2016

LEGAL DESCRIPTION

SWIFT LESLIE J JR 1925 RICHMOND AVE # A

TR 9A BLK 1 RICHMOND PLACE

нопатон

TX 77098-3401

1927 DICHMOND AVE

MONTROSE NO WEST

ACCOUNT NUMBER: 94/057/121/000/0035 YEAR: 2015 REF No.: 0893349

DATE PROCESSED: 07/21/2016 RECEIPT NUMBER: 94150686 DEPOSIT BATCH No.: RF160721

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

] Decrease in Appraised Value } Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran	[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: Count 2014-18902.
--	---

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$45.01.

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

If you need more information, call Customer Service at 281.444.3946.

FOLK (J. #50 AU

Equi-Tax Inc. Ad Valorem Tax Assessors / Collect	ctors
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ww.equitaxinc.com

17111 Rolling Creek Drive, Sakte 290, Rouston, Taxan 77090 P. O. Berr 73109, Houston, Texas 77273 Customer Service 218.444.3945 fax 281,440.8304

DATE: 07/21/2016

LEGAL DESCRIPTION

PUBLIC STORAGE INC PO BOX 25025

TRS 2 3 4 5 7 8 9 10A & 11A BLK 2 ROSEMONT

GLENDALE

CA 91221-5025

1419 GRAY ST

MONTROSE NO WEST

ACCOUNT NUMBER: 94/052/356/000/0005 YEAR: REP No.: 2015 0893347

DATE PROCESSED: 07/21/2016 RECEIPT NUMBER: 94150538 DEPOSIT BATCH No.: RF160721

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

ţ	I	Decrease in Appraised Value Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person
		[] Disabled Veteran

[] Account Prorated
[] Account Deleted
[] Rendition Penalty Waived
[] Other: Couse 2015-5611

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$314.79.

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

If you need more information, call Customer Service at 281.444.3946.

FC WOLL # SULLE

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

DATE: 08/09/2016

c/o Wulfe & Co 1800 Post Oak Blvd #400 LEGAL DESCRIPTION

TR A BLK 4 (HULDY ST CLOSING) MELROSE PLACE

HAROLD ST

MONTROSE MD WEST

ACCOUNT NUMBER: 94/026/056/004/0010 YEAR: REF No.: 2015 0894040

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150114 . DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

[] Decrease in Appraised Value [] Exemption(s) Added	l Accoun
[] Homestead [] Over 65	[] Rendit
Disabled Person Disabled Veteran	, concr.

nt Prorated at Deleted ion Penalty Waived Coule 2015-54179

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$28.95. Note: Questions regarding changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.

Pluler# sud?



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

DATE: 08/09/2016

LEGAL DESCRIPTION

epherd Investors c/o Wulfe & Co 1800 Post Oak Bivd #400 Houston, TX 77056 TRS 1 & 8 &
TRS 6 & 7 BLK 4 & TRS 1 THRU 7
BLK 5 MELROSE PLACE
ABST 696 D SMITH
2621 S SHEPHERD DR

NONTROSK MD WEST

ACCOUNT NUMBER: 94/044/260/000/0001 YEAR: REP No.: 2015 0894042

DATE PROCESSED: 08/09/2016 RECRIPT NUMBER: 94150412 DEPOSIT BATCH NO.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

	Decrease in Appraised Value Sxemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran	[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: Caure 2015-54179
--	--	--

This action has resulted in a decrease in the amount you owe.

Accordingly, we are issuing you a refund in the amount of \$3,363.76.

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

If you need more information, call Customer Service at 281.444.3946.

Pd will #51M7



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

DATE: 08/09/2016

LEGAL DESCRIPTION

Shepherd investors c/o Wulfe & Co 1800 Post Oak Blvd #400 Houston, TX 77056

TR B BLK 5 (HULDY ST CLOSING) MELROSE PLACE

HAROLD ST

MONTROSE ND WEST

ACCOUNT NUMBER: 94/026/057/005/0010 YEAR: 2015 REF No.: 0894041

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150115 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

-	
Decrease in Appraised Value Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran	[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: Cause 2015-54179

This action has resulted in a decrease in the amount you owe.
Accordingly, we are issuing you a refund in the amount of \$28.63.

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

If you need more information, call Customer Service at 281.444.3946.

pd wick. # 5447



www.equitaxine.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas: 77273
Customer Service 281.444.3946 fax 281.440.3304

DATE: 08/09/2016

LEGAL DESCRIPTION

Shepherd Investors c/o Wulfe & Co 1800 Post Oak Bivd #400 Houston, TX 77056

TR 3 ABST 696 O SMITH

2025 WESTHEIMER RD

MONTROSE MD WEST

ACCOUNT	NUMBER:	94/044/260/000/0005
YEAR:	2019	5
REF No. :	: 0894	1043

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150413 DEPOSIT EATCH NO.: RF160809

MOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

[] Decrease in Appraised Value [] Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran	[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: Cause 2015-5479
--	--

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$547.00.

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

If you need more information, call Customer Service at 281.444.3946.

TY CICK#5UNT

17131 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

DATE: 08/09/2016

LEGAL DESCRIPTION

c/o Wulfe & Co 1800 Post Oak Blod Bann TRS 3A 5 & 6 ABST 696 O SMITH

2005 WESTHRIMER RD

MONTROSE ND WEST

ACCOUNT NUMBER: 94/044/260/000/0009 YEAR: 2015 REF No.: 0894044

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150414 DEPOSIT BATCH No.: RP160809

MOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

1	Decrease in Appraised	Value
1	Exemption(s) Added	
	[] Homestead	
	[] Over 65	
	[] Disabled Person	
	[] Disabled Veteran	

[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: Cause 2015-54175

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$161.67.

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

If you need more information, call Customer Service at 281.444.3946.

pd wortsun7



17111 Rolling Creek Drive, Saite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Oxstorner Service 221.444.9946 fax 281.440.8304

DATE: 07/21/2016

LEGAL DESCRIPTION

SHURGARD INSTITUTIONAL FND PO BOX 25025

TRS 3 3A 4 5 6 7 9 & 10 ABST 696 0 SMITH

GLENDALE

CA 91221-5025

1419 W GRAY ST 567

MONTROSE NO WEST

ACCOUNT NUMBER: 94/044/232/000/0004 YEAR: 2015 REF No.: 0893346

DATE PROCESSED: 07/21/2016 RECEIPT NUMBER: 94150403 DEPOSIT BATCH No.: RF160721

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

Ę)]	Decrease in Appraised Exemption(s) Added [] Homestead	Valu
		[] Nomesceau	

[] Over 65 [] Disabled Person [] Disabled Veteran

[] Account Prorated
[] Account Deleted
[] Rendition Penalty Waived
[] Other: Cause 2015-56!!!

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$508.97.

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

If you need more information, call Customer Service at 281.444.3946.

Fd wick+5149



17111 Rolling Creek Deire, Saite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Servica 281 444,3946 fax 281,440,8304

DATE: 07/21/2016

LEGAL DESCRIPTION

SHURGARD FREMONT PARTNERS PO BOX 25025 CA 91221-5025

res a blac 1 Shurgard of Oak Farms 2006 WESTHEIMER RD

MOSTROSS NO WEST

GLENDALE

ACCOUNT NOMBER: 94/119/751/001/0001 2015

REF NG.: 0893350

DATE PROCESSED: 07/21/2016 RECEIPT NUMBER: 94150764 DEPOSIT BATCH No.: RF160721

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

	Decrease in Appraised Value Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran	[] Account Prorated [] Account Deleted [] Rendition Penelty Waived [] Other: <u>(April 2015</u> 56133
--	--	--

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$497.50.

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

If you need more information, call Customer Service at 281.444.3946.

TOWICK#5764B



www.conitaxinc.com

17111 Rolling Crock Drive, Suite 200, Houston, Texas 77890
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

DATE: 08/09/2016

LEGAL DESCRIPTION

SKIPPER BEVERAGE COMPANY LLC c/o Popp Hutcheson PLLC

TR 5 BLK 1 STRATFORD PLACE

1301 S. MoPac Expressway, Ste 430 Austin, TX 78746

926 WESTHEIMER RD

MORTROSE NO MEST

ACCOUNT NUMBER: 94/051/072/000/0005 YEAR: 2015 REF No.: 0894045

DATE PROCESSED: 08/09/2016 RBCEIPT NUMBER: 94150428 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

		Decrease in Appraised	va.
ι	1	Exemption(s) Added	
		[] Homestead	
		1 1 Over 65	
		Disabled Person	
		[] Disabled Veteran	
		• •	

	Account	Prorate	đ	
1	Account	Deleted		
1	Renditio	on Penal	tv Wai	ved
٣	Other:	Course	2015	ved - 6/25タ
		1247-80-		

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$64.60.

Note: Questions regarding changes in value should be directed to the $\mbox{\it Appraisal}$ District.

If you need more information, call Customer Service at 281.444.3946.

-paulik#suso

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281,444,3946 fax 281,440,8304

DATE: 08/09/2016

LEGAL DESCRIPTION

SLOAN PROPERTIES LLC 2101 PINE VALLEY DR

RES A BLK 1 SLOAN PLAZA

HOUSTON

TX 77019-3507

1518 W ALABAMA ST

MONTROSE MD WEST

ACCOUNT NUMBER: 94/134/332/001/0001 2014 0894053

YEAR: REF No.:

DATE PROCESSED: 08/09/2016 RECRIPT NUMBER: 14110068 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2014 year.

The explanation of the change is:

1]	Decrease in Appraised t Exemption(s) Added	/alue
		[] Homestead [] Over 65	
		[] Disabled Person	
		[] Disabled Veteran	

Account Prorated Account Doleted Rendition Penalty Waived Other: <u>Cause 2015-22535</u>

This action has resulted in a decrease in the amount you owe.

Accordingly, we are issuing you a refund in the amount of \$73.75.

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

If you need more information, call Customer Service at 281.444.3946.

TO WICK# 5451



17111 Rolling Crock Drive, Suite 200, Houston, Texas 77096
P. O. Box 73109, Houston, Texas 77277
Customer Service 281444.3946 fax 281,440.8304

DATE: 08/09/2016

LEGAL DESCRIPTION

Stephanie Marey 1717 St. James Place, Ste 118 Houston, TX 77056-3409

I/TS 12 & 13 & TRS 14A & 15A BLK 2 FITZE KOMESTEAD

607 RICHMOND AVE

MONTROSE ND BAST

ACCOUNT NUMBER: 92/014/148/000/0012 YEAR: 2015 REP No. : 0894020

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 92150142 DEPOSIT BATCH No.: RF160809

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

[]	Decrease in Appraised Valu
[]	Exemption(s) Added
	[] Homestead
	[] Over 65
	[] Disabled Person
	[] Disabled Veteran

[]	Account Prorated
	Account Deleted
[]	Rendition Penalty Waived
المسل	Other: Cause 2015-58278
-	

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$250.00.

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

If you need more information, call Customer Service at 281,444.3945.

pd wlok# 50,50



17111 Rolling Creek Drive, Suite 200, Houston, Texas 7709
P. O. Box 73109, Houston, Texas 7727
Customer Service 281.444.3946 fax 281.440.810

DATE: 08/09/2016

LEGAL DESCRIPTION

SLOAN PROPERTIES LLC 2101 PINB VALLEY DR

RES A BLK 1 SLOAN PLAZA

HOUSTON

TX 77019-3507

1518 W ALABAMA ST

MONTROSE MD WEST

ACCOUNT NUMBER: 94/134/332/001/0001 YEAR: 2015 REF No.: 0894054

DATE PROCESSED: 08/09/2016 RECEIPT NUMBER: 94150814 DEPOSIT BATCH No.: RF160809

NOTICE OF CHARGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in your assessment for the 2015 year.

The explanation of the change is:

] Ducrease in Appraised Value] Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran	[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [] Other: Chure 2015-22535
--	--

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$163.26.

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

If you need more information, call Customer Service at 281.444.3946.

Plus (4 5005)



17111 Rolling Creek Drive, Saite 200, Houston, Texas. 77090 P. O. Box 73109, Houston, Texas. 77273 Customer Service 211.444.3946 fax. 211.440.8304

DATE: 07/21/2016

TM3WM LLC ET AL PO BOX 911095 SAN DIEGO

LEGAL DESCRIPTION

RES A BLK 1 SAGE FLAZA WESTHEIMER STANFORD

S15 WESTHELMER RD

MONTROSE HD EAST

ACCOUNT NUMBER: 92/121/369/001/0001 2015 0893335 REF No.:

DATE PROCESSED: 07/21/2016 RECEIPT NUMBER: 92150427 DEPOSIT BATCH No.: RF160721

NOTICE OF CHANGE IN ASSESSMENT

We have been notified by the Appraisal District of a change in the appraisal of your proporty that has resulted in a change in your aggessment for the $2015\ \text{year}$.

The explanation of the change is:

[] Decrease in Appraised Value [] Exemption(s) Added [] Homestead [] Over 65 [] Disabled Person [] Disabled Veteran	[] Account Prorated [] Account Deleted [] Rendition Penalty Waived [Other: Cause 2015-38912

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$430.88.

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

If you need more information, call Customer Service at 281.444.3946.

FOWCK#5653

17111 Rolling Crock Dehe, Suito 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3945 fax 281.440.8304

MONTROSE	MD WEST
DATE:	08/05/2016
YEAR:	2015

OWNER NAME: LEWIS LENDING LLC

ACCOUNT NUMBER: 94/063/039/001/0001

TX 77019

PAID BY:

LEWIS LENDING LLC 2120 WELCH ST HOUSTON

OVERPAYMENT: \$1 DBPOSIT BATCH NO.: 94-365 RECEIPT NUMBER: 15109007

CHECK NO.: 2072

DATE OF PAYMENT: 07/31/2016

LEGAL DESCRIPTION

RES A BLK 1 LIVE OAKS 2ND AMEND PAR R/P

1207 S SHEPHERD DE

NOTICE OF OVERPANNENT OF TAX

DISTRICT NAME MONTROSE MD WEST

REASON: paid August amount with July postment AMOUNT OF CHECK: \$975.54 CHECK NO: 2872 \$967.27 AMOUNT APPLIED: Ref No.: AUGUST DIFFERENCE: \$8.27 COMPLETED BY: DATE: Make refund payable to: City: State: Zip:
If you need more information, call Customer Service at 281.444.3946.

pawar#susu

Equi-Tax Inc. Ad Valorem Tax Assessors / Collectors

17111 Rolling Creek Drive, Saite 200, Houston, Texas 77090
P. O. Bex 73109, Houston, Texas 77273
Customer Service 281,444,3946 fax 281,440,8304

OVERFAYMENT: \$20.52 DEPOSIT BATCH NO.: 92-436 RECEIPT NUMBER: 92150314

DATE OF PAYMENT: 07/31/2016

CHECK NO.: 2539

LEGAL DESCRIPTION

LT 14 & TR 15A BLK 1

4412 MONTROSE

MONTROSE MD EAST DATE: 08/05/2016 YEAR: 2015

OWNER NAME: YOSHIDA MAGMITSU & MARMI

ACCOUNT NUMBER: 92/030/245/000/0014 PAID BY:

YOSHIDA NAOMITSU & MAEMI 3210 EL DORADO BLVD

MISSOURI CITY TX 77459-3012

NOTICE OF OVERPAYMENT OF TAX

DISTRICT NAME MONTROSE MD BAST

OVERPAYMENT AMOUNT \$20.52

REASON: Toid August amount with July Jostmank \$2,441.65 AMOUNT OF CHECK: CHECK NO: 2539 AMOUNT APPLIED: \$2,421.13 Ref No.: AUGUST DIFFERENCE: \$20.52 COMPLETED BY: Make refund phyable to Address:

City: State: Zip:

If you need more information, call Customer Service at 281.444.3946.

Faculor# 5050



17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281444.3946 fax 281.440.8304

MONTROSE MD WEST DATE: 08/18/2016 YEAR: 2015

OVERPAYMENT: \$166.93 DEPOSIT BATCH NO.: 94-369 RECEIPT NUMBER: 94150535

6215 to

OWNER NAME: FAILING MARTHA

CHECK NO.: 1061 DATE OF PAYMENT: 08/18/2016

ACCOUNT NUMBER: 94/052/286/000/0034 PAID BY:

LEGAL DESCRIPTION

LTS 34 & 35 COLBY COURT

HOUSTON

TX 77006-6537

1 PINEDALB ST

NOTICE OF OVERPAYMENT OF TAX

DISTRICT NAME MONTROSE MD WEST

FAILING MARTHA 1 PINEDALE ST

OVERPAYMENT AMOUNT

REASON: overpaid interest on defend account

тиоомл	OP	CHECK:
AMOUNT	API	r.TRD :

\$625,16

CHECK NO: 1061 .

\$458.23 \$166.93 Ref No.: FAILING MARTHA

DIFFERENCE: COMPLETED BY:

DATE: 8-18-16

Make refund payable to

City: State: Zip:
If you need more information, call Customer Service at 281.444.3946

Paul (*#5455



17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 211.444.945 fax 281.446.8304

MONTROSE	MD EAST
DATE:	08/05/2016
VRAR:	2075

OWNER NAME: RANDOM INTERESTS LLC

ACCOUNT NUMBER: 92/026/141/000/0009

RANDOM INTERESTS LLC C/O DAVID L & TERRELL JAMES 5423 GIBSON ST HOUSTON TX 77007-71

TX 77007-7132

LEGAL DESCRIPTION

CHECK NO.: 5239

OVERPAYMENT: \$8.76 DEPOSIT BATCH NO.: 92-436 RECEIPT NUMBER: 92150240

DATE OF PAYMENT: 07/31/2016

TRS 9 BLK 15 & TR 14 BLK 15 MONTROSE

630 W ALABAMA ST 7

NOTICE OF OVERPAYMENT OF TAX

DISTRICT NAME MONTROSE MD BAST

OVERPAYNENT AMOUNT

REASON: Wid	August on	wand with July podmark
**********	*******	************
AMOUNT OF CHECK:	\$1,042.75	CHECK NO: 5239
AMOUNT APPLIED:	\$1,033.99	Ref No.: ACGUST
DIFFERENCE:	\$8.76	
COMPLETED BY:	\hookrightarrow	DATE: <u> </u>
Make refund payabl		
Address:		
City: If you need more i	nformation, cal	State: Zip: 1 Customer Service at 281.444.3946.

7C/W/CK#5657

ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP

August 23, 2016

MONTROSE MANAGEMENT DISTRICT

Alten Boone Humphries Robinson LLP

Mr. Clark Lord Bracewell (L.P 711 Louislana, STE, 2300 Houston, 1X 77002-2770	Client/Matter: Statement Number: Billing Attorney:	MMD000-20 82687 Timothy Austin
Petition for Dissolution		

Professional Fees

Fees for s	ervices posted throu	gh August 19, 2016, as follows:	
Date	Professional		Hours
06/13/16	Timothy Austin	Prepare for and attend Montrose Management District meeting regarding dissolution petitions and related matters.	1.25
06/14/16	Timothy Austin	Work on review of dissolution petitions.	3.50
06/14/16	Cheryl Panozzo	Review politions for dissolution of the District with attorney	250
06/15/16	Timothy Austin	Work on review of dissolution petitions.	0.75
06/15/16	Robyn German	Meeting with attorney and legal assistant regarding petition project.	0.75
06/15/16	Cheryl Panozzo	Review process for review of petitions for dissolution of the District with attorney and Robyn German	0.50
06/17/16	Robyn German	Follow-up meeting with legal assistant regarding pelition project. Receive files from legal assistant and work on manipulating information into a workable spreadsheet.	2.50
06/21/16	Robyn German	Request bitting number for petition project. Send binders of petitions to get copied and put into binders. Update legel assistant on progress of project.	0.75
06/27/16	Robyn German	Finish spreadsheet update for petition project. Set meeting with M. Barack regarding job duties.	3.25
06/28/16	Mogan Barcek	Review Texas SOS for ownership contact information	2.50
06/28/16	Robyn German	Research owner of petitioners on Montrose Project.	4.75
06/29/16	Megan Barcak	Review Texas SOS for ownership contact information	3.00
06/29/16	Flobyn German	Work on petitions, research email request, and oversee assistants helping on the project	3.75
06/30/16	Megan Barcak	Review Texas SOS for ownership contact information	4.00
07/01/16	Megan Barcak	Review Texas SOS for ownership contact information	2.00

August 23, 2015

MMD000-2	Kanagement District	Statement Number:	Page: 826
07/03/16	Robyn German	Reviewing petitions	3.0
07/05/16	Mogan Barcak	Review Texas SQS for ownership contact information,	3.0
07/05/16	Robyn German	Work on petitions	1.2
07/06/16	Megan Barcak	Review Texas SOS for ownership contact information.	3.5
07/07/16	Megan Barcak	Review Texas SQS for ownership contact information.	3.5
07/08/16	Robyn German	Work on petition researching Secretary of State and Texas Comptroller site.	4.5
07/11/16	Timethy Austin	Review status of review of petitions.	0.2
07/15/16	Flobyn Gennan	Work on petition and verification with Secretary of State and Texas Comptroller	2.2
07/16/16	Побул German	Work on petitions and verification.	3.2
07/17/16	Flobyn German	Work on petitions and verification,	20
07/18/16	Но Бул German	Work on petitions and verification.	12
07/19/16	Robyn German	Research Socretary of State website validating ownership on petitions.	2.2
<i>37/</i> 20/16	Robyn German	Review signatures and update spreadsheet.	2.7
77/21/16	Robyn German	Work on petitions and verification and update spreadsheet,	2.5
7/22/16	Робул Сеппал	Work on spreadsheet for petition project.	1.0
77/23/16	Robyn German	Work on petitions and verification.	1.7
7/24/16	Robyn German	Rework excel spreadsheet and work on petitions.	2.2
7/25/16	Robyn German	Work on petitions.	1.7
17/26/16	Robyn German	Work on excel spreadsheet for district petitions.	4.2
17/27/16	Robyn German	Work on excel spreadsheet and petitions.	4.2
17/28/16	Нобул Септал	Work on verifying petitions.	4.7
7/29/16	Robyn Geman	Work on petitions.	5.0
7/30/16	Рюбул German	Work on verifying petitions.	4.5
7/31/16	Робуп Саппал	Work on petitions and work on spreadsheet.	4.7
08/01/16	Timothy Austin	Conference with RObyn German regarding status of analysis of petitions; teleconference with David Hawes.	0.5
09/01/16	Robyn German	Verify petitions with SOS and review spreadsheet, create final percentages and submit initial findings to attorney.	9.2
HJ/02/16	Timothy Austin	Conference with David Hawes and review results of preliminary review.	0.5
8/02/16	Robyn German	Create and discuss with attorney memorandum outlining results.	0,5
18/03/16	Timothy Austin	Work on memo regarding results and teleconference with David Hawes and attorney.	0.7
8/04/16	Timothy Austin	Teleconference with David Hawes regarding petition.	0.50
		Total Fees:	29,717.50

Allen Boons Humphries Robinson LLP

70 W/CK#5658

MMD000-20	goment District	Statement Humber:	Page: 3
Expenses an	d Other Items		
Expenses and	Other items posted through August 19, 2016	i, as follows:	
06/28/16	Filing Fees		3.00
06/28/16	Filing Feasi		3.00
06/28/16	Filing Fees		4.00
06/28/16	Filing Fees		3.00
06/28/16	Fiting Fees		3.00
06/28/16	Filing Fees		2.00
06/28/16	Filing Fees		3.00
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06/28/16	Filing Fees		3.00
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06/29/16	Filing Fees		3.00
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06/29/16	Filing Fees		3.00
06/29/16	Fling Fees		2.00
06/29/16	Filing Fees		4.00

Montrose Mana MMD000-20	gement District	Statement Number:	Page: 4 82687
06/29/16	Filing Fees		9.00
06/29/16	Filing Fees		4.00
06/29/16	Filing Fees		4.00
06/29/16	Filing Fees		3.00
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06/30/16	Fling Fees		3.00
06/30/16	Filing Fees	-	4.00
06/30/16	Filing Fees		3.00
06/30/16	Filing Fees		4.00
06/30/16	Filing Fees	•	3,00
06/30/16	Filing Fees		3.00

Montrose Mana MMD000-20	gement District	Statement Numbe	Page: 5
06/30/16	Filing Fees		4.00
06/30/16	Filing Fees		4.00
06/30/16	Fling Fees		3.00
06/30/16	Filing Fees		3.00
06/30/16	Filing Fees		3.00
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06/30/16	Filing Fees		2.00
06/30/16	Filing Fees		3.00
06/30/16	Filing Fees		3.00
06/30/18	Filing Fees		3.00
	_	Total Expenses and Other Items:	272.00
		Total Fees; \$	29,717.50
		Total Expenses and Other Items: \$	272.00

Allen Boone Humphries Robinson LLP

Parick#2008

August 23, 2016

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-				
Account Summary				
Next Payment:		Past Due Payments		Other Unpaid Amounts:
Dub Date: Base Hayment: Sales/Use Tex: Per. Property Tax: Other Schoduled:	11/13/16 \$469.00	Oue Date	Amount Due	Lete Charge: Extansion Feet Surprisons Registration Fee: Mascellanaous:
Total:	\$469.00	Total:		Total:
STATEMENT TOTAL:	\$469.00	e congression of the control		na sa anno 111 anno 1

nt Number: 611920298617 Make: 14 JEEP GRAND Scheduled End Dete:
VIN: 1C4RJEAGSEC348220 Payments Remaining 01/12/17

POWER # SUSA

New email address? Let us know! Kleeping your email ardress current helps prevent you from making out on important account information and special All-offers. If your email address has changed or you praker that we use a different one, please take a moment to log in to your account profile at www.allo.combin and make one unitables.

- Don't Want to Mail Your Payment? We have Options:

 Automatic Payments Alove your payment to be conveniently to for more information.
- Online Physicians and Office Statements Register for Ally Online Services at allymatricism, acts your occurs or go green with o-elatements, at the coal to you.

Contact Information: You can reach us by visiting allyauto.com or call us at 888-925-ALLY(2559) Do not send cash or post-kinked checks. All cirects will be processed upon receipt. Make checks payable to ALLY.
Return the portion below with your payment to the Payment Processing Contor address below.

ally

PO BOX 380902 BEOGRANGTON MN 45438-090Z

THE MONTROSE MANAGEMEN PO BOX 22167 HOUSTON TX 77227

միդիկուկիրայան արագիկիկորդիկորդիկութիրութի

DUE DATE: 11/13/16

ACCOUNT NUMBER: STATEMENT TOTAL: TOTAL AMOUNT PAID:

: 469.00

PAYMENT PROCESSING CENTER PO BOX 78234 PHOENIX AZ 85082-8234

Ապեկնիկականութուկերկերմինկցիկնկին

04 07 611 9202 98617 2 00046900 7 7 6

ally

.... Questions? Visit allyauto.com or call 888-925-ALLY(2559)

Total Amount Due:

Other Unpaid Amounts Dun Osto Registration Fee: Misculaneous \$469.00 Total: Total: STATEMENT TOTAL:



ake: 14 JEEP GRAND Scheduld End Date:
N: 1C4RJEAG8EC322596 Paymenth Remaining 01/12/17

revettanist

New arnual address? Let us known Keeping your enruil address ournint helps prevent you from tripsing out on important account information and special Ally offers. If your meal address has changed or you perfor mal we use a different one, please take a moment to log in to your account profile at.

Don't Want to Mail Your Payment? We have Options

- (3) Automatic Payments Allows your payment to be conformation.
- Online Payments and Billing Statements Rings or po green with u-distantants, at no cost to you.

Contact Information: You can reach us by visiting allyauto.com or call us at 888-925-A11Y(2559)

ally

THE MONTROSE MANAGEMEN PO BOX 22167 HOUSTON TX 77227

DUE DATE: 11/13/16

ACCOUNT NUMBER: STATEMENT TOTAL: TOTAL AMOUNT PAID:

\$ <u>469-00</u>

PAYMENT PROCESSING CENTER PO BOX 78234 PHOENIX AZ 85062-8234

արեկակարգախություների անհարկինի ա

ովըկրեցիլիկանիկիրիկիլիկոնինի ինչենիկինիսի



Chris Labod

Montrose Management Dists \$020 Montrose, Suite 311 Houston TX 77006

INVOICE Sep 01, 2016
Invoice # 2016-09-453
Website Maintenance

tirs / qty

POWER NO WAR

\$350,00

Total due by Sep 15, 2016 \$350.00

ckp

INVOICE

Involce Date Sep 1, 2016

Attention: Carey Kirkpatrick PO Box 66223 HOUSTON YX 77266-6223 UNITED STATES

Description	Quantity	Link Price	Amount USD
Monthly retainer fee for communications services (PR only)	1.00	2,000.00	2,000.00
And the same of th		TOTAL USD	2,000.00

Due Date: Sep 16, 2016

V/SA Pay online now (you will be taken to the online invoice)

pdulck#5Tole1

PAYMENT ADVICE

PO Box 56223 HOUSTON TX 77266-6223 UNITED STATES

INV-0282 Sep 25, 2016 9 (CUO- (CO



Bill To:

hello! you have an invoice from:

Cracked Fox

2815 Bermuda Dunes Dr. Missouri City, TX 77459
Roan@CrackedFox.com / 832364.4012 | www.CrackedFox.com

Date	Invoice No.		Terms
08/08/16	663		Net 30
Payments/Credits			Balance Oue
\$0.00			\$3,795.00

Hem	Description	Quantity	Rate	Amount
marketing	marketing, graphic design and photography, research, meetings and other for the month of August		0.00	D.00
Design	texas monthly photographs, alrbrushing, captions, descriptions and research	10	75.00	750.00
Design	Print and web based design for recycle event in October	5	75.00	375.00
Dosign	Prefiminary design for strategic communications plan Informable designs	22	75.00	1,650.00
Design	Print and web based design for explanate notice	3	75.00	225.00
1	Branding, Marketing and Research Including logo cuality assurance in usage and recreation of logos used in district print colleteral	1	75.00	75.00
2	Esting, proof reading, and checking for website, information by persist integrity	1.9	75.00	142.50
3	Meetings, Correspondence, Phone Calls, and invoicing.	1.2	75.00	90.00
4	Photography: editing/fooler correction, asthushing, crosping etc.) for use in web and print colatered. Castloring and Korywording of galleries for destrict usege and external search organes. Archiving destrict images to external handrives, websites, and DVDs for backup. Providing Biognating, stock photography, and partner Providing Biognating, stock photography, and partner	5	75.00	375.00
5	requests and print recensts. Guests and print recensts. Executive of the control of the control of court proton. Backup monitoring of court proton. Backup monitoring of Footback, with response and internation with visitors.	1	75.00	75.00

Thank you for your business

Thank you for your business!

Total pd wlock#5wia

Page 1



hello! you have an invoice from: Cracked Fox

2815 Bermuda Dunes Dr. Missouri City, TX 77459 Roan@CrackedFox.com | 832.364.4012 | www.CrackedFox.com

Date	Invoice No.		Terms
08/08/16	683		Not 30
Payments/Credits		8	alence Due
\$0.09			\$3,795.00

Bill Ye:

Montrose Management District PO Box 22167 Houston, TX 77227

llem	Description	Quantity	Hate	Amount
i	Print and Web resolution creation of files in proper formats for distribution to printers, web developors, partners and staff.	0.5	76.00	37.50

Thank you for your business— Thank you for your business!

\$3,795.00

Parille # School

30.00 \$2,600.00 \$7,800,00 Jemus C. Jeseld phillit # 51043

Equi-Tax Inc.

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

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

Invoice

DATE	INVOICE #
9/1/2016	49859

1,795.63

gandy²
Egithing design

September 4, 2016

Invoice # MBRDG-30

Mr. BBI Calderon Executive Director Montrose Management District 5020 Montrose, Suite 311 Houston 77006 713.724.4460 bcolderon@montrosedistrict.org

Re: Montrose Management District Bridge Lighting Design

Ughting Design:Meetings, Submittals and Coordination

\$ 6,930.00

Outstanding involces:

N/A

Reimbursable Expenses: N/A

Total Amount Due:

\$ 4.930.00

Please remit to:

PHUNK# DOLG

Gandy² Lighling Design 1824 Spring Street, #201 Houston, TX 77007

Thank Youl

Page 1 of 2

\$1,795.63

Page 2 of 2



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

INVOICE

BRL TO Morbroge (HC:0#6) Bill Calderon, Executive Director HC:0#6 (Mortrosa) P.O. Box 22161-2167 Houston, TX 77227 INVOICE # 9-97 DATE 08/31/2016 DUE OATE 09/30/2016 TERMS Not 30

Total

DATE	ACTIVITY	CTY	RATE	AMOUNT
06/01/2016	Graffié Abelement Constituent vicits, walver collection, follow- up visits, graffiti identification, reporting, and graffiti abatement. Sites Abaset: 34	8	90.00	640.00
08/04/2016	Gruffit Absternent Constituent visits, waiver collection, follow- up visits, graffit identification, reporting, and graffit abatement. Sites Abated: 16	В	90.00	640.00
08/08/2016	Graffiti Abatement Constituent visits, waiver collection, losew- up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 27	а	80.00	640.00
08/11/2016	Graffis Abstement Constituent visits, watver collection, follow- up visits, graffol identification, reporting, and graffit ebutomont. Sites Abstect 9	8	80.00	640.00
08/15/2016	Graffit Abatement Constituent visits, waiver collection, follow- up visits, graffit identification, reporting, and graffit shatement. Sites Abated; 30	ē	80.00	480,00
08/18/2016	Graffid Ababamoni Constituent visits, walver collection, follow- up visits, graffid identification, reporting, and graffid ababament. Sites Abatted: 33	9	80.00	C40.00
08/22/2016	Grafial Ababamoni Constituent visits, waker collection, follow- up visits, grafiti identification, reporting, and grafial abatement. Sites Ababad: 44	8	00.08	540.00
		Parcha	t Hostor	L0

Parlox#Slove

INVOICE

\$8,650.57

BILL TO

Mr. Tony Allende Montrose District c/o Hawes Hill Calderon, LLP P.O. Box 22167 Houston, TX 77227-2167

Project Description: Montrose District Esplanade Enhancements—Ph 1

		3 ECUCAS 1287-04	DETAIN THE	SALEST ASSETS			
INVOICE NUMBER	INVOICE DATE	PAYME	NT DUE DAT	TE OUR PE	OJECT NO.	BALAN	ICE DUE
20861	Aug 10, 2016	Se	09, 2016	MC	ON-551	\$6,0	50,57
	Fee Su	попагу	Previous	y invoiced	Current b	volce	Remaining
	*	Stoutated	% phase Completed	Amount Billed	% complete	Value of Completed	Amount remaining
Schemetic Design	20.00%	\$10,800.00	100.00%	\$10,800.00	0.00%	\$0.00	\$0.00
Design Development	0.00%	\$0.00	0.00%	\$0.00	9,00%	\$0.00	\$0.00
Construction Documentation	65.00%	\$29,700.00	70.00%	\$20,790.00	75.72%	\$1,700.00	\$7,210.00
Bidding	5.00%	\$2,700.00	100.00%	\$2,700.00	0.00%	\$0.00	\$0.00
Construction Administration	20,00%	\$10,800.00	45.74%	\$4,940.00	0.00%	\$0,00	\$5,660.00
	100.00%	\$54,000.00	72.65%	\$39,230.00	3.15%	\$1,780.00	\$13,070.00
Expenses	er egyet te gravita e	1, 11, 6,75	与意识。	rakiEtina.	90.80 <u>0.00</u> 0.0	4 ± 14,61	ere distant
Expense,Typu Mossenger							<u>Amount</u> \$28.57
				Expenses 1	otat		\$26.57
					Involce Total:		\$1,720.57
				,	ravious Balance:		\$4,830.00

policial milestates

Account Balance:

7155 Old Katy Road, Suite 270 | Houston, TX 77024 713.869.6987 Houston | 210.349.3500 San Antonio

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

September 1, 2016

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

INVOICE

Description Amount Professional fees: Services performed as Contract Director of Economic Development for August, 2016.

\$1,250.00

Total amount due

\$1,250.00

Marketton by

Thank you,

Ray C. Lawrence

(Hgn	trace Management D strict			F	AY ESTIMATE NO. :
	adade Entranzements - Phase 1 ELA & WERNIEMER				K677 July No. 3001-251 24-Aug-11
Own	tor:		Contractor:		-
	Montrose Management District 5020 Montrose Blvd. Suite 311 Houston, Texas 77005 Attention: Mr. Josh Hawas		Landscape Art, Inc. 2303 Dickinson Aven League Cây, Texas 7	itao	
Coo	tract Information:	PAY ESTIMATE NO. 2	August 24 5046		
	Contract Date: Notice to Proceed Date: Contract Celunder Days Calendar Days Calendar Days	February 8, 2016 May 27, 201-	i		
	Approved Extensions Remaining Catendar Days	27	*		
CON	TRACTOR'S APPLICATION FOR I	PAYMENT	_		
1.	Original Contract Amount		•	\$603,984	.00
2,	Net change by Change Orders			\$ -94,863	.15
3.	CONTRACT SUM TO DAYE.			3 509.120	1.85
4.	TOTAL COMPLETED & STORED TO	DATE (Column G on G70	(3)	\$ 77,507	
5.	RETAINAGE: a_10_ % of Completed Work (Column D+ E on 6763) b % of Stored Staterial (Column F on Gross)		\$\$ \$	<u>-</u>	
	Total Retainings (Line 5e+5b or total in	Column I on G783)		\$ 7,760	.77
, 6 .	TOTAL FARMED LESS RETAINAGE (Line 4 Lens Line & Toles)			69,766	<u>197</u>
7.	LESS PREVIOUS CERTIFICATES (Live & Nove prior Confidence)	FOR PAYMENT		5 23,826	.38
8.	CURRENT PAYMENT DUE			45,930	.59
9.	BALANCE TO FINISH, INCLUDING F (literal lines)	ETAINAGE	\$ 439,363.80	<u> </u>	
	CHANGE ORDER SURMARY		ADDITIONS	DEDUCTION	5]
	Total changes approved in pervious m	onths by Owner	\$ 0.00)	90
	Total approved this Morah		s 0.00	\$ 94,863	.15
		TOTALS			.15
	NET CHANGES by Change Order	***************************************	5 -94,863,18	5	!
Reci	ommended for Payment: Kudela & Weinheimer 7155 Oif Kety Road, Suile 270 Houston, Texas 77024		z##Nonkg	Pirate	
	By: Travia Tricia	_			
	Date: CD49042				

MICHAEL HARDY

INVOICE

949 Rodan Street Houston, TX 77009 512-758-0163

invoke 3	DATE		
13	8/31/2016		
CUSTOMER ID	TERMS		
N/A	N/A		

BILLTO

PAY TO

Elichael Hardy 949 Rectas St. Houston, TX 77009

Parjar # 2011

POST OAK 713.623.0703 | MUSEUM & MEDICAL DIST. 713.942.8889

Minuteman Press - Post Oak 6950 Portwest Drive, Suile 190 Houston, TX 77024 713.623.0703 / Fax, 713.623.4290

INVOICE

Invaice Number

24739

Montrose District 5020 Montrose Blvd. Suite 311

uston, TX 77006

THANK YOU! THANK YOU! THANK YOU!

5,000 Burglary of a Motor Vehicle Brochure [Job 46352]

\$612.15

Sub Total Invoice Total \$612.15 \$612.15

Balance Due

\$612,15

Thank blow!

phillippins

50% Deposit, COD Make check payable to MINUTEMAN PRESS - POST OAK.
Please remit to 4212 Sen Felipe Rd., PMS#386, Houston, TX 77027-2902

COMPLETE AUTOMOTIVE SERVICE - FOREIGN & DOMESTIC



Vehicle : 2014 JEEP GRAND CHEROKEE

VIN: 1C4RJEAG5EC348220

Montrose Car Care Center Repair Order # 0043953 3807 Montroso Blvd Date: 8/22/2016 Houston, TX 77006 713 524-2109 Fax 713-524-0902 Page 1 of 1 Center: 1

License: 1179112

Customer: MONTROSE DISTRICT Address: PO BOX 22167 City: HOUSTON, TX 77227-2167

Phone 1: { 713 } 595-1205 Ext: SUSN Ext: VICT

Fleet#: #5 Mileage: 30011

Trans : AUTO Key#:

Prod: 11/2013

Phone 2: (713) 614-7663 Labor n PariHumber Mileage In: 30011 Mileage Dut: 30011 6.00 ST 1.00 GF 1.00 OZL PILTER EMGING GIL ELIPERNIM DE

I hereby authorize the repair work to be done along with the necessary parts

A network without the Paper work of the good knowledge precision to operate shed matter the validite hermin described on streats, highways or elsewhere, at your described. For the purpose of besting and/or inspection.

Notice hursuant to Ean 70.001, Toxas property Code

Jest be person or squart, acting on behalf of the purson obligated to pay for the repair of the wahrids subject to this repair contract. I understand this wahridle is subject to trace. Commerce Code if a written payment or credit card for the repair is stopp dishonored for lack of finds or because the maker has no account. All Work Thronton of code with it founds to 12000 kills warranty

	Labor:	\$8.95
	Parts:	\$31.69
	Sublet:	\$0.00
CHZ	ter Fees :	\$3.00
	Supplies:	\$0.00
	Subtotal:	\$43.64
s	ales Tax :	\$0.00
Peld By :	Total :	\$43.84
Pay Rof :	Paid:	\$0.00
•	Due:	\$43.54

Montrose Car Care Center 3807 Montrose Blvd Houston, TX 77006 713 524-2109 Fax 713-524-0902

Repair Order # 0043882 Date: 8/17/2016 Page 1 of 1

COMPLETE AUTOMOTIVE SERVICE - FOREIGN & DOMESTIC Vehicle: 2014 JEEP GRAND CHEROKEE LAREDO Customer: MONTROSE DISTRICT

Address : PO BOX 22167 CIIV: HOUSTON, TX 77227-2167 Phone 1: (713) 595-1205 Ext: SUSN

Fleet#: #4 Engine: V6-3.6

VIN: 1C4RJEAG8EC322596

Trans: AUTO

Phone 2: (713) 614-7663 Ext: VICT Mileage: 29945 Parte Labor On Tech Description
NN 001 032HOF-LURATCATE CHASSIS, CHANGE OIL AND
FILTER, YOP OFF FLUTDS, VISIGAL ARFETY
RESPECTATION n Part Number Hileage In: 29945 Milesce Dut: 29945 6.00 ST 1.00 OF 1.00 OIL FILTER DISPOSAL PER pd wick# 5673

I hareby authorism the repair work to be done along with the memessary parts and materials and bereby great you and/or your employees permission to operate the website herein described on streats, highways or elsewhere, at your described not be purpose or testing and/or inspection.

Notice Pursuant to Sec 70.001, Taxas property Code
I as the person or spent, esting one behalf of the person obligated to pay for the repair of the websites subject to this require contract. I inderested this website is subject to the contract of the websites which is subject to representation of the contract of the subject to the contract of the websites which is subject to represent the coordance with Sec 9.503, Yes Numiners Commerce Code if a written payment or credit card for the repair is stopped dishonored for lack of funds or becomes the maker has no account. All Work Parformed comes with 12 month or 12000 Mile warranty

		1
***************************************	Labor;	\$8.95
	Parts;	\$31.69
	Subjet:	\$0.00
Qt	har Fees :	\$3,00
	Supplies:	\$0.00
	Subtotal:	\$43.84
	iales Tax ;	\$0.00
Paid By:	Total:	\$43.64
ay Ref :	Paid:	\$0.00
	Due:	\$43.64

Mr Dirt of Texas (Houston)

3669 Eastex Freeway

Houston, TX 77026 Phone (713)473-2700 Fax (713)473-2701 INVOICE# 67X00145

07/31/16

229281 **ACCOUNTA**

UPON RECIEPT DUE DATE

Please remit top portion with payment

MONTROSE MGMT DISTRICT P O 80X 22167 HOUSTON, TX 77227

1 7,104-00

MONTROSE

AMOUNT 7 104 00

DATE			DESCRIPTION			THUOMA
	LOCATION: I	MONTROSE				
07/06/16	67X00145	SWEEPING-FLAT	SWEEP FLAT RATE O	7/06/16	776.00	1,776.00
07/06/16	1	MAIN LANES			- 1	-,,,,,,,,
07/06/16	Ì	TKT 00017380				
07/07/16	67X00145	SWEEPING-FLAT	SWEEP FLAT RATE OF	7/07/18	776.00	1.776.00
07/07/16	-	BIKE LANES			i	
07/07/16	1	TKT 00017382			- 1	
07/20/16	67X00145	SWEEPING-FLAT	SWEEP FLAT RATE 0	7/20/16	776.00	1.776.00
07/20/16	1	MAIN LANES			- 1	-,
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07/21/t6	67X00145	SWEEPING-FLAT	SWEEP FLAT RATE ()	7/21/16	778.00	1.776.00
07/21/16	i	BIKE LANES			1	-,
07/21/16	1	TKT 00017425				
	ļ	•			ļ	
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		lude the invoice number a \$50.00 charge o	ber on your check. n all returned checks	i.	İ	
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57X0	0145 G	URRENT 30 DA	Y 50 DAY	90 DAY DATI	E 07/31/16	



Invoice

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Nontrose Management District	
1500 Post Oak Blvd., Suite 1600	i
Ffranton, TX 77056	i
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IIIYUICC		
Date	Invoice #	
9/1/2016	43767	

Description	Атопи	Carrier Carrier
Monthly Bookkerning Occupyond with Ten Assence:		1,125.00 75.00 168.75
Schreey Enge Accounted Storage & Retention Service orange appear Total Marindonnable Expenses		28.83
Paulant Stars		
	i	
	Total	\$1,524.04

300 RIVER POINTE DR. - SUITE 130 -CONBOZ, TX 77304 - PHONE 936-736-864 - FAX 936-756-864 \$500 BIVER PLACE BLVD - BUILDING 4, SUITE 104 - ALETIN, TEXAS 78730 - PRONE ST2-782-2400 - FAX 512-793-9968 1300 POST CAE BLVD + SUITE 1600 - HOUTTON, TX 77026 + PHONE 713-623-4339 + PAX 713-629-6859

PERDUE, BRANDON, FIELDER, COLLINS & MOTT LLP Attornoys at Law 1235 North Loop West, Suite 600 Houston, Texas 77008

INVOICE !!	IVC00031853
Type:	
Date	8/5/2018
Page:	1
	Tire

BIN to: Montrose Management District W (HCID 11) Ob Equi-Tax inc. P.O. Box 73109 Houston, Texas 77273

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	Total	\$701.6

PERDUE, BRANDON, FIELDER, COLLINS & MOTTILLP Attorneys at Law 1235 North Loop West, Suite 600 Houston, Texas 77008

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TATALAS	
Date (2)	8/5/2018
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Montrose Management Distinct E(HCID 6) clo Equi-Tax Inc. P.O. Box 73109 Houston TX 77273

Resignation of the control of the co	Est Mile C
otessional Services rendered in the collection of delinquent terms, panalities and interest	\$241,1
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Your Control of the C	dt) \$241.17

Invoice: Caryn Adams

Page 1 of 1

Tawny Tidwell 4333 Harby St. Houston TX 77023

Caryn Adams 5020 Montrose Blvd. #300 Houston TX 77006

0000073 September 1, 2018 Balance Due (USD) \$3,500.00

Task	Time Entry Notes	Rate	Hours	Line Total
General	Social Madia Posting, Monitoring, Scheduling emails, Instant messages, texts with the team reading neighborhood news, programming, lesting and finding content for e-news, compiling and sending out weekly board summary		123	3,075.00
Website Updates	Switching out slider items, filtering convenents, adding events	25.00	7	175.00
Whiting	Editing Michael's work, writing reposits, adding photos, adding tags, etc.	25.00	10	250.00
		otal nount Paid		3,500.00 0.00
	8	alance Due (USD)		\$3,500,00

Terms
Please send payment within 21 days of receiving this invoice. A 1.5% interest charge will be added monthly to late invoices.

Palaku#5477

This involce was sent using FREY(BOOKS



Invoice

Date	Invoice #
M9/2016	21766

Bit To	
Montrose Management District	· .·· · · · · · · · · · · · · · · ·
5020 Montrose BLVD.	
Suite 311	
Housion, TX 77006	

Ship To	
Montrose Management District 5026 Montrose BLVD. Suite 311 Houston, TX 77006	

P.O. Number	Terms	Rep	Ship]		Project
			8/9/2016			
Quantity	Item Code		Descrip	tion	Price Each	Amount
ì	Print Bindory	ON 100# GLOS CUT AND BO Out-of-state sal	SS COVER. K, c, exempt from sail	inder + X & COLORS 44 is lix (# SX & TB	30.00 0.00 0.00%	30.0 0.0 0.0
		<u>.I.</u>			Total	\$30.0

d Graphics \$426 North Gesmer, Houston, TX 77041 PH: 713,460,3260 FAX: 713,460,4210 [custo

WALTER P MOORE

Montrose Management District PO Box 22187 Houston, TX 77227-2167

Invoice # : 0031008071 Project : M031503500 Project Name : USSEARS Order Upling Absor

Invoice Group: "
Invoice Date: 8/21/2018

Altention: David Hawes

For Protossional Services Randored through: 8/21/2016

Max Fee:

Total Salaries

Current Invoice 35,500.03

Prior Billings:

25,287.50

10,232.50 Total Available :

Total this invoice Amount Due This Invoice 360.00

360.00

380.00

Mark E. Willams

102 m/dr#5480



INVOICE

August 31, 2016

Montrose Management District

Due Date: Sept. 12, 2016

ATTENTION: Josh Hawes

MEETING NAME DATE END START ROOM Montrose Management District Meeting 09/12/16 11:00 am 1:30 pm Carol Tatkon Boardroom

Room Rental Fee Parking Tokens (25)

\$ 75.00 \$125.00

Total Due

\$200.00

University of St. Thomas Attu: Cindy Viaud Office of the President 3800 Mantrose Blvd. Houston, Texas 77006

Prince # solin by

WALTER P MOORE

Montrose Management District 5020 Montrose Blvd Suite 311 Houston, TX. 77006

Invoice #: toorsectors Project: Massectors Project Name: Masses Massy Sudes Add Serv

Invoice Group : "
Invoice Date : 7/24/2010

Attention: Tony Allender

For Professional Services Rendered through: 7/24/2016

Email to talondor@hhctp.com
* Special biting instructions *Corribins all phase involves onto one

Professional Personnel

Total Salaries Current Invoice

Max Fee: Prior Gallnas: Total Available : 54,500.00

52.055.00

2,445.00

Total this invoice Amount Due This invoice

1,680,00

1,680.00

pd wlox+15660

TO HALT BY THE LOOKEY, SUITE THIS, HOLDITHY TO AS 77/10 HONE TELESTOOD HA. THE COURTS
WE HERMATTHER ACCOUNTINGSTHES RUSHES THIS COOK SHARE BANK OF REPORT ANY DILLEGARM, HUSERIA FROM HIT HERMATTHE ACCOUNTINGSTHES RUSHES THE STATE OF THE STA



Landscape & Maintenance 10892 Stadow Wood Dr. || Houston TX 77043 Tel 713.462.8552 || Fax 713.690.6461

<u>Invoice</u>

Bill To:

Project Number: Property Name: Terms:

INV-0000125603 July 1, 2016

Montrose Management District PO Box 22167 Hossion, TX 77227

Customer Number: 19712 PO Number:

Remit To: Yelkowanne Landscape PO Box 205742 Dallas, TX 75320-5742

10201183.101 Montrose Management Dishi NET 30

Invoice Due Date: Invoice Amount: Month of Service:

 Description
 Quantity | Unit Price | Amount |

 Monthly Landscape Maintenance
 1
 1,716.66
 1,016.66

Net Invoice: Sales Tax: Invoice Total:

1,916.66 0.00

July 31, 2016 \$1,916.66 July 2016

7d 10/10/14 5/16/1

Should you have any questions or inquiries please call (713) 462-8552.



Landscape Professionals 10892 Shadow Wood Dr. || Houston TX 77043 Tel 713-462-8552 || Fax 713.690.6461

Invoice

INV-0000131913 September 1, 2016

Bill Tu:

AU: Montrose Managoment District PO Box 22167 Houston, TX 77227

Customer Number: 19712 PO Number:

Remit Ta: Yelkowstone Landscape PO Box 205742 Daths, TX 75320-5742

October 1, 2016 \$1,916.66

Branch Code: Project Number: Project Name: Property Address:

Invoice Due Date: Invoice Amount: Month of Service: Sentember 2016

Description to the second seco Monthly Landscape Maintenance

1,916.66

1,916,66

Net Invoice: Sales Tax: Invoice Total:

1,916.66 0.00 1,916.66

pd 11612#51681

Irrigation in Texas is regulated by the Texas National Conversation on Environmental Quality (TCEQ) (MC-178) P.O. Box 13067, Austin, Years 78711-3087 TCEQ's within its wine look state for us

Should you have any questions or inquiries please call (713) 462-8552.

HAWESHILLCALDERON



P.O. Box 22167 Houston TX 77227-2167 Invoice

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

Invoice #: 43015449

> Date: 9/7/2016

Emilian Carlo Carl	Professional consulting, administration, marketing & public relations, August 2016 GlS/mapping, P. Horton, August 2016 In-house postage, photocopies, binding, etc., August 2016 Agenda posting, Harris County Clerk, August 4, 2016 Verizon cell phone, 08/20-09/19/2016 Verizon cell phone, J. Hawes, 08/20-09/19/2016, 50% of shared costs Verizon cell phone, G. Larson, 08/19-09/19/2016, 50% of shared costs Reimbursable mileage, parking, tolls, related expenses, as follows: K. Gonzales, July 2016 G. Larson, July 2016 L. Clayton, August 2016 R. Hill, August 2016	\$27,634,69 \$120,48 \$535,48 \$9,00 \$51,38 \$65,23 \$90,06 \$46,44 \$184,44 \$14,04 \$3,24
	THE WORTHSLOW	

Terms: C.O.D.

Sales Tax:

\$0.00

Total Amount:

\$28,754.48

Amount Applied:

\$0.00

Balance Due:

\$28,754.48

Owed As Of: 9/7/2016

QUADAYS

OF PAYE

Name		Period Ending	Service Area			
Dennis C Beec	•	August 2016	Montrose	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	· · · · · · · · · · · · · · · · · · ·	
	Business Mileage	· · · · · · · · · · · · · · · · · · ·		Other Expenses(2)		Bill to Dist.
Date	Destination	Purpose	Mi. Driven	Item	Amount	(Y/N)
08/01/16	Montrose District	Business Ambassador	10			γ
08/02/16	Montrose District	Business Ambassador	12			У
08/03/16	Montrose District	Business Ambassador	10			У
08/04/16	Montrose District	Business Ambassador	12-144			γ
08/08/16	Montrose District	Business Ambassador	10			У
08/09/16	Montrose District	Business Ambassador	15			у
08/10/16	Montrose District	Business Ambassador	12			у
08/11/16	Montrose District	Business Ambassador	14			У
08/15/16	Montrose District	Business Ambassador	14			У
08/16/16	Montrose District	Business Ambassador	22			у
08/17/16	Montrose District	Business Ambassador	12			у
08/18/16	Montrose District	Business Ambassador	14			- у
08/22/16	Montrose District	Business Ambassador	13			У
08/23/16	Montrose District	Business Ambassador	10			- у
08/24/16	Montrose District	Business Ambassador	12			У
08/25/16	Montrose District	Business Ambassador	14			у
08/29/16	Montrose District	Business Ambassador	12		-	У
08/30/16	Montrose District	Business Ambassador	13			у
08/31/16	Montrose District	Business Ambassador	10	Phone Allowance	\$ 45.00	у
· · · · · · · · · · · · · · · · · · ·						
·····						
		Λ				
		1 //	241		\$ 45.00	
		I certify that the above exp	penses were			
		incurred and paid by me-		Business Miles (1) @		
	;	111:02	1	0.54		\$ 130.1
Namus CDE		Lanus CDa	JEA-	Other Expenses (2)		
* Attach		8/3//, Date		Expenses billed to District (Y)		\$ 45.0
		11 -	11/00	Expenses not billed to Di	strict (N)	\$ -
						· —
				Amount Billed to District		\$ 175.1/
		Approval	Date	Total Reimbursement		\$ 175.14

pd w/0x#5643

August 2016 Montrese District V-Deserry K-Beserra Great food.

1938 W. GRAY 713-521-1909

Your cashier was DeWayne

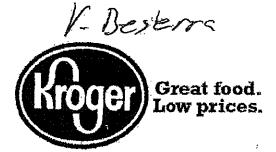
Low prices.

KROGER PLUS CUSTOMER IR SHELL GC ******5155 25.00 25.00 Blnc 25.00 Blnc 25.00 Blnc 25.00 NR GB ************** 飛出 SHELL GC ************* MR SHELL GC 6B ***************3527 MR SHELL GC 25.00 Binc 25.00 25.00 Blnc 0.00 ************* 100.00 TOTAL: 100.00 CASHBACK: 0.00 100.00 0.00 ***************

Great food. Low prices.

> 3300 MONTROSE BLVD. (713) 526-7865 Your cashier was Danielle

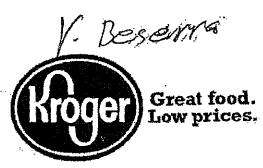
MR SHELL GC GB ************************************	55
######################################	



3300 MONTROSE BLVD. (713) 526-7865 Your cashier was Kennedy

•	
MR SHELL GC	25.00
GB **************	25.00 Blnc
KROGER PLUS CUSTOMER	******5155
MR SHELL GC	25.00
68 ************	25.00 Blnc
MR SHELL GC	25.00
68 *************	25.00 Binc
MR SHELL GC	25.00
	75 00 D1
	25,00 Blnc
TAX	0.00
**** BALANCE	100.00
US DEBIT Purchase	

REF#: 000000 TOT	AL: 100.00
PURCHASE: 100.00 CASH	BACK: 0.00



3300 NONTROSE BLVD. (713) 526-7865 Your cashier was Lateka

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. Authorize the Executive Director to set a date, time, and place for a hearing on the Supplemental Assessment Roll.

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 an update from the Public Safety Committee.



III MONTROSE Patrol Summary

Print to PDF

Shift Period:

Aug-16

Total Hours Worked:

630:00

Total Miles Driven

2,261

Crime Arrest Activity	
Felony Arrests:	4
Misdemeanor Arrests:	42
Charges Filed:	14
Suspects in Jail:	51
atrol Activity	
Calls for Service:	191
Self-Inititated:	231
incident Reports:	16
Accident Reports	0
Locations Checked:	1500
•	

Field Activity	
Parking Tickets:	1
Citations:	0
BMV Report Cards:	1533
Crime Prevention:	977
311 Calls	8
Warrants	
Felony Warrants:	2
Misdemeaner Warrants:	0
City Warrants:	25
SETCIC Warrants:	0

Arrest Summary

nift Period Aug-16	
Charge	# of Arrests
Aggravated Robbery	; 3
Assault by Threat	1
BMV	: 1
City Warrants	. 6
Criminal Trespass	
Felony Warrant	: 2
Public Intoxication	28
Robbery	1
Walking in the Roadway Where Sidewalks a	re Provid 1
Total A	rrests 51

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 an update and recommendations from the Mobility and Visual Improvements Committee.

• Approve Change Orders 1 and 2 from NEC Signs for ID markers



7155 Old Katy Road Suite 270 Houston, Texas 70024

P 713.869.6987 F 713.869.0908

PROJECT: Montrose Esplanades & Identity Markers

Field Report: 005

DATE: 09-07-2016

By: Travis Triola

COPIES: Montrose, K&W File

Weather: Hot, afternoon showers

FIELD REPORT ITEMS

The purpose of the field report is to update Montrose District on the status of the Esplanade & Identity Marker Projects.

Esplanades

A) Budget and Contract

- 1. NTP April 04, 2016
 - a. Contract Calendar Days 120
 - b. Work Stopped on May 17, 2016 43 days charged
 - c. Work Resumed on July 5, 2016
 - Calendar Days Remaining 12
- 2. Original Contract Amount: \$603,984.00
 - a. Change Order 001 (\$94,863.15)
 - 2700 Montrose Removal, Mortar Set Pavers and Lowering of Sanitary Sewer manholes, Additional 28' of Esplanade at 3300 Yoakum, 800 Lovett Blvd. Revised Plans, 900 Lovett Blvd. Revised Plans
 - 1. Total Contract to date \$509,120.85
- 3. Pay Applications
 - Total Paid to Contractor \$23,826.38
 - i. Pay Application #1 \$23,826.38
 - ii. Pay Application #2 \$45,930.59 (submitted this month)

B) Schedule

- 1. 3300 Yoakum, 1000 Lovett, 1100 Lovett
 - a. Weeks of 9/5 9/12 Paver and Irrigation install
 - b. Weeks of 9/19 9/26 Planting
 - c. Scheduled to be Complete 1st week of October

2. 800 & 900 Lovett

- a. Weeks of 9/5 9/12 Layout, excavation, subslab
- b. Weeks of 9/19 9/26 Paver and Irrigation Install
- c. Weeks of 10/3 10/10 Planting
- d. Scheduled to be complete October 17th

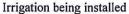


Paver sub-base installed and water meters installed



Manholes lowered







Paver Mockup

Identity Markers

A) Budget and Contract

- 1. NTP April 25, 2016
 - a. Contract Calendar Days 180
 - b. Memorial Day May 30th (+1 day)
 - i. Calendar Days Charged 35
 - ii. Substantial Completion to be 145 days from execution of CO 1&2
- 2. Original Contract Amount: \$542,236.00
 - a. Change Order 001 \$16,541.00
 - i. Change in quantity, location, and service drop locations for signs
 - b. Change Order 002 \$17,349.00
 - i. Fabrication of unistrut racks for remote mounting of NEMA boxes
 - 1. Total Contract to date \$576,126.00
- 3. Pay Applications
 - a. Total Billed by Contractor \$0.00

B) Schedule

- 1. Identity Markers
 - a. All materials in stock, to be fabricated as needed
- 2. Bores
 - a. 2 days average per site
- 3. Electrical
 - a. Installation: 2-3 days per location, 8 weeks
- 4. Footings
 - a. Precast foundation lead time: 4-5 weeks after release
 - b. Installation: 1 day per footing, 3 weeks
- 5. Sign Install
 - a. Installation: 1.5 per day, 2 weeks

C) Open Items

- 1. Permitting
 - a. Blanket Permit vs Individual Permits
- 2. Change Orders 1&2

- 3. Locations for Identity Markers have been staked
 - a. W. Dallas @ Shepherd SE
 - b. W. Gray @ Shepherd NE
 - c. Westheimer @ Shepherd SE
 - d. W. Dallas @ Waugh SE
 - e. W. Gray @ Waugh SE
 - f. W. Dallas @ Montrose esplanade
 - g. W. Gray @ Montrose esplanade
 - h. Westheimer @ Montrose NW
 - i. Westheimer @ Montrose SE
 - j. Richmond @ Montrose SE
 - k. Berthea @ Montrose NW
 - W. Dallas @ Taft SW
 - m. W. Gray @ Taft NW











The state of the s			
PROJECT: (Name and address)	CHANGE ORDER NUMBER: 1 t DATE: 08-16-2016		OWNER □
Montrose Management District Identity Markers	08-16-2016		ARCHITECT □
racinity warkers	<i>y</i>		CONTRACTOR X
TO CONTRACTOR: (Name and address			FIELD □
NEC Signs + Architectural Products 1122 Lauder Road Houston, TX 77039	CONTRACT DATE: 3/14/2016 CONTRACT FOR: Signage		OTHER 🗆
The Contract is changed as follows: (Include, where applicable, any undispression)	uted amount attributable to previously ex	ecuted Constructi	on Change Directives.)
in Phase 1 of the project, and	of work due to revisions in the number Centerpoint revisions to the service d eadsheet for a summary by location.		
The original (Contract Sum) (Guarantee	ed Maximum Price) was		\$ \$542,236.00
The net change by previously authorize	d Change Orders		\$
The (Contract Sum) (Guaranteed Maxis	mum Price) prior to this Change Order w	as	\$ \$542,236.00
	mum Price) will be (increased) (decrease		\$16,541.00
<u>≅</u>	Maximum Price), including this Change (Order, will be \$	\$558,777.00
The Contract Time will be (increased)			()-days.
The date of Substantial Completion as of	of the date of this Change Order, therefore	e, is 145 days from	n approval and receipt of
NOTE: This Change Order does not inc that have been authorized by Construct	rlude changes in the Contract Sum, Contr ion Change Directive until the cost and til Change Order is executed to supersede t	act Time or Guard me have been agre	nteed Maximum Price eed upon by both the
NOT VALID UNTIL SIGNED BY THE ARC	HITECT, CONTRACTOR AND OWNER.		
Kudela and Weinheimer LP	NEC Signs + Architectural Products	Montrose Mar	nagement District
ARCHITECT (Firm name)	CONTRACTOR (Firm name)	OWNER (Firm nan	1e)
7155 Old Katy RD #270, Houston, TX 77024 ADDRESS	ADDRESS ADDRESS	5020 Montrose, S ADDRESS	uite 311, Houston, Tx 77006
BY (Signature)	BY (Signature)	BY (Signature)	
TRAVIS TRIOLA (Typed name)	Sherman H. Hink, (Typed name)	(Typed name)	·
8/17/16	B/17/16	DATE	
DATE	A Contract Document on which this text as		

CAUTION: You should sign an original AIA Contract Document, on which this text appears in RED. An original assures that changes will not be obscured.

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PROJECT: (Name and address)	CHANGE ORDER NUMBER: 1 DATE: 08-16-2016		OWNER [
Montrose Management District Identity Markers	08-10-2016		ARCHITECT
Identity Warkers			CONTRACTOR X
TO CONTRACTOR: (Name and address) NEC Signs + Architectural Products 1122 Lauder Road Houston, TX 77039	ARCHITECT'S PROJECT NUMBER:		FIELD
	CONTRACT DATE: 3/14/2016 CONTRACT FOR: Signage		OTHER 🗆
The Contract is changed as follows: (Include, where applicable, any undisput	ed amount attributable to previously exe	cuted Construction	n Change Directives.)
in Phase 1 of the project, and C	work due to revisions in the number of the service dream to the service dream as the service	of signs, the select op locations from	ion of signs to include those priced in the
The original (Contract Sum) (Guaranteed	Maximum Price) was	\$	\$542,236.00
The net change by previously authorized		\$	0.00
The (Contract Sum) (Guaranteed Maxim		s \$	\$542,236.00
The (Contract Sum) (Guaranteed Maxim) (unchanged)	16 541 00
by this Change Order in the amount of		\$	
The new (Contract Sum) (Guaranteed Ma		rder, will be \$	\$558,777.00
The Contract Time will be (increased) (d	ecreased) (unchanged) by	145 days from	()-days.
The date of Substantial Completion as of	the date of this Change Order, therefore	, is change order.	approvar and receipt of
NOTE: This Change Order does not incl that have been authorized by Constructio Owner and Contractor, in which case a G	ude changes in the Contract Sum, Contra n Change Directive until the cost and tin	nct Time or Guaran ne have been agree	nteed Maximum Price ed upon by both the
NOT VALID UNTIL SIGNED BY THE ARCH	ITECT, CONTRACTOR AND OWNER.		
Kudela and Weinheimer LP	NEC Signs + Architectural Products		agement District
ARCHITECT (Firm name)	CONTRACTOR (Firm name)	OWNER (Firm name	2)
7155 Old Katy RD #270, Houston, TX 77024	1122 Lauder Road, Houston, Tx 77039		ite 311, Houston, Tx 77006
	ADDRESS MALANTIANA	ADDRESS	
BY (Signature)	BY (Signature)	BY (Signature)	
TRAVIS TRIOLA (Typed name)	Sherman H. Hink, (Typed name)	(Typed name)	
8/17/16 DATE	DATE 6/17/16	DATE	
CAUTION: You should sign an original AIA	Contract Document, on which this text ap	pears in RED. An o	riginal assures that

changes will not be obscured.



PROJECT: (Name and address)			
36 . 36	CHANGE ORDER NUMBER: 1		OWNER □
Montrose Management District	t DATE: 08-16-2016		ARCHITECT 🗆
Identity Markers		,	CONTRACTOR X
TO CONTRACTOR: (Name and address)	ARCHITECT'S PROJECT NUMBER:		FIELD 🗆
NEC Signs + Architectural Products 1122 Lauder Road Houston, TX 77039	CONTRACT DATE: 3/14/2016		OTHER [
	CONTRACT FOR: Signage		OTHER LA
The Contract is changed as follows: (Include, where applicable, any undispu	ited amount attributable to previously ex	ecuted Construction	Change Directives.
in Phase 1 of the project, and (f work due to revisions in the number Centerpoint revisions to the service deadsheet for a summary by location.		
The original (Contract Sum) (Guarantee	d Maximum Price) was	\$	\$542,236.00
The net change by previously authorized	l Change Orders	\$	0.00
The (Contract Sum) (Guaranteed Maxim	num Price) prior to this Change Order wa	as \$	\$542,236.00
• • •	num Price) will be (increased) (decreased		16,541.00
The new (Contract Sum) (Guaranteed M	laximum Price), including this Change C	Order, will be \$	\$558,777.00
The Contract Time will be (increased) (c	decreased) (unchanged) by		()-day
, , , , , ,	f the date of this Change Order, therefore	e, is 145 days from a change order.	pproval and receipt
The date of dabstantial completion as o.			
NOTE: This Change Order does not incl that have been authorized by Constructio	lude changes in the Contract Sum, Contro on Change Directive until the cost and tir Change Order is executed to supersede th	act Time or Guarante ne have been agreed	upon by both the
NOTE: This Change Order does not incl that have been authorized by Constructio Owner and Contractor, in which case a	on Change Directive until the cost and tir Change Order is executed to supersede th	act Time or Guarante ne have been agreed	upon by both the
NOTE: This Change Order does not incl that have been authorized by Constructio Owner and Contractor, in which case a c NOT VALID UNTIL SIGNED BY THE ARCH Kudela and Weinheimer LP	on Change Directive until the cost and tir Change Order is executed to supersede th HTECT, CONTRACTOR AND OWNER. NEC Signs + Architectural Products	act Time or Guarante me have been agreed he Construction Chai Montrose Manag	l upon by both the nge Directive
NOTE: This Change Order does not incl that have been authorized by Constructio Owner and Contractor, in which case a NOT VALID UNTIL SIGNED BY THE ARCH Kudela and Weinheimer LP	on Change Directive until the cost and tin Change Order is executed to supersede the HITECT, CONTRACTOR AND OWNER. NEC Signs + Architectural Products CONTRACTOR (Firm name)	act Time or Guarante me have been agreea he Construction Chai	l upon by both the nge Directive
NOTE: This Change Order does not include that have been authorized by Construction Owner and Contractor, in which case a second VALID UNTIL SIGNED BY THE ARCH Kudela and Weinheimer LP ARCHITECT (Firm name) 7155 Old Katy RD #270, Houston, TX 77024	on Change Directive until the cost and tir Change Order is executed to supersede the HITECT, CONTRACTOR AND OWNER. NEC Signs + Architectural Products CONTRACTOR (Firm name)	act Time or Guarante me have been agreed he Construction Chan Montrose Manag OWNER (Firm name) 5020 Montrose, Suite	l upon by both the nge Directive
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NOTE: This Change Order does not include that have been authorized by Construction Owner and Contractor, in which case a second NOT VALID UNTIL SIGNED BY THE ARCH Kudela and Weinheimer LP ARCHITECT (Firm name) 7155 Old Katy RD #270, Houston, TX 77024 ADDRESS	on Change Directive until the cost and tin Change Order is executed to supersede the HITECT, CONTRACTOR AND OWNER. NEC Signs + Architectural Products CONTRACTOR (Firm name) 1122 Lauder Road, Houston, Tx 77039 ADDRESS BY (Signature)	act Time or Guarante me have been agreed he Construction Chan Montrose Manag OWNER (Firm name) 5020 Montrose, Suite ADDRESS	l upon by both the nge Directive.
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PROJECT: (Name and address)	CHANGE ORDER NUMBER: 2		OWNER □
Montrose Management District	DATE: 08-16-2016		ARCHITECT
Identity Markers			CONTRACTOR X
TO CONTRACTOR: (Name and address) NEC Signs + Architectural Products 1122 Lauder Road Houston, TX 77039	ARCHITECT'S PROJECT NUMBER:		FIELD 🗆
	CONTRACT DATE: 3/14/2016 CONTRACT FOR: Signage		OTHER 🗆
The Contract is changed as follows: Include, where applicable, any undispute	ed amount attributable to previously exe	cuted Constructi	on Change Directives.)
concrete piers within 10' of each enclosure to locate the communi	work to include fabrication and instal of 13 sign locations. The rack is to p ications, control, and cooling equipment ions of the lighting control equipment	rovide for moun ent within the sp	iting of a NEMA
The original (Contract Sum) (Guaranteed	Maximum Price) was		\$\$542,236.00
The net change by previously authorized			\$\$16,541.00
The (Contract Sum) (Guaranteed Maximu		s	\$558,777.00
The (Contract Sum) (Guaranteed Maximus this Change Order in the amount of			\$17,349.00
The new (Contract Sum) (Guaranteed Ma	eximum Price), including this Change O	rder, will be \$_	\$576,126.00
38°C			()-day
The Contract Time will be (increased) (de	ecreased) (unchanged) by	C 1950 B 929	
		, is 145 days from	m approval and receipt r.
The date of Substantial Completion as of NOTE: This Change Order does not include that have been authorized by Construction	the date of this Change Order, therefore ide changes in the Contract Sum, Contra in Change Directive until the cost and tin	change order act Time or Guard ne have been agr	r. anteed Maximum Price eed upon by both the
The date of Substantial Completion as of NOTE: This Change Order does not included that have been authorized by Construction Owner and Contractor, in which case a CONOT VALID UNTIL SIGNED BY THE ARCHI	the date of this Change Order, therefore ude changes in the Contract Sum, Control on Change Directive until the cost and tin Change Order is executed to supersede the ITECT, CONTRACTOR AND OWNER.	change order act Time or Guard ae have been agr ae Construction C	r. anteed Maximum Price eed upon by both the Change Directive.
The date of Substantial Completion as of NOTE: This Change Order does not include that have been authorized by Construction Owner and Contractor, in which case a CONT VALID UNTIL SIGNED BY THE ARCHI Kudela and Weinheimer LP	the date of this Change Order, therefore ude changes in the Contract Sum, Contract Change Directive until the cost and tin Change Order is executed to supersede the TECT, CONTRACTOR AND OWNER. NEC Signs + Architectural Products	change order act Time or Guard ne have been agr ne Construction C Montrose Ma	r. canteed Maximum Price eed upon by both the change Directive. nagement District
The date of Substantial Completion as of NOTE: This Change Order does not include that have been authorized by Construction Owner and Contractor, in which case a CONTY VALID UNTIL SIGNED BY THE ARCHI Kudela and Weinheimer LP	the date of this Change Order, therefore ade changes in the Contract Sum, Control of Change Directive until the cost and tin Change Order is executed to supersede the ITECT, CONTRACTOR AND OWNER. NEC Signs + Architectural Products CONTRACTOR (Firm name)	change order act Time or Guard ne have been agr ne Construction C Montrose Ma OWNER (Firm nat	r. conteed Maximum Price need upon by both the Change Directive. nagement District me)
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changes will not be obscured.



PROJECT: (Name and address)	CHANGE ORDER NUMBER: 2		OWNER
Montrose Management Distric	ct DATE: 08-16-2016		ARCHITECT
Identity Markers			CONTRACTOR X
TO CONTRACTOR: (Name and address	s) ARCHITECT'S PROJECT NUMBER:		FIELD 🗆
NEC Signs + Architectural Product	CONTRACT DATE: 3/14/2016		
1122 Lauder Road Houston, TX 77039	CONTRACT FOR: Signage		OTHER 🗆
The Contract is changed as follows: (Include, where applicable, any undisp	nuted amount attributable to previously ex	ecuted Construc	tion Change Directives.)
concrete piers within 10' of ea enclosure to locate the comm	of work to include fabrication and instact of 13 sign locations. The rack is to punications, control, and cooling equipmentations of the lighting control equipment	provide for mou ent within the	inting of a NEMA
The original (Contract Sum) (Guarante	ed Maximum Price) was	*	\$\$542,236.00
The net change by previously authorize	ed Change Orders		\$\$16,541.00
The (Contract Sum) (Guaranteed Maxi	mum Price) prior to this Change Order wa	ıs	\$ 558,777.00
The (Contract Sum) (Guaranteed Maxi by this Change Order in the amount of	mum Price) will be (increased) (decreased	d) (unchanged)	\$17,349.00
The new (Contract Sum) (Guaranteed I	Maximum Price), including this Change C	order, will be \$	\$576,126.00
The Contract Time will be (increased)	(decreased) (unchanged) by		() days.
The date of Substantial Completion as	of the date of this Change Order, therefore	, is 145 days fro	om approval and receipt of er.
that have been authorized by Construct	clude changes in the Contract Sum, Contr ion Change Directive until the cost and tin a Change Order is executed to supersede ti	ne have been ag	reed upon by both the
NOT VALID UNTIL SIGNED BY THE ARC	HITECT, CONTRACTOR AND OWNER.		
Kudela and Weinheimer LP	NEC Signs + Architectural Products	Montrose Management District	
ARCHITECT (Firm name)	CONTRACTOR (Firm name)	OWNER (Firm name)	
7155 Old Katy RD #270, Houston, TX 77024	1122 Lauder Road, Houston, Tx 77039	5020 Montrose, Suite 311, Houston, Tx 77006	
ADDRESS	ADDRESS XUM WOT UHUM—	ADDRESS	
BY (Signature)	BY (Signature)	BY (Signature)	
TRAVIS TRIOLA	Sherman H. Hink,		
(Typed name)	(Typed name)	(Typed name)	
8/17/16	8/17/10	10-1-1-1	
DATE	DATE	DATE	

CAUTION: You should sign an original AIA Contract Document, on which this text appears in RED. An original assures that changes will not be obscured.

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PROJECT: (Name and address)	CHANGE ORDER NUMBER: 2		OWNER
Montrose Management Distri	ct DATE: 08-16-2016		ARCHITECT □
Identity Markers			CONTRACTOR X
TO CONTRACTOR: (Name and address NEC Signs + Architectural Product	•		FIELD 🗀
1122 Lauder Road Houston, TX 77039	CONTRACT DATE: 3/14/2016 CONTRACT FOR: Signage		OTHER []
The Contract is changed as follows: (Include, where applicable, any undisp	nuted amount attributable to previously ex	ecuted Construction	Change Directives.)
concrete piers within 10' of e enclosure to locate the comm	of work to include fabrication and inst ach of 13 sign locations. The rack is to p unications, control, and cooling equipm cations of the lighting control equipmer	provide for mounting the special contraction in	ng of a NEMA
The original (Contract Sum) (Guarante	ed Maximum Price) was	\$	\$542,236.00
The net change by previously authorize	ed Change Orders	\$	\$16,541.00
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The new (Contract Sum) (Guaranteed I	Maximum Price), including this Change C	order, will be \$	\$576,126.00
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that have been authorized by Construct Owner and Contractor, in which case a	clude changes in the Contract Sum, Contro ion Change Directive until the cost and tin Change Order is executed to supersede th	ne have been agreed	upon by both the
NOT VALID UNTIL SIGNED BY THE ARC			
Kudela and Weinheimer LP	NEC Signs + Architectural Products	Montrose Management District	
ARCHITECT (Firm name)	CONTRACTOR (Firm name)	OWNER (Firm name)	
7155 Old Katy RD #270, Houston, TX 77024 ADDRESS	1122 Lauder Road, Houston, Tx 77039 ADDRESS	5020 Montrose, Suite ADDRESS	311, Houston, Tx 77006
1 - 1	Durana Name	ADDRESS	
BY (Signature)	BY (Signature)	BY (Signature)	
	Sherman H. Hink,	- 1 (4.8. mm 2)	
TRAVIS TRIBLA (Typed name)	(Typed name)	(Typed name)	
8/17/18	8/17/16		
DATE	DATE ((DATE	
CAUTION: You should sign an original AI changes will not be obscured.	A Contract Document, on which this text ap	pears in RED. An orig	inal assures that
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Landscape Art to a corner near you

The District proudly announces the start of our Montrose District esplanade beautification project. 3300 Yoakum and 1000 & 1100 Lovett completed by the week of 9/5 with installation of pavers and landscaping. 800 & 900 Lovett completed by the week of 10/3 with a concrete base being poured the week of 9/5. Visit our Esplanade FAQ page for more details at: MontroseDistrict.org/2016/05/esplanade-improvement-project-faq Questions? Contact JHawes@MontroseDistrict.org



follow us and find out move!

MontroseDistrict.org facebook.com/MontroseDistrict @MontroseHTX

DIRTRID BRORTHOM

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

9. Receive an update from the Marketing and Business Development Committee.



AUGUST 2016 MONTHLY PR AND MARKETING REPORT

TO:

Committee Chair, Steve Madden

THROUGH:

Executive Director, David Hawes

FROM:

Communications Director, Gretchen Larson

DATE:

September 12, 2016

PR, Marketing and Business Relations Committee

The Committee Chair reviewed the preliminary Media Outreach Calendar/Strategy and the draft Strategic Communications Plan. The creative team is finalizing the "visuals" to be added to the plan and thereafter, it will be sent to the full committee for review prior to the September 28 quarterly meeting. Per board questions at the August meeting, the draft plan also includes placement of ads in print and on-line publications in addition to the postcard FAQ to be mailed to businesses on a regular basis.

The HOA/Civic Association database has been completed and staff has sent the President or respective representative an email so that they can receive monthly email updates of District activities that we hope they will share with their members. While we know that many of them have signed up to receive news via the website and many also follow us on Twitter or have liked us Facebook, we still think it important to also send them information directly. They will have the option to "opt out" of receiving the emails should they choose to do so.

Ongoing activities included work on the monthly e-newsletter, weekly Friday Board updates of communications outreach, and a postcard of FAQ highlights of District services was mailed to the area businesses. Staff is also working with the Business and Economic Development committee on pre-planning for the Fall Real Estate Forum.

Business Ambassador Program

The BA made 49 visits during August and continues to be well received in the community. The BA Program and the work of the BA, have created a critical connection between the businesses and the District. The BA also assisted with outreach to the business community directly adjacent and around the area where the <u>esplanade project</u> has bene restarted. The flyer (attached at the end of this report) was also shared via the website, with Esplanade FAQ updated accordingly, and via our social media and also with the HOA/Civic representatives.

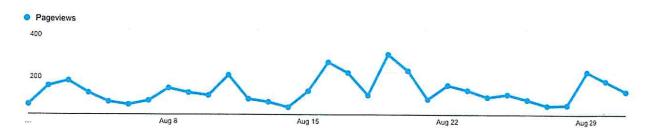
Website

Pageviews for August 1-31, 2016

3,570

Pageviews Last Month: 4,207 1:08 Avg. Session

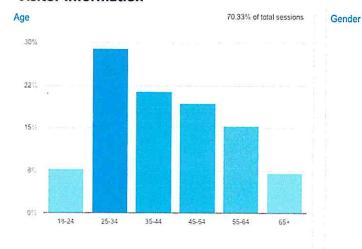
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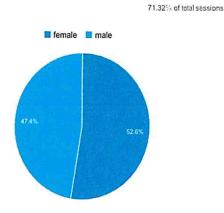


Top 5 Most Viewed Pages

My Montrose: Johnny Carrabba	742
Home Page	463
Montrose Civic Association Raising Money to Hire Another Constable	256
My Montrose: Tammi Wallace	118
Input Sought by Aug. 31 on Future Westheimer Park	88

Visitor Information





TWITTER:

Number of total tweets from August 01-August 31: 73
Increase in Followers for August 2016: 145
Total Followers: 7,885





TOTAL ENGAGEMENTS



496

FACEBOOK:

Total number of 'likes': 19,164 (Up from 18,737 in July 2016)

Total page views this month: 137,141
Total page views in July: 175,423

Top 5 Posts:

Houston's 12 Best Hidden Gem Restaurants	13,695
Signs of Heat Exhaustion/Stroke Warning JPG	7,688
Cheap Lunches Around Houston	6,439
The Pit Room is Now Open	3,739
Rosemont Renovation	2,491







915 POST ENGAGEMENTS



2,722

Top mention earned 377 engagements



Ben Edaburn

@SaintArnold_Ben · Aug 10

Hey @MontroseHTX! Snap a photo w/the @SaintArnold display at @Specs1962 on Westheimer & Montrose win a party! pic.twitter.com/3tNEM5ivh9



41 234 ♥ 5

Twitter

Our top mention for August 2016 is to the left and is from Ben Edaburn, who is in sales at Saint Arnold and tweets as @SaintArnold_Ben. His tweet earned 377 engagements, and we got a few followers from it as people learned about our account. It's great to see important Houston brands engage with us.

Top Tweet earned 2,761 impressions

Ever wonder what @NeighborHOU really does for Houston? Check out this article in @HoustoniaMag! bit.ly/2awhxfi

£73



Above is our most popular tweet, which is a link to a Houstonia Magazine article about the Department of Neighborhoods. This is great because it helped create popular knowledge of what the DoN does, which should help folks understand a little bit more about the different types of entities that currently serve the neighborhood. Houstonia Magazine is a great Twitter partner for us, and will often retweet us because they know we tweet their articles quite frequently.

Facebook

Our most popular share this month is below. **13,695 people saw the post organically** (i.e., we spent no ad dollars). It also received **1,739** link clicks, meaning people who clicked through to see the article. The 266 other clicks could be people clicking to "see more" or to read comments.

As you can see it was also very well-shared among our followers on Facebook, with 72 shares that netted us an additional 46 comments and 62 reactions. Posts like this give us a little boost for our other content, as Facebook knows that people find what our page posts interesting.



13,695 Peop	TO TOO TOO		
255 Reactions	, Comments & Shares		
124 () Like	64 On Post	60 On Shares	
2 O Love	On Post	2 On Shares	
57 Comments	11 On Post	46 On Shares	
72 Shares	72 On Post	On Shares	
1,739 Post Cli	cks		
3 Photo Views	1,470 Link Clicks	266 Other Clicks i	



People often tag each other in our posts to show them to our friends. Here is a selection of comments from the above post.

Statistics

Key Article	Facebook Reach	Twitter Reach	Clicks (Total)
Montrose Civic Association to Raise Money to Hire Constables	1,768	7,900	149
My Montrose: Johnny Carrabba	1,666	15,800	300

^{*}we tweet important articles multiple times to increase their reach

Newsletter Open Rate for August: 29.8% (compare to industry average 23%)



Landscape Art SOON SOON to a corner near you

The District proudly announces the start of our Montrose District esplanade beautification project.

3300 Yoakum and 1000 & 1100 Lovett completed by the week of 9/5 with installation of pavers and landscaping.

800 & 900 Lovett completed by the week of 10/3 with a concrete base being poured the week of 9/5.

Visit our Esplanade FAQ page for more details at:

Visit our Esplanade FAQ page for more details at:

Questions? Contact JHawes@MontroseDistrict.org

Mo follow

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facebook.com/MontroseDistrict
@MontroseHTX

DIALLIQ BIORLHOW

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

10. Receive an update from the Business and Economic Development Committee.

Memorandum

TO:

Montrose Management District Board of Directors

FROM:

District Executive Director

DATE:

August 24, 2016

SUBJECT:

Business & Economic Development Committee Meeting

The Business & Economic Development Committee of the Montrose Management District held its August meeting on August 24, 2016 at Prosperity Bank, 5020 Montrose Blvd. Members attending were Lane Llewellyn, Steve Madden, Ellyn Wulfe, Larry Zomper and Robin Holzer. Staff attending were: Ray Lawrence and Kristen Gonzales. The meeting was called to order at 11:42 AM.

Approval of July Minutes

The minutes of the July 27 meeting were approved as written.

Fall Real Estate Forum

Using the preliminary plan for this event - reviewed at the July meeting - as a discussion guide, Ray Lawrence presented an updated plan to the committee as follows:

- Theme: "What's Coming to Montrose"
- Date and Starting Times:
 - o Wednesday, November 16, 2016
 - o Registration: 11:30 AM 12:00 PM
 - o Lunch and Program 12:00 PM 1:00 PM
- Location: Grapevine Room, 11th floor, ZaZa Hotel
- Master of Ceremonies:
 - o Several choices available. Gretchen providing a list.
 - Will introduce the District and improvements underway (2 minutes)
- Speaker Topics:
 - o "The Future of Lower Westheimer"
 - o "Possible Impacts of TIRZ 27"
 - o "Description and Benefits of the Special Parking Area"

• Sponsorships:

- o Fee: \$1,000.00 invoiced in October by the District
- o Benefits to sponsors: Reserved table for eight, display space at entrance and logos shown on invitation flyers and programs
- To be promoted by personal contacts, posting on website, social media and "Save the Date" flyers emailed to updated 2015 invitation list

• Brochure:

- o New economic development brochure being drafted now
- Order of sections being changed with "District Strengths" and "New Development" sections near the front
- New cover will feature photographs and renditions of existing, under construction and planned buildings
- Economic Development and 2016-2031 Service/Improvement/Assessment Plan brochures to be placed on at every place at the luncheon

• Menu:

- o Good selection of soups, salads, cold entrees, hot entrees, and desserts available
- o Salad, hot entree and dessert selected
- Registration fee for open seating as available: \$35/person. General invitation flyers to be advertised in social media, posted on the website and emailed to updated 2015 invitation list.
- Marketing staff handling:
 - Sponsor and sponsor guest registration
 - o Advance registration of other attendees
 - o Registration of walk-ups
 - o Audio/visual arrangements

Ray Lawrence announced that Hanover Company, developer of the new 30-story Hanover Montrose apartment tower nearing completion, has agreed to be a sponsor again this year

Announcements

Robin Holzer announced that an urban transportation/planning conference highlighting public transit, biking and walking is being held in Vancouver on September 12-15. Anyone wanting details can contact Robin at 713-301-5716 or robin@trafficengineers.com.

Adjournment

The meeting was adjourned at 12:35 PM.

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

11. Receive the Executive Director's Monthly Report.

MONTROSE MANAGEMENT DISTRICT

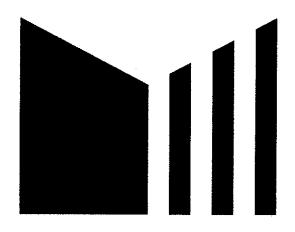
SERVICE PLAN

MONTHLY REPORT

August 8 – September 12, 2016

COMMITTEE ACTIVITY

STAFF ACTIVITY



COMMITTEE ACTIVITY

Mobility and Visual Improvements Committee

The committee met on September 12.

Finance Committee

The committee met on September 12.

Public Safety Committee

The committee did not meet in August.

PR, Marketing and Business Relations Committee

The committee did not meet.

Business and Economic Development Committee

The committee met August 24.

STAFF ACTIVITY

August 8 – September 12, 2016

PR, Marketing and Business Relations Committee

The Committee Chair reviewed the preliminary Media Outreach Calendar/Strategy and the revised Strategic Communications Plan. The creative team is assisting with development of "visuals" to be added to the plan and thereafter, it will be sent to the full committee for review prior to the September 28 quarterly meeting. The draft plan includes placement of ads in print and on-line publications. The HOA/Civic Association database has been completed.

Staff has sent the president/representative an email so that, if they choose to join, they can receive monthly email updates of District activities in addition to news received via e-news and social media to share with their members.

Ongoing activities included work on e-newsletter, weekly Friday Board updates of communications

outreach, FAQ's for District services were incorporated into the website and the corresponding marketing materials are in production. Staff is also working with the Business and Economic Development committee on pre-planning for the Fall Real Estate Forum.

Business Ambassador Program

The BA made 49 visits during August and continues to be well received in the community. The BA Program and the work of the BA, have created a critical connection between the businesses and the District. The BA also assisted with outreach to the business community directly adjacent and around the area where the esplanade project has be restarted. This flyer (attached) was also shared via the website, our social media and with the HOA/Civic representatives.

PR, Marketing, Web and Social Media

See attached report.

Finance Committee

The committee met on September 12th to review and discuss the bookkeeper's report, invoices and various delinquent assessments. The committee recommends approval of the reports and that invoices be paid.



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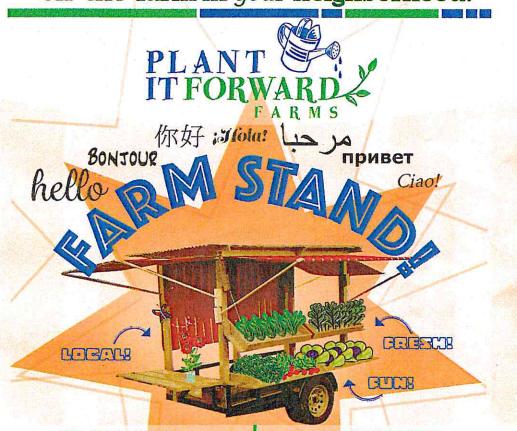
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Buy fresh, locally-grown veggies on-the-farm in your neighborhood!



BRAYS OAKS

10595 Fondren Rd. 77096

Wednesdays 2-7pm Saturdays 9am-2pm Sundays 10am-2pm

MONTROSE

1318 Sul Ross St. 77006 Saturdays 10am-2pm

WESTBURY

12581 Dunlap St. 77035 Saturdays 10am-3pm Sundays 11am-3pm

SHARPSTOWN

7200 Bellaire Blvd. 77074 Opens October 2016!

www.plant-it-forward.org





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