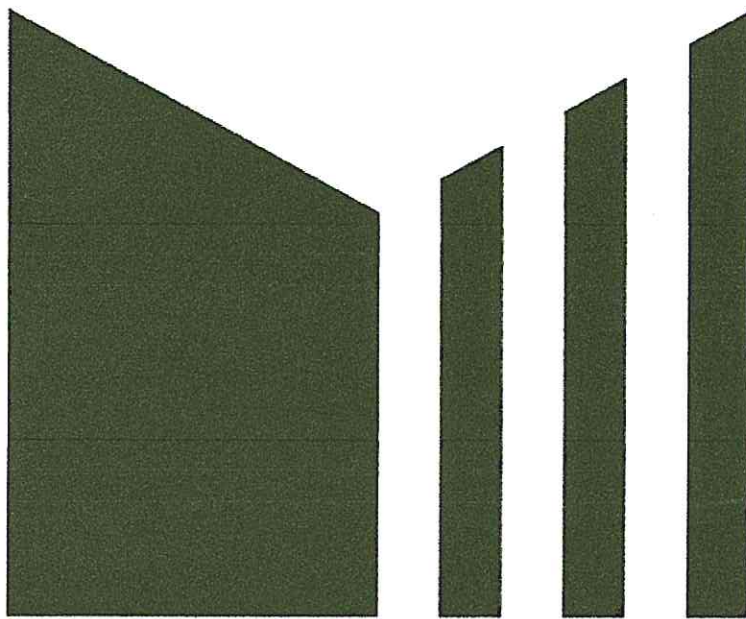


# MONTROSE MANAGEMENT DISTRICT



Agenda and Agenda Materials  
Meeting of the Board of Directors

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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.



\_\_\_\_\_  
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

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**AGENDA MEMORANDUM**

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

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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, <i>Treasurer</i>
Position 2 -	Tammi Wallace	Position 10 -	Michael Grover
Position 3 -	Randy Mitchmore, <i>Vice Chairman</i>	Position 11 -	Ellyn Wulfe
Position 4 -	vacant	Position 12 -	Brad Nagar, <i>Asst. Secretary</i>
Position 5 -	Lane Llewellyn, <i>Secretary</i>	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)

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Secretary



MONTROSE MANAGEMENT DISTRICT  
CITY OF HOUSTON  
HARRIS COUNTY, TEXAS

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AGENDA MEMORANDUM

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

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4. 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**

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**AGENDA MEMORANDUM**

**TO:** Montrose Management District Board of Directors

**FROM:** Executive Director

**SUBJECT:** Agenda Item Materials

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5. 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 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
<b>Total Revenue</b>	<b>13,599.21</b>	<b>469,127.88</b>
Overpayments Presented for Refund	710.16	13,056.36
Overpayments 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:	0
ASSESSED VALUE FOR 2010:	321,530,363	Uncertified:	0
ASSESSED VALUE FOR 2009:	335,823,638	Uncertified:	0
ASSESSED VALUE FOR 2008:	317,045,517	Uncertified:	0
ASSESSED VALUE FOR 2007:	321,497,477	Uncertified:	0

Assessment Collection Account: Compass Bank, Account No. 2530962019

**ASSESSMENT PLAN PROJECTIONS**

YEAR	MAX RATE	PROJECTED LEVY 2%	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR 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	836,279.16	
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

August 2016

## TOP TEN ASSESSMENT PAYERS

PROPERTY OWNERS	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT
PPF AMLI 2221 WEST DALLAS ST LL 200 W MONTROSE ST STE 2200 CHICAGO IL 60606-5070	1269260010001	2221 W DALLAS ST 404	77019 MULTI-FAMILY	76,116,000	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	0261640000027 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 77006-6584	0140670000002 0140250000001 0140250000002	804 PACIFIC ST 77006 2302 GENESEE ST 12 77006 2308 GENESEE ST 77006	VARIOUS COMMERCIAL	7,783,410	9,580.81
	0140250000005 0140670000001 0140670000003 0140670000004	120 FAIRVIEW ST 77006 802 PACIFIC ST 77006 808 PACIFIC ST 77006 811 PACIFIC ST 77006			
	0140670000005 0140670000006 0140670000009 0261510000020	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

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	4119 MONTROSE BVD 77006	OFFICE BUILDINGS	4,994,000	6,242.50
3810 W ALABAMA ST				
HOUSTON TX 77027-5204				
3815 MONTROSE BVD LP	3820 ROSELAND ST 77006	OFFICE BUILDINGS	4,878,309	6,097.89
3815 MONTROSE BVD STE 211	3815 MONTROSE BLVD 77006			
HOUSTON TX 77006-4666				

August 2016						
TOP TEN DELINQUENTS						
PROPERTY OWNER	ACCOUNT NO	SITUS	PROPERTY TYPE	ASSESSMENT YEAR(S)	ASSESSMENT	
BAIRD CHARLES L 2438 WHITE OAK DR HOUSTON TX 77009-7322	92 008 270 000 0005	506 SUL ROSS ST #11 77006	APARTMENT	2012 - 2015	3,377.13	
TREVINO EDUARDO & AMERICA 2313 MONTROSE BLVD HOUSTON TX 77006-1251	92 018 046 001 0001	1018 FAIRVIEW ST 77006	RESTAURANT	2015	1,924.58	
SPUR APARTMENTS LLC * 6015 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 77006	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 CUBE CORPORATION 3302 WILLOWICK CT SUGAR LAND TX 77478-4049	92 026 136 000 0014	630 HAWTHORNE ST #8 77006	APARTMENT	2015	586.86	
UP-STAIRS DOWNSTAIRS LLC 609 COLQUITT ST HOUSTON TX 77006-5623	92 023 062 000 0013	609 COLQUITT ST 77006	RETAIL	2015	541.98	

\* Pending HCAD Value Lawsuits

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

Jur 930

**Summary**

For Tax Years 2007-2015, for the period of June 2009 through July 2016

**Settled**

827,575,868	Original value of <b>Settled</b> accounts as of 8/12/2016
241	Number of <b>Settled</b> accounts as of 8/12/2016
165,904,299	Reduction in value of <b>Settled</b> accounts
<b>20.05%</b>	Average % reduction in value of <b>Settled</b> accounts

**Unsettled**

75,671,767	Original value of <b>Unsettled</b> accounts as of 8/12/2016
45	Number of <b>Unsettled</b> accounts as of 8/12/2016

.125 Tax rate per \$100 valuation

<b>\$18,962</b>	Estimated reduction in assessment on	45	Unsettled accounts, based on <b>20.05%</b> average
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**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

Revenue:	Current Month	Year to Date
2015 Assessment Collected	11,194.43	1,209,758.54
2014 Assessment Collected	655.74	-4,087.24
2013 Assessment Collected	863.96	5,665.33
2012 Assessment Collected	737.28	2,856.15
2011 Assessment Collected	273.63	719.13
2010 Assessment Collected	0.00	445.50
Penalty & Interest	4,186.11	17,902.89
Overpayments	175.20	2,916.97
CAD Lawsuits	5,764.40	50,622.62
CAD Corrections	0.00	0.00
Collection Fees	4,440.19	8,971.00
Estimated Payments	0.00	0.00
Court Fees	0.00	0.00
<b>Total Revenue</b>	<b>28,290.94</b>	<b>1,295,770.89</b>
Overpayments Presented for Refund	0.00	44,261.65
Overpayments Applied to Assessment	0.00	0.00

ASSESSED VALUE FOR 2015:	<b>1,186,478,451</b>	Uncertified:	<b>0</b>
ASSESSED VALUE FOR 2014:	<b>1,065,585,972</b>	Uncertified:	<b>0</b>
ASSESSED VALUE FOR 2013:	<b>907,921,606</b>	Uncertified:	<b>0</b>
ASSESSED VALUE FOR 2012:	<b>778,211,276</b>	Uncertified:	<b>0</b>
ASSESSED VALUE FOR 2011:	<b>707,049,655</b>	Uncertified:	<b>0</b>
ASSESSED VALUE FOR 2010:	<b>694,292,461</b>	Uncertified:	<b>0</b>

Assessment Collection Account: Compass Bank, Account No. 2530962086

**ASSESSMENT PLAN PROJECTIONS**

YEAR	MAX RATE	PROJECTED LEVY 2%	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR AVERAGE @ 10%
2010	0.12500	867,869	824,475	\$867,868.55	
2011	0.12500	885,226	840,965	\$883,399.06	
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		645,198

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**

August 2016						
PROPERTY OWNER	TOP TEN ASSESSMENT PAYERS			PROPERTY TYPE	VALUE	ASSESSMENT
	ACCOUNT NOS	SITUS				
FINGER FSC MONTROSE LTD 99 DETERING ST STE 200 HOUSTON TX 77007-8259	1215190010001	4899 MONTROSE BLVD 187 77006		MULTI - FAMILY	80,050,581	100,063.23
WEINGARTEN REALTY INVESTORS 0591-001	0442250000001	2005 W GRAY ST 77019		VARIOUS COMMERCIAL	80,119,087	98,401.95
P O BOX 924133	0442250000170	1963 W GRAY ST 77019				
HOUSTON TX 77292-4133	0442250000169	1963 W GRAY ST 77019				
	0442250000168	2028 W GRAY ST 77019				
	0442250000145	2001 W GRAY ST 77019				
	0442250000110	2020 W GRAY ST 77019				
	0442250000105	2010 W GRAY ST 77019				
	0442250000005	2002 W GRAY ST 77019				
	0442250000002	1950 W GRAY ST 77019				
	0442250000171	2017 W GRAY ST 77019				
US REIF WESTHEIMER APARTMENTS TX LLC 1270 SOLDIERS FIELD RD BRIGHTON MA 02135-1003	1286390010001	2001 WESTHEIMER RD 244 77098		MULTI - FAMILY	47,000,000	58,750.00
ANBIL IL-R O L P	0730810030011	1505 W CLAY ST 77019		SHOPPING CENTER	43,727,639	54,659.55
105 TOWN CENTER RD STE 10	1170070010001	1422 W GRAY ST 77019				
KING OF PRUSSIA PA 19406-2394	1170070020001	1414 WAUGH DR 77019				
	0730810030007	1521 W CLAY ST 77019				
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					
TOP TEN ASSESSMENT PAYERS					
FINGER-FSG DUNLAVY LTD	1345350010001	3833 DUNLAVY ST #399	77006	APARTMENT	29,325,530
% THE FINGER COMPANIES					36,656.91
99 DETERING ST STE 200					
HOUSTON TX 77007-8289					
MONTROSE REAL ESTATE PARTNERS LTD	1327190010001	0 W ALABAMA ST	77098	SUPERMARKET	28,649,155
C/O PROPERTY TAX DEPT	1327190010002	1701 W ALABAMA ST	77098		35,811.44
P O BOX 839999					
SAN ANTONIO TX 78283-3999					

**August 2016**

## D Value Lawsuits

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

Jur 939

**Summary**

For Tax Years 2010-2015, for the period of September 2010 through July 2016

**Settled**

1,482,193,543	Original value of <b>Settled</b> accounts as of 8/12/2016
450	Number of <b>Settled</b> accounts as of 8/12/2016
141,907,013	Reduction in value of <b>Settled</b> accounts
9.57%	Average % reduction in value of <b>Settled</b> accounts

**Unsettled**

138,455,392	Original value of <b>Unsettled</b> accounts as of 8/12/2016
79	Number of <b>Unsettled</b> accounts as of 8/12/2016

.125 Tax rate per \$100 valuation

<b>\$16,570</b>	Estimated reduction in assessment on 79 Unsettled accounts, based on 9.57% average
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**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*.

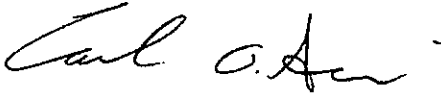
**Suit pending:**

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. Caldwell \$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

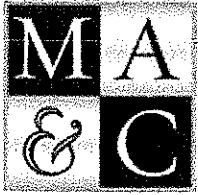
PerdueBrandonFielderCollins&Mott LLP  
ATTORNEYS AT LAW

Email: [csandin@pbfcml.com](mailto:csandin@pbfcml.com)

Office: 713-802-6965 (Direct Line)

Mobile: 713-824-1290

Fax: 713-862-1429



MUNICIPAL ACCOUNTS  
& CONSULTING, L.P.

## **Montrose Management District**

### **Bookkeeper's Report**

September 12, 2016

Montrose Management District  
**Cash Flow Report - Checking Account**  
As of September 12, 2016

Num	Name	Memo	Amount	Balance
BALANCE AS OF 08/09/2016				\$22,204.73
<b>Receipts</b>				
	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	
<b>Total Receipts</b>				227,608.23
<b>Disbursements</b>				
5592	Haksm Properties LLC	VOID: Assessment Refund - \$50.80	0.00	
5619	Bankcard Center	Credit Card Expenses	(384.00)	
5620	Comcast	Office Expense	(200.74)	
5622	Harris County Treasurer	Legal Fees	(5,069.45)	
5623	Verizon Wireless	Cell Phone Expense	(80.08)	
5624	Touch Thirty Three, Inc.	I D Markers	(41,428.83)	
5625	Mike Sullivan	Vehicle Registration Renewal	(65.25)	
5626	Hotel ZaZa	Fall Luncheon Deposit	(1,000.00)	
5627	Aaron M Day	Security Expense	(3,763.88)	
5628	Brian M Alms	Security Expense	(415.57)	
5629	Charles Starks	Security Expense	(971.50)	
5630	John E Obenhaus	Security Expense	(1,320.07)	
5631	Joseph C Mabasa	Security Expense	(3,914.67)	
5632	Juan Arroyo	Security Expense	(1,923.87)	
5633	Juan J Chavez-Resendiz	Security Expense	(1,787.76)	
5634	Lee T Jaquarya	Security Expense	(2,854.16)	
5635	Leon Laureano.	Security Expense	(2,031.67)	
5636	Ricardo Gonzales	Security Expense	(463.69)	
5637	Richard J Bass	Security Expense	(812.15)	
5638	Todd L Thibodeaux	Security Expense	(1,553.30)	
5639	Victor Beserra.	Security Expense / Coordinator Fee	(3,964.18)	
5640	5020 Investments Ltd.	Assessment Refund	(562.50)	
5641	Demo Kouzounis	Assessment Refund	(653.69)	
5642	F L Toy LTD	Assessment Refund	(96.27)	
5643	James A. Winters	Assessment Refund	(20.32)	
5644	Leslie J Swift Jr	Assessment Refund	(80.59)	
5645	Linh Nguyen	Assessment Refund	(50.80)	
5646	Public Storage Inc	Assessment Refund	(314.79)	
5647	Shepherd Investors	Assessment Refund	(4,130.01)	
5648	Shurgard Fremont Partners	Assessment Refund	(497.50)	
5649	Shurgard Institutional FND	Assessment Refund	(508.97)	
5650	Skipper Beverage Company LLC	Assessment Refund	(64.60)	
5651	Sloan Properties LLC	Assessment Refund	(237.01)	
5652	Stephanie Macey	Assessment Refund	(250.00)	
5653	TM3WM LLC ET AL	Assessment Refund	(430.88)	
5654	Lewis Lending LLC	Overpayment Refund	(8.27)	
5655	Martha Failing	Overpayment Refund	(166.93)	
5656	Naomitsu & Maemi Yoshida	Overpayment Refund	(20.52)	
5657	Random Interests LLC	Overpayment Refund	(8.76)	
5658	Allen Boone Humphries Robinson LLP	Legal Fees - Petition for Dissolution	(29,989.50)	
5659	ALLY	Vehicle Lease	(938.00)	

**Montrose Management District**  
**Cash Flow Report - Checking Account**  
As of September 12, 2016

Num	Name	Memo	Amount	Balance
<b>Disbursements</b>				
5660	Chris Labod	Website Maintence	(350.00)	
5661	CKP Communication Group LLC	Communication Services	(2,000.00)	
5662	Cracked Fox	Graphic Design & Marketing Services	(3,795.00)	
5663	Dennis C. Beedon	Business Ambassador Program Services	(2,975.14)	
5664	Equi-Tax, Inc.	Tax Services	(1,795.63)	
5665	Gandy Squared Lighting Design	Bridge Lighting Design	(6,930.00)	
5666	Greater East End Management District	Graffiti Abatement	(5,600.00)	
5667	Hawes Hill Calderon, LLP	Consulting & Admin Fee	(28,754.48)	
5668	Kudela & Weinheimer	Esplanade Enhancements	(1,720.57)	
5669	Landscape Art, Inc.	Esplanade Enhancements - Phase 1	(45,930.59)	
5670	Lawrence & Associates	Economic Development	(1,250.00)	
5671	Michael Hardy	Marketing	(500.00)	
5672	Minuteman Press - Post Oak	Montrose District Brochure	(612.15)	
5673	Montrose Car Care Center	Vehicle Maintenance	(87.28)	
5674	Mr. Dirt of Texas	Street Sweeping Expense	(7,104.00)	
5675	Municipal Accounts & Consulting, L.P.	Bookkeeping Fees	(1,524.04)	
5676	Perdue Brandon, Fielder, Collins & Mott	Delinquent Tax Collection	(942.80)	
5677	Tawny Tidwell	Social Media Consulting Services	(3,500.00)	
5678	United Graphics	Postcards	(30.00)	
5679	University of St. Thomas	Meeting Expenses	(200.00)	
5680	Walter P. Moore	Montrose Mobility Study & US 59 Arch Bridge Lig	(2,040.00)	
5681	Yellowstone Landscape & Maintenance	Landscape Maintenance - 2 Months	(3,833.32)	
5682	5020 Investments Ltd	Office Lease Expense	(1,200.00)	
5683	Bankcard Center	Credit Card Expense - Holding Check	0.00	
5684	Comcast	Office Expense - Holding Check	0.00	
5685	Harris County Treasurer	Legal Fees - Holding Check	0.00	
5686	Verizon Wireless	Cell Phone Expense - Holding Check	0.00	
ACH	United States Treasury	Monthly Payroll Taxes	(8,960.06)	
<b>Total Disbursements</b>				<u>(244,669.79)</u>
<b>BALANCE AS OF 09/12/2016</b>				<u><u>\$5,143.17</u></u>



**Montrose Management District**

**Account Balances**

**As of September 12, 2016**

<b>Financial Institution (Acct Number)</b>	<b>Issue Date</b>	<b>Maturity Date</b>	<b>Interest Rate</b>	<b>Account Balance</b>	<b>Notes</b>
<b>Fund: Operating</b>					
<b>Certificates of Deposit</b>					
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
<b>Money Market Funds</b>					
TEXAS CLASS (XXXX0001)	04/12/2016		0.55 %	65,152.16	
<b>Checking Account(s)</b>					
PROSPERITY BANK (XXXX9069)			0.25 %	5,143.17	Checking Account
<b>Totals for Operating Fund:</b>				<b>\$1,170,295.33</b>	
<b>Grand total for Montrose Management District:</b>				<b>\$1,170,295.33</b>	

**Montrose Management District**  
**Summary of Pledged Securities**

As of September 12, 2016

<b>Financial Institution: ALLEGIANCE BANK</b>		
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	
<b>Financial Institution: COMPASS BANK-PREMIER</b>		
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	
<b>Financial Institution: FIRST STATE BANK</b>		
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	
<b>Financial Institution: GREEN BANK</b>		
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	
<b>Financial Institution: ICON BANK</b>		
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	
<b>Financial Institution: PIONEER BANK</b>		
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	
<b>Financial Institution: POST OAK BANK</b>		
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	
<b>Financial Institution: PROSPERITY BANK (Depository Bank)</b>		
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
Ratio of pledged securities to investments:	755.51 %	

**Montrose Management District**  
**Summary of Pledged Securities**

As of September 12, 2016

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	X		
ALLY	Vehicle Lease (2)	938.00	X		X
ALLY	Personal Property Taxes			X	
Bankcard Center	Credit Card Expenses	384.00		X	X
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		X
CKP Communication Group LLC	Communication Services	2,000.00		X	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		X		
Dennis C. Beedon	Business Ambassador Program Services	2,975.14	X		X
Dero Bike Rack Co.	Bike Racks		X		
e-Vision 1 Productions, LLC	MMD Video Archive		X		
Equi-Tax, Inc.	Tax Services	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		X		
Houston Business Journal	Legal Notices		X		
Kafoglis Construction	Bike Racks		X		
Kudela & Weinheimer	Esplanade Enhancements	1,720.57	X		X
Landscape Art, Inc.	Esplanade Enhancements - Phase 1	45,930.59	X		X
Lawrence & Associates	Economic Development	1,250.00	X		X
Magoo's Print Shop	Marketing Expenses		X		
Mark Burton, P.L.L.C.	Annual Financial Report		X		
McCall, Gibson, Swedlund, Barfoot, PLLC	Audit Expense		X		
Michael Hardy	Marketing	500.00	X		X
Minuteman Press - Post Oak	Brochure	612.15	X		X
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 Partners LLC	Calendar Maintenance		X		
Perdue Brandon, Fielder, Collins & Mott	Delinquent Tax Coll	942.80	X		X
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		X
Texas State Comptroller	Unclaimed Property		X		
Texas Municipal League	Insurance Expense			X	
Tradition Bank	Legal Cost		X		
TSG Reporting, Inc.	Public Hearing			X	
Twisted Mister Promotions	HEB Recycle Event		X		
TXDOT	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	X		X
Verizon Wireless	Cell Phone Expense	80.08		X	X
Walter P. Moore	Montrose Mobility Study & US 59 Arch Bridge Lighting	2,040.00	X		X
Yellowstone Landscape & Maintenance	Landscape Maintenance - 2 Months	3,833.32	X		X
Xenn	Website		X		

**Montrose Management District**  
**Revenue & Expenditures Total Zone**  
August 2016

Source of Funds	Aug 16	Budget	\$ Over Budget	% of Budget	Jan - Aug 16	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
14110 - Assessments	20,516	20,500	16	100%	2,084,457	2,097,900	(13,443)	99%	2,121,643
14111 - PY Assessments	2,735	667	2,068	410%	4,664	5,333	(669)	87%	8,000
14112 - Assessment Refunds	(8,469)	(5,833)	(2,636)	145%	(51,560)	(46,667)	(4,893)	110%	(70,000)
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 - Miscellaneous Income	0	3	(3)	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	11	(7)	36%	58	90	(32)	64%	135
14390 - Prior Year Ending Fund Balance	0	0	0	0%	780,943	780,943	0	100%	780,943
<b>Total Source of Funds</b>	<b>33,586</b>	<b>18,131</b>	<b>15,455</b>	<b>185%</b>	<b>2,912,919</b>	<b>2,859,893</b>	<b>53,026</b>	<b>102%</b>	<b>2,874,161</b>
<b>Use of Funds</b>									
<b>Business Development</b>									
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)	4%	11,315	50,000	(38,685)	23%	75,000
16125-4 - Total Vendor Support of Project	13,595	17,750	(4,155)	77%	95,249	142,000	(46,751)	67%	213,000
<b>Total 16125 - Marketing &amp; Public Relations</b>	<b>13,849</b>	<b>25,083</b>	<b>(11,234)</b>	<b>55%</b>	<b>106,564</b>	<b>200,667</b>	<b>(94,103)</b>	<b>53%</b>	<b>301,000</b>
16135 - Economic Development Services	1,250	4,167	(2,917)	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%	15,000
16138 - Real Estate Forum	0	510	(510)	0%	0	4,077	(4,077)	0%	6,115
16140 - Web Site Main./Host/I.T.	350	500	(150)	70%	2,800	4,000	(1,200)	70%	6,000
16141 - GIS Services	120	167	(47)	72%	1,897	1,333	564	142%	2,000
<b>Total Business Development</b>	<b>18,333</b>	<b>34,441</b>	<b>(16,108)</b>	<b>53%</b>	<b>145,919</b>	<b>275,518</b>	<b>(129,599)</b>	<b>53%</b>	<b>413,277</b>
<b>Project Staffing &amp; Admin</b>									
16150 - Admin & Management	2,487	2,487	0	100%	19,897	19,897	0	100%	29,845
16160 - Reimbursable Expenses	291	417	(126)	70%	4,480	3,333	1,147	134%	5,000
16170 - Reimbursable Mileage	387	667	(280)	58%	4,794	5,333	(539)	90%	8,000
16180 - Postage, Deliveries	61	167	(106)	37%	1,433	1,333	100	108%	2,000
16190 - Printing & Reproduction	562	771	(209)	73%	5,075	6,167	(1,092)	82%	9,250
16200 - Public Notices, Advertising	9	50	(41)	18%	1,040	400	640	260%	600
16220 - Legal Services	29,990	5,000	24,990	600%	122,782	40,000	82,782	307%	60,000
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	9,600	0	100%	14,400
16291 - Office Equipment	201	208	(7)	97%	1,625	1,667	(42)	97%	2,500
16340 - Auditing Fees	0	0	0	0%	10,020	10,500	(480)	95%	13,000
16530 - Insurance & Surety Bond	0	0	0	0%	8,767	10,000	(1,233)	88%	10,000
<b>Total Project Staffing &amp; Admin</b>	<b>39,128</b>	<b>15,073</b>	<b>24,055</b>	<b>260%</b>	<b>228,490</b>	<b>141,077</b>	<b>87,413</b>	<b>162%</b>	<b>203,865</b>

**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
<b>Security and Public Safety</b>									
15415 - Vehicle Lease	1,003	958	45	105%	7,569	7,667	(98)	99%	11,500
15416 - Vehicle Maintenance	0	208	(208)	0%	0	1,667	(1,667)	0%	2,500
15417 - Vehicle Maint. & Operations	602	600	2	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	(2,917)	0%	13,500	23,333	(9,833)	58%	35,000
15430 - Cell Phone	80	167	(87)	48%	641	1,333	(692)	48%	2,000
16102 - Public Safety Equipment	0	133	(133)	0%	0	1,067	(1,067)	0%	1,600
16110 - Graffiti Abatement	5,600	5,417	183	103%	42,880	43,333	(453)	99%	65,000
16115 - Nuisance Abatement	5,069	5,167	(98)	98%	40,556	41,333	(777)	98%	62,000
16116 - Street Lights	0	233	(233)	0%	1,050	1,867	(817)	56%	2,800
16117 - Project Management	4,422	4,422	0	100%	35,373	35,373	0	100%	53,059
16118 - Security Donation	0	0	0	0%	0	0	0	0%	1,000
<b>Total Security and Public Safety</b>	<b>52,022</b>	<b>53,731</b>	<b>(1,709)</b>	<b>97%</b>	<b>422,275</b>	<b>420,848</b>	<b>(7,573)</b>	<b>98%</b>	<b>645,771</b>
<b>Visual Improvements &amp; Cultural</b>									
16201 - Project Management	829	829	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)	92%	33,235	16,667	16,568	199%	25,000
<b>Total Visual Improvements &amp; Cultural</b>	<b>2,746</b>	<b>10,579</b>	<b>(7,833)</b>	<b>26%</b>	<b>86,043</b>	<b>84,632</b>	<b>1,411</b>	<b>102%</b>	<b>126,948</b>
16580 - Transfer to Capital Budget	0	0	0	0%	1,134,300	1,134,300	0	100%	1,134,300
<b>Total Use of Funds</b>	<b>112,229</b>	<b>113,824</b>	<b>(1,595)</b>	<b>99%</b>	<b>2,017,027</b>	<b>2,065,375</b>	<b>(48,348)</b>	<b>98%</b>	<b>2,524,161</b>
<b>Net Ordinary Source of Funds</b>	<b>(78,643)</b>	<b>(95,693)</b>	<b>17,050</b>	<b>82%</b>	<b>895,892</b>	<b>794,518</b>	<b>101,374</b>	<b>113%</b>	<b>350,000</b>

**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
Other Source/Use of Funds									
Other Source of Funds									
Capital Improvements									
15401 - Transfer from General Fund	0	0	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%	1,134,300	1,134,300	0	100%	2,692,102
Other Use of Funds									
Capital Improvement									
Mobility & Transportation - CPF									
17000 - Project Management	9,949	9,949	0	100%	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%	55,000
17007 - Bike & Pedestrian Path Imp Proj	0	0	0	0%	0	0	0	0%	500,000
17008 - Bridge Lighting Install Project	0	0	0	0%	793,843	750,000	43,843	106%	750,000
Total Mobility & Transportation - CPF	17,239	17,239	0	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%	11,760
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	0	100%	425,000
17104 - Esplanade Installation	0	0	0	0%	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	114,618	(81,555)	29%	0
Planned Reserves	(195,020)	(206,546)	11,526	94%	928,955	909,136	19,819	102%	350,000

**ACCOUNT SUMMARY**

Account Number	XXXX XXXX 1351	Previous Balance	\$814.38
Credit Limit	\$10,000.00	Payments	\$814.38
Available Credit	\$9,616.00	Credits	\$0.00
Statement Closing Date	August 12, 2016	Purchases	\$384.00
Payment Due Date	September 01, 2016	Other Charges	\$0.00
Amount Due	\$0.00	Cash Advances	\$0.00
Min Payment Due	\$30.00	Finance Charges	\$0.00
Days in Billing Cycle	29	New Balance	\$384.00

**TRANSACTIONS**

Trans Date	Post Date	Reference Number	Transaction Description	Amount
08/01	08/01	7476880X/BKQ1V60Z	PAYMENT - THANK YOU	-\$814.38
TOTAL XXXXXXXXXX00001351				\$814.38
GRETCHEN LARSON				
07/26	07/26	2449215K150RK158P	SPROUT SOCIAL	\$59.00
07/31	07/31	2496641K505NWF124G	PACIDBK JPL27AAKU2	\$350.00
08/07	08/07	2469216R309295C35	MAILCHIMP MAILCHIMP.COM GA	\$35.00
TOTAL XXXXXXXXXX00001359				\$384.00

pdw/cr#5019

See Reverse Side for Important Information About Your Account.  
5543 0001 BAH 5 7 10 160812 8 PAGE 1 of 2 11 0596 0000 0000 01A85043 2229

**AmegyBank**  
of Texas

P.O. BOX 28833  
SALT LAKE CITY UT 84138-0833

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

**Make Checks Payable to:**

BANKCARD CENTER  
PO BOX 38833  
SALT LAKE CITY UT 84138-0833

**PAYMENT INFORMATION**

Account Number	XXXX XXXX 1351
Payment Due Date	09/01/16
New Balance	\$384.00
Minimum Payment Due	\$30.00
Post Due Amount	\$0.00
Cash Extended	\$0.00
Total Payment Amount	\$384.00

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

5066 0000:5398000000121351\*

Bill date Aug 23, 2016  
Services from Aug 28, 2016 to Sep 21, 2016

**Your monthly account summary**

Previous balance	97.95
Payment - Thank You Aug 01, 2016	-87.35
New charges	99.85
Other charges and credits	0.52

**\$100.37**  
Payment due Sep 12, 2016

**Amount due**

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](http://xfinity.com/myaccount) or use the My Account app.

Service updates  
See the "additional information" section for upcoming service

**xfinity**

Montrose Mgt Dist 2 Acct

Account number  
8777 70 318 5389279

For service at:  
802 WESTHEIMER RD  
POLICE DIST OFFICE  
HOUSTON TX 77006-3818

Thanks for choosing XFINITY  
from Comcast

Need help?  
Visit [xfinity.com/customersupport](http://xfinity.com/customersupport), use the My Account app, or call 1-800-934-6469 (1-800-XFINITY)

Ready to pay?  
Visit [xfinity.com/myaccount](http://xfinity.com/myaccount) or

Bill date Aug 24, 2016  
Services from Aug 29, 2016 to Sep 28, 2016

**Your monthly account summary**

Previous balance	100.37
Payment - Thank You Aug 07, 2016	-100.37
New charges	68.85
Comcast Business services	0.52
Other charges and credits	

**\$100.37**  
Payment due Sep 13, 2016

**Amount due**

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](http://business.comcast.com/myaccount).

Service updates  
See the "additional information" section for upcoming service

**COMCAST BUSINESS**

The Montrose District #

Account number  
8777 70 318 3578205

For service at:  
5020 MONTROSE BLVD STE 311  
HOUSTON TX 77006-8650

Thanks for choosing Comcast Business

Need help?  
Visit [business.comcast.com/help](http://business.comcast.com/help) or call 1-800-391-3000

Ready to pay?  
Visit [business.comcast.com/myaccount](http://business.comcast.com/myaccount)

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



**INVOICE**

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

(Please detach and mail this top portion with payment)

REMIT PAYMENT TO:  
Harris County Treasurer  
Orlando Sanchez  
1801 Preston, Room 652  
Houston, Texas 77002

Invoice / Statement No.: AR012544

Customer No.: V00071086

Amount Due: 5,069.45  
Amount Paid: 5,069.45

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

pdw/cr#5022

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





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

#5277561

4

pd w/ok #5624

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 Coffman  
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.

pd w/ok #5624

#5277561

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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.

MONTROSE MANAGEMENT DISTRICT

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

TOUCH THIRTY THREE, INC.

Name: Bruce Coffman  
Title: \_\_\_\_\_

pd w/ok #5624



#### VEHICLE REGISTRATION RENEWAL NOTICE

IF YOU NO LONGER OWN THIS VEHICLE PLEASE COMPLETE THE VEHICLE TRANSFER NOTIFICATION ONLINE AT [taxr.texas.gov](http://taxr.texas.gov)

Renew online @ [www.texas.gov](http://www.texas.gov)

VEHICLE INFORMATION	
LICENSE PLATE NUMBER	77NDJB
VEHICLE IDENT. NO.	1FMEU63E28UB10391
YEAR/MAKE/BODY STYLE	2008/FORD/LL
CURRENT EXP. MON. YR.	JUL 2015
TOTAL FEE DUE (in person)	\$ 64.25
IF MAILED	65.25

Renew your annual registration by mail, online or in person. Starting March 1, 2015, your vehicle inspection status will be verified electronically. A passing vehicle inspection is required to obtain registration.

Send bottom part of form, proof of insurance, and correct fee to your county tax office in the enclosed envelope. Make check or money order payable to your local tax assessor-collector. Allow 15 days for processing by mail. Driver's license number required on checks.

FOR QUESTIONS CALL YOUR LOCAL TAX ASSESSOR-COLLECTOR 714-369-2000

CUSTOMER COPY

YOUR CHECK MAY BE CONVERTED TO AN ELECTRONIC FUND TRANSFER. **KEEP TOP SECTION FOR YOUR RECORDS**

#### MAIL SECTIONS BELOW FOR CONVENIENT PROCESSING

AFTER RENEWED, THIS REGISTRATION WILL EXPIRE THE LAST DAY OF: JUL 2016

VEH. CLASS. VEHICLE INFORMATION PASS-TRK  
VEH. IDENT. NO. 1FMEU63E28UB10391  
YEAR/MAKE/BODY STYLE 2008/FORD/LL  
FUEL TYPE  
EMPTY WEIGHT 4300  
CARRYING CAPACITY 1000  
GROSS WEIGHT 5300  
UNIT NO.

VEHICLE OWNER NAME(S) & ADDRESS:  
DAVID HAWES  
HARRIS COUNTY IMPROVEMENT DIST  
PO BOX 22167  
HOUSTON, TX 77227

LICENSE NO. 77NDJB

TOTAL FEE \$ 64.25  
IF MAILED 65.25

SEND THIS PART OF FORM, PROOF OF INSURANCE & CORRECT FEE TO:

RENEWAL RECIPIENT NAME AND ADDRESS:

DAVID HAWES  
HARRIS COUNTY IMPROVEMENT DIST  
PO BOX 22167  
HOUSTON, TX 77227-2167

MIKE SULLIVAN  
HARRIS COUNTY TAX ASSESSOR-COL  
1001 PRESTON  
PO BOX 4089  
HOUSTON, TX 77210-4089

DAVID HAWES

MAIL TO FOR ADDRESS CHANGE

77NDJB 07 035 6/4/25

1FMEU63E28UB10391 0793153650103000



\*\*\*UPDATE ADDRESSES HERE\*\*\*

OWNERS ADDRESS RENEWAL RECIPIENT ADDRESS:

DATE PRINTED: 04/22/2015PM VER: 06 P 110572

COUNTY COPY

VER-38-4 (REV 10/2014) DNT 133101

OVER

VEHICLE TITLES AND REGISTRATION DIVISION

\*\*\*NEW PLATES REQUIRED\*\*\*

NUMBER IN BOX DENOTES PLATE AGE

VEHICLE INFORMATION	
LICENSE NO.	77NDJB
PLT	
REGIS. EXP. MON. YR.	JUL 2016
VEH/REG. CL.	PASS-TRK/TRUCK-LESS/EDL 1 TON
PLATE TYPE/STICKER TYPE	TYP/MS
YEAR/MAKE/BODY STYLE	2008/FORD/LL
REGISTRATION FEE	\$ 52.75
LOCAL FEE	11.50
INSPECTION FEE	0.00
TOTAL FEE	\$ 64.25
IF MAILED	65.25
Donate to Support TX Veterans	\$
Donate \$5 (or more) to State Parks	\$
Donate \$1 to Donate Life Texas	\$
Grand Total Due in Fees & Donations	\$

#5277561

EXECUTION PAGE

THIS IS A GOVERNMENT VEHICLE AND IS EXEMPT FROM THE MOTOR VEHICLE SAFETY RESPONSIBILITY ACT.

**CERTIFICATE OF COVERAGE  
AUTOMOBILE LIABILITY**  
Montrose Management District

This certificate is issued for information only. Montrose Management District is covered through the TMI Intergovernmental Risk Pool (800) 537-6653 for Automobile Liability Coverage in an amount that equals or exceeds the minimum amounts required for non-government vehicles under the Motor Vehicle Safety Responsibility Act.

Entry ID: 6790 Effective Date: 02/15/2016  
To Date: 02/15/2017

1214-A  
7/25/2002

THIS IS A GOVERNMENT VEHICLE AND IS EXEMPT FROM THE MOTOR VEHICLE SAFETY RESPONSIBILITY ACT.

**CERTIFICATE OF COVERAGE  
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Montrose Management District

This certificate is issued for information only. Montrose Management District is covered through the TMI Intergovernmental Risk Pool (800) 537-6653 for Automobile Liability Coverage in an amount that equals or exceeds the minimum amounts required for non-government vehicles under the Motor Vehicle Safety Responsibility Act.

Entry ID: 6790 Effective Date: 02/15/2016  
To Date: 02/15/2017

1214-A  
7/25/2002

pd w/c # 51055

Z

Bill To: Montrose Management District  
Attn: Ray Lawrence

Invoice No: 40,382  
Date: 8/12/2016

Description	Amount
Fall Luncheon Deposit, November 16, 2016	\$ 1,000.00
pd w/c # 51026	
Balance Due: \$ 1,000.00	

Remit To: Hotel ZaZa  
5701 Main Street  
Houston, TX 77005



**Officer Payroll Report**

Print to PDF

Entry	Name	Hours	Rate	Gross Pay	FICA	Net Pay
Aug-16						
Aug-16	Alms, Brian	10.00	\$45.00	\$450.00	\$0.00	\$450.00
Aug-16	Arroyo, Juan	50.00	\$45.00	\$2,250.00	\$0.00	\$2,250.00
Aug-16	Bass, Richard	20.00	\$45.00	\$900.00	\$0.00	\$900.00
Aug-16	Beserra, Victor	25.00	\$45.00	\$1,125.00	\$0.00	\$1,125.00
Aug-16	Chavez-Rendell, Ju	48.00	\$45.00	\$2,160.00	\$0.00	\$2,160.00
Aug-16	Day, Aaron	11.00	\$45.00	\$495.00	\$0.00	\$495.00
Aug-16	Gonzales, Ricardo	12.00	\$45.00	\$540.00	\$0.00	\$540.00
Aug-16	Jaguaria, Lee	81.00	\$45.00	\$3,645.00	\$0.00	\$3,645.00
Aug-16	Laureano, Leon	55.00	\$45.00	\$2,475.00	\$0.00	\$2,475.00
Aug-16	Malasa, Joseph	115.00	\$45.00	\$5,175.00	\$0.00	\$5,175.00
Aug-16	Oberhaus, John	36.00	\$45.00	\$1,620.00	\$0.00	\$1,620.00
Aug-16	Starks, Charlie	26.00	\$45.00	\$1,170.00	\$0.00	\$1,170.00
Aug-16	Thibodeaux, Todd	40.00	\$45.00	\$1,800.00	\$0.00	\$1,800.00
Period Total		13		\$28,350.00	\$0.00	\$28,350.00
Grand Total		13		\$28,350.00	\$0.00	\$28,350.00

**Caryn Adams**

From: Josh Hawes (jhawes@hhclp.com)  
Sent: Tuesday, August 30, 2016 8:02 PM  
To: Caryn Adams  
Subject: Fwd: August 2016  
Attachments: ATT00001.htm; Montrose Patrol Pay August 2016.pdf; Montrose Patrol Receipts August 2016.pdf; ATT00002.htm

Can we get the checks by Thursday?

Begin forwarded message:

From: Victor Beserra <vbeserra@yahoo.com>  
To: Josh Hawes <jhawes@hhclp.com>  
Subject: August 2016

Josh,

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

Let me know when you receive this.

pd w/c # 51039

Victor Beserra



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

DATE: 08/01/2016

LEGAL DESCRIPTION

5020 INVESTMENTS LTD  
5020 MONTROSE BLVD FL 9

LTS 6 7 & 12 & TRS 3 4 5 & 8  
BLK 18  
TURNER N P

HOUSTON TX 77006-6550

5020 MONTROSE BLVD

MONTROSE MD WEST

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

DATE PROCESSED: 08/01/2016

YEAR: 2015  
REF No.: 0893646

RECEIPT NUMBER: 94150258  
DEPOSIT BATCH No.: RP160801

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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-55621</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$562.50.

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.

pd w/ck #5640



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

DATE: 08/09/2016

LEGAL DESCRIPTION

Demo Kouzounis  
2438 Tanglely St  
Houston, TX 77005

LTS 3 & 4 BLK 9  
WEST MANDELL PLACE

1660 ALABAMA ST 10

MONTROSE MD WEST

ACCOUNT NUMBER: 94/054/055/009/0003

DATE PROCESSED: 08/09/2016

YEAR: 2015  
REF No.: 0894049

RECEIPT NUMBER: 94150610  
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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2014-68529</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

pd w/ck #5641



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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 Tanglely St  
Houston, TX 77005

LTS 1 & 4 BLK 9  
WEST MANDELL PLACE

1660 ALABAMA ST 10

MONTROSE MD WEST

ACCOUNT NUMBER: 94/054/055/009/0003

DATE PROCESSED: 08/09/2016

YEAR: 2014  
REF No.: 0894048

RECEIPT NUMBER: 94140604  
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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2014-68529</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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 w/ck #5641



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Customer Service 281.444.3946 fax 281.440.8304

DATE: 08/09/2016

LEGAL DESCRIPTION

Demo Kouzounis  
2438 Tanglely St  
Houston, TX 77005

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

2206 HAZARD ST 16

MONTROSE MD WEST

ACCOUNT NUMBER: 94/052/071/013/0013

DATE PROCESSED: 08/09/2016

YEAR: 2015  
REF No.: 0894047

RECEIPT NUMBER: 94150483  
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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2014-68529</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

pd w/ck #5641



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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 Tanglely St  
Houston, TX 77005

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

2205 HAZARD ST 16

MONTROSE MD WEST

ACCOUNT NUMBER: 94/052/071/013/0013  
YEAR: 2014  
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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2014-68529</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$191.57.

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.

*pdw/ck#5041*



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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 3 & 4A BLK 1  
DEARBORN PLACE

2045 W ALABAMA ST

MONTROSE MD WEST

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

DATE PROCESSED: 08/09/2016  
RECEIPT NUMBER: 94150638  
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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-60313</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

*pdw/ck#5041*



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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

MONTROSE 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.: 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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-60313</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$25.64.

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.

*pdw/ck#5041*



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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

WINTERS JAMES A  
2015 W ALABAMA ST  
HOUSTON

TX 77098-2707

TRS 11 12 & 13A BLK 1  
DEARBORN PLACE

2015 W ALABAMA ST 1

MONTROSE MD WEST

ACCOUNT NUMBER: 94/056/121/000/0011  
YEAR: 2015  
REF No.: 0894052

DATE PROCESSED: 08/09/2016  
RECEIPT NUMBER: 94150644  
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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-59449</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

*pdw/ck#5041*



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17111 Rolling Creek Drive, Suite 200, Houston, Texas 77050  
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 AVE # A  
HOUSTON TX 77098-3401

TR 9A BLK 1  
RICHMOND PLACE  
1927 RICHMOND AVE

MONTROSE MD WEST

ACCOUNT NUMBER: 94/057/121/000/0035 DATE PROCESSED: 07/21/2016  
YEAR: 2014 RECEIPT NUMBER: 94140678  
REF No.: 0893348 DEPOSIT BATCH No.: RP160721

**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:

<input type="checkbox"/> Decrease in Appraised Value	<input type="checkbox"/> Account Prorated
<input type="checkbox"/> Exemption(s) Added	<input type="checkbox"/> Account Deleted
<input type="checkbox"/> Homestead	<input type="checkbox"/> Rendition Penalty Waived
<input type="checkbox"/> Over 65	<input checked="" type="checkbox"/> Other: <u>Cause 2014-6P902</u>
<input type="checkbox"/> Disabled Person	
<input type="checkbox"/> 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 \$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.

*pd w/cr #5044*



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Ad Valorem Tax Assessors / Collectors

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17111 Rolling Creek Drive, Suite 200, Houston, Texas 77050  
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 AVE # A  
HOUSTON TX 77098-3401

TR 9A BLK 1  
RICHMOND PLACE  
1927 RICHMOND AVE

MONTROSE MD WEST

ACCOUNT NUMBER: 94/057/121/000/0035 DATE PROCESSED: 07/21/2016  
YEAR: 2015 RECEIPT NUMBER: 94150685  
REF No.: 0893349 DEPOSIT BATCH No.: RP160721

**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:

<input type="checkbox"/> Decrease in Appraised Value	<input type="checkbox"/> Account Prorated
<input type="checkbox"/> Exemption(s) Added	<input type="checkbox"/> Account Deleted
<input type="checkbox"/> Homestead	<input type="checkbox"/> Rendition Penalty Waived
<input type="checkbox"/> Over 65	<input checked="" type="checkbox"/> Other: <u>Cause 2014-6P902</u>
<input type="checkbox"/> Disabled Person	
<input type="checkbox"/> 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 \$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.

*pd w/cr #5044*



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17111 Rolling Creek Drive, Suite 200, Houston, Texas 77050  
P.O. Box 73109, Houston, Texas 77273  
Customer Service 281.444.3946 fax 281.440.8304

DATE: 07/05/2016

LEGAL DESCRIPTION

Unh Nguyen  
c/o Ad Valorem Tax Management  
1988 Wilcrest Dr Ste #E  
Houston, TX 77042

RES A BLK 1  
VICTORIA OAKS SEC 2  
1425 W GRAY ST

MONTROSE MD WEST

ACCOUNT NUMBER: 94/124/558/001/0001 DATE PROCESSED: 07/05/2016  
YEAR: 2015 RECEIPT NUMBER: 94150783  
REF No.: 0892664 DEPOSIT BATCH No.: RP160705

**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:

<input type="checkbox"/> Decrease in Appraised Value	<input type="checkbox"/> Account Prorated
<input type="checkbox"/> Exemption(s) Added	<input type="checkbox"/> Account Deleted
<input type="checkbox"/> Homestead	<input type="checkbox"/> Rendition Penalty Waived
<input type="checkbox"/> Over 65	<input checked="" type="checkbox"/> Other: <u>Cause 2015-53783</u>
<input type="checkbox"/> Disabled Person	
<input type="checkbox"/> 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 \$50.80.

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

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

*pd w/cr #5043*



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

DATE: 07/21/2016

LEGAL DESCRIPTION

PUBLIC STORAGE INC  
PO BOX 25025  
GLENDALE CA 91221-5025

TR 2 3 4 5 7 8 9 10A & 11A  
BLK 2  
ROSEMONT  
1419 GRAY ST

MONTROSE MD WEST

ACCOUNT NUMBER: 94/052/356/000/0005 DATE PROCESSED: 07/21/2016  
YEAR: 2015 RECEIPT NUMBER: 94150538  
REF No.: 0893347 DEPOSIT BATCH No.: RP160721

**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:

<input type="checkbox"/> Decrease in Appraised Value	<input type="checkbox"/> Account Prorated
<input type="checkbox"/> Exemption(s) Added	<input type="checkbox"/> Account Deleted
<input type="checkbox"/> Homestead	<input type="checkbox"/> Rendition Penalty Waived
<input type="checkbox"/> Over 65	<input checked="" type="checkbox"/> Other: <u>Cause 2015-53411</u>
<input type="checkbox"/> Disabled Person	
<input type="checkbox"/> 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 \$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.

*pd w/cr #5046*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

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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

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

TR A BLK 4  
(HOLLY ST CLOSING)  
MELROSE PLACE  
HAROLD ST

MONTEROSE MD WEST

ACCOUNT NUMBER: 94/026/056/004/0010  
YEAR: 2015  
REF No.: 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
  - ☐ 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 \$28.95.

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.

pt w/c #5417



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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

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

TR B BLK 5  
(HOLLY ST CLOSING)  
MELROSE PLACE  
HAROLD ST

MONTEROSE MD 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.

pt w/c #5417



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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

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

TRS 1 & 8 &  
TRS 6 & 7 BLK 4 & TRS 1 THRU 7  
BLK 5 MELROSE PLACE  
ABST 696 D SMITH  
2611 S SHEPHERD DR

MONTEROSE MD WEST

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

DATE PROCESSED: 08/09/2016  
RECEIPT 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
- ☐ 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 \$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.

pt w/c #5417



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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

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

TR 3  
ABST 696 O SMITH

2025 WESTHEIMER RD

MONTEROSE MD WEST

ACCOUNT NUMBER: 94/044/260/000/0005  
YEAR: 2015  
REF No.: 0894043

DATE PROCESSED: 08/09/2016  
RECEIPT NUMBER: 94150413  
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 \$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.

pt w/c #5417



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77059  
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

TRS 3A 5 & 6  
ABST 696 O SMITH

2005 WESTHEIMER RD

MONTROSE MD 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

**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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-54179</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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 w/ck #54179*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77059  
P.O. Box 73109, Houston, Texas 77273  
Customer Service 281.444.3946 fax 281.440.8304

DATE: 07/21/2016

LEGAL DESCRIPTION

SHURGARD FREMONT PARTNERS  
PO BOX 25025

RES A BLK 1  
SHURGARD OF OAK FARMS

GLENDALE CA 91221-5025

2006 WESTHEIMER RD

MONTROSE MD WEST

ACCOUNT NUMBER: 94/119/751/001/0001  
YEAR: 2015  
REF No.: 0893350

DATE PROCESSED: 07/21/2016  
RECEIPT NUMBER: 94150764  
DEPOSIT BATCH No.: RP160721

**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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-56133</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

*pd w/ck #56133*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77059  
P.O. Box 73109, Houston, Texas 77273  
Customer Service 281.444.3946 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 O SMITH

GLENDALE CA 91221-5025

1419 N GRAY ST 567

MONTROSE MD WEST

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

DATE PROCESSED: 07/21/2016  
RECEIPT NUMBER: 94150403  
DEPOSIT BATCH No.: RP160721

**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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-56111</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$508.97.

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 w/ck #56111*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77059  
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 Hutchison PLLC  
1301 S. MoPac Expressway, Ste 430  
Austin, TX 78746

TR 5 BLK 1  
STRATFORD PLACE

926 WESTHEIMER RD

MONTROSE MD WEST

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

DATE PROCESSED: 08/09/2016  
RECEIPT NUMBER: 94150428  
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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-61252</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$64.60.

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 w/ck #56111*





**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

DATE: 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  
YEAR: 2014  
REF No.: 0894053

DATE PROCESSED: 08/09/2016  
RECEIPT NUMBER: 14110068  
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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-22585</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

*pd w/ok # 5651*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

DATE: 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  
YEAR: 2015  
REF No.: 0894054

DATE PROCESSED: 08/09/2016  
RECEIPT NUMBER: 94150814  
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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-22585</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

*pd w/ok # 5651*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

DATE: 08/09/2016

LEGAL DESCRIPTION

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

LTS 12 & 13 & TRS 14A & 15A  
BLK 2  
FITZ HOMESTEAD

607 RICHMOND AVE

MONTROSE MD EAST

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

DATE PROCESSED: 08/09/2016  
RECEIPT NUMBER: 92150142  
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 2015 year.

The explanation of the change is:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-58278</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$250.00.

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

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

*pd w/ok # 5652*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

DATE: 07/21/2016

LEGAL DESCRIPTION

TM3MM LLC PT AL  
PO BOX 911095  
SAN DIEGO

CA 92191

RES A BLK 1  
SAGE PLAZA WESTHYMER STANFORD

515 WESTHYMER RD

MONTROSE MD EAST

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

DATE PROCESSED: 07/21/2016  
RECEIPT NUMBER: 92150427  
DEPOSIT BATCH No.: RP160721

**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:

- |  |  |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated                          |
| <input type="checkbox"/> Exemption(s) Added          | <input type="checkbox"/> Account Deleted                           |
| <input type="checkbox"/> Homestead                   | <input type="checkbox"/> Rendition Penalty Waived                  |
| <input type="checkbox"/> Over 65                     | <input checked="" type="checkbox"/> Other: <u>CAUSE 2015-58278</u> |
| <input type="checkbox"/> Disabled Person             |  |
| <input type="checkbox"/> 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 \$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.

*pd w/ok # 5653*



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

MONTROSE MD WEST  
DATE: 08/05/2016  
YEAR: 2015  
OVERPAYMENT: \$8.27  
DEPOSIT BATCH NO.: 94-365  
RECEIPT NUMBER: 15109007  
OWNER NAME: LEWIS LENDING LLC  
CHECK NO.: 2072  
ACCOUNT NUMBER: 94/063/039/001/0001  
DATE OF PAYMENT: 07/31/2016  
PAID BY:  
LEGAL DESCRIPTION  
LEWIS LENDING LLC  
2120 WELCH ST  
HOUSTON TX 77019  
RES A BLK 1  
LIVE OAKS 2ND AMEND PAR R/P

1207 S SHEPHERD DR

**NOTICE OF OVERPAYMENT OF TAX**

DISTRICT NAME MONTROSE MD WEST  
OVERPAYMENT AMOUNT \$8.27

REASON: paid August amount with July postmark

AMOUNT OF CHECK: \$975.54 CHECK NO: 2072  
AMOUNT APPLIED: \$967.27 Ref No.: AUGUST  
DIFFERENCE: \$8.27  
COMPLETED BY: DATE:

Make refund payable to:

Address:

City: State: Zip:

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

pdw/ck#5604



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

MONTROSE MD WEST  
DATE: 08/18/2016  
YEAR: 2015  
OVERPAYMENT: \$166.93  
DEPOSIT BATCH NO.: 94-369  
RECEIPT NUMBER: 94150535  
OWNER NAME: FAILING MARTHA  
CHECK NO.: 1061  
ACCOUNT NUMBER: 94/052/286/000/0034  
DATE OF PAYMENT: 08/18/2016  
PAID BY:  
LEGAL DESCRIPTION  
FAILING MARTHA  
1 PINKDALE ST  
HOUSTON TX 77006-6537  
LTS 34 & 35  
COLBY COURT

1 PINKDALE ST

**NOTICE OF OVERPAYMENT OF TAX**

DISTRICT NAME MONTROSE MD WEST  
OVERPAYMENT AMOUNT \$166.93

REASON: overpaid interest on deferred account

AMOUNT OF CHECK: \$625.16 CHECK NO: 1061  
AMOUNT APPLIED: \$458.23 Ref No.: FAILING MARTHA  
DIFFERENCE: \$166.93  
COMPLETED BY: DATE: 8-18-16

Make refund payable to:

Address:

City: State: Zip:

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

pdw/ck#5655



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

MONTROSE MD EAST  
DATE: 08/05/2016  
YEAR: 2015  
OVERPAYMENT: \$20.52  
DEPOSIT BATCH NO.: 92-436  
RECEIPT NUMBER: 92150314  
OWNER NAME: YOSHIDA NAOMITSU & MAEMI  
CHECK NO.: 2539  
ACCOUNT NUMBER: 92/030/245/000/0014  
DATE OF PAYMENT: 07/31/2016  
PAID BY:  
LEGAL DESCRIPTION  
YOSHIDA NAOMITSU & MAEMI  
3210 EL DORADO BLVD  
MISSOURI CITY TX 77459-3012  
LT 14 & TR 15A BLK 1  
ROSSMOYNE

4412 MONTROSE

**NOTICE OF OVERPAYMENT OF TAX**

DISTRICT NAME MONTROSE MD EAST  
OVERPAYMENT AMOUNT \$20.52

REASON: paid August amount with July postmark

AMOUNT OF CHECK: \$2,441.65 CHECK NO: 2539  
AMOUNT APPLIED: \$2,421.13 Ref No.: AUGUST  
DIFFERENCE: \$20.52  
COMPLETED BY: DATE: 8-5

Make refund payable to:

Address:

City: State: Zip:

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

pdw/ck#5650



**Equi-Tax Inc.**  
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

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

MONTROSE MD EAST  
DATE: 08/05/2016  
YEAR: 2015  
OVERPAYMENT: \$8.76  
DEPOSIT BATCH NO.: 92-436  
RECEIPT NUMBER: 92150240  
OWNER NAME: RANDOM INTERESTS LLC  
CHECK NO.: 5239  
ACCOUNT NUMBER: 92/026/141/000/0009  
DATE OF PAYMENT: 07/31/2016  
PAID BY:  
LEGAL DESCRIPTION  
RANDOM INTERESTS LLC  
C/O DAVID L & TERRELL JAMES  
5423 GIBSON ST  
HOUSTON TX 77007-7132  
TRS 9 BLK 15 & TR 14 BLK 15  
MONTROSE

630 W ALABAMA ST 7

**NOTICE OF OVERPAYMENT OF TAX**

DISTRICT NAME MONTROSE MD EAST  
OVERPAYMENT AMOUNT \$8.76

REASON: paid August amount with July postmark

AMOUNT OF CHECK: \$1,042.75 CHECK NO: 5239  
AMOUNT APPLIED: \$1,033.99 Ref No.: AUGUST  
DIFFERENCE: \$8.76  
COMPLETED BY: DATE: 8-5

Make refund payable to:

Address:

City: State: Zip:

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

pdw/ck#5657

August 23, 2015

Montrose Management District  
MM0000-20

Statement Number: 62687

Page: 5

06/30/16	Filing Fees	4.00
06/30/16	Filing Fees	4.00
06/30/16	Filing Fees	3.00
06/30/16	Filing Fees	3.00
06/30/16	Filing Fees	3.00
06/30/16	Filing Fees	3.00
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
06/30/16	Filing Fees	2.00
06/30/16	Filing Fees	3.00
06/30/16	Filing Fees	3.00
06/30/16	Filing Fees	3.00
Total Expenses and Other Items:		272.00

Total Fees: \$ 29,717.50  
Total Expenses and Other Items: \$ 272.00  
Total Amount Due: \$ 29,989.50

Allen Boone Humphries Robinson LLP

August 23, 2016



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

Statement reflects payment(s) received through: 08/22/16

#### Account Summary

Next Payment:	Past Due Payments	Other Unpaid Amounts:
Due Date: 11/13/16	Due Date	Late Charge:
Base Payment: \$469.00	Amount Due	Extension Fee:
Sales/Use Tax:		Summons:
Per. Property Tax:		Registration Fee:
Other Scheduled:		Miscellaneous:
Total:	Total:	Total:

STATEMENT TOTAL: \$469.00

#### Account Information

Account Number: 61192028617  
Make: 14 JEEP GRAND  
VIN: 1C4RJEGAGC322596  
Scheduled End Date: 01/12/17  
Payments Remaining: 2

#### Important Account Message

New email address? Let us know! Keeping your email address current helps prevent you from missing out on important account information and special Ally offers. If your email address has changed or you prefer that we use a different one, please take a moment to log in to your account profile at [www.ally.com/auto](http://www.ally.com/auto) and make any updates.

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

- Automatic Payments - Allow your payment to be conveniently transferred from your checking or savings account to Ally, at no cost to you. Please visit [allyauto.com](http://allyauto.com) for more information.
- Online Payments and Billing Statements - Register for Ally Online Services at [allyauto.com](http://allyauto.com), add your account, then schedule one-time payments at your convenience or go green with e-statements, at no cost to you.
- Payments by phone or payments online by debit cards - To hear available options call 888-925-2559. A third party service provider fee may apply.

Contact Information: You can reach us by visiting [allyauto.com](http://allyauto.com) or call us at 888-925-ALLY(2559)

Do not send cash or post-dated checks. All checks will be processed upon receipt. Make checks payable to ALLY.

MAILED 03/25/16



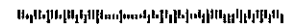
DUE DATE: 11/13/16

ACCOUNT NUMBER: 61192028617  
STATEMENT TOTAL: \$469.00  
TOTAL AMOUNT PAID: \$ 469.00

PO BOX 286922  
BLOOMINGTON MN 55438-0902

THE MONTROSE MANAGEMENT  
PO BOX 22187  
HOUSTON TX 77227

PAYMENT PROCESSING CENTER  
PO BOX 78234  
PHOENIX AZ 85062-8234



04 07 611 9202 7617 2 00046900 7 7 6



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

Statement reflects payment(s) received through: 08/22/16

#### Account Summary

Next Payment:	Past Due Payments	Other Unpaid Amounts:
Due Date: 11/13/16	Due Date	Late Charge:
Base Payment: \$469.00	Amount Due	Extension Fee:
Sales/Use Tax:		Summons:
Per. Property Tax:		Registration Fee:
Other Scheduled:		Miscellaneous:
Total:	Total:	Total:

STATEMENT TOTAL: \$469.00

#### Account Information

Account Number: 61192028617  
Make: 14 JEEP GRAND  
VIN: 1C4RJEGAGC322596  
Scheduled End Date: 01/12/17  
Payments Remaining: 2

#### Important Account Message

New email address? Let us know! Keeping your email address current helps prevent you from missing out on important account information and special Ally offers. If your email address has changed or you prefer that we use a different one, please take a moment to log in to your account profile at [www.ally.com/auto](http://www.ally.com/auto) and make any updates.

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

- Automatic Payments - Allow your payment to be conveniently transferred from your checking or savings account to Ally, at no cost to you. Please visit [allyauto.com](http://allyauto.com) for more information.
- Online Payments and Billing Statements - Register for Ally Online Services at [allyauto.com](http://allyauto.com), add your account, then schedule one-time payments at your convenience or go green with e-statements, at no cost to you.
- Payments by phone or payments online by debit cards - To hear available options call 888-925-2559. A third party service provider fee may apply.

Contact Information: You can reach us by visiting [allyauto.com](http://allyauto.com) or call us at 888-925-ALLY(2559)

Do not send cash or post-dated checks. All checks will be processed upon receipt. Make checks payable to ALLY.

Return the portion below with your payment to the Payment Processing Center address below.

MAILED 03/25/16



DUE DATE: 11/13/16

ACCOUNT NUMBER: 61192028617  
STATEMENT TOTAL: \$469.00  
TOTAL AMOUNT PAID: \$ 469.00

PO BOX 286922  
BLOOMINGTON MN 55438-0902

THE MONTROSE MANAGEMENT  
PO BOX 22187  
HOUSTON TX 77227

PAYMENT PROCESSING CENTER  
PO BOX 78234  
PHOENIX AZ 85062-8234



04 07 611 9202 7617 2 00046900 7 7 4



Chris Labod  
1502 Deer Forest Dr  
Spring TX 77373  
(281) 458-0741

Montrose Management District  
5020 Montrose, Suite 311  
Houston TX 77006

## Invoice

Sep 01, 2016  
Invoice # 2016-09-457  
Website Maintenance

Item	hrs / qty	rate / price	taxes	subtotal
THRD Website Maintenance	00:00	\$350.00		\$350.00
Monthly retainer for Montrose Management District website maintenance				

Subtotal \$350.00

Total due by Sep 15, 2016 \$350.00

pdw/cx #5058

# INVOICE

Montrose Management District

ckp

Invoice Date  
Sep 1, 2016  
Invoice Number  
INV-0282

ckp communications group, llc  
Attention: Carey Kirkpatrick  
PO Box 66223  
HOUSTON TX 77266-6223  
UNITED STATES

Description	Quantity	Unit Price	Amount USD
Monthly retainer fee for communications services (PR only)	1.00	2,000.00	2,000.00
		<b>TOTAL USD</b>	<b>2,000.00</b>

Due Date: Sep 16, 2016



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

pd wick #51041

## PAYMENT ADVICE

To: ckp communications group, llc  
Attention: Carey Kirkpatrick  
PO Box 66223  
HOUSTON TX 77266-6223  
UNITED STATES

Customer: Montrose Management District  
Invoice Number: INV-0282  
Amount Due: 2,000.00  
Due Date: Sep 16, 2016  
Amount Enclosed: 2,000.00

Enter the amount you are paying above

Company Registration No: CKP Communications Group, LLC. Registered Office: Attention: Carey Kirkpatrick, PO Box 66223, Houston, TX, 77266-6223, United States.



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
08/09/16	663	Net 30
Payments/Credits		Balance Due
\$0.00		\$3,795.00

Bill To:

Montrose Management District  
PO Box 22167  
Houston, TX 77227

Item	Description	Quantity	Rate	Amount
marketing	marketing, graphic design and photography, research, meetings and other... for the month of August		0.00	0.00
Design	Issue monthly photographs, albuming, 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
Design	Preliminary design for strategic communications plan - infographic designs	22	75.00	1,650.00
Design	Print and web based design for esplanade notice	3	75.00	225.00
1	Branding, Marketing and Research including logo quality assurance in usage and recreation of logos used in district print collateral	1	75.00	75.00
2	Editing, proof reading, and checking for website, information/typo/proof integrity	1.5	75.00	142.50
3	Meetings, Correspondence, Phone Calls, and invoicing.	1.2	75.00	90.00
4	Photography: editing, color correction, airbrushing, cropping etc.) for use in web and print collateral. Captioning and Keywording of galleries for district: uspsc and external search engines. Archiving district images to external harddrive, websites, and DVDs for backup	5	75.00	375.00
5	Providing licensing, stock photography, and partner requests and print requests. Social media: Facebook/twitter/pinterest/instagram updates, photo galleries, posting, tagging, creation of cover photos. Backup monitoring of Facebook, with response and interaction with visitors requests/questions.	1	75.00	75.00

Total

Thank you for your business

Thank you for your business!

pd wick #51041

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

Bill To:

Montrose Management District  
PO Box 22167  
Houston, TX 77227

Date	Invoice No.	Terms
08/09/16	663	Net 30
Payments/Credits		Balance Due
\$0.00		\$3,795.00

Item	Description	Quantity	Rate	Amount
6	Print and Web resolution creation of files in proper formats for distribution to printers, web developers, partners and staff.	0.5	76.00	37.50

Total \$3,795.00

Thank you for your business

Thank you for your business!

pd wick #51041

Page 2



Date	Invoice No.	Terms
08/09/16	663	Net 30
Payments/Credits		Balance Due
\$0.00		\$3,795.00

Montrose Management District  
PO Box 22167  
Houston, TX 77227

Item	Description	Quantity	Rate	Amount
Business Ambassadors Contract Services				\$2,800.00

Business Ambassadors Contract Services \$2,800.00

Business Ambassadors Contract Services \$2,800.00

Business Ambassadors Contract Services \$2,800.00

Business Ambassadors Contract Services \$2,800.00

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Business Ambassadors Contract Services \$2,800.00

Business Ambassadors Contract Services \$2,800.00

Business Ambassadors Contract Services \$2,800.00

# Equi-Tax Inc.

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

## Invoice

DATE	INVOICE #
9/1/2016	49859



<b>BILL TO</b>
The Montrose District c/o Hawes IIII Calderon LLP PO Box 22167 Houston TX 77227-2167

September 4, 2016

Invoice # MBRDG-30

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

Re: Montrose Management District Bridge Lighting Design

**Lighting Design:**  
Meetings, Submittals and Coordination \$ 6,930.00

**Outstanding Invoices:**  
N/A

**Reimbursable Expenses:**  
N/A

**Total Amount Due:** \$ 6,930.00

Please remit to:

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

Thank You!

DESCRIPTION	AMOUNT
Roll Management, Billing and Collections	1,795.63
Total \$1,795.63	

Page 1 of 2



Greater East End Management District  
P.O. Box 230099  
Houston, TX 77223-0099  
713-828-8916  
equitax@greatereastend.com

## INVOICE

**BILL TO**  
Montrose (HCID#6)  
Bill Calderon, Executive  
Director  
HCID #6 (Montrose)  
P.O. Box 22161-2167  
Houston, TX 77227

INVOICE # 9-97  
DATE 08/31/2016  
DUE DATE 09/30/2016  
TERMS Net 30

DATE	ACTIVITY	QTY	RATE	AMOUNT
06/01/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 34	8	80.00	640.00
06/04/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 16	8	80.00	640.00
06/08/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 27	8	80.00	640.00
06/11/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 9	8	80.00	640.00
06/15/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 30	8	80.00	640.00
06/18/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 33	8	80.00	640.00
06/22/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 44	8	80.00	640.00

Page 2 of 2

DATE	ACTIVITY	QTY	RATE	AMOUNT
08/25/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 43	8	80.00	640.00
08/29/2016	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 26	8	80.00	640.00
Total Sites Abated: 252			<b>BALANCE DUE</b>	<b>\$5,600.00</b>

INVOICE

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

Project Description: Montrose District Esplanade Enhancements—Ph 1

Services Rendered for the Month of July							
INVOICE NUMBER	INVOICE DATE	PAYMENT DUE DATE	OUR PROJECT NO.	BALANCE DUE			
20881	Aug 10, 2016	Sep 09, 2016	MON-551	\$6,650.57			
Fee Summary		Previously Invoiced		Current Invoice		Remaining	
%	Stipulated	% phase Completed	Amount Billed	% complete	Value of Completed	Amount remaining	
Schematic 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	0.00%	\$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	\$5,860.00
	100.00%	\$54,000.00	72.65%	\$39,230.00	3.15%	\$1,700.00	\$13,070.00
Expenses							
Expense Type						Amount	
Messenger						\$28.57	
Expenses Total:						\$28.57	
Invoice Total:						\$1,728.57	
Previous Balance:						\$4,921.00	
Account Balance:						\$6,650.57	

Please make payments to Kudde & Weinheimer. Late payments are subject to penalty fees.

pd w/cr #51008

Page 1 of 1

7155 Old Katy Road, Suite 270 | Houston, TX 77024

713.869.6987 Houston | 210.349.3500 San Antonio

Montrose Management District  
Esplanade Enhancements - Phase 1  
KUDDELA & WEINHEIMER

PAY ESTIMATE NO. 2  
P&T Jan No. 2016-2017  
24 Aug-16

Owner:

Montrose Management District  
5205 Montrose Blvd, Suite 311  
Houston, Texas 77005

Contractor:

Landscape Art, Inc.  
2303 Dickinson Avenue  
League City, Texas 77573

Attention: Mr. Josh Hawes

Contract Information:

PAY ESTIMATE NO. 2, August 24, 2016

Contract Date: February 8, 2016  
Notice to Proceed Date: May 27, 2014  
Contract Calendar Days: 120  
Calendar Days Charged: 93  
Approved Extensions:  
Remaining Calendar Days: 27

CONTRACTOR'S APPLICATION FOR PAYMENT

1. Original Contract Amount	\$	603,984.00
2. Net change by Change Orders	\$	-94,863.15
3. CONTRACT SUM TO DATE	\$	509,120.85
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)	\$	77,507.74
5. RETAINAGE:		
a. 10% of Completed Work (Column D + E on G703)	\$	7,750.77
b. % of Stored Material (Column F on G703)	\$	
Total Retainage (Line 5a+b or total in Column I on G703)	\$	7,750.77
6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)	\$	69,756.97
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 Less prior Certificate)	\$	29,426.35
8. CURRENT PAYMENT DUE	\$	40,330.62
9. BALANCE TO FRESH, INCLUDING RETAINAGE (Line 8 Less Line 9)	\$	439,363.88

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$ 0.00	\$ 0.00
Total approved this Month	\$ 0.00	\$ 94,863.15
TOTALS	\$ 0.00	\$ 94,863.15
NET CHANGES by Change Order	\$	-94,863.15

Recommended for Payment:

Kudde & Weinheimer  
7155 Old Katy Road, Suite 270  
Houston, Texas 77024

By: Travis Tricia

Date: 8/24/2016

cc: K&W/PA

pd w/cr #51009

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

Thank you,

Ray C. Lawrence

pd w/cr #51070

MICHAEL HARDY

949 Radax Street  
Houston, TX 77009  
512-758-6183  
mhardy@gnail.com

INVOICE

Invoice #	DATE
13	8/31/2016
CUSTOMER ID	TERMS
N/A	N/A

BILL TO

Montrose Management District  
PO Box 22167  
Houston, TX 77227

PAY TO

Michael Hardy  
949 Radax St.  
Houston, TX 77009

DESCRIPTION	Date	AMOUNT
My Montrose: Johnny Canabos	8/16/2016	500.00
Thank you for your business!	TOTAL	\$500.00

pd w/cr #51071

POST OAK 713.623.0703 | MUSEUM & MEDICAL DIST. 713.942.8889

6500 Post Oak Blvd., Suite 100, Houston, TX 77024

www.primhouston.com

Minuteman Press - Post Oak

6500 Post Oak Blvd., Suite 100

Houston, TX 77024

713.623.0703 / Fax: 713.623.4290

www.primhouston.com / E-mail: csr@primhouston.com

# INVOICE

Invoice Number 24739  
Invoice Date 7/29/2016

Bill to: Montrose District  
5020 Montrose Blvd. Suite 311  
Houston, TX 77006

Ship to: Montrose District  
Gretchen Larson  
5020 Montrose Blvd. Suite 311  
Houston, TX 77006

THANK YOU! THANK YOU! THANK YOU!  
We appreciate your business from the bottom of our hearts!

5,000 Burglary of a Motor Vehicle Brochure (Job 46352) \$612.15  
Sub Total \$612.15  
Invoice Total \$612.15  
Balance Due \$612.15

Thank You!

pd w/c # 51072

## 50% Deposit CDD

Make check payable to MINUTEMAN PRESS - POST OAK.  
Please remit to 4212 San Felipe Rd., PMB#386, Houston, TX 77027-2902



## Montrose Car Care Center

3807 Montrose Blvd

Houston, TX 77006

713 524-2109 Fax 713-524-0902

COMPLETE AUTOMOTIVE SERVICE - FOREIGN & DOMESTIC

Repair Order # 0043882

Date: 8/17/2016

Page 1 of 1

Center: 1

Customer: MONTROSE DISTRICT  
Address: PO BOX 22167  
City: HOUSTON, TX 77227-2167  
Phone 1: ( 713 ) 595-1205 Ext: SUSN  
Phone 2: ( 713 ) 614-7863 Ext: VICT  
Vehicle: 2014 JEEP GRAND CHEROKEE LAREDO  
License: 1179113 Prod:  
VIN: 1C4RJEA8BEC322596  
Fleet #: #4  
Engine: V6-3.6  
Mileage: 29945  
Trans: AUTO  
Key#: :

Parts				Labor			
Quan	Part Number	Description	Price	Op Tech	Description	Time	Charge
	Mileage In: 29945			PM 0012320P	LUBRICATE CHASSIS, CHANGE OIL AND		8.95
	Mileage Out: 29945				FILTER, TOP OFF FLUIDS, VISUAL SAFETY		
					INSPECTION		
6.00	ST	ENGINE OIL	16.74				
1.00	OF	OIL FILTER	14.95				
1.00		DISPOSAL FEE	3.00				

pd w/c # 51073

OK Bad	Recommendation	OK Bad	Recommendation	OK Bad	Recommendation

I hereby authorize the repair work to be done along with the necessary parts and materials and hereby grant you and/or your employees permission to operate the vehicle herein described on streets, highways or elsewhere, at your discretion, for the purpose of testing and/or inspection.

Notice Pursuant to Sec 70.001, Texas Property Code

I am the person or agent, acting on behalf of the person obligated to pay for the repair of the vehicle subject to this repair contract. I understand this vehicle is subject to repossession in accordance with Sec 9.503, Texas Business Commerce Code if a written payment or credit card for the repair is stopped, dishonored for lack of funds or because the maker has no account. All Work performed comes with 12 month or 12000 Mile warranty

Labor: \$8.95  
Parts: \$31.69  
Sublet: \$0.00  
Other Fees: \$3.00  
Supplies: \$0.00  
Subtotal: \$43.64  
Sales Tax: \$0.00

Paid By: Total: \$43.64  
Pay Ref: Paid: \$0.00  
Due: \$43.64

## Montrose Car Care Center

3807 Montrose Blvd

Houston, TX 77006

713 524-2109 Fax 713-524-0902

COMPLETE AUTOMOTIVE SERVICE - FOREIGN & DOMESTIC

Repair Order # 0043953

Date: 8/22/2016

Page 1 of 1

Center: 1

Customer: MONTROSE DISTRICT  
Address: PO BOX 22167  
City: HOUSTON, TX 77227-2167  
Phone 1: ( 713 ) 595-1205 Ext: SUSN  
Phone 2: ( 713 ) 614-7863 Ext: VICT  
Vehicle: 2014 JEEP GRAND CHEROKEE  
License: 1179112 Prod: 11/2013  
VIN: 1C4RJEA8BEC348220  
Fleet #: #5  
Engine: 3.6L  
Mileage: 30011  
Trans: AUTO  
Key#: :

Parts				Labor			
Quan	Part Number	Description	Price	Op Tech	Description	Time	Charge
	Mileage In: 30011			PM 00120	LUB-LUBRICATE CHASSIS, CHANGE OIL AND		8.95
	Mileage Out: 30011				FILTER, TOP OFF FLUIDS, VISUAL SAFETY		
					INSPECTION		
6.00	ST	ENGINE OIL	16.74				
1.00	OF	OIL FILTER	14.95				
1.00		DISPOSAL FEE	3.00				

pd w/c # 51073

OK Bad	Recommendation	OK Bad	Recommendation	OK Bad	Recommendation

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Notice Pursuant to Sec 70.001, Texas Property Code

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Parts: \$31.69  
Sublet: \$0.00  
Other Fees: \$3.00  
Supplies: \$0.00  
Subtotal: \$43.64  
Sales Tax: \$0.00

Paid By: Total: \$43.64  
Pay 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

INV DATE 07/31/16

ACCOUNT# 229281

DUE DATE UPON RECEIPT

Please remit top portion with payment

MONTROSE MGMT DISTRICT

P O BOX 22167

HOUSTON, TX 77227

SERVICE ADDRESS: MONTROSE (HOUSTON, TX)

AMOUNT YOU ARE PAYING 1,176.00  
Phone#

AMOUNT 7,104.00

DATE	DESCRIPTION	AMOUNT
07/06/16	LOCATION: MONTROSE	
67X00145	SWEEEPING-FLAT MAIN LANES	776.00
07/06/16	TKT 00017380	
07/06/16	67X00145 SWEEEPING-FLAT	776.00
07/07/16	BIKE LANES	
07/07/16	TKT 00017382	
07/20/16	67X00145 SWEEEPING-FLAT	776.00
07/20/16	MAIN LANES	
07/20/16	TKT 00017422	
07/21/16	67X00145 SWEEEPING-FLAT	776.00
07/21/16	BIKE LANES	
07/21/16	TKT 00017425	

pd w/c # 51074

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

INV#	CURRENT	30 DAY	60 DAY	90 DAY	DATE
67X00145	14,208.00				07/31/16
ACCT# 229281					PAGE 1 OF 1

PLEASE PAY THIS AMOUNT 7,104.00





MUNICIPAL ACCOUNTS  
& CONSULTING, LP

## Invoice

Montrose Management District  
1500 Post Oak Blvd., Suite 1600  
Houston, TX 77056

Date	Invoice #
9/1/2016	45767

Description	Amount
Monthly Bookkeeping	1,125.00
Concurred with Tax Assessor	75.00
Additional time for Board Meeting	19.75
Preparation of additional payables	37.50
Delivery	19.21
Mileage	8.10
Document Storage & Retention Service	10.70
Postage	28.83
Copies	50.95
Total Reimbursable Expenses	117.79
pdw/ok #50675	
<b>Total</b>	<b>\$1,524.94</b>

300 RIVER POINTE DR. • SUITE 150 • CONROE, TX 77384 • PHONE 281-756-8444 • FAX 281-756-1844

4500 RIVER PLACE BLVD • BUILDING 4, SUITE 104 • ALTYN, TEXAS 78730 • PHONE 512-785-2400 • FAX 512-785-9965

1300 POST OAK BLVD • SUITE 1600 • HOUSTON, TX 77056 • PHONE 713-623-4339 • FAX 713-629-6839

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

INVOICE #	IVC00031855
TYPE	
Date	8/5/2016
Page	1

### Bill to:

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

Description	Est. Price
Professional Services rendered in the collection of delinquent taxes, penalties and interest July 2016	\$241.17
pdw/ok #50676	
<b>Total</b>	<b>\$241.17</b>

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

INVOICE #	IVC00031853
TYPE	
Date	8/5/2016
Page	1

### Bill to:

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

Description	Est. Price
Professional Services rendered in the collection of delinquent taxes, penalties and interest July 2016	\$701.83
pdw/ok #50674	
<b>Total</b>	<b>\$701.83</b>

Invoice: Caryn Adams

Page 1 of 1

Tawny Tidwell  
4333 Harby St.  
Houston TX 77023

Montrose Management District  
Caryn Adams  
5020 Montrose Blvd. #300  
Houston TX 77006

Invoice # 0000073  
Invoice Date September 1, 2016  
Balance Due (USD) \$3,500.00

Task	Time Entry Notes	Rate	Hours	Line Total
General	Social Media Posting, Monitoring, Scheduling, emails, instant messages, texts with the team, reading neighborhood news, programming, testing and finding content for e-news, compiling and sending out weekly board summary	25.00	123	3,075.00
Website Updates	Switching out slider items, filtering comments, adding events	25.00	7	175.00
Writing	Editing Michael's work, writing reposts, adding photos, adding tags, etc.	25.00	10	250.00
<b>Total</b>				<b>3,500.00</b>
<b>Amount Paid</b>				<b>0.00</b>
<b>Balance Due (USD)</b>				<b>\$3,500.00</b>

### Terms

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

pdw/ok #50677

This invoice was sent using FRESHBOOKS





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

### Invoice

Invoice: INV-0000125603  
Invoice Date: July 1, 2016

**Bill To:**  
Montrose Management District  
PO Box 22167  
Houston, TX 77227

Customer Number: 19712  
PO Number:

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

Project Number: 10201183.101  
Property Name: Montrose Management Distri  
Terms: NET 30

Invoice Due Date: July 31, 2016  
Invoice Amount: \$1,916.66  
Month of Service: July 2016

Description	Quantity	Unit Price	Amount
Monthly Landscape Maintenance	1	1,916.66	1,916.66

Net Invoice: 1,916.66  
Sales Tax: 0.00  
Invoice Total: 1,916.66

pd w/ck # 5681

BYO Landscape & Maintenance, Inc. is licensed by the Structural Pest Control Board of Texas (S.P.C.B.) for chemical applications. The board has jurisdiction over individuals licensed under the Structural Pest Control Act, Structural Pest Control Board, 1106 Clayton Ln. #100 L.W. Austin, Texas 78722 (512) 451-7200.

Irrigation in Texas is regulated by the Texas National Commission on Environmental Quality (TCEQ) (40-178) P.O. Box 13087, Austin, Texas 78711-3087 TCEQ's website is: www.tceq.state.tx.us

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

Invoice: INV-0000131913  
Invoice Date: September 1, 2016

**Bill To:**  
Montrose Management District  
PO Box 22167  
Houston, TX 77227

Customer Number: 19712  
PO Number:

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

Branch Code: 01.04.020.010  
Project Number: 10201183.101  
Project Name: Montrose Management Distri  
Property Address:

Invoice Due Date: October 1, 2016  
Invoice Amount: \$1,916.66  
Month of Service: September 2016

Description	Quantity	Unit Price	Amount
Monthly Landscape Maintenance	1	1,916.66	1,916.66

Net Invoice: 1,916.66  
Sales Tax: 0.00  
Invoice Total: 1,916.66

pd w/ck # 5681

Yellowstone Landscape - Control, Inc. is licensed by the Structural Pest Control Board of Texas (S.P.C.B.) for chemical applications. The board has jurisdiction over individuals licensed under the Structural Pest Control Act, Structural Pest Control Board, 1106 Clayton Ln. #100 L.W. Austin, Texas 78722 (512) 451-7200.

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

HAWES HILL CALDERON  
LLP

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

DATE	DESCRIPTION	AMOUNT
	Professional consulting, administration, marketing & public relations, August 2016	\$27,634.69
	GIS/mapping, P. Horton, August 2016	\$120.48
	In-house postage, photocopies, binding, etc., August 2016	\$535.48
	Agenda posting, Harris County Clerk, August 4, 2016	\$9.00
	Verizon cell phone, 08/20-09/19/2016	\$51.38
	Verizon cell phone, J. Hawes, 08/20-09/19/2016, 50% of shared costs	\$65.23
	Verizon cell phone, G. Larson, 08/19-09/19/2016, 50% of shared costs	\$90.06
	Reimbursable mileage, parking, tolls, related expenses, as follows:	
	K. Gonzales, July 2016	\$46.44
	G. Larson, July 2016	\$184.44
	L. Clayton, August 2016	\$14.04
	R. Hill, August 2016	\$3.24

pd w/ck #5667

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

30 DAYS	45 DAYS	60 DAYS	90 DAYS	Total Owed
				\$28,754.48



August 2016 Montrose District V-Beserra

\$450.00

V. Beserra



1938 W. GRAY  
713-521-1909  
Your cashier was DeWayne

KROGER PLUS CUSTOMER \*\*\*\*\*5155  
MR SHELL GC 25.00  
GB \*\*\*\*\*3501 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*3519 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*3527 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*3535 25.00 B1nc  
TAX 0.00  
\*\*\*\* BALANCE 100.00  
US DEBIT Purchase  
\*\*\*\*\*3519 - C  
REF#: 000000 TOTAL: 100.00  
PURCHASE: 100.00 CASHBACK: 0.00  
AID: A0000000980840  
TC: 6DDC7C12C0782FOA  
VERIFIED BY PIN  
DEBIT 100.00  
CHANGE 0.00  
TOTAL NUMBER OF ITEMS SOLD = 0  
08/28/16 06:00pm 355 16 146 103



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

MR SHELL GC 25.00  
GB \*\*\*\*\*0438 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*0420 25.00 B1nc  
KROGER PLUS CUSTOMER \*\*\*\*\*5155  
MR SHELL GC 25.00  
GB \*\*\*\*\*0412 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*0404 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*0396 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*0388 25.00 B1nc  
TAX 0.00  
\*\*\*\* BALANCE 150.00  
US DEBIT Purchase  
\*\*\*\*\*3519 - C  
REF#: 000000 TOTAL: 210.00  
PURCHASE: 150.00 CASHBACK: 60.00  
AID: A0000000980840  
TC: 50834BE8784E9E53  
VERIFIED BY PIN  
DEBIT 210.00  
CHANGE 60.00  
TOTAL NUMBER OF ITEMS SOLD = 0  
08/27/16 03:50pm 243 8 143 137

V. Beserra



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

MR SHELL GC 25.00  
GB \*\*\*\*\*8128 25.00 B1nc  
KROGER PLUS CUSTOMER \*\*\*\*\*5155  
MR SHELL GC 25.00  
GB \*\*\*\*\*8110 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*8102 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*8193 25.00 B1nc  
TAX 0.00  
\*\*\*\* BALANCE 100.00  
US DEBIT Purchase  
\*\*\*\*\*3519 - C  
REF#: 000000 TOTAL: 100.00  
PURCHASE: 100.00 CASHBACK: 0.00

V. Beserra



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

MR SHELL GC 25.00  
GB \*\*\*\*\*8078 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*8045 25.00 B1nc  
KROGER PLUS CUSTOMER \*\*\*\*\*5155  
MR SHELL GC 25.00  
GB \*\*\*\*\*8052 25.00 B1nc  
MR SHELL GC 25.00  
GB \*\*\*\*\*8060 25.00 B1nc  
TAX 0.00  
\*\*\*\* BALANCE 100.00  
US DEBIT Purchase  
\*\*\*\*\*3519 - C  
REF#: 000000 TOTAL: 100.00  
PURCHASE: 100.00 CASHBACK: 0.00

Adwick #  
5639

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.



**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

## Patrol Activity

Calls for Service:	191
Self-Initiated:	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
Misdemeanor Warrants:	0
City Warrants:	25
SETCIC Warrants:	0

## Arrest Summary

**Shift Period** Aug-16

Charge	# of Arrests
Aggravated Robbery	3
Assault by Threat	1
BMV	1
City Warrants	6
Criminal Trespass	8
Felony Warrant	2
Public Intoxication	28
Robbery	1
Walking in the Roadway Where Sidewalks are Provid	1
<b>Total Arrests</b>	<b>51</b>

MONTROSE MANAGEMENT DISTRICT  
CITY OF HOUSTON  
HARRIS COUNTY, TEXAS

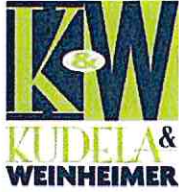
---

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
    - i. Calendar Days Remaining - 12
2. Original Contract Amount: \$603,984.00
  - a. Change Order 001 – (\$94,863.15)
    - i. 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
  - a. 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 1<sup>st</sup> 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 17<sup>th</sup>



Paver sub-base installed and water meters installed



Manholes lowered



Irrigation being installed



Paver Mockup

## **Identity Markers**

### **A) Budget and Contract**

1. NTP – April 25, 2016
  - a. Contract Calendar Days – 180
  - b. Memorial Day – May 30<sup>th</sup> (+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
- l. W. Dallas @ Taft SW
- m. W. Gray @ Taft NW



# **AIA**® Document G701™ – 2001

## Change Order

<b>PROJECT:</b> <i>(Name and address)</i> Montrose Management District Identity Markers	<b>CHANGE ORDER NUMBER:</b> 1 <b>DATE:</b> 08-16-2016	<b>OWNER</b> <input type="checkbox"/> <b>ARCHITECT</b> <input type="checkbox"/> <b>CONTRACTOR</b> <input checked="" type="checkbox"/>
<b>TO CONTRACTOR:</b> <i>(Name and address)</i> NEC Signs + Architectural Products 1122 Lauder Road Houston, TX 77039	<b>ARCHITECT'S PROJECT NUMBER:</b> <b>CONTRACT DATE:</b> 3/14/2016 <b>CONTRACT FOR:</b> Signage	<b>FIELD</b> <input type="checkbox"/> <b>OTHER</b> <input type="checkbox"/>

The Contract is changed as follows:

*(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives.)*

Changes to the project scope of work due to revisions in the number of signs, the selection of signs to include in Phase 1 of the project, and Centerpoint revisions to the service drop locations from those priced in the contract. See the attached spreadsheet for a summary by location.



The original (Contract Sum) (Guaranteed Maximum Price) was	\$	\$542,236.00
The net change by previously authorized Change Orders	\$	0.00
The (Contract Sum) (Guaranteed Maximum Price) prior to this Change Order was	\$	\$542,236.00
The (Contract Sum) (Guaranteed Maximum Price) will be <del>(increased)</del> <del>(decreased)</del> <del>(unchanged)</del> by this Change Order in the amount of	\$	16,541.00
The new (Contract Sum) (Guaranteed Maximum Price), including this Change Order, will be \$		\$558,777.00

~~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 from approval and receipt of this change order.

*NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.*

**NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.**

Kudela and Weinheimer LP	NEC Signs + Architectural Products	Montrose Management District
ARCHITECT <i>(Firm name)</i>	CONTRACTOR <i>(Firm name)</i>	OWNER <i>(Firm name)</i>
7155 Old Katy RD #270, Houston, TX 77024	1122 Lauder Road, Houston, Tx 77039	5020 Montrose, Suite 311, Houston, Tx 77006
ADDRESS	ADDRESS	ADDRESS
		
BY <i>(Signature)</i>	BY <i>(Signature)</i>	BY <i>(Signature)</i>
TRAVIS TRIOLA	Sherman H. Hink,	
<i>(Typed name)</i>	<i>(Typed name)</i>	<i>(Typed name)</i>
8/17/16	8/17/16	
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.





# AIA Document G701™ – 2001

## Change Order

PROJECT: (Name and address)  
Montrose Management District  
Identity Markers

CHANGE ORDER NUMBER: 1  
DATE: 08-16-2016

OWNER ☐  
ARCHITECT ☐  
CONTRACTOR X

TO CONTRACTOR: (Name and address)  
NEC Signs + Architectural Products  
1122 Lauder Road  
Houston, TX 77039

ARCHITECT'S PROJECT NUMBER:  
CONTRACT DATE: 3/14/2016  
CONTRACT FOR: Signage

FIELD ☐  
OTHER ☐

The Contract is changed as follows:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives.)

Changes to the project scope of work due to revisions in the number of signs, the selection of signs to include in Phase 1 of the project, and Centerpoint revisions to the service drop locations from those priced in the contract. See the attached spreadsheet for a summary by location.

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NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Kudela and Weinheimer LP  
ARCHITECT (Firm name)  
7155 Old Katy RD #270, Houston, TX 77024  
ADDRESS

BY (Signature)  
TRAVIS TRIOLA  
(Typed name)  
8/17/16  
DATE

NEC Signs + Architectural Products  
CONTRACTOR (Firm name)  
1122 Lauder Road, Houston, Tx 77039  
ADDRESS

BY (Signature)  
Sherman H. Hink,  
(Typed name)  
8/17/16  
DATE

Montrose Management District  
OWNER (Firm name)  
5020 Montrose, Suite 311, Houston, Tx 77006  
ADDRESS

BY (Signature)  
(Typed name)  
DATE

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010711AC004





# AIA Document G701™ – 2001

## Change Order

PROJECT: (Name and address)  
Montrose Management District  
Identity Markers

CHANGE ORDER NUMBER: 1  
DATE: 08-16-2016

OWNER ☐  
ARCHITECT ☐  
CONTRACTOR ☒

TO CONTRACTOR: (Name and address)  
NEC Signs + Architectural Products  
1122 Lauder Road  
Houston, TX 77039

ARCHITECT'S PROJECT NUMBER:  
CONTRACT DATE: 3/14/2016  
CONTRACT FOR: Signage

FIELD ☐  
OTHER ☐

The Contract is changed as follows:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives.)

Changes to the project scope of work due to revisions in the number of signs, the selection of signs to include in Phase 1 of the project, and Centerpoint revisions to the service drop locations from those priced in the contract. See the attached spreadsheet for a summary by location.

The original (Contract Sum) (Guaranteed Maximum Price) was	\$	\$542,236.00
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The (Contract Sum) (Guaranteed Maximum Price) prior to this Change Order was	\$	\$542,236.00
The (Contract Sum) (Guaranteed Maximum Price) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	\$	16,541.00
The new (Contract Sum) (Guaranteed Maximum Price), including this Change Order, will be \$		\$558,777.00
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 from approval and receipt of this change order.

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NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Kudela and Weinheimer LP  
ARCHITECT (Firm name)  
7155 Old Katy RD #270, Houston, TX 77024  
ADDRESS

BY (Signature)  
TRAVIS TRIOLA  
(Typed name)  
8/17/16  
DATE

NEC Signs + Architectural Products  
CONTRACTOR (Firm name)  
1122 Lauder Road, Houston, Tx 77039  
ADDRESS

BY (Signature)  
Sherman H. Hink,  
(Typed name)  
8/17/16  
DATE

Montrose Management District  
OWNER (Firm name)  
5020 Montrose, Suite 311, Houston, Tx 77006  
ADDRESS

BY (Signature)  
(Typed name)  
DATE

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# AIA Document G701™ – 2001

## Change Order

PROJECT: (Name and address)  
Montrose Management District  
Identity Markers

CHANGE ORDER NUMBER: 2  
DATE: 08-16-2016

OWNER ☐  
ARCHITECT ☐  
CONTRACTOR X

TO CONTRACTOR: (Name and address)  
NEC Signs + Architectural Products  
1122 Lauder Road  
Houston, TX 77039

ARCHITECT'S PROJECT NUMBER:  
CONTRACT DATE: 3/14/2016  
CONTRACT FOR: Signage

FIELD ☐  
OTHER ☐

The Contract is changed as follows:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives.)

Changes to the project scope of work to include fabrication and installation of 13 unistrut racks set in dual concrete piers within 10' of each of 13 sign locations. The rack is to provide for mounting of a NEMA enclosure to locate the communications, control, and cooling equipment within the specified data transmission distance specifications of the lighting control equipment.

The original (Contract Sum) (Guaranteed Maximum Price) was	\$	<u>542,236.00</u>
The net change by previously authorized Change Orders	\$	<u>16,541.00</u>
The (Contract Sum) (Guaranteed Maximum Price) prior to this Change Order was	\$	<u>558,777.00</u>
The (Contract Sum) (Guaranteed Maximum Price) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	\$	<u>17,349.00</u>
The new (Contract Sum) (Guaranteed Maximum Price), including this Change Order, will be \$		<u>576,126.00</u>

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 from approval and receipt of this change order.

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Kudela and Weinheimer LP  
ARCHITECT (Firm name)  
7155 Old Katy RD #270, Houston, TX 77024  
ADDRESS

NEC Signs + Architectural Products  
CONTRACTOR (Firm name)  
1122 Lauder Road, Houston, Tx 77039  
ADDRESS

Montrose Management District  
OWNER (Firm name)  
5020 Montrose, Suite 311, Houston, Tx 77006  
ADDRESS

BY (Signature)  
TRAVIS TRIOLA  
(Typed name)  
8/17/16  
DATE

BY (Signature)  
Sherman H. Hink,  
(Typed name)  
8/17/16  
DATE

BY (Signature)  
(Typed name)  
DATE

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010711AC044



# **AIA® Document G701™ – 2001**

## Change Order

PROJECT: (Name and address)  
Montrose Management District  
Identity Markers

CHANGE ORDER NUMBER: 2  
DATE: 08-16-2016

OWNER ☐  
ARCHITECT ☐  
CONTRACTOR ☒

TO CONTRACTOR: (Name and address)  
NEC Signs + Architectural Products  
1122 Lauder Road  
Houston, TX 77039

ARCHITECT'S PROJECT NUMBER:  
CONTRACT DATE: 3/14/2016  
CONTRACT FOR: Signage

FIELD ☐  
OTHER ☐

The Contract is changed as follows:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives.)

Changes to the project scope of work to include fabrication and installation of 13 unistrut racks set in dual concrete piers within 10' of each of 13 sign locations. The rack is to provide for mounting of a NEMA enclosure to locate the communications, control, and cooling equipment within the specified data transmission distance specifications of the lighting control equipment.

The original (Contract Sum) (Guaranteed Maximum Price) was	\$	\$542,236.00
The net change by previously authorized Change Orders	\$	\$16,541.00
The (Contract Sum) (Guaranteed Maximum Price) prior to this Change Order was	\$	\$558,777.00
The (Contract Sum) (Guaranteed Maximum Price) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	\$	17,349.00
The new (Contract Sum) (Guaranteed Maximum Price), including this Change Order, will be \$		\$576,126.00

The Contract Time will be (increased) (decreased) (unchanged) by ( ) days.

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NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Kudela and Weinheimer LP  
ARCHITECT (Firm name)  
7155 Old Katy RD #270, Houston, TX 77024  
ADDRESS

NEC Signs + Architectural Products  
CONTRACTOR (Firm name)  
1122 Lauder Road, Houston, Tx 77039  
ADDRESS

Montrose Management District  
OWNER (Firm name)  
5020 Montrose, Suite 311, Houston, Tx 77006  
ADDRESS

  
BY (Signature)  
TRAVIS TRIOLA  
(Typed name)  
8/17/16  
DATE

  
BY (Signature)  
Sherman H. Hink,  
(Typed name)  
8/17/16  
DATE

BY (Signature)  
  
(Typed name)  
  
DATE

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# AIA® Document G701™ – 2001

## Change Order

PROJECT: (Name and address)  
Montrose Management District  
Identity Markers

CHANGE ORDER NUMBER: 2  
DATE: 08-16-2016

OWNER ☐  
ARCHITECT ☐  
CONTRACTOR ☒

TO CONTRACTOR: (Name and address)  
NEC Signs + Architectural Products  
1122 Lauder Road  
Houston, TX 77039

ARCHITECT'S PROJECT NUMBER:  
CONTRACT DATE: 3/14/2016  
CONTRACT FOR: Signage

FIELD ☐  
OTHER ☐

The Contract is changed as follows:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives.)

Changes to the project scope of work to include fabrication and installation of 13 unistrut racks set in dual concrete piers within 10' of each of 13 sign locations. The rack is to provide for mounting of a NEMA enclosure to locate the communications, control, and cooling equipment within the specified data transmission distance specifications of the lighting control equipment.

The original (Contract Sum) (Guaranteed Maximum Price) was	\$	\$542,236.00
The net change by previously authorized Change Orders	\$	\$16,541.00
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NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Kudela and Weinheimer LP  
ARCHITECT (Firm name)  
7155 Old Katy RD #270, Houston, TX 77024  
ADDRESS

NEC Signs + Architectural Products  
CONTRACTOR (Firm name)  
1122 Lauder Road, Houston, Tx 77039  
ADDRESS

Montrose Management District  
OWNER (Firm name)  
5020 Montrose, Suite 311, Houston, Tx 77006  
ADDRESS

BY (Signature)  
TRAVIS TRIOLA  
(Typed name)  
8/17/16  
DATE

BY (Signature)  
Sherman H. Hink,  
(Typed name)  
8/17/16  
DATE

BY (Signature)  
  
(Typed name)  
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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010711AC044





# Landscape Art Coming Soon!

*to a corner near you*

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Questions? Contact [JHawes@MontroseDistrict.org](mailto:JHawes@MontroseDistrict.org)

*follow us and find out more!*

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[@MontroseDistrict](https://facebook.com/MontroseDistrict)  
[@MontroseHTX](https://twitter.com/MontroseHTX)

**MONTROSE DISTRICT**



Grass Planting Area

Grass Planting Area

Flower Bed

Planting Beds

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 esplanade project has been 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

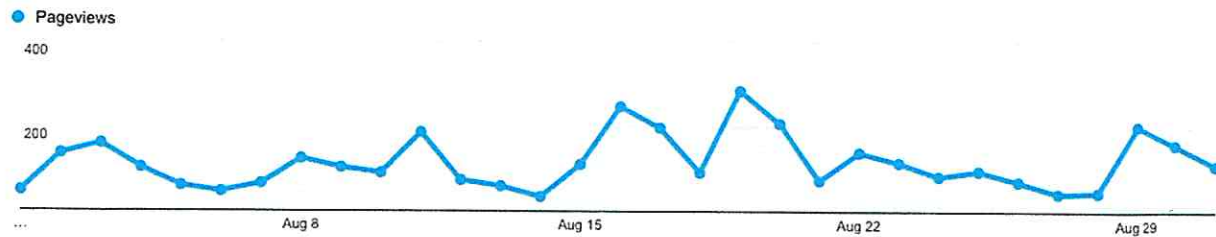
## Pageviews for August 1-31, 2016

3,570

Pageviews  
Last Month: 4,207

1:08

Avg. Session  
Duration (min)



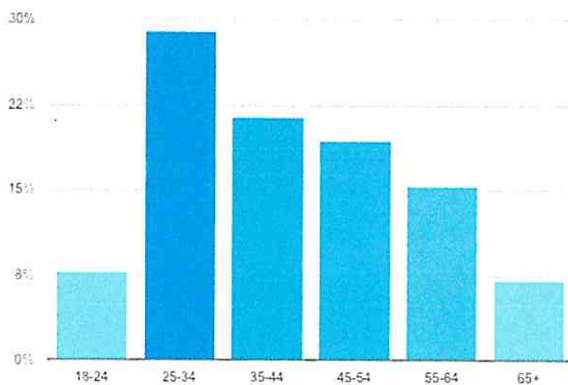
## Top 5 Most Viewed Pages

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

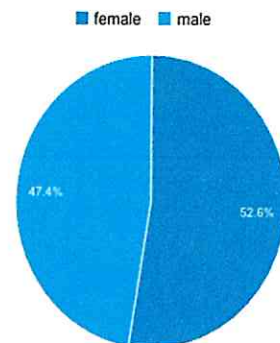
### Age

70.33% of total sessions



### Gender

71.32% of total sessions





## TWITTER:

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



**43,594**

ORGANIC IMPRESSIONS



**886**

TOTAL ENGAGEMENTS



**496**

LINK CLICKS

## FACEBOOK:

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

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



**137,141**

IMPRESSIONS



**915**

POST ENGAGEMENTS



**2,722**

LINK CLICKS

### 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](https://pic.twitter.com/3tNEM5ivh9)



1 4 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](http://bit.ly/2awhxfi)


3 2

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.


**The Montrose District**  
Published by Tawny Tidwelli [?] · August 1 ·

Have you been to the Montrose hidden gems in this list?



**Restaurant Underdogs: Houston's 12 Best Hidden Gems**


**13,695** People Reached

**255** Reactions, Comments & Shares


<b>124</b> Like	<b>64</b> On Post	<b>60</b> On Shares
<b>2</b> Love	<b>0</b> On Post	<b>2</b> On Shares
<b>57</b> Comments	<b>11</b> On Post	<b>46</b> On Shares
<b>72</b> Shares	<b>72</b> On Post	<b>0</b> On Shares

**1,739** Post Clicks


<b>3</b> Photo Views	<b>1,470</b> Link Clicks	<b>266</b> Other Clicks
-------------------------	-----------------------------	----------------------------




**Kimmi Lukas** Le Fende is amazing Greek  
 Like · Reply · Message · August 1 at 4:59pm




**Lori Hope** Lisa Santana Rebecca Aldridge Holly Clark Lorie Coaker need to try some of these!!!  
 Like · Reply · Message · 2 · August 1 at 3:42pm



**Lisa Santana** Yes we do 😊😊  
 Like · Reply · Message · 1 · August 1 at 3:52pm



**Holly Clark** Let us know when and we'll meet you guys!  
 Like · Reply · Message · 2 · August 1 at 4:07pm



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%)



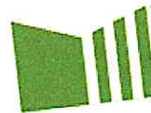


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Questions? Contact [JHawes@MontroseDistrict.org](mailto:JHawes@MontroseDistrict.org)



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[facebook.com/MontroseDistrict](https://facebook.com/MontroseDistrict)  
[@MontroseHTX](https://twitter.com/MontroseHTX)  
**MONTROSE DISTRICT**

MONTROSE MANAGEMENT DISTRICT  
CITY OF HOUSTON  
HARRIS COUNTY, TEXAS

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**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**

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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:
  - Wednesday, November 16, 2016
  - Registration: 11:30 AM – 12:00 PM
  - Lunch and Program 12:00 PM – 1:00 PM
- Location: Grapevine Room, 11<sup>th</sup> floor, ZaZa Hotel
- Master of Ceremonies:
  - Several choices available. Gretchen providing a list.
  - Will introduce the District and improvements underway (2 minutes)
- Speaker Topics:
  - “The Future of Lower Westheimer”
  - “Possible Impacts of TIRZ 27”
  - “Description and Benefits of the Special Parking Area”

- Sponsorships:
  - Fee: \$1,000.00 invoiced in October by the District
  - 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:
  - 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:
  - Good selection of soups, salads, cold entrees, hot entrees, and desserts available
  - 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
  - Advance registration of other attendees
  - Registration of walk-ups
  - 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](mailto: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**

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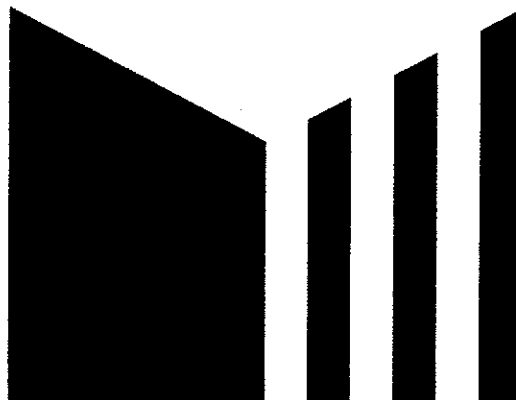
**COMMITTEE ACTIVITY**

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**STAFF ACTIVITY**

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## COMMITTEE ACTIVITY

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### **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

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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 12<sup>th</sup> 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.



# Landscape Art Coming Soon! *to a corner near you*



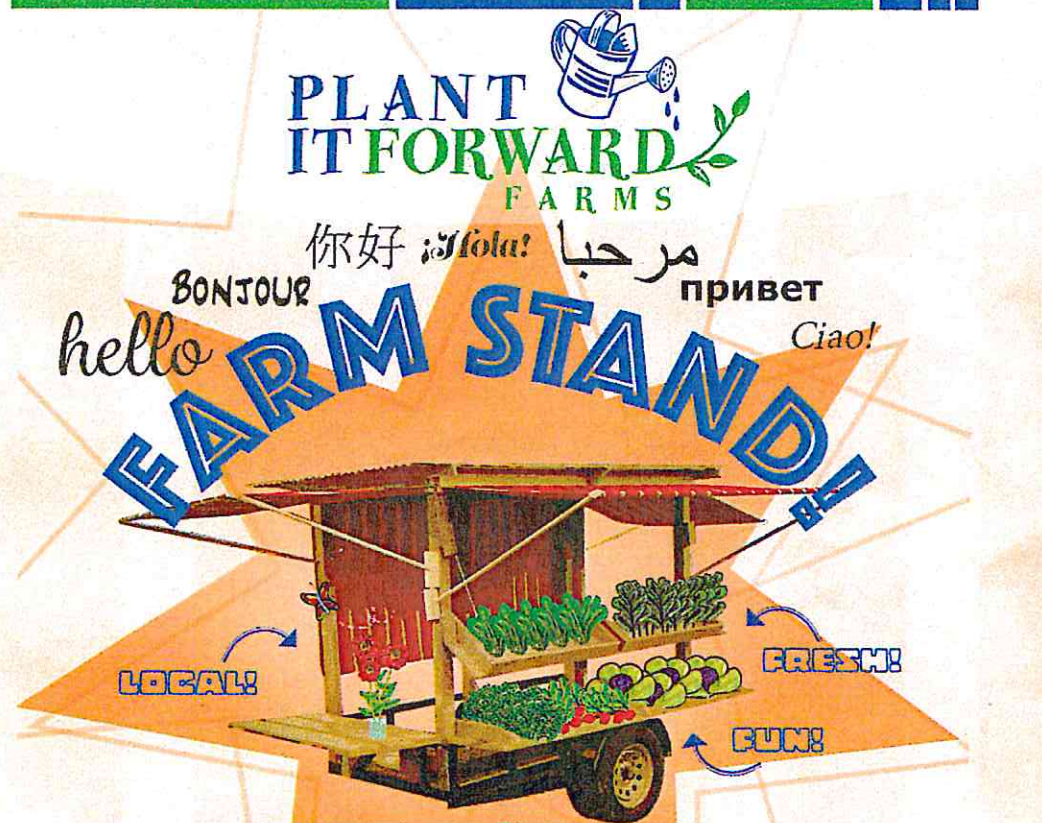
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**MONTROSE DISTRICT**





**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

**WESTBURY**

12581 Dunlap St. 77035

Saturdays 10am-3pm

Sundays 11am-3pm

**MONTROSE**

1318 Sul Ross St. 77006

Saturdays 10am-2pm

**SHARPSTOWN**

7200 Bellaire Blvd. 77074

Opens October 2016!

**[www.plant-it-forward.org](http://www.plant-it-forward.org)**



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Houston, TX 77006

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