

**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.


Secretary

(Seal)

