

TIRZ 17 Redevelopment Authority
Memorial City Redevelopment Authority
Houston, Texas

The Board of Directors of the TIRZ 17 Redevelopment Authority (aka the Memorial City Redevelopment Authority) will hold a regular meeting on Tuesday, August 26, 2014, at **8:00 a.m.**, at Four Points by Sheraton, 10655 Katy Freeway, Wycliffe Room, Houston, Texas 77024, to discuss, and if appropriate, act upon the following items:

1. Call meeting to order, take attendance, and verify a quorum is present.
2. Comments from the public.
3. Convene in Executive Session pursuant to Section 551.074, Texas Government Code, to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.
4. Reconvene in Open Session and authorize appropriate action regarding the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.
5. Approve amended minutes of Board of Directors meeting dated June 24, 2014.
6. Approve minutes of Board of Directors meeting dated July 29, 2014.
7. Financial and bookkeeping matters, including payment of invoices, review of investments and project cash flow reports.
8. Local Interaction Group report and update.
9. Resolution designating meeting places.
10. Ratify FY2015 Operating Budget and 2015-2019 CIP plan as approved by City Council.
11. Report on status of annexation and update about public comment period.
12. Report on amenities standards and establishment of amenities committee.
13. Approve task order from Gunda Corporation for engineering review of Conrad Sauer design.
14. Review and approve services agreement from Property Acquisition Services, LLC for land search consultant services.
15. Briar Branch Detention Basin Project, including;
 - a. Approval of time modifications, changes in work or pay applications.
 - b. Harris County Flood Control Satisfactorily Complete letter dated July 25, 2014.
16. Barryknoll East Improvement Project, including;
 - a. Construction status.
 - b. Approval of time modifications, changes in work or pay applications.
17. Executive Director's Report.
18. Convene in Executive Session pursuant to Section 551.072, Texas Government Code, to deliberate the purchase, exchange, lease, or value of real property.
19. Reconvene in Open Session and authorize appropriate action regarding the purchase, exchange, lease, or value of real property.
20. Adjournment.


Attorney for the Authority

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Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact Don Huml at (713) 829-5720 or donhuml@houstontirz17.org at least 72 hours prior to the meeting so that appropriate arrangements can be made. For complaints or concerns regarding compliance with the Americans with Disabilities Act, please contact Don Huml, Executive Director for the Authority.

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MINUTES OF THE BOARD OF DIRECTORS MEETING
TIRZ 17 Redevelopment Authority/Memorial City Redevelopment Authority
City of Houston, Texas

June 24, 2014

The Board of Directors (the "Board") of the TIRZ 17 Redevelopment Authority/Memorial City Redevelopment Authority (the "Authority") met in regular session, open to the public, on June 24, 2014, at Four Points by Sheraton, 10655 Katy Freeway, Bunker Hill Room, Houston, Texas 77024.

Board members in attendance:

Ann T. Givens, Chair
Brad Freels, Vice Chair
Glenn Airola, Secretary
Bob Tucker, Assistant Secretary
Zachary R. Hodges, Director
David A. Hamilton, Director
John Rickel, Director

Staff in attendance:

Don Huml - Executive Director

Consultants in attendance:

Michelle Lofton - ETI Bookkeeping Services
Muhammad Ali and Raphael Ortega - Lockwood, Andrews & Newnam, Inc. ("LAN")
Jessica Holoubek and Kristen Hogan - Allen Boone Humphries Robinson LLP ("ABHR")
Gary Struzick and Wayne Klotz - Klotz Associates, Inc. ("Klotz")
David Smalling - RBC Capital Markets

City of Houston (the "City") representatives in attendance:

Ralph De Leon and Mary Buzack
Amy Peck, Chief of Staff for City Council Member Brenda Stardig

1. Call Meeting to Order

Having established that a quorum of the Board was present, Mr. Huml called the meeting to order at 7:32 a.m.

2. Public Comments

Ms. Virginia Gregory commented on development within the Authority and the standards and agreements for same.

Mr. Robert Benz commented on the Memorial Drive project and public input on the plans for such project.

Ms. Roberta Prazak commented on agreements for development within the Authority, discussions at the “super neighborhood” meeting, and expenses related to Memorial Drive and Kimberley Lane projects.

3. Minutes of May 27, 2014 Meeting

The Board reviewed the minutes of the May 27, 2014, regular meeting. Following review and discussion, Director Givens moved to approve the minutes as submitted. The motion was seconded by Director Hodges and carried unanimously.

4. Financial and Bookkeeping Matters

Ms. Lofton reviewed the financial report for May and presented checks for payment by the Authority. After review and discussion, Director Hamilton moved to approve the financial report and payment of the bills presented. The motion was seconded by Director Givens. Director Rickel noted the invoice from Marsh Darcy Partners, Inc. and Mr. Huml’s attendance at meetings of other governmental entities. The Board discussed Mr. Huml’s administrative expenses and Directors Freels and Givens expressed support of Mr. Huml’s attendance at other public meetings to gain ideas and knowledge that could be applied to Authority matters. Upon calling for a vote on the motion, all of the Board members voted aye and the motion passed by unanimous vote.

5. Local Interaction Group Report and Update

Director Hamilton reported on the Local Interaction Group meeting held on June 20, 2014, including discussions regarding drainage and information included on the Authority’s website.

6. Adopt Capital Improvement Plan and Budget for Fiscal Year End June 30, 2015, and Authorize Submittal to the City of Houston

Mr. Huml discussed the Board’s decision at last month’s meeting to table adoption of the 2015 CIP budget until the next meeting, following an additional meeting of the CIP Committee. He said the CIP Committee held an additional meeting and had distributed a revised CIP on May 30, 2014, for review by the other Board members. Director Rickel

moved to approve the final CIP and 2015 budget prepared by the CIP Committee. Director Tucker seconded the motion. Director Givens discussed the issues she presented at last month's meeting, noting her concerns were partially addressed by the CIP Committee. Director Hamilton reported on the CIP Committee's discussions regarding the revised CIP. Director Givens said funds allocated for detention in the CIP should be made available for other projects if property for detention projects is not identified. Discussion ensued regarding the purpose and function of the CIP and the opportunity for the Board to discuss and approve projects included in the CIP prior to proceeding to spend funds allocated for such purpose. Upon a request from Director Givens for a roll call vote, Director Givens voted nay and Directors Hamilton, Freels, Hodges, Tucker, Rickel, and Airola voted aye. Thus, the motion passed by majority vote of six ayes to one nay.

7. Special Presentation to the Board: CIP #1717 Town & Country West Drainage and Mobility Improvements Phase II

Mr. Ali gave a presentation regarding the objections and plans for phase II drainage and mobility improvements for Town & Country West. The Board discussed land acquisition necessary for the project.

8. Review and Approve Task Order from LAN for Detailed Design for CIP T-1717 Town & Country West Drainage and Mobility Improvements Phase II

The Board discussed the proposal from LAN for engineering services associated with the design of phase II drainage and mobility improvements for Town & Country West, a copy of which was provided at last month's meeting. Following review and discussion, Director Rickel moved to approve the task order from LAN for a total cost of \$662,200. The motion was seconded by Director Airola and carried by a vote of six ayes and no nays, with Director Freels abstaining from the vote.

Director Rickel asked LAN to prepare an estimate of the additional costs to extend the drainage improvements to Town & Country Way.

9. Barryknoll East Improvement Project

Mr. Ali updated the Board on the Barryknoll East roadway and drainage improvement project by Texas Sterling Construction Co. ("Texas Sterling"). He recommended payment of Pay Estimate No. 12 in the amount of \$185,569.90. In response to a question from Director Givens, Mr. Ali said the construction manager has provided updates on the project to the area homeowners associations. Following discussion and review and based upon the engineer's recommendation, Director Rickel moved to approve Pay Estimate No. 12 in the amount of \$185,569.90 to Texas Sterling. The motion was seconded by Director Tucker and carried unanimously.

10. W140 Detention Basin Project

Mr. Ali reported on the Briar Branch detention basin package by L.N. McKean, Inc. He reported that the contractor replaced the dead trees in the basin.

Mr. Ali presented and recommended Board approval of the Certificate of Final Completion for the project. Following review and discussion and based upon the engineer's recommendation, upon a motion made by Director Airola and seconded by Director Rickel, the Board voted unanimously to approve the Certificate of Final Completion.

Mr. Ali next recommended payment of Pay Estimate No. 8 in the amount of \$63,519.80. Following review and discussion and based upon the engineer's recommendation, Director Hamilton moved to approve Pay Estimate No. 8 in the amount of \$63,519.80 to L.N. McKean, Inc. Director Givens seconded the motion, which passed unanimously. Mr. Huml noted that retainage is being held to ensure that final restoration and vegetation establishment is completed.

11. Amendment to Exchange Agreement

Ms. Holoubek discussed the Exchange Agreement between the Authority, SFP Hotel Investors, L.P., and SFP Hotel Partners, L.P. She reviewed a First Amendment to Exchange Agreement, the purpose of which is to document the allocation of proceeds from the sale of Tract C among the parties, a portion of which will be used to pay back the loan made by T&C Way Partners, LLC to the Authority. After review and discussion, Director Givens moved to approve the First Amendment to Exchange Agreement. Director Airola seconded the motion, which passed by a vote of six ayes and no nays, with Director Freels abstaining from the vote.

12. Amendment to Development Agreement

Ms. Holoubek discussed the Development Agreement between the Authority and T&C Way Partners, LLC. She reviewed a First Amendment to Development Agreement to update the legal description of the property to be dedicated as right of way described in the Development Agreement. After review and discussion, Director Givens moved to approve the First Amendment to Development Agreement. Director Hodges seconded the motion, which passed by a vote of six ayes and no nays, with Director Freels abstaining from the vote.

13. Establish Annexation Committee

Director Givens recommended that the Board consider establishing a three-member Annexation Committee to work on matters related to the City's annexation of property into the TIRZ 17 boundaries, including coordination with property owners and City representatives. The three-member committee would be comprised of two permanent members and one revolving floater member. After discussion, Director Givens moved to appoint an Annexation Committee comprised of Directors Freels and Airola. Director Hodges seconded the motion, which passed unanimously.

14. Status Report Regarding the Klotz Independent Review of the LAN Regional Drainage Study

Mr. Struzick updated the Board on Klotz's independent review of the Regional Drainage Study prepared by LAN. He distributed a report and reviewed recommendations included therein. Director Rickel discussed the information included in the report and additional issues that need to be addressed in the report. After discussion, the Board concurred for Directors Givens, Hamilton, and Rickel to meet with Klotz and LAN to address questions regarding the information included in the report.

15. Executive Director's Report

Mr. Huml reviewed the Executive Director's report. He acknowledged and congratulated (1) Director Hodges on his new position as acting Vice Chancellor for Academic Affairs for the Houston Community College System and (2) Mr. Ortega on being selected by the University of Houston Alumni Association as a 2014 Distinguished Alumni Award Honoree. Mr. Huml also reported on accolades received by the Authority.

16. Convene in Executive Session Pursuant to Section 551.072, Texas Government Code, to Deliberate the Purchase, Exchange, Lease or Value of Real Property

At 8:58 a.m., Mr. Huml announced the Board would convene in executive session to deliberate the purchase, exchange, lease or value of real property.

17. Reconvene in Open Session and Authorize Appropriate Action Regarding the Purchase, Exchange, Lease or Value of Real Property

At 9:51 a.m., Mr. Huml announced the Board would reconvene in open session. Upon reconvening in open session, Director Givens moved to approve a Right of Entry Agreement. Director Rickel seconded the motion, which passed unanimously.

18. Open Discussion Regarding the Recommendation and Solicitation for a Land Search Consulting Firm

Mr. Huml reviewed a request for qualifications to be sent to land search consulting firms. The Board provided names of additional firms to be added to the distribution list. After discussion, Director Hamilton made a motion to authorize Mr. Huml to solicit proposals and coordinate with Directors Freels and Airola to prepare a recommendation for the Board's consideration at next month's meeting. Director Rickel seconded the motion, which passed unanimously.

The Board asked Mr. Huml to prepare a map showing the Authority's boundaries and the additional areas outside its boundaries impacted by Authority improvements.

19. Adjournment

There being no additional matters for the Board's consideration, the meeting was adjourned.

Approved:

Secretary, Board of Directors
TIRZ 17 Redevelopment Authority City of Houston, Texas

MINUTES OF THE BOARD OF DIRECTORS MEETING
TIRZ 17 Redevelopment Authority/Memorial City Redevelopment Authority
City of Houston, Texas

July 29, 2014

The Board of Directors (the "Board") of the TIRZ 17 Redevelopment Authority/Memorial City Redevelopment Authority (the "Authority") met in regular session, open to the public, on July 29, 2014, at Four Points by Sheraton, 10655 Katy Freeway, Wycliffe Room, Houston, Texas 77024.

Board members in attendance:

Ann T. Givens, Chair
Brad Freels, Vice Chair
Bob Tucker, Assistant Secretary
David A. Hamilton, Director
John Rickel, Director

Board members not in attendance:

Glenn Airola, Secretary
Zachary R. Hodges, Director

Staff in attendance:

Don Huml - Executive Director

Consultants in attendance:

Michelle Lofton - ETI Bookkeeping Services
Muhammad Ali - Lockwood, Andrews & Newnam, Inc. ("LAN")
Jessica Holoubek and Kristen Hogan - Allen Boone Humphries Robinson LLP ("ABHR")
Gary Struzick - Klotz Associates, Inc. ("Klotz")

City of Houston (the "City") representatives in attendance:

City Council Members Oliver Pennington and Brenda Stardig
Amy Peck, Chief of Staff for City Council Member Brenda Stardig

1. Call Meeting to Order

Having established that a quorum of the Board was present, Mr. Huml called the meeting to order at 7:35 a.m.

2. Public Comments

Ms. Virginia Gregory commented on the Conrad Sauer detention pond and sanitary sewer system issues associated with fault lines north of the pond.

Mr. Ed Browne commented on the Regional Drainage Study posted on the Authority's website. He also commented on a tract of land adjacent to Lowe's.

Ms. Donna Freeman commented on detention in the Memorial City area and presented a picture from a previous heavy rainfall event. She also commented on Mr. Huml's meeting with the head of construction for Spring Branch Independent School District.

Council Member Stardig commented on community concerns regarding the timeliness of Authority detention projects and completion of projects in their entirety instead of in phases. She requested that the Authority consider awarding the Lumpkin improvement project as a single contract, rather than phasing. Discussion ensued with respect to legal requirements for annexation relating to the project.

3. Minutes of June 24, 2014 Meeting

The Board reviewed the minutes of the June 24, 2014, regular meeting. Director Tucker said he contacted the National Association of Parliamentarians to confirm the proper way to record a unanimous vote of voting members with an abstention. Following review and discussion, Director Givens moved to approve the minutes as submitted. The motion was seconded by Director Hamilton and carried unanimously.

4. Financial and Bookkeeping Matters

Ms. Lofton reviewed the financial report for June and presented checks for payment by the Authority. After review and discussion, Director Freels moved to approve the financial report and payment of the bills presented. The motion was seconded by Director Rickel and passed by unanimous vote.

5. Local Interaction Group Report and Update

Director Hamilton said the Local Interaction Group has not met since last month's Authority meeting.

6. Special Presentation to the Board: METRO Transit System Reimagining Draft Plan

Mr. Christof Spieler, METRO board member, gave a presentation to the Board on METRO's Transit System Reimagining draft plan. In response to questions from Council Member Pennington, Mr. Spieler discussed connectivity for citizens who commute to work and the benefits of surveys and statistics gathered by entities such as management districts regarding commuting activity in their areas.

7. Open Discussion Regarding the Recommendation and Solicitation for Land Search Consultant Services for the Purpose of Identifying Potential Detention Basin Sites

The Board reviewed proposals solicited from land search consulting companies. Director Rickel recommended that the companies be asked to provide additional information regarding the resources and criteria they utilize for land searching. After review and discussion, Director Hamilton moved to authorize Mr. Huml to request such additional information from the companies that submitted proposals. Director Rickel seconded the motion, which passed unanimously.

8. Review and Approve Task Orders from LAN and Klotz for Professional Engineering Consulting Services

The Board reviewed proposals from LAN and Klotz for engineering consulting services associated with implementation of the Authority's Capital Improvement Plan, to be authorized by the Executive Director. After review, Director Givens moved to approve the proposals from LAN and Klotz for engineering consulting services based on time and materials not to exceed \$20,000 each. Director Rickel seconded the motion, which passed unanimously.

9. Lumpkin Road Drainage and Mobility Project

Mr. Ali updated the Board on the status of plan approval for the Lumpkin Road drainage and mobility project. He requested authorization to advertise for bids for phase I of the project. Mr. Ali responded to questions regarding AT&T's plans to relocate its facilities in connection with the project. He said LAN is coordinating with AT&T to schedule the relocation during the limited time period for work to be completed in the intersection.

Council Member Stardig questioned the decision to proceed with this project in two phases instead of as one complete project. She stated that she supports the Authority's annexation of Lumpkin Road north of Westview which would allow the Authority to proceed with constructing the Lumpkin Road drainage and mobility improvements under a single contract. Director Freels, a member of the Authority's Annexation Committee, indicated that the Lumpkin Road project was separated into two phases after City representatives indicated the Authority may not proceed with the portion of the project north of Westview until such property is annexed into the TIRZ 17 boundaries. Mr. Ali said LAN designed the project in two phases with a transition plan, based on the City's feedback. He added that he intended to request Board authorization to advertise for bids for the first phase at today's meeting. Council Members Stardig and Pennington expressed support for the Authority proceeding with the Lumpkin Road project in its entirety as one project instead of separate phases. They also expressed

support and willingness to assist with expediting the City's annexation of property into the TIRZ 17 boundaries. The Board considered authorizing LAN to re-design the project to be completed as one project. After discussion, Director Hamilton moved to authorize the Executive Director to negotiate the terms of a task order with LAN to re-design the Lumpkin Road project. Director Freels seconded the motion, which passed unanimously. Mr. Ali said the revised plans will be presented next month with a request for authorization to proceed with advertisement for bids.

10. Barryknoll East Improvement Project

Mr. Ali updated the Board on the Barryknoll East roadway and drainage improvement project by Texas Sterling Construction Co. ("Texas Sterling"). He recommended payment of Pay Estimate No. 13 in the amount of \$556,261.57. Following discussion and review and based upon the engineer's recommendation, Director Givens moved to approve Pay Estimate No. 13 in the amount of \$556,261.57 to Texas Sterling. The motion was seconded by Director Hamilton and carried unanimously.

11. Town & Country West Drainage and Mobility Project

Mr. Ali discussed the proposed abandonment of the northern portion of Town & Country Blvd. in connection with realignment plans included in the phase II drainage and mobility improvements for Town & Country West. He said LAN will not proceed with design of the proposed new northern road alignment until the Board approves the abandonment costs and City approval of a Joint Referral Committee package is received. The Board reviewed a proposal from LAN to complete and submit the Joint Referral Committee package to the City for a lump sum cost of \$22,000. Mr. Ali noted the proposal reflects a credit from the total design cost since the adjacent property owner agreed to design the temporary fence and sign for the vacant lot on Town and Country Blvd. as part of another project they are doing next to the lot. After review, Director Hamilton moved to approve the proposal from LAN for a lump sum cost of \$22,000. Director Givens seconded the motion, which passed by a vote of four ayes and no nays, with Director Freels abstaining from the vote. Director Hamilton requested a future presentation on the roundabout design included in the proposed phase II drainage and mobility improvements.

Ms. Holoubek reviewed a Temporary Right of Entry and Construction Agreement between the Authority and BR T&C BLVD., L.L.C. to grant access to the adjacent property owner for installation of the temporary construction fence and sign at the terminus of the Town & Country Way right-of-way. After review and discussion, Director Rickel moved to approve the Temporary Right of Entry and Construction Agreement between the Authority and BF T&C BLVD., L.L.C. Director Givens seconded the motion, which passed unanimously.

Ms. Holoubek then reviewed a letter agreement among SFP Hotel Investors, L.P., the Authority, and T&C Way Partners, LLC regarding disbursement of land sale proceeds pursuant to the Development Agreement and Exchange Agreement among the parties. Following review and discussion, Director Hamilton moved to approve the disbursement letter agreement. Director Rickel seconded the motion, which passed by a vote of four ayes and no nays, with Director Freels abstaining from the vote.

12. Executive Director's Report

Mr. Huml reviewed the Executive Director's report. He reviewed the status of Authority projects and the new website and reported on community outreach efforts.

13. Convene in Executive Session Pursuant to Section 551.074, Texas Government Code, to Deliberate the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline, or Dismissal of a Public Officer or Employee

At 8:58 a.m., Director Givens announced the Board would convene in executive session to deliberate the evaluation of an employee. All attendees left the meeting except the Board members, Ms. Holoubek, and Ms. Hogan. At 9:50 a.m., Mr. Huml joined the executive session.

14. Reconvene in Open Session and Authorize Appropriate Action Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline, or Dismissal of a Public Officer or Employee

At 10:23 a.m., Mr. Huml announced the Board would reconvene in open session. Upon reconvening in open session, Director Hamilton made a motion to authorize finalization of the Executive Director's mid-year performance review by the Employment Committee comprised of Directors Givens, Hamilton, and Freels (in place of Director Airola). Director Rickel seconded the motion and it carried unanimously.

15. Convene in Executive Session Pursuant to Section 551.072, Texas Government Code, to Deliberate the Purchase, Exchange, Lease or Value of Real Property

At 10:24 a.m., Mr. Huml announced the Board would convene in executive session to deliberate the purchase, exchange, lease or value of real property. All attendees left the meeting except the Board members, Mr. Huml, Ms. Holoubek, and Ms. Hogan.

16. Reconvene in Open Session and Authorize Appropriate Action Regarding the Purchase, Exchange, Lease or Value of Real Property

At 10:27 a.m., Mr. Huml announced the Board would reconvene in open session.

17. Approve Execution of Purchase and Sale Agreement; Approve Temporary Construction and Right of Entry Agreement

Upon reconvening in open session, Director Tucker moved to authorize execution of a Purchase and Sale Agreement. Director Rickel seconded the motion, which passed by unanimous vote. Director Rickel then moved to authorize execution of a Temporary Right of Entry and Construction Agreement. Director Freels seconded the motion, which passed unanimously.

18. Adjournment

There being no additional matters for the Board's consideration, Director Freels moved to adjourn the meeting. Director Hamilton seconded the motion, which passed unanimously.

Approved:

Secretary, Board of Directors
TIRZ 17 Redevelopment Authority City of Houston, Texas

Memorial City Redevelopment Authority

Cash Management Report

July 31, 2014

ETI BOOKKEEPING SERVICES
17111 ROLLING CREEK DRIVE SUITE 108
HOUSTON TX 77090
TELEPHONE 281 444 3384 FAX 281 440 8304

Fiscal Year End: June 30, 2015

Summary

<u>Current Activity</u>	<u>Memorial City Redevelopment Authority</u>			
	<u>General Fund</u>	<u>Capital Projects</u>	<u>Debt Service</u>	<u>Total</u>
Beginning Balance	13,995,604.95	11,600,323.32	6,483.53	25,602,411.80
Revenue	5,303,645.72	1,917.21	4,373,624.97	9,679,187.90
Expenditures	29,658.79	819,193.74	0.00	848,852.53
Ending Balance	19,269,591.88	10,783,046.79	4,380,108.50	34,432,747.17

NOTES

Debt Service Payments due in Fiscal Year End 2015:

Date	Series	Principal	Interest	Total
9/1/2014	2008	430,000.00	180,670.00	610,670.00
9/1/2014	2011	540,000.00	161,184.00	701,184.00
9/1/2014	2011A	1,690,000.00	536,497.50	2,226,497.50
3/1/2015	2008	-	171,102.50	171,102.50
3/1/2015	2011	-	151,248.00	151,248.00
3/1/2015	2011A	-	503,965.00	503,965.00
			Total FYE 2015	4,364,667.00

General Operating Fund

BEGINNING BALANCE: **13,995,604.95**

REVENUE:

Checking Interest - Bank of America	1,632.09	
Texpool Interest	23.43	
Wells Fargo/TexSTAR (Surplus Funds) Interest	202.88	
City of Houston Increment	5,301,787.32	
Voided Check (s)	0.00	
Total Revenue:		5,303,645.72

DISBURSEMENTS:

Checks Presented At Last Meeting	14,108.50	
Checks Written at/after Last Meeting	0.00	
FDIC Assessment Fee	1,104.08	
Direct Deposit Payroll	8,001.58	
Payroll Taxes	1,723.92	
Employee Benefits	2,896.00	
Employee Expenses	1,824.71	
Total Expenditures		29,658.79

Ending Balance: **19,269,591.88**

Location of Assets:

Institution	Investment Number	Interest Rate	
Bank of America	*9516	0.2000	9,589,148.48
TexPool	*0001	0.0313	879,787.56
Wells Fargo *	TexSTAR Surplus Funds	0.0323	8,553,194.58
Texas Exchange Bank CD	*3601	0.7500	247,461.26
		Total	19,269,591.88
Certificate of Deposit		CD *4215	Term: 12 Months Matures: 09/29/2014

**Memorial City Redevelopment Authority
Checks Presented August 26, 2014**

Num	Name	Description	Amount
1405	Allen Boone Humphries Robinson LLP	Legal Fee	-7,719.72
1406	Equi-Tax, Inc	Tax Assessor Fee	-400.00
1407	eSiteful, Inc.	IT Support	-487.50
1408	ETI Bookkeeping Services	Bookkeeping Fee	-1,207.12
1409	Marsh Darcy Partners, Inc	Office Lease	-1,364.19
Total			-11,178.53

Capital Projects Fund

BEGINNING BALANCE		11,600,323.32
 REVENUE		
Checking Interest - Bank of America	1,908.21	
TexPool Interest	9.00	
Voided Check(s) 10251, 10253	0.00	
Total Revenue		1,917.21
 EXPENDITURES		
Checks Presented at Last Meeting	813,022.48	
Checks Written at/after Last Meeting	0.00	
Land Purchase (Earnest Money)	4,897.75	
FDIC Assessment Fee	1,273.51	
Total Expenditures		819,193.74
 ENDING BALANCE		 10,783,046.79

Location of Assets:

Institution	Investment Number	Interest Rate	Current Balance
Bank of America	*1719	0.2000	10,443,527.77
Tex Pool	*0003	0.0313	339,519.02
		Total	10,783,046.79

**Memorial City Redevelopment Authority
Checks Presented August 26, 2014**

Num	Name	Description	Amount
10250	Allen Boone Humphries Robinson LLP	Legal Fee	-18,424.80
10251	Void	Void	0.00
10252	L.N. McKean, Inc.	Pay Estimate No. 9 / Final	-122,885.62
10253	Void	Void	0.00
10254	SWA Group	Landscape Architect Services	-15,192.55
10255	Texas Sterling Construction Co.	Pay Estimate No. 14	-820,994.56
10256	Klotz Associates Inc	Engineering Consultant	-82,484.48
10257	Lockwood, Andrews & Newman, Inc.	Engineering Fee	-14,169.12
Total			-1,074,151.13

Debt Service Fund

BEGINNING BALANCE		6,483.53
 REVENUE		
Wells Fargo/TexSTAR (2008 DSF) Interest	93.70	
Wells Fargo/TexSTAR (2008 DSF) COH Increment	4,364,030.96	
Wells Fargo/TexSTAR (2008 Pled Rev) Interest	0.31	
Wells Fargo/TexSTAR (2008 Pled Rev) COH Incrment.	9,500.00	
Total Revenue		4,373,624.97
 EXPENDITURES		
2008 Debt Service Interest Payment	0.00	
2008 Debt Service Principal Payment	0.00	
Total Expenditures		0.00
 ENDING BALANCE		 4,380,108.50

Location of Assets:

Institution	Investment Number	Interest Rate	Current Balance
Wells Fargo *4601	TexSTAR 2008 DSF	0.0323	4,364,760.70
Wells Fargo *4603	TexSTAR DS Reserve	0.0323	272.17
Wells Fargo *4600	TexSTAR 2008 Pledged Rev	0.0323	15,075.63
		Total	4,380,108.50

Memorial City Redevelopment Authority
Investment Report
July 31, 2014

SCHEDULE OF INVESTMENTS

Investment Pools

Fund	Location Of Assets	Interest Rate	Beginning Balance		Interest Earned	Deposits or (Withdrawals)	Ending Balance		
			Market	N.A.V.			Market	N.A.V.	
GOF	TexPool	0.0313	884,529.06	1.00005	884,484.84	(4,720.71)	879,822.75	1.00004	879,787.56
GOF	Wells Fargo/ TexStar	0.0323	3,251,327.93	1.000038	3,251,204.38	5,301,787.32	8,553,391.30	1.000023	8,553,194.58
CPF	TexPool	0.0313	344,424.99	1.00005	344,407.77	(4,897.75)	339,532.60	1.00004	339,519.02
DSF	Wells Fargo/ TexStar DSF	0.0323	636.06	1.000038	636.04	4,364,030.96	4,364,861.09	1.000023	4,364,760.70
DSF	Wells Fargo/ TexStar Res.	0.0323	272.18	1.000038	272.17	0.00	272.18	1.000023	272.17
DSF	Wells Fargo/ TexStar PI Rev	0.0323	5,575.53	1.000038	5,575.32	9,500.00	15,075.98	1.000023	15,075.63

Certificates of Deposit

Fund	Location Of Assets	Interest Rate	Purchase Value	Term	Maturity Date	Beginning Balance	Deposits or (Withdrawals)	Interest Earned	Ending Balance
GOF	TX Exch *3601	0.7500	245,000.00	12 Months	9/29/2014	247,461.26	0.00	0.00	247,461.26

Collateral Pledged In Addition to FDIC

Depository Institution	Total Funds On Deposit	Custodial Institution	Securities Pledged	Collateral Description	Par Value	Market Value
Bank of America	20,032,676.25	Federal Reserve	23,795,406	FNCL	23,264,861	23,795,406

Certification:

The District's investments are in compliance with the investment strategy as expressed in the District's Investment Policy and the Public Funds Investment Act.

Michelle Boyer
Bookkeeper

Don Hum
Investment Officer

Investment Officer	Date Assumed Office	Training Completed
Don Hum	4/30/2013	10/26/2013

Memorial City Redevelopment Authority
Profit & Loss Budget vs. Actual
July 2014

				July			Year To Date (1 Month)			Annual
				Actual	Budget	Variance	Actual	Budget	Variance	Budget
Ordinary Income/Expense										
Income										
1000 · Income										
8223 · Interest Income				3,776	5,794	-2,018	3,776	5,794	-2,018	69,533
Total 1000 · Income				3,776	5,794	-2,018	3,776	5,794	-2,018	69,533
6-4320 · Increment Collections				9,675,318	0	9,675,318	9,675,318	0	9,675,318	10,170,258
Total Income				9,679,094	5,794	9,673,300	9,679,094	5,794	9,673,300	10,239,791
Expense										
3335 · Management Consulting Services										
6320 · Legal				12,975	3,333	9,642	12,975	3,333	9,642	40,000
6322 · Eng Consultant/General Prof.Svc				0	4,167	-4,167	0	4,167	-4,167	50,000
6337 · Construction Audit				0	0	0	0	0	0	10,000
6343 · Other				812	0	812	812	0	812	0
Total 3335 · Management Consulting Services				13,787	7,500	6,287	13,787	7,500	6,287	100,000
5650 · Transfers										
6430 · Municipal Services				0	0	0	0	0	0	490,000
Total 5650 · Transfers				0	0	0	0	0	0	490,000
5706 · Debt Service										
5707 · Principal				0	0	0	0	0	0	2,560,000
5708 · Interest				0	0	0	0	0	0	1,806,771
Total 5706 · Debt Service				0	0	0	0	0	0	4,366,771
6-6420 · City of Houston Admin Fee				0	0	0	0	0	0	508,513
6300 · Administration & Overhead										
6321 · Auditor				0	0	0	0	0	0	17,000
6333 · Bookkeeping/Accounting				1,075	875	200	1,075	875	200	10,500
6340 · Administration Salaries/Benefit				12,479	11,833	646	12,479	11,833	646	142,000
6344 · Bond Svcs/Trustee/FA				400	400	0	400	400	0	4,800
6350 · Office Expense				1,825	1,250	575	1,825	1,250	575	15,000
6351 · Office Lease				1,364	1,250	114	1,364	1,250	114	15,000
6353 · Insurance / FDIC Assess.Fee				2,378	3,750	-1,372	2,378	3,750	-1,372	45,000
6560 · Payroll Expenses				142	0	142	142	0	142	0
Total 6300 · Administration & Overhead				19,663	19,358	305	19,663	19,358	305	249,300
7000 · Capital Expenditure										
1701 · Gessner Widening				103	0	103	103	0	103	0
1709 · Lumpkin I-10 Westview				23,963	141,667	-117,704	23,963	141,667	-117,704	1,700,000
1713 · Memorial near Bwy 8 Drainage				113	0	113	113	0	113	0
1715A · Barryknoll East Drainage				820,995	515,293	305,702	820,995	515,293	305,702	6,183,510
1715B · Barryknoll West Drainage				0	13,833	-13,833	0	13,833	-13,833	166,000
1717 · Town & Country W. Drain/Mobil				14,292	183,333	-169,041	14,292	183,333	-169,041	2,200,000

Memorial City Redevelopment Authority
Profit & Loss Budget vs. Actual
July 2014

	July			Year To Date (1 Month)			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
1722 · Town & Country Blv Signalizatn	35	41,667	-41,632	35	41,667	-41,632	500,000
1725 · Parks & Green Space Improv.	10,793	41,667	-30,874	10,793	41,667	-30,874	500,000
1731A · Detention Basin & W-140 Bridge	122,886	183,333	-60,447	122,886	183,333	-60,447	2,200,000
1731B · Memorial Drainage & Mobility	103	0	103	103	0	103	0
1734 · W140 Channel Improvements	82,484	46,333	36,151	82,484	46,333	36,151	556,000
1735 · Detention Basin	205	1,250,000	-1,249,795	205	1,250,000	-1,249,795	15,000,000
Total 7000 · Capital Expenditure	1,075,972	2,417,126	-1,341,154	1,075,972	2,417,126	-1,341,154	29,005,510
Total Expense	1,109,422	2,443,984	-1,334,562	1,109,422	2,443,984	-1,334,562	34,720,094
Net Income	8,569,672	-2,438,190	11,007,862	8,569,672	-2,438,190	11,007,862	-24,480,303

ETI Bookkeeping Services

PO BOX 73109
Houston, TX 77273

Invoice

Date	Invoice #
8/1/2014	7131

Bill To
TIRZ 17 Redevelopment Authority P.O. Box 73109 Houston, Texas 77273

Description	Qty	Rate	Amount
Bookkeeping		850.00	850.00
Payroll		100.00	100.00
Couriers		24.84	24.84
Annual Record Retention Storage		232.28	232.28

	Total	\$1,207.12
	Payments/Credits	\$0.00
	Balance Due	\$1,207.12

Don Huml: Executive Director
 Reviewed: Don Huml
 Date: 08-18-2014
 Code: 6333
 Amount: \$1,207.12

Invoice

Marsh Darcy Partners, Inc.
 8955 Katy Freeway
 Suite 215
 8955 Katy Freeway

Invoice #: 1786
 Date: 8/19/2014

Bill To:

ETI Accounting Services
 Attn: Michelle Lofton
 JOB: Memorial City Redevelopment Authority
 P.O. Box 73109
 Houston, TX 77273

Terms: Due on receipt

Item	Description	#	Rate	Date	Amount
Rent	Rent September 2014		810.00		810.00
Jan Buehler	Assist Don Huml: Print from PDF color 13 pgs 8 1/2 x 11	0.25	65.00	7/22/2014	16.25
Jan Buehler	Assist Don Huml: Download zip file 136 pg board packet; print 3 originals.	0.25	65.00	7/24/2014	16.25
Jan Buehler	Assist Don Huml: schedule/prepare Bee-Line Delivery to Glenn Airola.	0.25	65.00	7/25/2014	16.25
Jan Buehler	Assist Don Huml: Printing from 3 pg pdf 10 color copies 8 1/2x11	0.25	65.00	7/28/2014	16.25
Jan Buehler	Assist Don Huml: schedule/prepare Bee-Line delivery to Kristen Hogan/ABHR.	0.25	65.00	7/29/2014	16.25
Jan Buehler	Assist Don Huml: Prepare TIRZ 17 Board meeting name plate for Jennifer Curley. Prepare/schedule Bee-Line Delivery to Glenn Airola.	1	65.00	8/14/2014	65.00
Reimb Group	Beeline Delivery to Glenn Airola/Fidelis Realty Partners 07.25.14		10.66	7/31/2014	10.66
	Beeline Delivery to Kristen Hogan/Allen Boone Humphries Rob 07.29.14		19.86	7/31/2014	19.86
	Beeline Delivery to Glenn Airola/Fidelis Realty Partners 08.14.14		15.57	8/19/2014	15.57
	Total Reimbursable Expenses				46.09
Photocopies black & white	Photocopies (black & white) in house Price per page	3,296	0.10	8/19/2014	329.60
Photocopies (color) 8.5"x11"	Photocopies (color) 8.5"x11" in house price per page. 07.21.14, 07.28.14	43	0.75	8/19/2014	32.25

Thank you for your business.

Total Due \$1,364.19

Phone #	Fax:	Web Site
(713) 647-9880	(713) 647-6448	www.marshdarcypartners.com

Don Huml: Executive Director

Reviewed: Don Huml

Date: 08-19-2014

Code: 6351

Amount: \$1,364.19



12777 Jones Road, Suite 175
Houston, TX 77070

832-604-7083

Invoice

Date	Invoice No.
08/12/2014	4586
Terms	Due Date
Net 30	09/11/2014

Bill To
Ms. Michelle Lofton ETI Bookkeeping Services P.O. Box 73109 Houston, TX 77273

Activity	Quantity	Rate	Amount
• Houston TIRZ 17 Website Maintenance - July 2014 (see timesheet for details)	3.75	130.00	487.50
Total			\$487.50

Don Huml: Executive Director

Reviewed: Alan Huml

Date: 08-19-2014

Code: 6343

Amount: \$ 487.50

Project Activity Report



From 07/01/2014 through 07/31/2014; Houston TIRZ 17; Maintenance; Billable time only

Work type	%	Time	Rate	Total
Summary of billable time				
Technical Support	100.00%	3.750	\$130.00	\$487.50
Total billable time		3.750	\$130.00	\$487.50
Total Time		3.75		\$487.50

Billable time details											
#	Task	Client	Project	Module	Estimate	Date	Work type	Person	Time	Rate	Total
	General time	Houston TIRZ 17 Maintenance		-	n/a	07/21/2014	Technical Support	Bao Tran	1.500	\$130.00	\$195.00
						07/22/2014	Technical Support	Bao Tran	2.000	\$130.00	\$260.00
						07/24/2014	Technical Support	Bao Tran	0.250	\$130.00	\$32.50
								<i>Task Subtotal</i>		3.750	\$130.00
Total Billable Time					0				3.750	\$130.00	\$487.50

Grand Total											
Total Billable Time											\$487.50
Total Time and Fees											\$487.50

ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP

To contact the ABHR Billing Department, please call 713-860-6400 or email at billing@abhr.com

August 18, 2014

MEMORIAL CITY REDEVELOPMENT AUTHORITY

Projects

Client/Matter: MEM001-03
Statement Number: 68563
Billing Attorney: Trey Lary

REMITTANCE PAGE

Fees for services posted through August 08, 2014	18,220.00
Expenses and Other Items posted through August 08, 2014	204.80
Total Amount Due:	\$18,424.80

Don Huml: Executive Director

Reviewed: Allen Huml

Date: 08-19-2014

Code: 7000

Amount: \$18,424.80

Please return this page with your payment to the remittance address below:

Allen Boone Humphries Robinson LLP
PO Box 4346
Department 90
Houston, TX 77210-4346

Checks should be made payable to Allen Boone Humphries Robinson LLP
Please include the invoice number on your check
Total amount payable in U.S.dollars

ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP

Taxpayer ID 74-3091731

August 18, 2014

MEMORIAL CITY REDEVELOPMENT AUTHORITY

Ms. Michelle Lofton
ETI Bookkeeping Services
17111 Rolling Creek Drive, Suite 108
Houston, TX 77090

Client/Matter:
Statement Number
Billing Attorney:

MEM001-03
68563
Trey Lary

Projects

Professional Fees

Fees for services posted through August 08, 2014, as follows:

<u>Date</u>	<u>Professional</u>		<u>Hours</u>
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Expenses

06/19/14	Anne Newtown	Review correspondence regarding proposed closing of exchange.	0.25
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Total Task Hours: 0.25
Total Task Amount: \$120.00

Conrad Saur detention pond

07/06/14	Jessica Holoubek	Work on Development Agreement	1.50
07/07/14	Timothy Austin	Conference with Jessica Holoubek regarding developer pledge language.	0.25
07/07/14	Jessica Holoubek	Work on development agreement	0.50
07/07/14	Trey Lary	Work on Development Agreement with Metro National	0.25
07/15/14	Jessica Holoubek	Work on Development Agreement	1.75
07/16/14	Jessica Holoubek	Work on development agreement	0.25
07/17/14	Jessica Holoubek	Telephone conference with Don Huml regarding development agreement. Telephone conference with John Rickel regarding same.	0.50
07/22/14	Jessica Holoubek	Work on Development Agreement	1.25
07/25/14	Jessica Holoubek	Work on development agreement	1.00
07/29/14	Jessica Holoubek	Work on development agreement	0.50
08/01/14	Jessica Holoubek	Work on development agreement; telephone conference with Mary Buzak; follow up with Bob Collins	1.50
08/04/14	Jessica Holoubek	Work on development agreement; meeting with Ann Givens regarding the same	0.75
08/05/14	Jessica Holoubek	Work on development agreement	0.50

Allen Boone Humphries Robinson LLP

August 18, 2014

08/06/14	Jessica Holoubek	Work on development agreement	1.00
08/07/14	Jessica Holoubek	Work on development agreement; telephone conference with Bob Collins	0.75
08/08/14	Jessica Holoubek	Telephone conference with Bob Collins; telephone conference with Muhammad Ali	0.50

Please code to 6320

Total Task Hours: 12.75
Total Task Amount: \$5,255.00

Detention Basin 1735

07/30/14	Jessica Holoubek	Work on land acquisition consultant RFQ	0.25
08/06/14	Jessica Holoubek	Receive and review various email correspondence regarding fence damage	0.25

Total Task Hours: 0.50
Total Task Amount: \$205.00

Gessner Widening - 1701

08/01/14	Jessica Holoubek	Telephone conference with Mary Buzak regarding task orders; telephone conference with Muhammad Ali regarding the same; telephone conference with Don Huml regarding the same	0.25
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Total Task Hours: 0.25
Total Task Amount: \$102.50

Lumpkin I-10 Westview - 1709

07/07/14	Jessica Holoubek	Work on right-of-way conveyance matters	1.25
07/15/14	Jessica Holoubek	Telephone conference with Don Huml regarding right-of-way acquisition; follow up regarding release of lien for property acquisition	0.50
07/15/14	Sarah A. Shannon	Attention to review of release for Mason tract and email correspondence to abstractor regarding same and update to ownership and lien certificate.	0.25
07/16/14	Jessica Holoubek	Telephone conference with Muhammad Ali	0.25
07/17/14	Jessica Holoubek	Work on acquisition of right-of-way; work on AT&T conflict reimbursement agreement	1.25
07/21/14	Jessica Holoubek	Work on right-of-way conveyance from HCC	0.25
07/21/14	Susan Hostetler	Follow up research and email regarding City of Houston review and revisions to easement with Houston Community College; begin work on utility relocation agreement with AT&T	0.75
07/22/14	Kristen Hogan	Work on acquisition matters.	0.25
07/22/14	Jessica Holoubek	Work on right-of-way conveyance matters	0.50
07/22/14	Susan Hostetler	Draft relocation agreement with AT&T	1.00
07/23/14	Sharon Cook	Revise Utility Relocation with AT&T; proof and email	0.25
07/23/14	Jeanette Harris	Receipt of title commitments for Lumpkin Road	0.75
07/23/14	Jessica Holoubek	Work on reimbursement agreement for AT&T conflict; work on Home Depot purchase and sale agreement; work on Temporary Right of Entry and Construction Agreement	2.25
07/24/14	Jessica Holoubek	Work on right-of-way conveyance matters	0.50

07/25/14	Jessica Holoubek	Work on Home Depot purchase agreement and Temporary Right of Entry and Construction Agreement	1.00
07/29/14	Jessica Holoubek	Work on right-of-way acquisition matters	0.25
07/31/14	Jessica Holoubek	Telephone conference with attorney for landowner regarding right-of-way acquisition; follow up regarding the same	0.75
08/01/14	Jessica Holoubek	Work on right-of-way conveyance matters; telephone conference with Mary Buzak; telephone conference with Muhammad Ali	0.75
08/04/14	Jessica Holoubek	Work on right-of-way conveyance matters	0.50
08/04/14	Sarah A. Shannon	Attention to title commitment status for tracts.	0.50
08/07/14	Jessica Holoubek	Work on property acquisition matters	0.25
08/07/14	Sarah A. Shannon	Review survey and title commitment for Home Depot tract	1.25
08/08/14	Jessica Holoubek	Telephone conference with Muhammad Ali; follow up with Mary Buzak	0.25

Total Task Hours: 15.50
Total Task Amount: \$5,393.75

Memorial near Bwy 8 Drainage - 1713

06/19/14	Trey Lary	Work with Jessica Holoubek on project	0.25
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Total Task Hours: 0.25
Total Task Amount: \$112.50

Memorial Drainage & Mobility - 1731B

08/01/14	Jessica Holoubek	Telephone conference with Mary Buzak regarding task orders; telephone conference with Muhammad Ali regarding the same; telephone conference with Don Huml regarding the same	0.25
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Total Task Hours: 0.25
Total Task Amount: \$102.50

Town & Country W. Drain/Mobil - 1717

07/01/14	Kristen Hogan	Coordinate execution of closing documents regarding property exchanges. Review, organize, and compile final closing documents and deliver to title company; correspondence and phone conferences with various parties involved.	3.25
07/02/14	Kristen Hogan	Coordinate execution of additional closing documents and forward same to title company; correspondence with various involved parties.	0.50
07/03/14	Jessica Holoubek	Telephone conference with Mary Buzak regarding title policy matters	0.25
07/09/14	Anne Newtown	Preliminary review of proposed revisions to Home Depot PSA.	1.25
07/15/14	Jessica Holoubek	Telephone conference with Don Huml regarding installation of fence by Trammell Crow	0.25
07/16/14	Jessica Holoubek	Work on set aside letter regarding disbursement of funds and right of entry for sign installation	0.50
07/17/14	Sharon Cook	Revise Right of Entry Agreement; proof and print	0.25

07/17/14	Jessica Holoubek	Telephone conference with Don Huml regarding deposit of land sale proceeds	0.25
07/17/14	Jessica Holoubek	Work on right of entry agreement; discuss disbursement of funds agreement with Don Huml	0.50
07/17/14	Susan Hostetler	Draft Right of Entry Agreement regarding installation of fencing at Town & Country	0.50
07/17/14	Anne Newtown	Conference with Jessica Holoubek regarding PSA for Lumpkin Road; review and revise PSA based on comments from Home Depot; review closing packages for T&C exchange.	4.50
07/18/14	Kristen Hogan	Coordinate execution of Correction Exchange Deed.	0.25
07/18/14	Anne Newtown	Correspondence regarding correction exchange deed.	0.25
07/21/14	Susan Hostetler	Revise draft Right of Entry Agreement and email to Jessica Holoubek regarding same	0.25
07/21/14	Anne Newtown	Review closing documents and circulate.	0.75
07/22/14	Anne Newtown	Correspondence with Jessica Holoubek regarding proposed surface only language for conveyance to City.	0.25
07/23/14	Jessica Holoubek	Work on Temporary Right of Entry and Construction Agreement	1.00
07/31/14	Kristen Hogan	Prepare correspondence letters and disburse documents approved at meeting	0.50
07/31/14	Anne Newtown	Telephone conference with counsel for Home Depot regarding acquisition of property for Lumpkin Road widening; open title for transaction; review form of Seller's Affidavit provided by Home Depot counsel; correspondence regarding same.	1.50
08/04/14	Jessica Holoubek	Work on temporary construction easement for fence installation	0.25
08/04/14	Anne Newtown	Conference with Sarah Shannon regarding title work on Home Depot tract; correspondence with title company regarding same.	0.50

Total Task Hours: 17.50
Total Task Amount: \$6,893.75

Town & Country Blv Signalization - 1722

07/18/14	Erin McGibbon	Send email regarding the Correction Exchange Deed	0.25
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Total Task Hours: 0.25
Total Task Amount: \$35.00

Total Fees: \$18,220.00

Expenses and Other Items

Expenses and Other Items posted through August 08, 2014, as follows:

06/24/14	SLO	Courier charges : Boyar Miller	13.50
06/26/14	SLO	Courier charges : Houston Community College to Allen Boone Humphries Robinson (Houston)	24.75
07/01/14	SLO	Courier charges: Fidelis to Allen Boone Humphries Robinson (Houston)	16.95
07/02/14	SLO	Courier charges: Fidelis to Allen Boone Humphries Robinson	16.95

		(Houston)	
07/02/14	SLO	Courier charges: Stewart Title Company - Post Oak	17.00
07/18/14	SLO	Courier charges: Ann Givens to Allen Boone Humphries Robinson (Houston)	24.86
07/21/14	SLO	Courier charges: Boyar miller	13.50
07/29/14	SLO	Federal Express: City of Houston	53.11
07/31/14	SLO	Photocopy Charges	8.70
08/01/14	SLO	Federal Express: Trammell Crow Residential	15.48
		Total Expenses and Other Items:	204.80

TASK FEE BREAKDOWN

	<u>Hours</u>	<u>Amount</u>
Expenses	0.25	120.00
Conrad Saur detention pond	12.75	5,255.00
Detention Basin 1735	0.50	205.00
Gessner Widening - 1701	0.25	102.50
Lumpkin I-10 Westview - 1709	15.50	5,393.75
Memorial near Bwy 8 Drainage - 1713	0.25	112.50
Memorial Drainage & Mobility - 1731B	0.25	102.50
Town & Country W. Drain/Mobil - 1717	17.50	6,893.75
Town & Country Blv Signalization - 1722	0.25	35.00

Total Fees:	\$18,220.00
Total Expenses and Other Items:	\$204.80
Total Amount Due:	\$18,424.80

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ALLEN BOONE HUMPHRIES ROBINSON LLP

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August 18, 2014

MEMORIAL CITY REDEVELOPMENT AUTHORITY

General	Client/Matter:	MEM001-01
	Statement Number:	68562
	Billing Attorney:	Trey Lary

REMITTANCE PAGE

Fees for services posted through August 08, 2014	7,632.50	
Expenses and Other Items posted through August 08, 2014	87.22	
Don Huml: Executive Director	Total Amount Due:	\$7,719.72

Reviewed: Don Huml

Date: 08-19-2014

Code: 6320

Amount: \$ 7,719.72

Please return this page with your payment to the remittance address below:

Allen Boone Humphries Robinson LLP
PO Box 4346
Department 90
Houston, TX 77210-4346

Checks should be made payable to Allen Boone Humphries Robinson LLP
Please include the invoice number on your check
Total amount payable in U.S.dollars

ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP

Taxpayer ID 74-3091731

August 18, 2014

MEMORIAL CITY REDEVELOPMENT AUTHORITY

Ms. Michelle Lofton
ETI Bookkeeping Services
17111 Rolling Creek Drive, Suite 108
Houston, TX 77090

Client/Matter:
Statement Number
Billing Attorney:

MEM001-01
68562
Trey Lary

General

Professional Fees

Fees for services posted through August 08, 2014, as follows:

<u>Date</u>	<u>Professional</u>		<u>Hours</u>
General			
06/19/14	Trey Lary	Work on pending action items	0.25
07/09/14	Kristen Hogan	Provide requested information to Don Huml.	0.25
07/10/14	Janelle N. Hedges	Research regarding Conflicts Disclosure Statements	0.25
07/10/14	Kristen Hogan	Review files for documents to be posted to new website	0.25
07/10/14	Jessica Holoubek	Review revised website and follow up regarding the same	0.25
07/10/14	Beth King	Research, locate, and email documents requested by legal assistant	0.75
07/11/14	Janelle N. Hedges	Review, sort, and add documents into district records in accordance with Records Management Act and District's Records Management Policy.	0.25
07/13/14	Karen Anderson	Update Authority files in accordance with the Records Management Act and in accordance with the Authority's Records Management Policy	0.25
07/21/14	Kristen Hogan	Review meeting calendar, draft agenda and send out for comment; correspondence regarding same	0.50
07/22/14	Karen Anderson	Forward agenda for website posting; prepare correspondence and posting documents for City Hall postings; sort and distribute agenda	1.00
07/22/14	Kristen Hogan	Review notes and attachments from the previous Board of Directors meeting and draft, proof and revise minutes. Coordinate finalization and posting of agenda	3.00
07/22/14	Jessica Holoubek	Work on Board of Directors meeting agenda; telephone conference with John Rickel regarding the same	0.50
07/22/14	Trey Lary	Conference with Jessica Holoubek regarding personnel issues, agenda for upcoming meeting, and district action	0.50

Allen Boone Humphries Robinson LLP

August 18, 2014

		items	
07/23/14	Karen Anderson	Forward agenda for website posting; prepare correspondence and posting documents for City Hall postings; sort and distribute agenda	0.75
07/23/14	Kristen Hogan	Work on pending Authority matters and upcoming meeting preparation	0.50
07/23/14	Jessica Holoubek	Work on Board of Directors meeting agenda; review and revise the monthly agenda and finalize and approve for posting; review summary of activity from last month and instruction to legal assistant regarding additional action to be taken;	0.75
07/24/14	Erin McGibbon	Prepare cover letter regarding the May meeting minutes; Review and revise cover letter	0.75
07/25/14	Trey Lary	Conference with Jessica Holoubek regarding action items	0.25
07/28/14	Kristen Hogan	Prepare for Board meeting	0.75
07/28/14	Jessica Holoubek	Work on Authority employee evaluation matters	0.50
07/29/14	Kristen Hogan	Travel to and attend Board meeting. Send approved proposals to City of Houston for execution. Compile and send documents for website.	4.50
07/29/14	Jessica Holoubek	Travel to, attend and follow up from Board of Directors meeting; telephone conference with Ann Givens; telephone conference with Don Huml	4.00
07/30/14	Kristen Hogan	Receive and review Authority correspondence and forward as appropriate	0.25
07/30/14	Jessica Holoubek	Discuss meeting minutes draft with Bob Tucker; telephone conference with Ann Givens regarding conflicts of interest disclosure statements; telephone conference with John Rickel	0.50
07/31/14	Jessica Holoubek	Follow up from Board of Directors meeting	0.25
08/04/14	Jessica Holoubek	Office conference with Ann Givens; follow up with Brad Freels regarding annexation; telephone conference with Don Huml regarding the same; exchange of emails with Bob Tucker	2.25
08/04/14	Jessica Holoubek	Working on service plan petitions	0.50

Total Task Hours: 24.50
Total Task Amount: \$7,427.50

Public Information Requests

07/09/14	Jessica Holoubek	Discuss director disclosure statements with Don Huml	0.25
07/14/14	Jessica Holoubek	Discuss Open Records Request question with Muhammad Ali	0.25

Total Task Hours: 0.50
Total Task Amount: \$205.00
Total Fees: \$7,632.50

Expenses and Other Items

Expenses and Other Items posted through August 08, 2014, as follows:

06/18/14	KEA	Courier charges : City Secretary's Office	13.50
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06/19/14	KEA	Courier charges : City Secretary's Office	10.50
06/30/14	KEA	Federal Express: Stewart Title Company	15.48
07/22/14	KEA	Photocopy Charges	0.30
07/22/14	KEA	Photocopy Charges	0.15
07/22/14	KEA	Photocopy Charges	0.30
07/23/14	KEA	Courier charges: City Secretary's Office	17.00
07/23/14	KEA	Photocopy Charges	0.60
07/28/14		Postage	3.57
07/28/14	KEA	Postage	0.96
07/29/14	KEA	Mileage expense	12.43
08/04/14	KEA	Mileage expense	12.43
Total Expenses and Other Items:			87.22

TASK FEE BREAKDOWN

	<u>Hours</u>	<u>Amount</u>
General	24.50	7,427.50
Public Information Requests	0.50	205.00

Total Fees:	\$7,632.50
Total Expenses and Other Items:	\$87.22
Total Amount Due:	\$7,719.72



To: Memorial City Redevelopment
 Authority/Houston TIRZ 17
 Attn: Don Huml
 8955 Katy Freeway, Suite 215
 Houston, TX 77024

Date: August 19, 2014
 Invoice No: 159455
 For Period: July
 Project No: RHTS401
 Project Manager: James Vick

Project Lumkin Road Enhancements - Detailed Design

WORK PERFORMED:

Revise 95% documents
 Coordination with LAN
 Coordination with Stakeholders

Professional Services from July 01, 2014 to July 31, 2014

Fee

Total Fee	55,000.00		
Percent Complete	86.00	Total Earned	47,300.00
		Previous Fee Billing	42,900.00
		Current Fee Billing	4,400.00
		Total Fee	4,400.00

Total this Invoice \$4,400.00

Don Huml: Executive Director

Reviewed: Don Huml

Date: 08-18-2014

Code: 7000-1709

Amount: \$ 4,400.00

Remit To:
 SWA Group
 P.O.Box 5904
 Sausalito, CA 94966
 (415) 332-5100

Please refer to our invoice number and Project number when making payment
 A discount of 1% on current charges allowed if paid in full in thirty days.
 A service charge will be assessed on all past due accounts.



To: Memorial City Redevelopment
 Authority/Houston TIRZ 17
 Attn: Don Huml
 8955 Katy Freeway, Suite 215
 Houston, TX 77024

Date: August 19, 2014
 Invoice No: 159456
 For Period: July
 Project No: RHTS403
 Project Manager: James Vick

Project Streetscape Standards

WORK PERFORMED:

- Develop standards format/content/TOC
- Research regulations/supporting documentation
- Develop supporting diagrams
- Meetings with Stakeholders
- Conferences & meetings with owner

Professional Services from July 01, 2014 to July 31, 2014

Professional Personnel

	Hours	Rate	Amount
Principals			
Vick, James	8.00	210.00	1,680.00
Associates			
Robinson, Michael	13.00	109.50	1,423.50
Staff			
Hafiz, Tarana	41.00	82.33	3,375.53
Lu, Fangyi	54.00	79.88	4,313.52

Total Fee Due This Invoice **10,792.55**

Don Huml: Executive Director

Total this Invoice **\$10,792.55**

Reviewed: Don Huml

Date: 08-18-2014

Code: 7000-1725

Amount: \$10,792.55

Remit To:
 SWA Group
 P.O.Box 5904
 Sausalito, CA 94966
 (415) 332-5100

Please refer to our Invoice number and Project number when making payment
 A discount of 1% on current charges allowed if paid in full in thirty days.
 A service charge will be assessed on all past due accounts.



**Lockwood, Andrews
& Newnam, Inc.**
A LEO A DALY COMPANY

PLEASE
REMIT TO: Lockwood, Andrews & Newnam, Inc.
2925 Briarpark Drive
Houston, Texas 77042
Attn: Accounts Receivable
713.266.6900 • Fax: 713.266.7191

Don Huml, Executive Director
Memorial City Redevelopment Authority / TIRZ 17
8955 Katy Freeway, Suite 215
Houston, Texas 77024

August 19, 2014
Invoice No: 10


Engineering services through August 15, 2014 in connection with the TIRZ 17 Redevelopment Authority

Account No.	Project Name	Original Contract	Percent Complete	Remaining Contract Amount	Total To Date	Previously Invoiced	Current Payment Due
CIP No. T-1709	Lumpkin Roadway Improvements - Ph. II Detailed Design	\$708,456.00	100.00%	\$0.00	\$ 708,456.00	\$ 694,286.88	\$ 14,169.12
CIP No. T-1709	Lumpkin Roadway Improvements -Supplemental Engineering Services Phase II Detailed Design	\$37,500.00	0.00%	\$37,500.00	\$ -	\$ -	\$ -
CIP No. T-1717	Town & Country West Drainage & Mobility Improvements- Amendment to Phase II Detailed Design	\$684,400.00	0.00%	\$684,400.00	\$ -	\$ -	\$ -
Total		\$1,430,356.00			\$ 708,456.00	\$ 694,286.88	\$ 14,169.12

CURRENT PAYMENT DUE THIS INVOICE: \$14,169.12

Don Huml: Executive Director
Reviewed: Don Huml
Date: 08-19-2014
Code: 7000-1709
Amount: \$ 14,169.12

Invoice

klotz  associates

1160 Dairy Ashford, Suite 500
Houston, Texas 77079
T 281.589.7257 F 281.589.7309
houston.office@klotz.com

Mr. Don Huml
Executive Director
Memorial City Redevelopment Authority
8955 Katy Freeway, Suite 215
Houston, TX 77024

August 19, 2014
Project No: 1111.002.000
Invoice No: 814017

TIRZ 17 Memorial City Redevelopment Authority Briar Branch Channel Improvements
TIRZ 17 CIP No. T-1734
HCPCD Unit W140-01-00

For Professional Services rendered from July 16, 2014 to August 15, 2014:

Description	Contract Amount	Percent Complete	Billed to Date	Previously Invoiced	Current Invoice
Basic Services (LS)	624,155.00	53.82	335,920.22	272,755.74	63,164.48
Additional Services (T&M)	89,645.00	53.1501	47,646.45	28,326.45	19,320.00
Total Fee	713,800.00		383,566.67	301,082.19	82,484.48
					82,484.48
					\$82,484.48

Recap:	Current	Previous	To-Date
Total Billings	82,484.48	301,082.19	383,566.67
Contract Amount			713,800.00
Balance			330,233.33

Total Due This Invoice: \$82,484.48

Don Huml: Executive Director
Reviewed: Don Huml
Date: 08-19-2014
Code: 7000-1734
Amount: \$82,484.48

Memorial City Redevelopment Authority / TIRZ 17

Briar Branch (W140-01-00) Channel Improvements
 TIRZ 17 CIP No. T-1734
 Master Agreement (07-30-13) Task Order No.2
 Klotz Assoc. Job No. 1111.002.000

1160 Dairy Ashford, Suite 500
 Houston, Texas 77079
 T 281.589.7257 F 281.589.7309
 houston.office@klotz.com

Professional Services Summary
 Through 8/15/14
 Invoice # 814017

Task	Contract Budget Fees	Authorized Amounts	Percent Complete %	Budget Amount Earned	Previously Billed	Earned This Period
<u>Basic Services</u>						
I. Phase I - PER (Complete)	\$0.00	\$0.00	0.00%	\$0.00	\$0.00	\$0.00
II. Phase II - Final Design	\$624,155.00	\$624,155.00	53.82%	\$335,920.22	\$272,755.74	\$63,164.48
III. Phase III - CPS (Not Authorized)	\$0.00	\$0.00	0.00%	\$0.00	\$0.00	\$0.00
SubTotal Basic Services	\$624,155.00	\$624,155.00		\$335,920.22	\$272,755.74	\$63,164.48
<u>Additional Engineering Services / SubContracted Services / Reimbursible Expenses</u>						
I. Additional Engineering Services	\$35,820.00					
1. TCPs - Traffic Control Plans		\$23,280.00	88.27%	\$20,550.00	\$6,165.00	\$14,385.00
2. SW3P - StormWater Pollution Prevention Plans		\$12,540.00	98.44%	\$12,345.00	\$7,410.00	\$4,935.00
II. SubContracted Services	\$29,502.90					
1. Add'l Topo. Survey		\$29,502.90	50.00%	\$14,751.45	\$14,751.45	\$0.00
III. Reimbursible Expenses	\$24,322.10					
1. Reimbursible Expenses		\$24,322.10	0.00%	\$0.00	\$0.00	\$0.00
SubTotal Additional Services	\$89,645.00	\$89,645.00		\$47,646.45	\$28,326.45	\$19,320.00
Total Professional Services Fees	\$713,800.00	\$713,800.00		\$383,566.67	\$301,082.19	\$82,484.48

Total Fees Earned this Period	\$82,484.48
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Additional Services Detail
Through 8/15/14
Invoice # 814017

Sub-Consultant Charges this Month	Sub-Consultant	Sub-Consultant Invoice Amount	KA Markup (8%)	SubTotal	Cost This Month
1. Add'l Topo. Survey	Kuo & Associates	\$0.00	\$0.00	\$0.00	\$0.00

Klotz Associates

Hourly Charges this Month	Employee	Hrs. This Month	Total Hrs. This Month	Billing Rate	Cost This Month
I. Additional Engineering Services					
1. TCPs - Traffic Control Plans					
Project Engineer			47.00	\$135.00	\$6,345.00
	R. Huerta				
Associate Engineer			67.00	\$120.00	\$8,040.00
	J. Puffer				
SubTotal MH			114.00		\$14,385.00
SubTotal					\$14,385.00
				Max Fee Limit	\$17,115.00
2. SW3P - StormWater Pollution Prevention Plans					
Project Engineer			25.00	\$135.00	\$3,375.00
	R. Huerta				
Associate Engineer			13.00	\$120.00	\$1,560.00
	J. Puffer				
SubTotal MH			38.00		\$4,935.00
SubTotal					\$4,935.00
				Max Fee Limit	\$5,130.00

Monthly Progress Report

**Project: Memorial City Redevelopment Authority / TIRZ 17
Briar Branch (W140-01-00) Channel Improvements
Ph II – Design**

CIP No: T-1734

Period: Through August 15, 2014

Job No: 1111.002.000

Prepared By: W. Edward Conger PE

Activities Completed this Period

1. Ph II Final Design - Authorization received dated 03/07/14.
 - a. Basic and Additional Services
 - 1.) Continued Review of the draft LAN Preliminary Engineering Report and Drainage Impact Report for this project as well as the project documentation provided by LAN.
 - 2.) Completed Review of additional survey provided by Kuo & Assoc.
 - 3.) Continue to refine Briar Branch SWMM model.
 - 4.) Klotz Associates continued design plans. The design plan and profiles continued using the additional survey.
 - 5.) SW3P and TCP plans continue. Draft SW3P report begun
 - b. Meetings
 - 1.) Project Team Meetings as required.
 - 2.) Additional meetings with TIRZ, LAN and SWA as required.
 - 3.) Attended and provided project update at TIRZ Board Meeting on 07-29-14.
 - 4.) Attended TIRZ Board special meeting on 08-15-14.
2. Ph II Sub-consultant (Survey – Kuo & Associates) – Additional survey initial task complete.

Activities Planned for Next Period

1. Ph II Final Design.
 - a. Basic and Additional Services
 - 1.) Conduct additional project research, field reconnaissance and site visits as required for design.

- 2.) Continue review of the project draft Preliminary Engineering Report, Drainage Impact Report and project documentation provided by LAN.
- 3.) Continue development of design plans for review submittal in late September.

b. Meetings

- 1.) Project Team Meetings as required.
- 2.) Additional meetings with TIRZ, LAN and SWA as required.
- 3.) Attended and provide project update at TIRZ Board Meeting on 08-26-14.

2. Ph II Sub-consultant (Survey – Kuo & Associates)

- 1.) Kuo to complete additional survey work along and adjacent to Briar Branch as needed for Final Design.

Issues and information we are waiting to receive - None



MEMORIAL CITY REDEVELOPMENT AUTHORITY
Tax Increment Reinvestment Zone No. 17

Estimate No. : 9 FINAL
 Cut Off Date : 07/31/14
 Estimate Date : 08/04/14

**ESTIMATE AND CERTIFICATE FOR
 PAYMENT UNIT PRICE WORK**

Project Name : Briar Branch Stormwater Detention Basin
 Contractor Name : L.N. McKean, Inc.
 Address : P.O. Box 130250
 The Woodlands, TX 77393

WBS No. : T-17000-0011-6

Contract Date : 7/31/2013
 Start Date : 8/21/2013
 Current Contract Completion Date : 3/26/2014
 Substantial Completion Date : 3/25/2014
 Percentage By Time : 99.54% In Place : 100.00%
 Date Insurance Exp. : 9/30/2014 Drug Policy Due Date: N/A Current M/SBE : 19.0/3.5% Schedule Update Received : 2/5/2014

CONTRACT TIME IN CALENDAR DAYS

Original Contract Time : 180
 Approved Extensions : 37
 Total Contract Time : 217
 Days Used to Date : 216
 Days Remaining to Date : 1

CONTRACT AMOUNT TO DATE :

1. Original Contract Amount \$2,835,903.90
 2. Approved Change Orders

No	Date	Ext.Days	Amount
1	04/14/2014	37	
2	05/19/2014		(\$378,092.61)

Total Approved Extensions 37 Total Change Orders to Date \$(378,092.61)

3. Approved Work Change Directives

No	Date	Ext.Days	Amount

Total Pending Work Change Directives to Date \$0.00

TOTAL CONTRACT AMOUNT (excludes WCDs) \$2,457,811.29

A. EARNINGS TO DATE

1. Work Completed to Date 86.66% Complete \$2,457,712.37
 2. Material Stored on Site \$ 0.00
 3. Material Stored in Place \$ 0.00
 4. Balance-Materials Accepted Not in Place \$ 0.00 @ 85%
 5. Work Change Directives - In Place \$ 0.00

TOTAL EARNINGS TO DATE \$2,457,712.37

B. DEDUCTIONS

1. Retainage 0% Of \$2,457,712.37 \$0.00
 2. Retainage Release 0% Of \$2,457,712.37 \$0.00
 3. Total Retainage \$ 0.00
 4. Liquidated Damages 0.00 Days @ \$2,500.00 \$0.00
 5. Assessments \$ 0.00
 6. Inspector Overtime Costs \$ 0.00

TOTAL DEDUCTIONS \$0.00

C. AMOUNT DUE THIS PERIOD

1. Total Earnings to Date \$2,457,712.37
 2. Total Deductions \$0.00
 3. Total Payments Due \$2,457,712.37
 4. Less Previous Payments \$2,334,826.75
 5. Restoration Adjustment \$0.00

TOTAL AMOUNT DUE CONTRACTOR THIS DATE \$122,885.62

BALANCE REMAIN \$0.00

Prepared By Richard L Butler

Checked By Katie Ghutzman 8/5/14
 Date

Reviewed By Muhammad Ali 8/5/2014
 Date

Don Huml: Executive Director

Reviewed: Don Huml

Date: 08-18-2014

L.N. McKean, Inc.
P.O. Box 130250
The Woodlands, TX 77393

Type of Estimate:
Construction

Estimate Number:
9

Partial or Final:
Final

Date:
08/04/2014

Page 1 of 1

Briar Branch (W140-01-00) Stormwater Detention Basin
WBBS No. T-17000-0011-6
Harris County Project #2019134
Owner:
Memorial City Redevelopment Authority

Period Covered
06/01/2014 - 07/31/2014

Date Work Commenced:
08/21/2013

Date Contract Awarded:
08/14/2013

Date Work Completed:

Percentage Complete:
100.00%

Item No.	Spec. Ref.	Description	Unit of Measure	Contract Quantity	Total Work			Percent Completed	Contract Price	Amount
					This Estimate	Total Work Last Estimate	Total Work to Date			
1	1502	Mobilization	LS	1	1.00	1.00	1.00	100.00%	\$125,000.00	\$125,000.00
2	1555	Uniformed Police Officer	HR	1025	1025.00	1025.00	1025.00	100.00%	\$40.00	\$41,000.00
3	1555	Traffic Control & Regulation	LS	1	1.00	1.00	1.00	100.00%	\$5,000.00	\$5,000.00
4	2220	Remove & Dispose of Existing Waterline	LF	915	915.00	915.00	915.00	100.00%	\$10.00	\$9,150.00
5	2220	Remove & Dispose of Existing Sanitary Sewer	LF	866	866.00	866.00	866.00	100.00%	\$10.00	\$8,660.00
6	2220	Remove & Dispose of Existing Sanitary Manhole	EA	1	1.00	1.00	1.00	100.00%	\$500.00	\$500.00
7	2220	Remove & Dispose of Existing 36" RCP	LF	592	592.00	592.00	592.00	100.00%	\$12.00	\$7,104.00
8	2220	Remove & Dispose of Existing 30" RCP	LF	52	52.00	52.00	52.00	100.00%	\$12.00	\$624.00
9	2220	Remove & Dispose of Existing Inlet	EA	3	3.00	3.00	3.00	100.00%	\$500.00	\$1,500.00
10	2220	Remove & Dispose of Existing Concrete Foundation	SY	333	333.00	333.00	333.00	100.00%	\$12.00	\$3,996.00
11	2233	Clearing & Grubbing	AC	8.22	8.22	8.22	8.22	100.00%	\$6,000.00	\$49,320.00
12	2241	Care & Control of Water	LS	1	1.00	1.00	1.00	100.00%	\$25,000.00	\$25,000.00
13	2269	Trench Shoring System 5 to 20 ft.	LF	167	167.00	167.00	167.00	100.00%	\$1.00	\$167.00
14	02315	Excavation	CY	100382	100382.00	100382.00	100382.00	100.00%	\$10.75	\$1,079,108.50
15	02315	Imported Select Fill	CY	8000	8000.00	8000.00	8000.00	100.00%	\$14.00	\$112,000.00
16	2361	Reinforced Sill Fence	LF	2430	2430.00	2430.00	2430.00	100.00%	\$1.50	\$3,645.00
17	2364	Filler Dam (Type 3)	LF	50	50.00	50.00	50.00	100.00%	\$25.00	\$1,250.00
18	2365	Stabilized Construction Access	SY	350	350.00	350.00	350.00	100.00%	\$15.00	\$5,250.00
19	2376	Backslope Ditch Interceptor Structure with 24" CMP	EA	2	2.00	2.00	2.00	100.00%	\$5,700.00	\$11,400.00
20	2376	10' Wide Concrete Pilot Channel	LF	1344	1344.00	1344.00	1344.00	100.00%	\$80.00	\$107,520.00
21	2376	Concrete Channel Lining, 6"	SY	3413.82	3413.82	3413.82	3413.82	100.00%	\$71.00	\$242,381.22
22	2378	18" Thick (min) Riprap, Gradation No. 1	CY	100	100.00	100.00	100.00	100.00%	\$80.00	\$8,000.00
23	2378	24" Thick (min) Riprap, Gradation No. 2	CY	650	650.00	650.00	650.00	100.00%	\$98.00	\$63,700.00
24	2462	Steel Sheet Piling	SF	3039	3039.00	3039.00	3039.00	100.00%	\$30.00	\$91,170.00
25	2462	24" CMP	LF	102	102.00	102.00	102.00	100.00%	\$69.00	\$7,038.00
26	2462	36" CMP	LF	82	82.00	82.00	82.00	100.00%	\$85.00	\$6,970.00
27	2630	Type "C" Manhole	EA	1	1.00	1.00	1.00	100.00%	\$5,000.00	\$5,000.00
28	2632	Headwall / Outfall Structure	EA	1	1.00	1.00	1.00	100.00%	\$9,500.00	\$9,500.00
29	2633	24" Heavy Duty Flap Gate	EA	1	1.00	1.00	1.00	100.00%	\$3,000.00	\$3,000.00
30	2911	Mulch Top Dressing	SF	25441	25441.00	25441.00	25441.00	100.00%	\$0.50	\$12,720.50
31	2915	Tree Planting - 5 GAL	EA	172	172.00	172.00	172.00	100.00%	\$70.00	\$12,040.00
32	2915	Tree Planting - 7 GAL	EA	123	123.00	123.00	123.00	100.00%	\$100.00	\$12,300.00
33	2915	Tree Planting - 15 GAL	EA	58	58.00	58.00	58.00	100.00%	\$350.00	\$20,300.00
34	2915	Tree Planting - 30 GAL	EA	74	74.00	74.00	74.00	100.00%	\$600.00	\$44,400.00
35	2915	Tree Planting - 45 GAL	EA	58	58.00	58.00	58.00	100.00%	\$750.00	\$43,500.00
36	2922	Turf Est - Sodding	SY	2848	2848.00	2848.00	2848.00	100.00%	\$4.00	\$11,392.00
37	2923	Turf Est - Hydromulch Seeding w/ Mulch	SY	31734	31734.00	31734.00	31734.00	100.00%	\$0.30	\$9,520.20
38	329301	Landscape Maintenance	LS	0	0.00	0.00	0.00	100.00%	\$7,500.00	\$0.00
39	2940	Irrigation	LS	1	1.00	1.00	1.00	100.00%	\$100,000.00	\$100,000.00
40	2317	6" Over-Excavate Trench Bottom	LF	0	0.00	0.00	0.00	100.00%	\$4.00	\$0.00
41	2318	Excavation Around Obstructions	CY	0	0.00	0.00	0.00	100.00%	\$30.00	\$0.00
42	2318	Extra Hand Excavation	CY	0	0.00	0.00	0.00	100.00%	\$15.00	\$0.00
43	2318	Extra Machine Excavation	CY	0	0.00	0.00	0.00	100.00%	\$20.00	\$0.00
44	2318	Extra Placement of Backfill Material	CY	0	0.00	0.00	0.00	100.00%	\$6.00	\$0.00
45	2321	Extra Cement Stabilized Sand	CY	0	0.00	0.00	0.00	100.00%	\$30.00	\$0.00
46	2269	Extra Trench Shoring System 5 - 20 ft	LF	0	0.00	0.00	0.00	100.00%	\$4.00	\$0.00
47	02315	excavation (existing embankments, and extra excavation for sand areas within proposed basin)	CY	11300	11300.00	11300.00	11300.00	100.00%	\$10.00	\$113,000.00
48	2376	Extra Concrete Channel Lining, 6"	SY	0	0.00	0.00	0.00	100.00%	\$80.00	\$0.00
49	2378	Extra 18" Thick Rip Rap Gradation No 1	CY	0	0.00	0.00	0.00	100.00%	\$100.00	\$0.00
50	2378	Extra 24" Thick Rip Rap Gradation No 1	CY	0	0.00	0.00	0.00	100.00%	\$150.00	\$0.00
51	2462	Extra Steel Sheet Piling (Weir)	SF	0	0.00	0.00	0.00	100.00%	\$100.00	\$0.00
52	2462	Extra 24" CMP	LF	0	0.00	0.00	0.00	100.00%	\$65.00	\$0.00
53	2462	Extra 36" CMP	LF	0	0.00	0.00	0.00	100.00%	\$100.00	\$0.00
54	2922	Extra Turf - Sodding	SY	0	0.00	0.00	0.00	100.00%	\$5.00	\$0.00
55	2923	Extra Turf - Hydromulch Seeding	SY	0	0.00	0.00	0.00	100.00%	\$0.20	\$0.00
56	1555	Extra Uniformed Police Officer	HR	0	0.00	0.00	0.00	100.00%	\$40.00	\$0.00
57	01110	Early Completion	DAY	0	0.00	0.00	0.00	100.00%	\$5,000.00	\$0.00
58	1110	TXDOT Permit	LS	0	0.00	0.00	0.00	100.00%	\$2,500.00	\$0.00
59	1110	Harris County Flood Control Permit	LS	1	1.00	1.00	1.00	100.00%	\$2,500.00	\$2,500.00
60	1110	Notice of Intent (SWPPP) Filing Fee	LS	1	1.00	1.00	1.00	100.00%	\$325.00	\$325.00
61	1110	Street Cut Permit	LS	0	0.00	0.00	0.00	100.00%	\$2,500.00	\$0.00
		Fence Installation	LS	1	1.00	1.00	1.00	100.00%	\$41,762.95	\$41,762.95

Total amount of work to date \$2,457,712.37
Amount retained (0%) \$0.00
Previously billed \$2,334,826.75
Amount due for payment \$122,885.62
Original Contract Amt \$2,835,903.90

Document 00642

MONTHLY SUBCONTRACTOR PAYMENT REPORTING FORM

Legal Project Name: Briar Branch (W140-01-00) Stormwater Detention Basin

Outline Agreement No.: _____ WBS No.: T-17000-0011-6

Contractor's Company Name: L.N. McKean, Inc.

Address: P.O. Box 130250, The Woodlands, TX 77393

CERTIFICATION

_____, Contractor's Representative for the above referenced Contract, hereby certifies that (1) Contractor has paid all subcontractors, except those noted below, (2) Contractor made such payments (a) in proportion to the amount City paid Contractor and (b) in accordance and compliance with all applicable Contract Documents and laws; and (3) Contractor withheld no sums from any subcontractor for allegations of deficiency in Work. The term "subcontractor", as used herein, includes all persons or firms furnishing work, materials, services or equipment Contractor ordered incorporated into Work or placed near the Project for which the City made partial payment.

EXCEPTION: Contractor sent Payment Notifications to the following subcontractors explaining why Contractor withheld payment. Copies are attached.

Subcontractor Name: _____	Subcontractor Name: _____
Street Address: _____	Street Address: _____
City, State, and Zip Code: _____	City, State, and Zip Code: _____
Amount of Payment Withheld: _____	Amount of Payment Withheld: _____
Date Payment First Withheld: _____	Date Payment First Withheld: _____
Description of Good Faith Reason: _____	Description of Good Faith Reason: _____

[Signature]
(Signature of Contractor's Representative)

Lee McKean
(Print or Type Name of Contractor's Representative)

SWORN TO AND SUBSCRIBED before me on:

Date: 08/04/14
[Signature]
Notary Public in and for the State of Texas

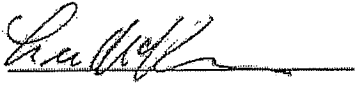
My Commission Expires: 08/20/14
Expiration Date

LA Ramsey
Print or Type Name of Notary Public

L. N. McKean, Inc.
July 2014 Monthly MBE/SBE Report

	Paid to date MBE 14%	Paid to date SBE 8%	Estimated Totals MBE 14%	Estimated Totals SBE 8%	% Complete MBE Goal	% Complete SBE Goal
14% MBE Summary						
Texas Site Solutions	\$540,000.00		\$333,400.00		161.97%	
Sal Esparza, Inc.	\$148,085.11				44.42%	

8% SBE Summary						
Redceded Trucking		\$44,105.00		\$100,000.00		44.11%



8/4/2014

Lee McKean
President

Viewpoint Phase	Bid Item	Description	Units	Bid Qty	Unit Price	July '14		July '14		Contract Total	% Complete	June '14	
						Monthly Qty	Monthly Amount	Monthly Qty	Monthly Amount			Month	Todate
500000	1	Mobilization	LS	1	\$24,000.00	0.00	\$0.00	1.00	\$24,000.00	\$24,000.00	100.00%	1.00	1.00
502000	2	Traffic Control and Regulation	LS	1	\$72,000.00	0.00	\$0.00	0.98	\$70,560.00	\$72,000.00	98.00%	0.98	0.98
9922	3	Uniformed Police Officers	HR	2920	\$37.00	36.00	\$1,332.00	2,548.00	\$94,276.00	\$108,040.00	87.26%	2,512.00	2,512.00
512190	4	Portable Concrete Low Profile Traffic Barrier Inst	LF	1450	\$9.00	0.00	\$0.00	1,450.00	\$13,050.00	\$13,050.00	100.00%	1,450.00	1,450.00
512390	5	Portable Concrete Low Profile Traffic Barrier Move	LF	1450	\$4.00	0.00	\$0.00	1,240.00	\$4,960.00	\$5,800.00	85.52%	1,240.00	1,240.00
512195	6	Portable Concrete Low Profile Traffic Barrier Inst	LF	875	\$9.00	0.00	\$0.00	875.00	\$7,875.00	\$7,875.00	100.00%	875.00	875.00
512395	7	Portable Concrete Low Profile Traffic Barrier Move	LF	1400	\$3.00	85.00	\$255.00	1,400.00	\$4,200.00	\$4,200.00	100.00%	1,315.00	1,315.00
512495	8	Portable Concrete Low Profile Traffic Barrier Remo	LF	925	\$7.00	462.50	\$3,237.50	462.50	\$3,237.50	\$6,475.00	50.00%	462.50	462.50
512490	9	Portable Concrete Low Profile Traffic Barrier Remo	LF	1400	\$7.00	920.00	\$6,440.00	1,400.00	\$9,800.00	\$9,800.00	100.00%	1,400.00	1,400.00
10	10	Tree and Plant Protection	LS	1	\$33,000.00	0.00	\$0.00	0.88	\$29,040.00	\$33,000.00	88.00%	0.88	0.88
11	11	Filter Fabric Fence Inlet Protection (Stage 1)	LF	790	\$1.30	395.00	\$513.50	395.00	\$513.50	\$1,027.00	50.00%	0.00	0.00
12	12	Sandbags Inlet Protection (Stage 2)	LF	500	\$1.30	0.00	\$0.00	290.00	\$377.00	\$650.00	58.00%	290.00	290.00
13	13	Stabilized Construction Access	LS	1	\$2,500.00	0.00	\$0.00	0.00	\$0.00	\$2,500.00	0.00%	0.00	0.00
B1 TOTAL - GENERAL ITEMS							\$11,778.00		\$261,889.00	\$288,417.00			
670015	14	Construct Type-C Manhole (48-inch diameter) on Box	EA	11	\$1,700.00	3.50	\$5,950.00	9.50	\$16,150.00	\$18,700.00	86.36%	6.00	6.00
670010	15	Construct Type C Manhole, Complete in Place	EA	6	\$4,000.00	(1.00)	(\$4,000.00)	4.00	\$16,000.00	\$24,000.00	66.67%	5.00	5.00
104212	16	Remove and Dispose of 12-inch Diameter Storm Sewer	LF	63	\$15.00	7.00	\$105.00	7.00	\$105.00	\$945.00	11.11%	0.00	0.00
104218	17	Remove and Dispose of 18-inch Diameter Storm Sewer	LF	295	\$15.00	0.00	\$0.00	230.00	\$3,450.00	\$4,425.00	77.97%	230.00	230.00
104224	18	Remove and Dispose of 24-inch Diameter Storm Sewer	LF	564	\$15.00	60.00	\$900.00	285.00	\$4,275.00	\$8,460.00	50.53%	225.00	225.00
104236	19	Remove and Dispose of 36-inch Diameter Storm Sewer	LF	67	\$240.00	16.00	\$240.00	16.00	\$240.00	\$1,005.00	23.88%	0.00	0.00
104254	20	Remove and Dispose of 54-inch Diameter Storm Sewer	LF	410	\$28.00	474.00	\$13,272.00	504.00	\$14,112.00	\$11,480.00	122.93%	30.00	30.00
104260	21	Remove and Dispose of 60-inch Diameter Storm Sewer	LF	1225	\$30.00	226.00	\$6,780.00	920.00	\$27,600.00	\$36,750.00	75.10%	694.00	694.00
104266	22	Remove and Dispose of 66-inch Diameter Storm Sewer	LF	110	\$30.00	0.00	\$0.00	186.00	\$5,580.00	\$3,300.00	169.09%	186.00	186.00
104272	23	Remove and Dispose of 72-inch Diameter Storm Sewer	LF	890	\$30.00	0.00	\$0.00	890.00	\$26,700.00	\$26,700.00	100.00%	890.00	890.00
104700	24	Remove and Dispose of existing inlets, all types	EA	23	\$510.00	11.00	\$5,610.00	23.00	\$11,730.00	\$11,730.00	100.00%	12.00	12.00
104800	25	Remove and Dispose of existing Manholes, all types	EA	18	\$500.00	1.50	\$750.00	17.50	\$8,750.00	\$9,000.00	97.22%	16.00	16.00
610000	26	Provide Trench Safety System	LF	3499	\$1.00	624.00	\$624.00	2,225.00	\$2,225.00	\$3,499.00	63.59%	1,601.00	1,601.00
630806	27	Construct Box Culvert-Precast 8' x 6' Storm	LF	5152	\$446.00	1,485.00	\$662,310.00	5,116.00	\$2,281,736.00	\$2,297,792.00	99.30%	3,631.00	3,631.00
630805	28	Construct Box Culvert - Precast 5-foot x 8-foot St	LF	26	\$460.00	0.00	\$0.00	0.00	\$0.00	\$11,960.00	0.00%	0.00	0.00
610060	29	Construct 60-inch Reinforced Concrete Pipe, Complete	LF	49	\$350.00	0.00	\$0.00	49.00	\$17,150.00	\$17,150.00	100.00%	49.00	49.00
610024	30	Construct 29-inch x 45-inch Elliptical Reinforced C	LF	30	\$250.00	0.00	\$0.00	30.00	\$7,500.00	\$7,500.00	100.00%	30.00	30.00
610036	31	Construct 36-inch Reinforced Concrete Pipe, Complete	LF	10	\$300.00	16.00	\$4,800.00	20.00	\$6,000.00	\$3,000.00	200.00%	4.00	4.00
610030	32	Construct 30-inch Reinforced Concrete Pipe, Complete	LF	33	\$140.00	0.00	\$0.00	33.00	\$4,620.00	\$4,620.00	100.00%	33.00	33.00
610024	33	Construct 24-inch Reinforced Concrete Pipe Storm L	LF	710	\$90.00	25.00	\$2,250.00	601.00	\$54,090.00	\$63,900.00	84.65%	576.00	576.00
610018	34	Construct 18-inch Reinforced Concrete Pipe Storm L	LF	40	\$90.00	0.00	\$0.00	40.00	\$3,600.00	\$3,600.00	100.00%	40.00	40.00
35	35	Construct Box Culvert-Precast 8-foot x 5-foot Stor	EA	1	\$900.00	0.00	\$0.00	0.00	\$0.00	\$900.00	0.00%	0.00	0.00
36	36	Construct 60-inch Diameter Plug, Complete in Place	EA	1	\$900.00	0.00	\$0.00	1.00	\$900.00	\$900.00	100.00%	1.00	1.00
660200	37	Construct Type A Inlet - Complete in Place	EA	3	\$2,500.00	0.00	\$0.00	3.00	\$7,500.00	\$7,500.00	100.00%	3.00	3.00
660000	38	Construct Type C Inlet-Complete in Place	EA	8	\$3,000.00	0.00	\$0.00	8.00	\$24,000.00	\$24,000.00	100.00%	8.00	8.00
660050	39	Construct Type BB Inlet-Complete in Place	EA	15	\$2,500.00	3.00	\$7,500.00	14.00	\$35,000.00	\$37,500.00	93.33%	11.00	11.00
40	40	Construct Junction to Box Culvert from new Lateral	EA	20	\$700.00	3.00	\$2,100.00	18.00	\$12,600.00	\$14,000.00	90.00%	15.00	15.00
671000	41	Construct Junction Box # 107-B, Complete in Place	EA	1	\$50,000.00	0.00	\$0.00	1.00	\$50,000.00	\$50,000.00	100.00%	1.00	1.00
671020	42	Construct Junction Box #124, Including MH, Rings a	EA	0	\$50,000.00	0.00	\$0.00	0.00	\$0.00	deleted	deleted	0.00	0.00
671030	43	Construct Junction Box #121, Including MH, Rings a	EA	0	\$50,000.00	0.00	\$0.00	0.00	\$0.00	deleted	deleted	0.00	0.00
671040	44	Construct Junction Box #136, Including MH, Ring a	EA	0	\$50,000.00	0.00	\$0.00	0.00	\$0.00	deleted	deleted	0.00	0.00
45	45	Furnish and Install 48" Ring Grates	EA	10	\$500.00	0.00	\$0.00	6.00	\$3,000.00	\$5,000.00	60.00%	6.00	6.00
46	46	Furnish and Install 48" Flap Valve, Complete in P	EA	2	\$16,000.00	0.00	\$0.00	2.00	\$32,000.00	\$32,000.00	100.00%	2.00	2.00
B2 TOTAL - STORM SEWER ITEMS							\$709,191.00		\$2,676,613.00	\$2,741,316.00			

TSC Viewpoint Phase	Bid Item	Description	Units	Bid Qty	Unit Price	July '14 Monthly Qty	Monthly Amount	July '14 Totodate Qty	Totodate Amount	Contract Total	% Complete	June '14 Totodate	
710000	47	Provide Trench Safety System for Water Line	LF	1040	\$1.00	46.00	\$46.00	684.00	\$684.00	\$1,040.00	65.77%	638.00	
721012	48	Furnish and Install 12-inch Water line by Trenches	LF	20	\$250.00	0.00	\$0.00	2.00	\$500.00	\$5,000.00	10.00%	2.00	
721008	49	Furnish and Install 8-inch Water line by Trenches	LF	3207	\$65.00	0.00	\$0.00	3,403.60	\$221,234.00	\$208,455.00	106.13%	3,403.60	
715008	50	Furnish and Install 8-inch DIP Water Line w/ Restr	LF	343	\$170.00	0.00	\$0.00	445.80	\$75,786.00	\$58,310.00	129.97%	445.80	
716008	51	Furnish and Install 8-inch Water Line w/ Restraint	LF	232	\$140.00	0.00	\$0.00	52.70	\$7,378.00	\$32,480.00	22.72%	52.70	
731016	52	Furnish and Install 8-inch Water Line in 16-inch C	LF	274	\$150.00	26.00	\$3,900.00	271.20	\$40,680.00	\$41,100.00	98.98%	245.20	
721008	53	Furnish and Install 8-inch DIP Water Line, Pressur	LF	54	\$170.00	20.00	\$3,400.00	28.00	\$4,760.00	\$9,180.00	51.85%	8.00	
721002	54	Furnish and Install 2-inch Water Line by Trenches	LF	12	\$201.00	0.00	\$0.00	6.00	\$1,206.00	\$2,412.00	50.00%	6.00	
721004	55	Furnish and Install 4-inch Water Line by Trenches	LF	25	\$150.00	0.00	\$0.00	7.20	\$1,080.00	\$3,750.00	28.80%	7.20	
716006	56	Furnish and Install 6-inch Water Line with Restraint	LF	10	\$210.00	0.00	\$0.00	5.00	\$1,050.00	\$2,100.00	50.00%	5.00	
750806	57	Furnish and Install 8-inch Tapping Sleeve and Valv	EA	1	\$4,000.39	0.00	\$0.00	1.00	\$4,000.39	\$4,000.39	100.00%	1.00	
760002	58	Wet Connection to Existing 2-inch Waterline	EA	3	\$1,000.00	1.00	\$1,000.00	2.00	\$2,000.00	\$3,000.00	66.67%	1.00	
770002	59	Cut, Plug and Abandon Existing 2-inch Waterline	EA	3	\$300.00	0.00	\$0.00	2.00	\$600.00	\$900.00	66.67%	2.00	
760006	60	Wet Connection to Existing 6-inch Water Line	EA	1	\$1,800.00	1.00	\$1,800.00	1.00	\$1,800.00	\$1,800.00	100.00%	0.00	
770006	61	Cut, Plug and Abandon Existing 6-inch Water Line	EA	1	\$500.00	1.00	\$500.00	1.00	\$500.00	\$500.00	100.00%	0.00	
760008	62	Wet Connection to Existing 8-inch Water Line	EA	12	\$2,000.00	5.00	\$10,000.00	13.00	\$26,000.00	\$24,000.00	108.33%	8.00	
770008	63	Cut, Plug and Abandon Existing 8-inch Water Line	EA	13	\$700.00	4.00	\$2,800.00	14.00	\$9,800.00	\$9,100.00	107.69%	10.00	
760012	64	Wet Connection to Existing 12-inch Water Line	EA	1	\$2,100.00	0.00	\$0.00	1.00	\$2,100.00	\$2,100.00	100.00%	1.00	
770012	65	Cut, Plug and Abandon Existing 12-inch Water Line	EA	1	\$800.00	0.00	\$0.00	1.00	\$800.00	\$800.00	100.00%	1.00	
780100	66	Furnish and Install Fire Hydrant Assembly w/6-inch	EA	7	\$4,000.00	0.00	\$0.00	7.00	\$28,000.00	\$28,000.00	100.00%	7.00	
780150	67	Furnish and Install 6-inch Fire Hydrant Lead, Open	LF	50	\$70.00	0.00	\$0.00	50.00	\$3,500.00	\$3,500.00	100.00%	50.00	
780005	68	5/8" to 1" Diameter Copper Service Connection, Sho	EA	12	\$1,000.00	0.00	\$0.00	6.00	\$6,000.00	\$12,000.00	50.00%	6.00	
780010	69	5/8" to 1" Diameter Copper Service Connection, Lon	EA	4	\$1,500.00	0.00	\$0.00	2.00	\$1,500.00	\$6,000.00	25.00%	1.00	
780015	70	1.5" to 2" Diameter Copper Service Connection, Sho	EA	2	\$1,100.00	0.00	\$0.00	2.00	\$2,200.00	\$2,200.00	100.00%	2.00	
780020	71	1.5" to 2" Diameter Copper Service Connection, Lon	EA	10	\$1,700.00	0.00	\$0.00	0.00	\$0.00	\$17,000.00	0.00%	0.00	
B3 TOTAL WATER LINE ITEMS													
									\$443,158.39	\$478,727.39			
810000	72	Provide Trench Safety System for Sanitary Sewer	LF	2841	\$1.00	0.00	\$0.00	2,738.00	\$2,738.00	\$2,841.00	96.37%	2,738.00	
830100	73	Remove and Dispose of Sanitary Sewer Manholes	EA	14	\$500.00	0.00	\$0.00	12.00	\$6,000.00	\$7,000.00	85.71%	12.00	
830100	74	Construct Sanitary Sewer Manhole, Complete in Plac	EA	17	\$4,000.00	0.00	\$0.00	14.00	\$56,000.00	\$68,000.00	82.35%	14.00	
811021	75	Construct 21-inch Sanitary Sewer, Complete in Plac	LF	58	\$150.00	0.00	\$0.00	63.00	\$9,450.00	\$8,700.00	108.62%	63.00	
830321	76	Remove and Dispose 21-inch Sanitary Sewer	LF	1646	\$5.00	0.00	\$0.00	1,651.00	\$8,255.00	\$8,230.00	100.30%	1,651.00	
811020	77	Construct 20-inch Sanitary Sewer, Pressure Class 1	LF	1588	\$140.00	0.00	\$0.00	1,604.00	\$224,560.00	\$222,320.00	101.01%	1,604.00	
830318	78	Remove and Dispose 18-inch Sanitary Sewer	LF	20	\$5.00	0.00	\$0.00	0.00	\$0.00	\$100.00	0.00%	0.00	
811018	79	Construct 18-inch Sanitary Sewer, Pressure Class 1	LF	20	\$220.00	0.00	\$0.00	0.00	\$0.00	\$4,400.00	0.00%	0.00	
811016	80	Construct 16-inch San Sew, Class 150 PSI	LF	43	\$140.00	0.00	\$0.00	46.00	\$6,440.00	\$6,020.00	106.98%	46.00	
830315	81	Remove and Dispose of 15-inch Sanitary Sewer	LF	43	\$5.00	0.00	\$0.00	46.00	\$230.00	\$215.00	106.98%	46.00	
811012	82	Construct 12-inch Sanitary Sewer, Pressure Class 1	LF	1080	\$110.00	0.00	\$0.00	1,029.00	\$113,190.00	\$118,800.00	95.28%	1,029.00	
830312	83	Remove and Dispose 12-inch Sanitary Sewer	LF	1080	\$5.00	0.00	\$0.00	1,053.00	\$5,265.00	\$5,400.00	97.50%	1,053.00	
830308	84	Remove and Dispose 8-inch Sanitary Sewer	LF	52	\$5.00	0.00	\$0.00	45.00	\$225.00	\$260.00	86.54%	45.00	
811008	85	Construct 8-inch Sanitary Sewer, Pressure Class 15	LF	52	\$100.00	0.00	\$0.00	70.00	\$7,000.00	\$5,200.00	134.62%	70.00	
811000	86	Service Stubs or Reconnections without Stack on Sa	EA	6	\$1,200.00	0.00	\$0.00	10.00	\$12,000.00	\$7,200.00	166.67%	10.00	
810100	87	Bypass Pumping	LS	1	\$40,000.00	0.00	\$0.00	1.00	\$40,000.00	\$40,000.00	100.00%	1.00	
B4 TOTAL SANITARY SEWER ITEMS													
									\$491,353.00	\$504,686.00			
104000	88	Remove and Dispose of Reinforced Concrete Pavement	SY	12840	\$2.00	0.00	\$0.00	12,840.00	\$25,680.00	\$25,680.00	100.00%	12,840.00	
104105	89	Remove and Dispose of Driveways (all Materials, Al	SY	983	\$2.00	118.00	\$236.00	865.57	\$1,731.14	\$1,966.00	88.05%	747.57	
104110	90	Remove and Dispose of Sidewalks (All Materials, Al	SY	1138	\$2.00	0.00	\$0.00	930.93	\$1,861.86	\$2,276.00	81.80%	930.93	
373000	91	Construct Concrete Curb, All Heights, Complete in	LF	4380	\$3.00	480.00	\$1,440.00	4,538.00	\$13,614.00	\$13,140.00	103.61%	4,058.00	
262060	92	Construct Lime/Fly-Ash Stabilized Subgrade, 6-inch	SY	14165	\$6.00	2,830.00	\$16,980.00	9,284.24	\$55,705.44	\$84,990.00	65.54%	6,454.24	

TSC Viewpoint Phase	Bid Item	Description	Units	Bid Qty	Unit Price	July '14 Monthly Qty	July '14 Monthly Amount	July '14 Qty	July '14 Amount	Contract Total	% Complete	June '14 Month Totals
	260000	Furnish Lime for Lime Stabilized Subgrade, Complet	TON	205	\$160.00	0.00	\$0.00	114.31	\$18,289.60	\$32,800.00	55.76%	114.31
	390050	Construct 7-inch High Early Strength Concrete, Inc	SY	940	\$70.00	118.00	\$8,260.00	1,154.76	\$80,833.20	\$65,800.00	122.85%	1,036.76
	371010	Construct 10-inch Reinforced Concrete Pavement, Co	SY	12320	\$58.00	1,510.00	\$87,580.00	11,022.58	\$639,309.64	\$714,560.00	89.47%	9,512.58
	96	Sawcut Exist Pavement	LF	1246	\$5.00	28.00	\$140.00	530.00	\$2,650.00	\$6,230.00	42.54%	502.00
	110000	Earthwork, Roadway Excavation and Embankment	CY	2464	\$15.00	488.02	\$7,320.30	2,464.00	\$36,960.00	\$36,960.00	100.00%	1,975.98
	390200	Construct ADA Accessible Wheelchair Ramps, Complet	SF	2860	\$12.00	0.00	\$0.00	1,409.65	\$16,915.80	\$34,320.00	49.29%	1,409.65
	390201	Construct and Install ADA Detectable Warning Pavers,	SY	27	\$120.00	0.00	\$0.00	13.26	\$1,591.20	\$3,240.00	49.11%	13.26
	330006	Furnish and Install ADA Detectable Warning Pavers,	TON	258	\$100.00	0.00	\$0.00	249.95	\$24,995.00	\$25,800.00	96.88%	249.95
	330302	Construct 6-inch Hot Mix Asphalt Base Course (Type	TON	65	\$130.00	0.00	\$0.00	57.17	\$7,432.10	\$8,450.00	87.95%	57.17
	390100	Construct 1 1/2-inch Asphaltic Concrete Surface Cour	SF	19222	\$6.00	0.00	\$0.00	15,104.85	\$90,629.10	\$115,332.00	78.58%	15,104.85
	1030	Construct 4 1/2-inch Concrete Sidewalk, Complete in P	EA	7	\$150.00	0.00	\$0.00	1.00	\$1,050.00	\$1,050.00	100.00%	7.00
	1040	Remove and Reinstall Existing Mailbox and Post	EA	1	\$350.00	1.00	\$350.00	1.00	\$350.00	\$350.00	100.00%	0.00
	371005	Remove and Reconstruct Existing Brick Mailbox Stru	LF	1360	\$4.00	0.00	\$0.00	933.00	\$3,732.00	\$5,440.00	68.60%	933.00
	1060	Board Expansion Joint with or without Load Transfe	EA	2300	\$1.00	0.00	\$0.00	881.00	\$881.00	\$2,300.00	38.30%	881.00
	372000	Horizontal Dowels, All Lengths	EA	420	\$5.00	0.00	\$0.00	286.00	\$1,430.00	\$2,100.00	68.10%	286.00
	107	Concrete Pavement Header	LF	420	\$5.00	0.00	\$0.00	286.00	\$1,430.00	\$2,100.00	68.10%	286.00
	108	Remove and Dispose of Asphalt Pavement, Including	SY	160	\$25.00	0.00	\$0.00	58.67	\$1,466.75	\$4,000.00	36.67%	58.67
		BS TOTAL PAVING ITEMS					\$122,306.30		\$1,027,107.83	\$1,186,784.00		
	109	Drill Shaft (Traf Signal Pole) (24-in)(Pedestals	LF	18	\$125.00	0.00	\$0.00	18.00	\$2,250.00	\$2,250.00	100.00%	18.00
	110	Drill Shaft (Traffic Signal Pole) (30-inch)	LF	46	\$160.00	0.00	\$0.00	46.00	\$7,360.00	\$7,360.00	100.00%	46.00
	111	25' Traffic Signal Pole	EA	2	\$4,400.00	0.00	\$0.00	1.00	\$4,400.00	\$8,800.00	50.00%	1.00
	112	30' Traffic Signal Pole	EA	1	\$4,500.00	0.00	\$0.00	1.00	\$4,500.00	\$4,500.00	100.00%	1.00
	113	40' Traffic Signal Pole	EA	1	\$6,000.00	0.00	\$0.00	1.00	\$6,000.00	\$6,000.00	100.00%	1.00
	114	Ped Pole Assembly	EA	2	\$800.00	0.00	\$0.00	2.00	\$1,600.00	\$1,600.00	100.00%	2.00
	115	Push Button Pole Assembly	EA	1	\$600.00	0.00	\$0.00	1.00	\$600.00	\$600.00	100.00%	1.00
	116	Saw Cut	LF	316	\$5.00	0.00	\$0.00	0.00	\$0.00	\$1,580.00	0.00%	0.00
	117	Traffic Signal Construction	EA	1	\$2,400.00	0.00	\$0.00	0.00	\$0.00	\$2,400.00	0.00%	0.00
	118	Temporary Traffic Signals	EA	1	\$6,000.00	0.00	\$0.00	0.70	\$4,200.00	\$6,000.00	70.00%	0.70
	119	Removal of Concrete Foundations	EA	4	\$500.00	0.00	\$0.00	0.00	\$0.00	\$2,000.00	0.00%	0.00
	120	Remove Traffic Signal Pole Assembly	EA	4	\$400.00	0.00	\$0.00	0.00	\$0.00	\$1,600.00	0.00%	0.00
	121	Electrical Service (UL TYPE 3R)	EA	1	\$4,000.00	0.00	\$0.00	1.00	\$4,000.00	\$4,000.00	100.00%	1.00
	122	Traffic Signal Pull box (5-TY B)	EA	5	\$500.00	0.00	\$0.00	5.00	\$2,500.00	\$2,500.00	100.00%	5.00
	123	1 1/2-inch (TRENCH) Conduit PVC (Sched 80)	LF	30	\$10.00	32.00	\$320.00	126.00	\$1,260.00	\$300.00	420.00%	94.00
	124	2-inch (TRENCH) Conduit PVC (Sched 80)	LF	20	\$10.00	0.00	\$0.00	77.00	\$770.00	\$200.00	385.00%	77.00
	125	3-inch (TRENCH) Conduit PVC (SCHED 80)	LF	42	\$12.00	0.00	\$0.00	47.00	\$564.00	\$504.00	111.90%	47.00
	126	4-inch (TRENCH) Conduit PVC (SCHED 80)	LF	81	\$14.00	175.00	\$2,450.00	256.00	\$3,584.00	\$1,134.00	316.05%	81.00
	127	4-inch (BORE) Conduit PVC (SCHED 80)	LF	532	\$15.00	0.00	\$0.00	334.00	\$5,010.00	\$7,980.00	62.78%	334.00
	128	Loop Detector Wire Cable	LF	1152	\$5.50	0.00	\$0.00	1,152.00	\$6,336.00	\$6,336.00	100.00%	1,152.00
	129	Loop Detector Lead-in-Cable	LF	958	\$1.25	0.00	\$0.00	958.00	\$1,197.50	\$1,197.50	100.00%	958.00
	130	VEH SIG SEC (12 INCH) INC (GRN) LED	EA	6	\$170.00	0.00	\$0.00	6.00	\$1,020.00	\$1,020.00	100.00%	6.00
	131	VEH SIG SEC (12 INCH) INC (YEL) LED	EA	6	\$170.00	0.00	\$0.00	6.00	\$1,020.00	\$1,020.00	100.00%	6.00
	132	VEH SIG SEC (12 INCH) INC (RED) LED	EA	6	\$170.00	0.00	\$0.00	6.00	\$1,020.00	\$1,020.00	100.00%	6.00
	133	Back Plate (12 INCH) (3 SEC)	EA	6	\$75.00	0.00	\$0.00	6.00	\$450.00	\$450.00	100.00%	6.00
	134	PED SIG SEC (12 IN) LED (2 INDICATIONS)	EA	6	\$450.00	0.00	\$0.00	4.00	\$1,800.00	\$2,700.00	66.67%	4.00
	135	TRF SIG CBL (TY A) (14 AWG) (3 COND)	LF	320	\$1.00	0.00	\$0.00	320.00	\$320.00	\$320.00	100.00%	320.00
	136	TRF SIG CBL (TY A) (14 AWG) (5 COND)	LF	336	\$1.25	0.00	\$0.00	336.00	\$420.00	\$420.00	100.00%	336.00
	137	TRF SIG CBL (TY A) (14 AWG) (7 COND)	LF	1262	\$1.50	0.00	\$0.00	1,262.00	\$1,893.00	\$1,893.00	100.00%	1,262.00
	138	ELECT COND (NO. 8) BARE	LF	347	\$0.80	0.00	\$0.00	347.00	\$277.60	\$277.60	100.00%	347.00
	139	Signal Power (NO. 4 THHN)	LF	31	\$2.00	0.00	\$0.00	0.00	\$0.00	\$62.00	0.00%	0.00
	140	Detector Unit	EA	3	\$625.00	0.00	\$0.00	3.00	\$1,875.00	\$1,875.00	100.00%	3.00

TSC Viewpoint Phase	Bid Item	Description	Units	Bid Qty	Unit Price	July '14 Monthly Qty	July '14 Monthly Amount	July '14 Totodate Qty	Todate Amount	Contract Total	% Complete	June '14 Month Totodate
	141	Phase Selector	EA	2	\$2,300.00	0.00	\$0.00	0.00	\$0.00	\$4,600.00	0.00%	0.00
	142	Optical Detector Cable	LF	631	\$1.50	0.00	\$0.00	0.00	\$0.00	\$946.50	0.00%	0.00
	143	Controller Cabinet 340 ITS	EA	1	\$19,000.00	0.00	\$0.00	1.00	\$19,000.00	\$19,000.00	100.00%	1.00
	144	Model 2070 Controller	EA	1	\$2,600.00	0.00	\$0.00	1.00	\$2,600.00	\$2,600.00	100.00%	1.00
	145	Battery Backup System	EA	1	\$5,600.00	0.00	\$0.00	1.00	\$5,600.00	\$5,600.00	100.00%	1.00
	146	Audible Pedestrian Signal Units	EA	4	\$1,500.00	0.00	\$0.00	0.00	\$0.00	\$6,000.00	0.00%	0.00
		B6 TOTAL ELECTRICAL & SIGNAL ITEMS					\$320.00		\$93,427.10	\$118,645.60		
	147	Install Raised Reflective Pavement Markers-Type I	EA	115	\$4.00	0.00	\$0.00	112.00	\$448.00	\$460.00	97.39%	112.00
	148	Install Thermoplastic Pavement Markings (4-inch, S	LF	360	\$0.50	0.00	\$0.00	299.00	\$149.50	\$180.00	83.06%	299.00
	149	Install Thermoplastic Pavement Markings (4-inch Br	LF	4550	\$0.50	0.00	\$0.00	1,235.00	\$617.50	\$2,275.00	27.14%	1,235.00
	150	Install Thermoplastic Pavement Markings (4-inch, S	LF	4600	\$0.50	0.00	\$0.00	4,042.00	\$2,021.00	\$2,300.00	87.87%	4,042.00
	151	Install Thermoplastic Pavement Markings (12-nch So	LF	680	\$3.00	0.00	\$0.00	447.00	\$1,341.00	\$2,040.00	65.74%	447.00
	152	Install Thermoplastic Pavement Markings(24-inch So	LF	610	\$6.00	0.00	\$0.00	485.00	\$2,910.00	\$3,660.00	79.51%	485.00
	153	Install Thermoplastic Pavement Markings (Word)	EA	2	\$160.00	0.00	\$0.00	0.00	\$0.00	\$320.00	0.00%	0.00
	154	Install Thermoplastic Pavement Markings (Arrow)	EA	4	\$160.00	0.00	\$0.00	0.00	\$0.00	\$640.00	0.00%	0.00
	155	Placement of Permanent Signs	SF	235	\$40.00	0.00	\$0.00	85.00	\$3,400.00	\$9,400.00	36.17%	85.00
	156	Remove Existing Signs	SF	225	\$6.00	0.00	\$0.00	9.00	\$54.00	\$1,350.00	4.00%	9.00
		B7 TOTAL SIGNING & PAVE MARKS ITEMS					\$0.00		\$10,941.00	\$22,625.00		
	157	Construct 4-inch x 8-inch, 60mm, Concrete Unit Pav	SF	1350	\$16.00	0.00	\$0.00	1,350.00	\$21,600.00	\$21,600.00	100.00%	1,350.00
	158	Furnish and Install Sod	SY	178	\$5.00	22.00	\$110.00	590.00	\$2,950.00	\$890.00	331.46%	568.00
	159	Fine Grading	SY	178	\$3.00	0.00	\$0.00	568.00	\$1,704.00	\$534.00	319.10%	568.00
	160	Prepared Backfill Mix	LS	1	\$2,100.00	0.00	\$0.00	1.00	\$2,100.00	\$2,100.00	100.00%	1.00
	161	65 Gallon Savannah Holly (Ilex Attenuata Var Savan	EA	8	\$700.00	0.00	\$0.00	8.00	\$5,600.00	\$5,600.00	100.00%	8.00
	162	65 Gallon Bald Cypress (Taxodium Distichum) 3-inch	EA	3	\$700.00	0.00	\$0.00	0.00	\$0.00	\$2,100.00	0.00%	0.00
	163	30 Day Truck Watering Sod	LS	1	\$1,300.00	0.00	\$0.00	1.00	\$1,300.00	\$1,300.00	100.00%	1.00
		B8 TOTAL LANDSCAPE ITEMS					\$110.00		\$35,254.00	\$34,124.00		
	164	Re-Mobilization/De-Mobilization	LS	1	\$30,000.00	0.00	\$0.00	1.00	\$30,000.00	\$30,000.00	100.00%	1.00
	165	Uniformed Police Officer	HR	736	\$25.00	0.00	\$0.00	0.00	\$0.00	\$18,400.00	0.00%	0.00
	166	Ground Water Trench Dewatering	LF	100	\$42.00	0.00	\$0.00	0.00	\$0.00	\$4,200.00	0.00%	0.00
	167	Excavation Around Obstructions	CY	200	\$30.00	0.00	\$0.00	0.00	\$0.00	\$6,000.00	0.00%	0.00
	168	Extra Hand Excavation	CY	200	\$15.00	0.00	\$0.00	0.00	\$0.00	\$3,000.00	0.00%	0.00
	169	Extra Machine Excavation	CY	200	\$20.00	0.00	\$0.00	0.00	\$0.00	\$4,000.00	0.00%	0.00
	170	Extra Placement of Backfill Material	CY	200	\$6.00	0.00	\$0.00	0.00	\$0.00	\$1,200.00	0.00%	0.00
	171	6-inches Over Excavation of Trench Bottom	LF	2500	\$4.00	0.00	\$0.00	0.00	\$0.00	\$10,000.00	0.00%	0.00
	172	Extra 18-inch Reinforced Concrete Pipe Storm Sewer	LF	10	\$60.00	0.00	\$0.00	0.00	\$0.00	\$600.00	0.00%	0.00
	173	Extra 24-inch Reinforced Concrete Pipe Storm Sewer	LF	10	\$65.00	0.00	\$0.00	0.00	\$0.00	\$650.00	0.00%	0.00
	174	Extra 30-inch Reinforced Concrete Pipe Storm Sewer	LF	10	\$70.00	0.00	\$0.00	0.00	\$0.00	\$700.00	0.00%	0.00
	175	Extra 29-inch x 45-inch Elliptical Reinforced Concr	LF	10	\$100.00	0.00	\$0.00	0.00	\$0.00	\$1,000.00	0.00%	0.00
	176	Extra 60-inch Reinforced Concrete Pipe Storm Sewer	LF	10	\$155.00	0.00	\$0.00	0.00	\$0.00	\$1,550.00	0.00%	0.00
	177	Construct 6-inch Hot Mix Asphalt Base Course (Type	TON	15	\$150.00	0.00	\$0.00	6.60	\$990.00	\$2,250.00	44.00%	6.60
	178	Construct 1 1/2-inch Hot Mix Asphalt Concrete Surf	TON	7	\$250.00	0.00	\$0.00	0.00	\$0.00	\$1,750.00	0.00%	0.00
	179	Extra Ductile Iron Compact Fittings	EA	4	\$2,000.00	0.00	\$0.00	0.00	\$0.00	\$8,000.00	0.00%	0.00
	180	Extra Fittings in Place	EA	8	\$500.00	0.00	\$0.00	0.00	\$0.00	\$4,000.00	0.00%	0.00
	181	Temporary Detour Pavement	SY	500	\$46.33	0.00	\$0.00	744.67	\$34,500.56	\$69,495.00	49.64%	744.67
	182	Temporary Special Shoring	SF	500	\$30.00	0.00	\$0.00	0.00	\$0.00	\$15,000.00	0.00%	0.00
	183	Extra 7-inch High Early Strength Concrete, Includi	SY	100	\$50.00	0.00	\$0.00	0.00	\$0.00	\$5,000.00	0.00%	0.00

TSC Viewpoint Phase	Bid Item	Description	Units	Bid Qty	Unit Price	July '14 Monthly Qty	July '14 Monthly Amount	July '14 Totodate Qty	July '14 Totodate Amount	Contract Total	% Complete	June '14 Month Totodate
184	184	Extra 10-inch High Early Strength Concrete	SY	100	\$50.00	0.00	\$0.00	0.00	\$0.00	\$5,000.00	0.00%	0.00
		Furnish Cement Slurry for Lime Stabilized Subgrade, Complet Certified Flagmen	TON	240	\$179.30	0.00	\$0.00	100.00	\$17,930.00	\$43,032.00	41.67%	100.00
			HR	736	\$15.00	410.00	\$6,150.00	2,376.50	\$35,647.50	\$11,040.00	322.89%	1,966.50
		C TOTAL EXTRA UNIT PRICE TABLE					\$6,150.00		\$119,068.06	\$245,867.00		
185	185	Early Completion of Phase 1, Barryknoll Lane from	DAY	10	\$5,000.00	0.00	\$0.00	0.00	\$0.00	\$50,000.00	0.00%	0.00
186	186	Early Completion of Phase 2A, Barryknoll Lane from	DAY	10	\$5,000.00	0.00	\$0.00	10.00	\$50,000.00	\$50,000.00	100.00%	10.00
187	187	Early Completion of Phase 2B, Barryknoll Lane	DAY	10	\$4,000.00	0.00	\$0.00	0.00	\$0.00	\$40,000.00	0.00%	0.00
188	188	Early Completion of Phase 3, Barryknoll Lane from	DAY	5	\$4,000.00	0.00	\$0.00	0.00	\$0.00	\$20,000.00	0.00%	0.00
		D TOTAL CONTRACTOR INCENTIVES					\$0.00		\$50,000.00	\$160,000.00		
189	189	Street Cut Permit Fee	LS	1	\$2,500.00	0.00	\$0.00	0.50	\$1,250.00	\$2,500.00	50.00%	0.50
190	190	TxDOT Permit Fee	LS	1	\$2,500.00	0.00	\$0.00	1.00	\$2,500.00	\$2,500.00	100.00%	1.00
191	191	Harris County Flood Control District Permit Fee	LS	1	\$2,500.00	0.00	\$0.00	1.00	\$2,500.00	\$2,500.00	100.00%	1.00
		E TOTAL CASH ALLOWANCE TABLE					\$0.00		\$6,250.00	\$7,500.00		
		Change order no. 1										
192-new	192	Precast lids, concrete collars (replace Junc Box B136)	EA	1	\$11,929.75	0.00	\$0.00	0.00	\$0.00	\$11,929.75	0.00%	0.00
192-new	192	Construct Type C Manhole (60" diameter) on Box	EA	2	\$2,437.00	0.00	\$0.00	2.00	\$4,874.00	\$4,874.00	100.00%	2.00
		Change order no. 2										
192	192	Remove shoring at 21", 18", 15" and 12" sanitary sewer	LF	1994	\$26.38	0.00	\$0.00	1,994.00	\$52,601.72	\$52,601.72	100.00%	1,994.00
		Change order no. 3										
193	193	ATT Delay	LS	1	\$18,969.00	0.00	\$0.00	1.00	\$18,969.00	\$18,969.00	100.00%	1.00
		Total earned							\$5,291,506.10		90.04%	
		5% retainage							\$264,575.31			
		Previously Paid							\$4,205,936.23			
		Monthly estimate							\$820,994.56			

Roadway Reconstruction Project
WBS No. T-170015-0001-3
July 2014 Monthly MBE/SBE Report

	Paid Todate MBE 14%	Paid Todate SBE 8%	Estimated Totals MBE 14%	Estimated Totals SBE 8%	Percent Complete MBE Goal	Percent Complete SBE Goal
<u>14% MBE Summary</u>						
DNA Trucking	\$415,394.81		\$304,080.00		136.61%	
H&E Aggregate	\$347,159.95		\$355,687.50		97.60%	
Maintenance to Go	\$41,512.36		\$37,885.50		109.57%	
Reliable Signal	\$82,713.00		\$119,230.00		69.37%	
	<u>\$886,780.12</u>		<u>\$816,883.00</u>		<u>15.10%</u>	

<u>8% SBE Summary</u>						
Batterson		\$53,913.65		\$34,790.70		154.97%
CPSI (Paving supplies)		\$57,622.65		\$16,000.00		360.14%
El Dorado Paving		\$137,920.81		\$258,373.70		53.38%
Mickie Services		\$2,725.00		\$2,725.00		100.00%
Professional Traffic Control		\$141,518.10		\$158,288.00		89.41%
		<u>\$393,700.21</u>		<u>\$470,177.40</u>		<u>6.70%</u>



8/4/2014

Matthew Trespalacious
Project Manager
Texas Sterling Construction, Co.

Table 1: Excerpts from Development Agreement on “Authority Review” for Conrad Sauer design.

**DEVELOPMENT AGREEMENT BETWEEN
LIPEX PROPERTYIES, L.P. AND
MEMORIAL CITY REDEVELOPMENT AUTHORITY**

ARTICLE III – PARAGRAPH B

B. Authority Review. The Company will make a presentation to the Authority’s Board of Directors which sets out the status of the project at the 30% design phase and the final design phase. Such presentation shall contain, at a minimum, conceptual design drawings and schematic drawing of the project and the landscaping. In addition the design of the Public Improvement is subject to the review of and approval by the Authority’s Engineer. The Authority’s Engineer will be given an opportunity to review construction and landscaping design plans for the Public Improvement at the 30% and the final design stage. The Authority agrees to submit any comments by the Authority’s Engineer to the plans, if any, within 15 calendar days of receipt of same to the Company. The Company agrees to consider and incorporate, as may be reasonable, any comments provided in writing by the Authority’s Engineer. If the Authority’s Engineer provides no written comments within such 15 calendar day period, such plans shall be deemed approved by the Authority.

August 20, 2014

Mr. Don Huml
Executive Director
Memorial City Redevelopment Authority
8955 Katy Freeway, Suite 215
Houston, Texas - 77024

**Subject: Peer Review – Conrad Sauer Detention Basin Revitalization Project
Houston, Texas**

Dear Mr. Huml,

Gunda Corporation, LLC (GUNDA) is pleased to submit this proposal to Memorial City Redevelopment Authority (MCRA) to provide Peer Review services for the design of Conrad Sauer Detention Basin Revitalization Project within the boundaries of MCRA in the City of Houston, Texas.

Project Understanding

We understand that MCRA is entering into a development agreement for the implementation of Conrad Sauer Detention Basin Revitalization Project. As part of the agreement, MCRA would like GUNDA to provide Peer Review of the design provided by the Developer's design engineer.

Scope of Services

GUNDA will provide QA/QC review services for construction documents for the Conrad Sauer Detention Basin Revitalization project. The reviews will be done on the following submittals:

- 30%
- 90%

Following tasks will be included:

- Review Hydraulic Modeling
- Review plans
- Review project manual
- Review construction cost estimates
- Constructability review
- Compare the construction documents to the planning documents that establish the design basis, such as a preliminary engineering report, or other design documents
- Document the review comments on a spreadsheet, then track that the comments are addressed in subsequent submittals

- Meet with the Consultant discuss the review comments
- Meet with the Client to discuss the review comments

Our scope of service does not include the following:

- Review of the detailed design
- Review of design data
- Review of quantity take-offs
- Board or other presentations

It is understood that Developer's Designer Engineer is responsible for the quality and constructability of the project. Our Peer Review is for Board information purpose only and does not relieve Designer Engineer from their professional responsibility to the Developer and/or MCRA.

Project Schedule

Each review will be completed within 15 days after receipt of complete plans, specifications and estimates along with all engineering calculations, analysis and computer models. We will not start our review until we receive complete information from the Design Engineer.

Client Supplied information

Please provide following documents at the start of the project:

- Executed Task Order
- 30% submittal plans, specifications and estimates along with all engineering calculations, analysis and computer models)
- 90% submittal (complete plans, specifications and estimates along with all engineering calculations, analysis and computer models)
- Preliminary Engineering Report along with signed Record of Decision and Action items) RDAI from City of Houston

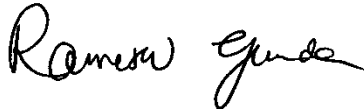
Proposed Fee

For services to be rendered on this project, we suggest a compensation of \$48,000.00 on a lump sum fee basis. Detailed Level of effort is included as Exhibit A.

We appreciate the opportunity to submit this proposal, and trust that we can perform the work satisfactorily in accordance with your needs. Should you have any questions on this proposal please do not hesitate to call.

Respectfully submitted,

GUNDA CORPORATION, LLC



Ramesh Gunda, P. E., P.T.O.E.
President

Attachments: Exhibit A – Scope of Services
 Exhibit B – Level of Effort
 Exhibit C – Surveying Services Proposal

Accepted by:

Memorial City Redevelopment Authority

City of Houston

Exhibit A
Peer Review - Level of Effort Fee Estimate
Conrad Sauer Detention Basin Revitalization
GUNDA Proposal No. P14085

Date: Aug. 20, 2014
 Rev. No.

	Principal	Project Mgr	Proj Eng	CAD	Const. Manager	Admin / Clerical	Expenses	Total Cost
Billing Rate	\$275	\$175	\$150	\$90	\$170	\$50		
Summary								
Project Management & Administration	4						\$ 60.00	\$ 1,360
30% Peer Review		16	100	5	10	1	\$ 60.00	\$ 20,060
90% Peer Review		20	120	8	25	1	\$ 60.00	\$ 26,580
								\$ -
Subtotal Hours	4	36	220	13	35	6		
Total Fee	\$ 1,100	\$ 6,300	\$ 33,000	\$ 1,170	\$ 5,950	\$ 300	\$ 180.00	\$ 48,000

RIGHT OF WAY SERVICE AGREEMENT

This Right of Way Services Agreement (“Agreement”) is entered into by and between the TIRZ 17 Redevelopment Authority, and PAS Property Acquisition Services, LLC. (Contractor). TIRZ 17 Redevelopment Authority and the Contractor are hereinafter sometimes referred to individually as a “Party” and collectively as the “Parties”.

WITNESSETH

In consideration of their mutual covenants hereunder, the Parties agree as follows:

1. **Scope of Services.** TIRZ 17 Redevelopment Authority may from time to time request that Contractor perform certain right of way and related technical services (the “Services”). Each request shall be made in the form of a written or verbal authorization request that refers specifically to this Agreement and describes with particularity the Services being requested and the time for performance.
2. **Performance of Services.** After accepting a request for Services, Contractor will perform the Services as an independent contractor. TIRZ 17 Redevelopment Authority agrees to provide Contractor with such information, data and criteria as may be required from time to time by Contractor to perform the Services efficiently and in accordance with this Agreement.
3. **Compensation and Charges for Services.** Charges for Services will be made in accordance with the Schedule of Rates and Expense Reimbursements attached hereto as Exhibit B. Contractor shall invoice monthly for Services performed and payment shall be made by TIRZ 17 Redevelopment Authority within thirty (30) days of receipt of invoice. Contractor shall maintain such books and records as may be reasonably required to substantiate charges invoiced under this Agreement.
4. **Confidential Information.** All confidential data and information acquired by Contractor from the TIRZ 17 Redevelopment Authority during the performance of Services shall be kept confidential and shall not be disclosed by Contractor to third parties without the written consent of TIRZ 17 Redevelopment Authority, unless Contractor is required by law or court order to make disclosure. Data and information obtained by Contractor in the ordinary course of its business, or which is in the public domain through no wrongful act of Contractor shall not be considered confidential.
5. **Ownership of Work Product.** All reports, records, and other electronic files, sketches, working drawings and other tangible evidence of Contractor’s work product prepared hereunder for TIRZ 17 Redevelopment Authority shall be the property of TIRZ 17 Redevelopment Authority. Contractor may retain a record of its work product.

6. **Indemnification.** CONTRACTOR SHALL DEFEND, INDEMNIFY, AND HOLD HARMLESS TIRZ 17 REDEVELOPMENT AUTHORITY, ITS DIRECTORS, OFFICERS, AGENTS, EMPLOYEE, AND AFFILIATES FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, OR CAUSES OF ACTION (AND ALL LOSSES, LIABILITES, EXPENSES, AND JUDGEMENTS INCURRED IN CONNECTION THEREWITH, INCLUDING ATTORNEY'S FEES AND EXPENSES, COURT COSTS, AND OTHER EXPENSES INCURRED IN ENFORCING THIS INDEMNITY PROVISION) BROUGHT BY CONTRACTOR OR ANY OF CONTRACTOR'S EMPLOYEES, DIRECTORS, OFFICERS, AGENTS, OUTSIDE ADVISORY OR SUPPORT CONSULTANTS, OR REPRESENTATIVES, OR BY ANY THIRD PARTY, BASED UPON, OR IN CONNECTION WITH, RESULTING FROM, OR ARISING OUT OF, THE NEGLIGENCE OR MISCONDUCT OF CONTRACTOR'S ARISING OUT OF, THE NEGLIGENCE OR MISCONDUCT OF CONTRACTOR'S EMPLOYEES, DIRECTORS, OFFCIERS, AGENTS, OUTSIDE ADVISORY OR SUPPORT CONSULTANTS, OR REPRESENTATIVES. Contractor shall promptly advise TIRZ 17 Redevelopment Authority in writing of any claims, which could give rise to a right of indemnification under this Paragraph

7. **Insurance.** Contractor shall carry at its expense; the insurance coverage's set forth in "Insurance Coverage" attached hereto as Exhibit C.

8. **Termination and Suspension.** (a) Either party shall have the right to terminate this Agreement if the other Party materially defaults in the performance of its obligations hereunder and fails to commence steps to remedy such default within fifteen (15) days after written notice thereof. TIRZ 17 Redevelopment Authority shall also have the right to terminate this Agreement for any reason upon thirty (30) days written notice to Contractor. In the event of termination, Contractor shall be paid for all (i) Services rendered up to the termination date and (ii) in cases where the termination is not due to the default of Contractor, costs incurred by Contractor for an orderly discontinuance of Services. All partially completed work product shall be delivered to TIRZ 17 Redevelopment Authority after termination and payment therefore.

(b) TIRZ 17 Redevelopment Authority may suspend for any reason performance of the Services provided that it issues to Contractor a written suspension notice, which includes an undertaking by TIRZ 17 Redevelopment Authority to adjust the price and/or the performance schedule for the impact of the suspension.

9. **Adjustments.** In the Event of: (a) changes or additions to the scope of Services requested; or (b) delays in the performance of Services by reason of force majeure, charges and/or performance schedules shall, if appropriate, be adjusted. Upon the occurrence of any change, addition or delay, Contractor shall, as soon as practicable, propose in writing to the TIRZ 17 Redevelopment Authority for consideration and mutual agreement, an adjustment to charges and/or performance schedules.

10. **Warranty.** Contractor warrants that the Services shall be performed with that degree of skill and judgment normally exercised by professional right of way firms performing

services of a similar nature. The Parties agree that there are no standards of performance, guarantees or warranties extending beyond those expressed in this Paragraph.

11. **Notices.** Any notices or communications required or permitted to be given hereunder shall be given in writing by delivery in person or by first class mail addressed to the Party, postage prepaid, or by facsimile at the following addresses or such other address (es) as a Party may from time to time designate in writing:

If to TIRZ 17 Redevelopment Authority:

TIRZ 17 Redevelopment Authority
C/O Memorial City Redevelopment Authority
8955 Katy Freeway, Suite 215
Houston, TX 77024
Telephone (713) 829-5720
Facsimile (713) 647-6448
Attention: Don Huml

If to Contractor:

PAS Property Acquisition Services, LLC.
19855 Southwest Freeway, Suite 200

Sugar Land, Texas 77479
Telephone (281) 343-7171
Facsimile (281) 343-8181
Attention: Mark Heidaker

Notices delivered in person shall be effective upon delivery. Notices sent by mail shall be effective on the third day after being mailed. Notices sent by facsimile shall be effective on the day following transmission.

12. **Assignments and Subcontracts.** This Agreement shall inure to the benefit of and are binding upon Parties and their successors and permitted assigns. Neither party shall assign all or any part of this Agreement without the prior written consent of the other Party. Contractor shall obtain the consent of TIRZ 17 Redevelopment Authority before subcontracting any component of the Services, such consent not to be unreasonably withheld by TIRZ 17 Redevelopment Authority.

13. **Governing Law.** This Agreement shall be governed by the laws of the State of Texas and if any provision is construed to be unenforceable or invalid, the validity and enforceability of the remainder of the Agreement shall be unaffected.

14. **Severability.** In the event any portion of this Agreement is held to be unenforceable or invalid, the validity and enforceability of the remainder of the Agreement shall be unaffected.

15. **Entire Agreement.** This Agreement constitutes the entire agreement between the Parties relating to the subject matter hereof, and supersedes all previous bids, proposals, contracts, understanding and other agreements between the Parties. This Agreement may not be amended except in writing signed by both Parties.

In Witness Whereof, the Parties hereto have executed this Agreement effective as of the day and year last executed below.

“TIRZ 17 Redevelopment Authority”

By: _____
Name: _____
Title: _____
Date: _____

“Property Acquisition Services, LLC.”

By: _____
Name: _____
Title: _____
Date: _____

“City of Houston”

By: _____
Name: _____
Title: _____
Date: _____

DRAFT

EXHIBIT A

Services to be Provided

The Services to be provided under this Agreement shall be those requested by TIRZ 17 Redevelopment Authority and accepted by Contractor in accordance with Paragraphs 1 and 2 of this Agreement. These Services may include, among others, Project management, feasibility studies, project staffing, facility/route selection, title abstracting, survey permission and notification, land surveys and mapping, relocating assistance, right-of-way acquisition, permitting, curative work, due diligence, land damage settlement, administrative support, expert witness testimony, bid package preparation and related consulting services.

EXHIBIT B

Schedule of rates and Expense Reimbursements

The Rates and reimbursements set forth in this Exhibit B are subject to annual adjustment by Contractor provided Contractor gives TIRZ 17 Redevelopment Authority a minimum of sixty (60) days written notice of any such adjustment. The total fee paid under this authorization will not exceed \$20,000.00 unless prior approval by the TIRZ 17 Redevelopment Authority. Authorization to be paid to the contractor as follows:

The Hourly Rate Schedule is based on a per hour basis respectively. Consultant will be paid at the rates per service or employee shown below. TIRZ 17 Redevelopment Authority will reimburse Consultant for *actual*, project-related expenses at the rates set forth below.

Consultant will submit monthly invoices for services provided through the last day of each month to TIRZ 17 Redevelopment Authority, accompanied by an explanation of charges, professional fees, services, and expenses. TIRZ 17 Redevelopment Authority will pay such invoices according to its normal payment procedures, but in no event shall such payment be later than thirty days after receipt of the invoice by TIRZ 17 Redevelopment Authority.

HOURLY RATE SCHEDULE

Principal.....	\$175.00 / hr
Sr. Project Manager.....	\$150.00 / hr
Environmentalist.....	\$125.00 /hr
Right of Way Agent.....	\$115.00 / hr
GIS Specialist.....	\$100.00 / hr
Data Analyst.....	\$ 80.00 / hr
Title Coordinator / Examiner.....	\$ 80.00 / hr
Clerical.....	\$ 60.00 / hr

All salary classifications may not be necessary on every project.

REIMBURSABLE PROJECT EXPENSES

MISCELLANEOUS PROJECT RELATED EXPENSES

- a) Reproduction, duplicating and blueprinting service
- b) Recording fees
- c) Mileage at the current IRS rate.
- d) Other expenses authorized by TIRZ 17 Redevelopment Authority in the performance of the Scope of Services.

EXHIBIT C

Insurance Coverage

Contractor shall carry the following minimum insurance coverage:

- (a) Commercial General Liability Insurance with limits not less than \$1,000,000 per occurrence for bodily injury and property damage combined.
- (b) Comprehensive Automobile Liability Insurance with limits of not than \$1,000,000 per occurrence for bodily injury and property damage combined and covering owned hired and non-owned vehicles utilized in connection with Services preformed.

Contractor shall submit to TIRZ 17 Redevelopment Authority upon request, certificates evidencing coverages of the types and limits set forth above and provide that no cancellation or material changes in the policies become effective except on thirty (30) days written notice to TIRZ 17 Redevelopment Authority.



**Harris County
Flood Control District**

9900 Northwest Freeway
Houston, Texas 77092
713-684-4000
www.hcfcd.org

July 25, 2014

Mr. Brian R. Whitney, P.E.
Lockwood, Andrew & Newman, Inc.
2925 Briarpark Drive
Houston, Texas 77042

RE: Post Construction Inspection Satisfactorily Complete
TIRZ 17 - Briar Branch Storm Water Detention Basin
HCFCD Project I.D. # W140-01-00-D007
Key Map 490-B; Precinct 4
Permit #7-0031212-5

Dear Mr. Whitney:

A joint inspection of the referenced project was conducted on July 24, 2014, with Mr. Anthony Apodaca of the Harris County Flood Control District (District) and yourself in attendance. We have determined that the construction within the drainage right-of-way has been successfully completed in accordance with the approved construction drawings without deficiencies and no other action is required.

If you have any questions, please contact me at 713-684-4209.

Sincerely, 

Bryan Elliott
Development Coordination and Inspection Section Manager
Property Management Department

BE:cr

cc: Mr. Marc Barbe
Harris County Public Infrastructure Department
10555 Northwest Freeway, Suite 144
Houston, Texas 77092

Barryknoll East

Drainage and Roadway and Reconstruction Project
WBS No. T-170015-0001-3

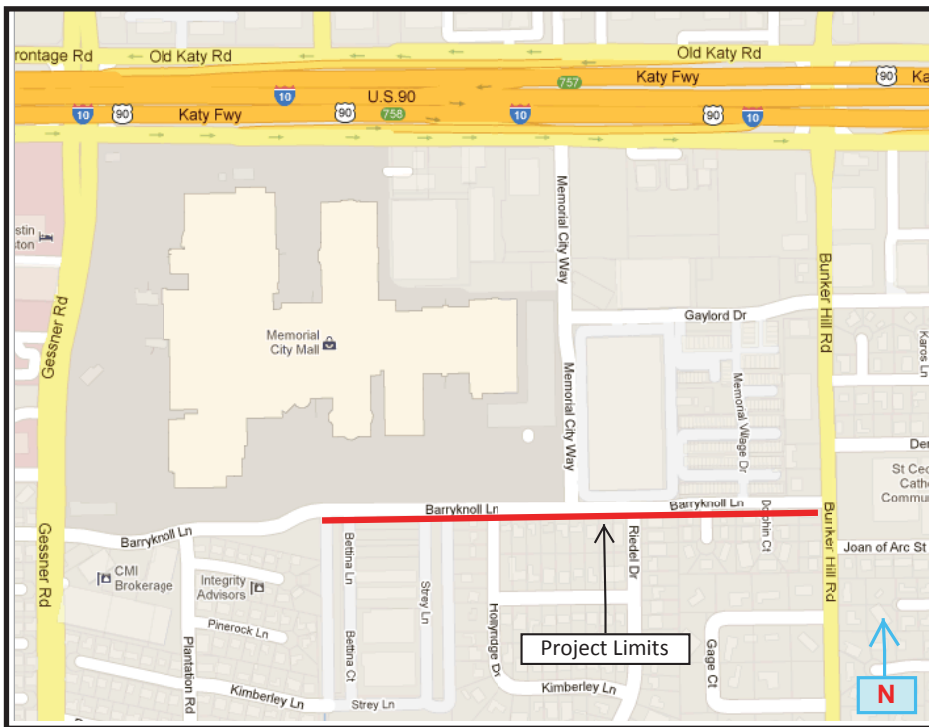
TIRZ 17

REDEVELOPMENT
AUTHORITY



Project Location

The project is located along Barryknoll Lane between Gessner Road and Bunker Hill Road running along the south side of the Memorial City Mall. The final design and construction of the project was split into two phases. The first phase that is currently under construction is between Bunker Hill Road and the Harris County Flood Control Channel W-151-00-00 (At the entrance to the Memorial City Mall west of Bettina Court).



Not to scale

Project Purpose

The purpose of the Project is to improve local and regional drainage with the installation of additional storm sewer (2 ~ 8'x6' reinforced concrete boxes) which will result in increased conveyance and an additional flood storage of over 4.5 ac-ft.

Project Description

The overall construction will consist of removal and replacement of storm sewer facilities, water lines, sanitary sewer, concrete pavement, and sidewalks throughout the project limits. The traffic signal at Memorial City Way will also be upgraded to meet current City of Houston Standards.

Status Report

- Completed 8'x6' storm box installation and connection to the existing storm system at Bunker Hill Road
- Completed paving
- Re-opened Barryknoll Lane to two-way traffic between Memorial City Way and Bunker Hill Road

Current Traffic Control

- Beginning of project to Bunker Hill Road is open for two-way traffic

Construction Schedule

Construction Phases	Schedule Completion	Payment Estimates	
Phase I - South Side from W151 Channel to Bunker Hill - Installation of north & south water lines and sanitary sewer. - Replacement of concrete pavement, driveways, and sidewalk on south side.	July 2013	Original contract amount	\$5,874,319.99
Phase II - North Side from W151 Channel to Memorial City Way Intersection - Build storm reinforced concrete box, concrete pavement, sidewalk, and traffic signal at Memorial City Way.	October 2013	Change order amount to date	(-\$31,112.21)
Phase III - North Side from Memorial City Way to Bunker Hill - Install remaining storm reinforced concrete box, concrete pavement, driveways, and sidewalk on north side.	August 2014	Current contract amount	\$5,843,207.78
		Previous payments	\$4,205,936.23
		Current payment due	\$820,994.56

* For more information please refer to TIRZ 17 website



Barryknoll Lane open to two-way traffic - looking east



Barryknoll Lane open to two-way traffic - looking west



New Traffic signals completed at intersection of Barryknoll Lane and Memorial City Way

Construction Time:

- Contract time is 365 calendar days.
- Notice to Proceed date – March 18, 2013
- Contract completion date – August 2014

Contact Information:

Construction Manager (CM):
Lockwood, Andrews, and Newnam, Inc. (LAN)
2925 Briarpark Dr., Suite 400
Houston, TX 77042

Contractor:
Texas Sterling Construction Co.
20810 Fernbush
Houston, TX 77073



Briar Branch Drainage Improvements

(W140-01-00)

TIRZ 17 CIP No. T-1734

Monthly Status Report
August 2014

Project Description

Engineering design services for the drainage and channel improvements and utility relocations along Briar Branch (HCFCD Unit W140-01-00) from the east side of Gessner Road, east to Oak Tree Drive and the east side of the TIRZ 17 Briar Branch Stormwater Detention Basin. The proposed project is identified in the TIRZ 17 five-year Capital Improvement Plan as TIRZ 17 CIP No. T-1734. The proposed improvements are based on the recommendations of the PER (LAN – Sept. 2013). The PER estimate of construction cost was approx. \$13M.




TIRZ 17 Mission Statement

The mission of the Tax Increment Reinvestment Zone #17 (TIRZ 17) is to enhance the redevelopment and economic growth within the TIRZ by targeting projects to improve drainage, mobility and quality of life.

Project Location

The improvements to Briar Branch are proposed to start east of Gessner Road and continue to the Briar Branch Detention Pond east of Bunker Hill Road.

klotz  associates

Status Report

- The design plan and profiles continue to be developed based on maximum storage and conveyance within the available ROW. The previous draft plans and information obtained through the model are also being incorporated.
- Final touches and refinements on the XP-SWMM model have occurred.
- Review and analysis continued on the project draft Drainage Impact Report and project documentation in accordance with proposed drainage design.
- SWPPP report, SWPPP drawings and project detail sheets for the entire plan set were refined further.
- Traffic control plans were revised based on adjustments made to proposed storm design.
- Utility conflict/crossing location sheets were further adjusted based on the proposed design.

1160 Dairy Ashford, Suite 500
Houston, Texas 77079
T 281.589.7257 F 281.589.7309
houston.office@klotz.com





END OF REPORT