

MEMORIAL CITY
REDEVELOPMENT AUTHORITY,
TIRZ No. 17,
City of Houston



Agenda and Agenda Materials
Meeting of the Board of Directors

February 27, 2018

JOINT MEETING OF THE BOARD OF DIRECTORS OF THE
TIRZ 17 REDEVELOPMENT AUTHORITY/MEMORIAL CITY REDEVELOPMENT AUTHORITY
and TAX REINVESTMENT ZONE NUMBER SEVENTEEN
HOUSTON, TEXAS

Notice is hereby given that the Board of Directors of the TIRZ 17 Redevelopment Authority (aka the Memorial City Redevelopment Authority) and the Tax Reinvestment Zone Number Seventeen, City of Houston, Texas, will hold a joint meeting on **Tuesday, February 27, 2018, at 8:00 a.m.**, at Four Points by Sheraton, 10655 Katy Freeway, Wycliffe Room, Houston, Texas 77024, open to the public, to discuss and adopt such orders, resolutions or motions, and take direct or indirect actions as may be necessary, convenient, or desirable with respect to the following matters:

AGENDA

1. Establish quorum and call meeting to order.
2. Receive public comments.
3. Approve Minutes of the January 25, 2018, regular meeting.
4. Receive financial and bookkeeper's report, including payment of invoices, review of investments and project cash flow reports.
5. CIP Committee.
 - a. Project Update Report from LAN, including:
 - i. Pay Estimate No. 5 from SER Construction Partners, T&C Reconstruction and Drainage Improvement, in the amount of \$822,166.44
 - b. Project Update Report from RPS
 - c. Project Update Report from Goodman Corporation
 - i. Approve Interlocal Agreement with City of Bunker Hill Village.
 - d. Project Update Report from SWA
6. Convene in Executive Session pursuant to Section 551.071, Texas Government Code, to conduct a private consultation with attorney, with regard to pending or contemplated litigation; and Convene in Executive Session pursuant to Section 551.072, Texas Government Code, to deliberate the purchase, exchange, lease or value of real property.
7. Reconvene in Open Session and authorize appropriate actions regarding private consultation with attorney; and reconvene in Open Session and authorize appropriate actions with regard to pending or contemplated litigation and regarding the purchase, exchange, lease or value of real property.
8. Adjournment.



Executive Director for Authority

MEMORIAL CITY REDEVELOPMENT AUTHORITY TIRZ No. 17,
HOUSTON, TEXAS

AGENDA MEMORANDUM

TO: Memorial City Redevelopment Authority TIRZ No. 17 Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

3. Approve minutes of the January 25, 2018 regular meeting.

**MINUTES OF THE JOINT MEETING OF THE
TIRZ 17 REDEVELOPMENT AUTHORITY/MEMORIAL CITY REDEVELOPMENT AUTHORITY and
TAX REINVESTMENT ZONE NUMBER SEVENTEEN, CITY OF HOUSTON, TEXAS
BOARD OF DIRECTORS**

January 25, 2018

ESTABLISH QUORUM AND CALL MEETING TO ORDER.

The Board of Directors of the TIRZ 17 Redevelopment Authority/Memorial City Redevelopment Authority and Tax Reinvestment Zone Number Seventeen, City of Houston, Texas, held a regular joint meeting on Thursday, January 25, 2018, at 8:00 a.m., at the Four Points by Sheraton, 10655 Katy Freeway, Wycliffe Room, Houston, Texas 77024, inside the boundaries of the TIRZ, open to the public, and the roll was called of the duly appointed members of the Board, to-wit:

Position 1 – Marshall B. Heins
Position 2 – John Rickel
Position 3 – David P. Durham
Position 4 – Ann T. Givens, *Chair*

Position 5 – Zachary R. Hodges
Position 6 – Brad Freels, *Vice-Chair*
Position 7 – Glenn E. Airola, *Secretary*

and all of the above were present, with the exception of Director Hodges, thus constituting a quorum. Also present were Scott Bean and Linda Clayton, both of Hawes Hill & Associates, LLP; Jessica Carr, Allen Boone Humphries Robinson, LLP; and Michelle Lofton, ETI Bookkeeping Services. Others attending the meeting were Jennifer Curley, COH - Economic Development Dept.; Council Member Greg Travis and Monica Aizpurua, both of District G; Amy Peck, District A; Ben Gillis, Memorial Management District; Karen Glynn and Laurie Rosenbaum, both of City of Bunker Hill; Muhammad Ali, LAN; Bart Standley, RPS; Jim Webb, The Goodman Corporation; Virginia Gregory; Robert Benz; Bruce Nichols; Jim Shroff; Ed Browne; Cynthia Neely; T. Jackson; David Tesch; Lois Myers; Emily Anderson; Carl Cullen; and Bruce Newell. Chair Givens called the meeting to order at 8:01 a.m.

RECEIVE PUBLIC COMMENTS.

Virginia Gregory commented on the TIRZ website needing to be updated and the difficulty finding certain information. She stated it is difficult to determine the funds spent on the realignment of Town & Country. Bruce Nichols stated he spoke with the Spring Branch School District Superintendent Monday night. He reported the Superintendent could not discuss details, but he heard encouraging words from him regarding possible detention under the school fields. He stated Frostwood advocates are urging the approval of the TIRZ's potential plan for detention at the school fields and Frostwood has stepped up its efforts with the school district for support of the detention. Lois Myers stated she has been coming to the TIRZ meetings for 10 years and the problems remain the same. She made comments regarding the property values not recovering from previous floods. She stated she would like to know when the Briar Branch straws, channel improvements and Bunker Hill bridge are going to be completed. She made comments regarding possibly enlarging the Briar Branch detention pond and/or placing detention at Witte and IH-10. Cynthia Neely stated Residents Against Flooding opposes the use of tax dollars to build a roundabout at Town & Country and stated Midway should pay for its own entrance and drainage. She made comments regarding the Development Agreement

with T & C Way Partners and Midway selling a piece of its land to the TIRZ for enhancements to Midway's property. She further made comments regarding the potential detention under the sports fields at Attingham Drive and stated it is misleading for the TIRZ to discuss plans for detention under the school fields when there has been no public input and nothing in the minutes. She stated the TIRZ's CIP falls short of meeting obligations to flooded homeowners.

APPROVE MINUTES OF THE DECEMBER 5, 2017, REGULAR MEETING.

Upon a motion duly made by Director Heins, and being seconded by Director Freels, the Board voted unanimously to approve the Minutes of the December 5, 2017, Board meeting, as presented.

RECEIVE FINANCIAL AND BOOKKEEPER'S REPORT, INCLUDING PAYMENT OF INVOICES, REVIEW OF INVESTMENTS AND PROJECT CASH FLOW REPORTS.

Ms. Lofton presented the bookkeeper's report and went over invoices, included in the Board agenda materials. Upon a motion duly made by Director Freels, and being seconded by Director Rickel, the Board voted unanimously to accept the Bookkeeper's Report and approved payment of invoices, as presented.

CIP COMMITTEE.

a. Project Update Report from LAN, including:

Mr. Ali provided an update on the Town & Country West Drainage & Mobility Improvements project, a copy of the progress report is included in the Board agenda materials. He reported oversized box culverts will be installed which will provide approximately 6.5 acre-feet of storage. He reported he is anticipating the project to be completed earlier than planned. Director Freels addressed comments made during public comments. Mr. Ali provided an update on ongoing projects, a copy of the Consultant Report is included in the Board agenda materials. He reported they are awaiting on execution of the Advanced Funding Agreement by TxDOT before the Memorial Drive Improvements from Beltway 8 to Tallowood Rd. can proceed.

i. Pay Estimate No. 3 from SER Construction Partners, T&C Reconstruction and Drainage Improvement, in the amount of \$214,374.10.

Mr. Ali reviewed Pay Estimate No. 3 from SER Construction Partner for the T&C Reconstruction and Drainage Improvement project in the amount of \$214,374.10, included in the Board agenda materials. He reported SER has complied with all requirements in the estimate and LAN is recommending for approval.

ii. Pay Estimate No. 4 from SER Construction Partners, T&C Reconstruction and Drainage Improvement, in the amount of \$838,263.94.

Mr. Ali reviewed Pay Estimate No. 4 from SER Construction Partners for the T&C Reconstruction and Drainage Improvement project in the amount of \$838,263.94, included in the Board agenda materials. He reported SER has complied with all requirements in the estimate and LAN is recommending for approval.

Upon a motion duly made by Director Rickel, and being seconded by Director Freels, the Board voted unanimously to (i) approve Pay Estimate No. 3 from SER Construction Partner for the T&C Reconstruction and Drainage Improvement project in the amount of \$214,374.10, as presented; and (ii) approve Pay Estimate No. 4 from SER Construction Partners for the T&C Reconstruction and Drainage Improvement project in the amount of \$838,263.94, as presented.

b. Project Update Report from RPS

Mr. Standley provided an update on the Briar Branch Channel Improvements & Straws and Bunker Hill Bridge project, a copy of the monthly status report is included in the Board agenda materials. He reported RPS has received final comments from Harris County Flood Control and will be submitting the plans to the City within the next three weeks. He reported an updated environmental report will be submitted to the City within the next 30 days. He provided an update on the N. Gessner Drainage and Mobility Improvements project, a copy of the monthly progress report is included in the Board agenda materials. He reported a geotechnical investigation is underway and RPS is working on the ESA-II required by TxDOT. He answered questions regarding the Briar Branch detention improvements. He stated the improvements will be dedicated to the City of Houston and the boxes will be maintained by the City. Mr. Bean reported Flood Control has stated they will not maintain the detention basin and the City will have to maintain. There was general discussion regarding whether additional detention capacity can be added. No action from the Board was required.

c. Project Update Report from Goodman Corporation

Mr. Webb provided an update on TIP funding for the Memorial Drive and North Gessner projects. He reported both TxDOT projects are actively moving forward. He reported he has met with the TIRZ and City of Bunker Hill regarding the Memorial Drive from Tallowood to Gessner project and is anticipating bringing to the Board for consideration a revised Interlocal Agreement outlining each parties' responsibilities. No action from the Board was required.

d. Project Update Report from SWA

Mr. Bean reported the SWA Progress Report is in agenda materials for review.

CONVENE IN EXECUTIVE SESSION PURSUANT TO SECTION 551.071, TEXAS GOVERNMENT CODE, TO CONDUCT A PRIVATE CONSULTATION WITH ATTORNEY, WITH REGARD TO PENDING OR CONTEMPLATED LITIGATION; AND CONVENE IN EXECUTIVE SESSION PURSUANT TO SECTION 551.072, TEXAS GOVERNMENT CODE, TO DELIBERATE THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY.

An Executive Session was called at 8:29 a.m.

RECONVENE IN OPEN SESSION AND AUTHORIZE APPROPRIATE ACTIONS REGARDING PRIVATE CONSULTATION WITH ATTORNEY; AND RECONVENE IN OPEN SESSION AND AUTHORIZE APPROPRIATE ACTIONS WITH REGARD TO PENDING OR CONTEMPLATED LITIGATION AND REGARDING THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY.

The Board reconvened in Open Session at 8:59 a.m.

Upon reconvening in open session, a motion was duly made by Director Rickel, and being seconded by Director Airola, the Board voted unanimously to authorize the Executive Director to engage a real estate appraiser in an amount not to exceed \$5,000.00.

ADJOURNMENT

There being no further business to come before the Board, Chair Givens adjourned the meeting at 9:00 a.m.

Secretary

MEMORIAL CITY REDEVELOPMENT AUTHORITY TIRZ No. 17,
HOUSTON, TEXAS

AGENDA MEMORANDUM

TO: Memorial City Redevelopment Authority TIRZ No. 17 Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

4. Receive the financial and bookkeeper's report, including payment of invoices, review of investments, and project cash flow reports.

Memorial City Redevelopment Authority

Cash Management Report

January 31, 2018

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, 2018

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	24,170,361.42	0.00	327,960.59	24,498,322.01
Revenue	32,011.32	0.00	354.19	32,365.51
Expenditures	1,278,238.53	0.00	7,000.00	1,285,238.53
Ending Balance	22,924,134.21	0.00	321,314.78	23,245,448.99

NOTES:

Debt Service Payments due in Fiscal Year End 2018:

Date	Series	Principal	Interest	Total
9/1/2017	2008	490,000.00	34,153.75	524,153.75
9/1/2017	2011	600,000.00	130,456.00	730,456.00
9/1/2017	2011A	1,895,000.00	197,023.75	2,092,023.75
9/1/2017	2016	115,000.00	216,357.75	331,357.75
3/1/2018	2008		23,251.25	23,251.25
3/1/2018	2011		119,416.00	119,416.00
3/1/2018	2011A		160,545.00	160,545.00
3/1/2018	2016		217,623.00	217,623.00
			Total FYE 2018	4,198,826.50

January 31, 2018

General Operating Fund

BEGINNING BALANCE: **24,170,361.42**

REVENUE:

Checking Interest - Wells Fargo	117.67	
Texpool Interest	952.29	
Wells Fargo/TexSTAR (Surplus Funds) Interest	21,867.81	
Texas Exchange CD Interest	302.05	
Voided Check(s) 2784	8,771.50	
Total Revenue:		32,011.32

DISBURSEMENTS:

Checks Presented At Last Meeting	1,155,140.57	
Checks Written at/after Last Meeting	123,097.96	

Num	Name	Amount
2786	Blank Rome LLP	-658.80
2787	Lockwood, Andrews & Newman, Inc.	-122,439.16
Total		-123,097.96

Total Expenditures **1,278,238.53**

Ending Balance: **22,924,134.21**

Location of Assets:

Institution	Investment Number	Interest Rate	
Wells Fargo Checking	*5490	0.1500	1,828,354.80
TexPool	*0001	1.2989	864,165.06
Wells Fargo/TexSTAR	TexSTAR Surplus Funds	1.2900	19,981,614.35
Texas Exchange Bank CD	*3601	1.4700	250,000.00
Total			22,924,134.21
Certificate of Deposit	CD *3601	Term: 12 Months	Matures: 09/28/2018

Memorial City Redevelopment Authority
Checks Presented
February 27, 2018

Num	Name	Description	Amount
2788	SWA Group	Reissue of Check# 2784	-2,066.60
2789	Cobb Fendley & Associates, Inc.	Construction Management	-750.00
2790	Equi-Tax, Inc	Tax Assessor Fee	-400.00
2791	ETI Bookkeeping Services	Bookkeeping Fee	-900.00
2792	Hawes Hill & Associates	Professional Consultant	-8,000.00
2793	Klotz Associates Inc	Engineering Consultant	-10,399.71
2794	Lockwood, Andrews & Newman, Inc.	Engineering Fee	-63,345.99
2795	Sal Esparza, Inc.	Landscaping	-1,088.92
2796	SER Construction Partners, LLC	Pay Estimate No. 5	-822,166.44
2797	SWA Group	Engineering Consultant	-4,315.00
2798	The Goodman Corporation Inc	Contract Services	-5,577.48
Total			-919,010.14

Debt Service Fund

BEGINNING BALANCE		327,960.59
 REVENUE		
TexPool DSF Interest	9.68	
Wells Fargo/TexSTAR (2008 DSF) Interest	339.27	
Wells Fargo/TexSTAR (2008 Pled Rev) Interest	5.24	
Total Revenue		354.19
 EXPENDITURES		
2016 Debt Service Interest Payment	0.00	
2016 Debt Service Principal Payment	0.00	
Trustee Fee	7,000.00	
Total Expenditures		7,000.00
 ENDING BALANCE		 321,314.78

Location of Assets:

Institution	Investment Number	Interest Rate	Current Balance
Wells Fargo *4601	TexSTAR 2008 DSF	1.2900	310,003.56
Wells Fargo *4600	TexSTAR 2008 Pledged Rev	1.2900	2,552.84
TexPool	*0004	1.2989	8,758.38
Total			321,314.78

Memorial City Redevelopment Authority
Investment Report
January 31, 2018

SCHEDULE OF INVESTMENTS

Investment Pools

Fund	Location Of Assets	Interest Rate	Beginning Balance		Market	Interest Earned	Deposits or (Withdrawals)	Ending Balance	
			N.A.V.	Book				N.A.V.	Book
GOF	TexPool	1.2989	863,143.71	863,212.77	863,143.71	952.29	0.00	864,113.21	864,165.06
DSF	TexPool	1.2989	8,748.00	8,748.70	8,748.00	9.68	(0.00)	8,757.85	8,758.38
GOF	Wells Fargo/ TexStar	1.2900	19,959,427.18	19,959,746.54	19,959,427.18	21,867.81	0.00	19,981,194.74	19,981,614.35
DSF	Wells Fargo/ TexStar DSF	1.2900	309,659.34	309,664.29	309,659.34	339.27	0.00	309,997.05	310,003.56
DSF	Wells Fargo/ TexStar PI Rev	1.2989	9,547.45	9,547.60	9,547.45	5.24	(7,000.00)	2,552.79	2,552.84

Certificates of Deposit

Fund	Location Of Assets	Interest Rate	Purchase Value	Term	Maturity Date	Beginning Balance	Deposits or (Withdrawals)	Ending Balance	
								Interest Earned	Ending Balance
GOF	TX Exch *3601	1.4700	245,000.00	12 Months	9/28/2018	250,000.00	(302.05)	302.05	250,000.00

Demand Accounts

Fund	Location Of Assets	Interest Rate	Purchase Date	Beginning Balance	Interest Earned	Deposits or (Withdrawals)	Ending Balance	
							Interest Earned	Ending Balance
GOF	Wells Fargo	0.15	6/8/2015	3,097,402.11	117.67	(1,269,164.98)	1,828,354.80	1,828,354.80

Collateral Pledged In Addition to FDIC

Depository Institution	Total Funds On Deposit	Custodial Institution	Securities Pledged	Collateral Description	Par Value	Market Value	
						Market Value	Value
Wells Fargo	1,828,354.80	BNYM	13,965,203	WU2246	8,799,376	8,699,321	8,699,321

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.

Bookkeeper

Investment Officer

Investment Officer	Date Assumed Office	Training Completed
Kenneth Byrd	8/6/2015	10/29/2016

Memorial City Redevelopment Authority
Profit & Loss Budget vs. Actual
 January 2018

		January			Year To Date (7 Months)			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
Ordinary Income/Expense								
Income								
1000 · Income								
	8223 · Interest Income	23,594	3,081	-20,513	141,321	21,565	119,756	36,969
	8930 · Bond Proceeds	0	0	0	0	0	0	73,300,000
	Total 1000 · Income	23,594	3,081	20,513	141,321	21,565	119,756	73,336,969
	6-4320 · Increment Collections	0	0	0	15,731,173	16,599,074	-867,901	16,599,074
	6-4350 · Grants	0	0	0	0	0	0	3,400,000
	Total Income	23,594	3,081	20,513	15,872,494	16,620,639	-748,145	93,336,043
Expense								
3335 · Management Consulting Services								
	6320 · Legal	0	12,500	-12,500	12,329	87,500	-75,171	150,000
	6322 · Eng Consultant/General Prof.Svc	0	1,667	-1,667	17,208	11,667	5,541	20,000
	6323 · Legal Litigation	0			28,843	0	28,843	0
	6337 · Construction Audit	0	0	0	3,250	0	3,250	10,000
	6343 · Other	0	0	0	1,440	0	1,440	0
	Total 3335 · Management Consulting Services	0	14,167	-14,167	63,070	99,167	-36,097	180,000
5650 · Transfers								
	6420 · COH Administration Fee	0	0	0	786,559	829,954	-43,395	829,954
	6430 · Municipal Services	0	0	0	0	0	0	2,256,619
	Total 5650 · Transfers	0	0	0	786,559	829,954	-43,395	3,086,573
5706 · Debt Service								
	5707 · Principal	0	0	0	3,100,000	3,100,000	0	3,100,000
	5708 · Interest	0	0	0	577,991	577,991	0	1,096,176
	5710c · Trustee Fee	7,000	7,000	0	7,877	8,000	-123	9,500
	Total 5706 · Debt Service	7,000	7,000	0	3,685,868	3,685,991	-123	4,205,676
6300 · Administration & Overhead								
	6321 · Auditor	0	0	0	20,250	20,000	250	20,000
	6333 · Bookkeeping/Accounting	900	900	0	6,617	6,300	317	10,800
	6340 · Administration Salaries/Benefit	8,000	8,000	0	64,000	56,000	8,000	96,000
	6344 · Bond Svcs/Trustee/FA	400	0	400	2,800	1,200	1,600	3,200
	6350 · Office Expense	0	250	-250	0	1,750	-1,750	3,000
	6353 · Insurance	0	0	0	961	1,290	-329	1,290
	Total 6300 · Administration & Overhead	9,300	9,150	150	94,628	86,540	8,088	134,290
7000 · Capital Expenditure								
	1701 · Gessner Widening	0	0	0	613	0	613	0
	1709 · Lumpkin I-10 Westview	434	0	434	3,034	0	3,034	0
	1717 · Town & Country W. Drain/Mobil	855,804	293,333	562,471	2,695,520	2,053,333	642,187	3,520,000
	1722 · Town & Country Blv Signalizatr	0	0	0	613	0	613	0

Memorial City Redevelopment Authority
Profit & Loss Budget vs. Actual
January 2018

	January			Year To Date (7 Months)			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
1725 · Parks & Green Space Improv.	0	10,417	-10,417	1,933	72,917	-70,984	125,000
1731A · Detention Basin & W-140 Bridge	655	0	655	5,078	0	5,078	0
1731B · Memorial Drainage & Mobility	0	0	0	245	0	245	0
1732A · N Gessner Drainage & Mobility	10,518	49,758	-39,240	179,451	348,308	-168,857	597,100
1734 · W140 Channel Improvements	5,056	526,250	-521,194	112,724	3,683,750	-3,571,026	6,315,000
1735A · Detention Basin A	0	83,333	-83,333	3,745	583,333	-579,588	1,000,000
1738 · T&C Way Partners, LLC	0	0	0	1,649,593	1,649,593	0	1,649,593
1738A · Memorial Dr Drain & Mobility 1	35,177	33,333	1,844	69,806	233,333	-163,527	400,000
1738B · Memorial Dr Drain & Mobility 2	0	4,167	-4,167	0	29,167	-29,167	50,000
1799 · Concrete Panel Replace Program	0	2,917	-2,917	0	20,417	-20,417	35,000
Total 7000 · Capital Expenditure	907,644	1,003,508	-95,864	4,722,355	8,674,151	-3,951,796	13,691,693
Total Expense	923,944	1,033,825	-109,881	9,352,480	13,375,803	-4,023,323	21,298,232
Net Income	-900,350	-1,030,744	130,394	6,520,014	3,244,836	3,275,178	72,037,811

BLANK ROME LLP
COUNSELORS AT LAW

717 TEXAS AVENUE
SUITE 1400
HOUSTON, TEXAS 77002
(713) 228-6801 FAX: (713) 228-6845
FEDERAL TAX ID. NO. 23-1311874

MEMORIAL CITY REDEVELOPMENT AUTHORITY AND
REINVESTMENT ZONE NUMBER 17, CITY OF HOUSTON,
TEXAS
SCOTT BEAN
HAWES HILL CALDERON LLP
P.O. BOX 22167
HOUSTON, TX 77221

JANUARY 08, 2018
148310-00601 02752
1711022

REGARDING: MEMORIAL CITY REDEVELOPMENT AUTHORITY AND
REINVESTMENT ZONE NUMBER 17, CITY OF HOUSTON, TEXAS
CIVIL ACTION NO. 4:16-CV-01458; RESIDENTS AGAINST FLOODING,
ET AL VS. REINVESTMENT ZONE NUMBER SEVENTEEN, CITY OF
HOUSTON, TEXAS, ET AL; IN THE UNITED STATES DISTRICT
COURT FOR THE SOUTHERN DISTRICT OF TEXAS, HOUSTON
DIVISION

DATE	INVOICE	AMOUNT	CREDITS	BALANCE
12/03/17	1705687	1,054.50	0.00	1,054.50
BALANCE FORWARD				\$ 1,054.50
FOR LEGAL SERVICES RENDERED THROUGH 12/31/17				\$ 658.50
FOR DISBURSEMENTS ADVANCED THROUGH 12/31/17				0.30
CURRENT INVOICE TOTAL				\$ 658.80
TRUST ACCOUNT: RETAINER TRUST - CITIZENS				
BALANCE FROM PREVIOUS STATEMENT				2,409.50
PLUS TOTAL DEPOSITS				0.00
DISBURSEMENT(S):				
LESS TRUST APPLIED				0.00
LESS TOTAL DISBURSEMENTS				0.00
CURRENT BALANCE IN RETAINER ACCOUNT				2,409.50
TOTAL AMOUNT DUE				\$ 1,713.30

Code # 1-10-2018



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

PLEASE NOTE NEW REPLY ADDRESS:
Lockwood, Andrews & Newnam, Inc.
PO Box 30003
Craske, NE 68103-1163
T: 713-266-6900

ACTIVE Payments can be made to:
First National Bank
Account: 11038078
Routing: 101000016

January 16, 2018
Invoice No: 1251192-0084

Scott Beas
Memorial City Redevelopment Authority, TRIZ 17
148310-00601
Houston, Texas 77002

Professional Services through Insurance #7-3016

Account No.	Project Name	Original Contract Amount	Percent Complete	Remaining Contract Amount	Total Invoiced To Date	Previously Invoiced	Current Payment Due
CIP No. 11718A	Memorial City Mobility and Drainage Improvements - Phase 8 Detailed Design	\$1,185,700.00	12.8%	\$1,025,331.25	\$110,468.75	\$117,692.75	\$12,276.00

CURRENT PAYMENT DUE THIS INVOICE: \$12,276.00

Current \$12,276.00
Prior \$117,692.75
Total \$146,448.75

Billed to Date
Date: 01/16/18
Authorized by:

Code # 1-18-2018



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

PLEASE NOTE NEW REMIT ADDRESS:
Please make checks payable to:
Lockwood, Andrews & Newnam, Inc.
PO Box 3046
Omaha, NE 68103-1163
T: 713-266-6900

ACH/VOLR Payments can be ref'd to:
Lockwood, Andrews & Newnam, Inc.
Account: 11030078
Routing: 101000016

Scott Egan
Memorial City Redevelopment Authority, TIRZ 17
9610 Long Point Dr., Suite #150
Houston, TX 77055

January 18, 2018
Invoice No: 120-11972-004-10

(T-1717) Town and Country Improvements - Construction Phase
WBS No. N-117600-0017-4

Professional Services from November 18, 2017 through August 12, 2018

Project Name	Original Contract Amount	Total To Date	Previously Invoiced TO DATE	Current Payment Due	Regulatory Fee
Construction Phase Services	\$80,000.00	\$51,414.64	\$44,992.42	\$6,422.22	\$28,583.36
Construction Mgmt and Inspection Services	\$425,300.00	\$99,041.61	\$61,153.14	\$37,888.47	\$316,256.39
Construction Materials Testing Services	\$266,600.00	\$26,415.39	\$1,197.72	\$25,217.67	\$242,184.81
Total	\$771,900.00	\$176,871.64	\$107,343.28	\$69,528.16	\$597,026.56

CURRENT PAYMENT DUE THIS INVOICE: \$69,528.16

Current Billings to Date \$69,528.16
Prior \$107,343.28
Total \$176,871.44

Authorized by:  Date: 01/18/18
Muhammad Ali

Copy # 1717
8102-611-1
C



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

January 18, 2018

Ms. Ann Givens, Chair of the Board
Memorial City Redevelopment Authority / TIRZ 17
9610 Long Point Road, Suite 150
Houston, TX 77055

Re: **Town and Country - Credit Change Order # 1 Review & Approval Fees**

Dear Mr. Givens,

Attached is a copy of our invoice for \$30,135. This invoice is for LAN's effort on the Town and Country Construction project related to reviewing the new drainage system for compliance with original design intent, coordinating with contractor and meeting with the City to get their acceptance on the storm sewer detention system substitution. The Credit Change Order was previously approved at the December board meeting. See attached Exhibit A.

Please feel free to contact me at (713) 266-6900 if you have any questions or need additional information.

Sincerely,



Muhammad Ali, P.E.
Senior Associate

Attachments: Exhibit A - Credit Change Order No. 1

Copy # 1717
8102-611-1
C



Lockwood, Andrews & Newnam, Inc.
A LEO A DAILY COMPANY

PLEASE NOTE NEW REMIT ADDRESS:
Lockwood, Andrews & Newnam, Inc.
PO Box 30053
Omaha, NE 68107-1165
T: 713-366-6900

ACH/Wire Payments can be sent to:
First National Bank
Account: 11039078
Routing: 10400016

Scott Bean
Memorial City Redevelopment Authority, IR22 17
9610 Long Point Dr, Suite #150
Houston, TX 77055

January 18, 2018
Invoice No: 120-11972-004-11

(1717) Town and Country Improvements - Credit Change Order #1
WBS No. N-171000-0017-4

Professional Services from November 18, 2017 through January 12, 2018

Invoice Name	Original Contract Amount	Total To Date	Previously Invoiced To Date	Current Payment Due	Remaining Due
Credit Change Order - 1	\$30,135.00	\$30,135.00	\$0.00	\$30,135.00	\$0.00
Total	\$30,135.00	\$30,135.00	\$0.00	\$30,135.00	\$0.00

CURRENT PAYMENT DUE THIS INVOICE: \$30,135.00

Billings to Date: \$30,135.00
Current: \$0.00
Total: \$30,135.00

Authorized by: 
Date: 01/19/18

Exhibit A - Credit Change Order No. 1

MEMORIAL CITY REDEVELOPMENT AUTHORITY
Tax Incremental Reinvestment Zone No. 17

CHANGE ORDER

Document 00941
CHANGE ORDER No. 1

PROJECT: Town & Country Blvd. and Town & Country Way Reconstruction and Drainage Improvements

TO: SER Construction Partners, LLC.
3533 PEBBLE BROOK
FARMINGTON, TN 37630

PROJECT No. N-171000-0017-4

1.01 DESCRIPTION OF CHANGES

ITEM 1 SCOPE Deleted for storm sewer detritus system substitution submitted by the Contractor and attached engineer's report area

CONTRACT CHANGE

Amount: \$230,135.00
Total: 0 Days

JUSTIFICATION: Submittal provided a credit to the owner and a more flexible installation system for the contractor. Substitution met the same detention requirements and maintenance needs.

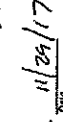
Unit	Unit Description	Unit Price	Unit Price	Adjustment	Adjustment
sq	ft	sq	ft	sq	ft

LAN's review and approval fees - \$30,135
Credit to TIRZ 17 - \$200,000

TOTALS: \$ (230,135.00) 0 Days

1.02 ACCEPTANCE BY CONTRACTOR

Contractor certifies that all work (and) included in this Change Order for the price and time indicated. The prices for changes include all costs associated with this Change Order.

 11/29/17
Contractor Signature and Title

1.03 ACCEPTANCE BY THE MEMORIAL CITY REDEVELOPMENT AUTHORITY

 11/29/17
Construction Manager

Engineer Director, IR22 No. 17



MEMORIAL CITY REDEVELOPMENT AUTHORITY
Tax Increment Reinvestment Zone No. 17

CHANGE ORDER

Document 00641
CHANGE ORDER No. 1
Town & County Blvd. and Town & County Way Reconstruction and Drainage Improvements

PROJECT:

EXECUTIVE SUMMARY

1.01	CONTRACT PRICE SUMMARY	DOLLAR AMOUNT	PERCENT
A.	Original Contract Price	\$8,718,877.50	100%
B.	Previous Change Orders	\$0.00	0.0%
C.	This Change Order	\$(200,136.00)	-2.7%
D.	Contract Price	\$8,248,542.00	97.3%

1.02	CONTRACT TIME SUMMARY	DURATION	COMPLETION DATE
A.	Original Contract Time	365 Days	Wednesday, September 12, 2018
B.	Previous Change Orders	0 Days	Wednesday, September 12, 2018
C.	This Change Order	0 Days	Wednesday, September 12, 2018
D.	Contract Time	365 Days	Wednesday, September 12, 2018

1.03 TOTAL VALUE OF INCREASES OUTSIDE OF GENERAL SCOPE OF WORK
A. Including this Change Order, the following table is provided to track conditions related to Paragraph 7.1.2.3 of Document 00700 - General Conditions.

CHANGE ORDER No.	AMOUNT ADDED	PERCENT OF ORIGINAL CONTRACT PRICE
1	\$0.00	0.0%
TOTALS	\$0.00	0.0%

END OF DOCUMENT

Print Date: 11/15/2017

00641-2 of 2

T-170015-0001-3

Invoice

CobbFendley
13430 Northwest Freeway, Suite 1100
Houston, Texas 77040
713.482.3242

January 23, 2018
Invoice No: 263159

Scott Bean
Executive Director
Memorial City Redevelopment Authority/IRZ 17

Project 1611-032-01
Invoice for period ending January 14, 2018
Task 03 Geosmar at Long Point Intersection Paver Construction Management

Total Fee	2,500.00	Total this Task	\$625.00
Percent Complete	100.00	Total Earned	2,500.00
		Previous Fee Billing	1,875.00
		Current Fee Billing	625.00
		Total Fee	\$625.00

Task Fee	95	Reimbursable Expenses	
Total Fee	500.00	Total this Task	500.00
Percent Complete	100.00	Total Earned	376.00
		Previous Fee Billing	125.00
		Current Fee Billing	125.00
		Total Fee	125.00

Total this Invoice	\$750.00
--------------------	----------

Code # 1732A
2-1-2018



PAYMENT DUE UPON RECEIPT. PLEASE INCLUDE INVOICE NUMBER WITH PAYMENT.

Equi-Tax Inc.

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

BILL TO	
TIRZ No. 17 - Memorial City RDA c/o ETI Bookkeeping Services 17111 Rolling Creek Drive, Ste 108 Houston TX 77090	

Invoice

DATE	INVOICE #
2/1/2018	52058

ETI Bookkeeping Services
PO BOX 73109
Houston, TX 77273

Invoice


Date	Invoice #
2/1/2018	8157

BILL TO	
TIRZ 17 Redevelopment Authority P.O. Box 73109 Houston, Texas 77273	

Description	Qty	Rate	Amount
Bookkeeping		900.00	900.00

Total	\$900.00
Payments/Credits	\$0.00
Balance Due	\$900.00


Code # 1233
2-2-2018



DESCRIPTION	AMOUNT
Fee per Contract, Monthly Consultant Services	400.00

Total	\$400.00
--------------	----------

Code # 1633
2-2-2018



Invoice emailed to Michelle Lofton at ETI Bookkeeping Services at
bkl@etiaccounting.com
and to Scott Bean shean@hhcllp.com and Linda Clayton
lclayton@hhcllp.com at Hawes Hill



Mr. Scott Bean
Executive Director
Memorial City Redevelopment Authority / TRZ 17
8915 Katy Freeway, Suite 215
Houston, TX 77024

February 8, 2018
Project No: 065314
Invoice No: 118093
Legacy Project No: 1111.002.000

TRZ 17 Memorial City Redevelopment Authority Brar Branch Channel Improvements & Straws
HCPCD Unit W140-01-00
For Professional Services rendered from January 1, 2018 to February 2, 2018:

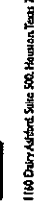
Description	Contract Amount	Percent Complete	Billed to Date	Previously Invoiced	Current Invoice
Basic Services (LS)	943,433.74	96.93	914,470.34	909,428.77	5,041.57
Additional Services (T&M)	107,616.26	87.5687	146,779.32	146,765.30	14.02
Total Fee	1,111,050.00		1,061,249.66	1,056,194.07	5,055.59

Receipt:
Total Billings: 1,056,194.08
Contract Amount Balance: 49,855.92
Total Due This Invoice: 55,055.59

Code # 1734
2-12-2018

Remit Payment:
1160 N Dairy Ashford, Suite 500, Houston, Texas, 77079
T: (281) 589-7357 F: (281) 589-7359

Memorial City Redevelopment Authority / TRZ 17



Brar Branch (W140-01-00) Channel Improvements &
Brar Branch 'Straws' and Bunker Hill Bridge
TRZ 17 CIP No. T-1734A & T-1734B
Master Agreement (07-30-13)
Klotz Assoc. Job No. 1111.002.000

Professional Services Summary
Through 2/2/18
Invoice # _____

Task	Contract Budget Fees	Authorized Amounts	Percent Complete %	Budget Amount Earned	Previously Billied	Earned This Period
Basic Services						
I. Phase I - PER (Complete)	\$0.00	\$0.00	0.00%	\$0.00	\$0.00	\$0.00
II. Phase II - Final Design	\$943,433.74	\$943,433.74	96.93%	\$914,470.32	\$909,428.76	\$5,041.57
III. Phase III - CPS (Not Authorized)	\$0.00	\$0.00	0.00%	\$0.00	\$0.00	\$0.00
SubTotal Basic Services	\$943,433.74	\$943,433.74		\$914,470.32	\$909,428.76	\$5,041.57
Additional Engineering Services / SubContracted Services / Reimbursible Expenses						
I. Additional Engineering Services	\$81,460.00					
1. T/CPs - Traffic Control Plans		\$38,730.00	97.69%	\$37,633.18	\$37,633.18	\$0.00
2. SWGP - Stormwater Pollution Prevention Plans		\$17,020.00	88.88%	\$16,830.00	\$16,830.00	\$0.00
3. Signing & Striping Plans		\$20,010.00	72.38%	\$14,465.00	\$14,465.00	\$0.00
4. ESA 1 (Straws) - RPS Klotz		\$5,700.00	91.70%	\$5,226.89	\$5,226.89	\$0.00
III. SubContracted Services	\$60,661.96					
1. Add'l Topog. Survey		\$29,502.90	100.00%	\$29,502.90	\$29,502.90	\$0.00
2. Tree Protection Plan		\$10,800.00	42.99%	\$4,642.92	\$4,642.92	\$0.00
3. Geotech (Straws)		\$40,359.06	93.22%	\$37,621.26	\$37,621.26	\$0.00
III. Reimbursible Expenses	\$5,484.30					
1. Reimbursible Expenses		\$5,484.30	3.17%	\$171.42	\$187.40	\$14.02
SubTotal Additional Services	\$167,816.26	\$167,816.26		\$146,313.57	\$146,286.55	\$14.02
Total Professional Services Fees	\$1,111,050.00	\$1,111,050.00		\$1,060,783.89	\$1,055,728.31	\$5,055.59
Total Fees Earned this Period						\$5,055.59



1160 Dairy Ashford, Suite 500, Houston, Texas 77079
T 281 589 7257 W rps@rps.com/usa

Monthly Status Report

Project: Memorial City Redevelopment Authority / TRZ 17
Briar Branch (W140-01-00) Channel Improvements &
Briar Branch 'Straws' and Bunker Hill Bridge

CIP No: T-1734A & T-1734B

Period: Through February 2, 2018

RPS Klotz Assoc. Project No: 1111.002.000 / 006314

Activities This Period

1. Ph II Final Design - Authorization received dated 03/07/14, 09/06/16
 - a. Basic and Additional Services
 - 1.) Geotechnical Investigation and ESA 1 for 'Straws' complete. Update necessary for ESA 1 as 6-month expiration has passed. Authorization provided and report update being finalized.
 - 2.) Updated Drainage Impact Study draft report submitted to HCFCD for review and approval. Initial HCFCD comments received dated 03-30-17. Responses to comments complete and resubmitted to HCFCD for review and approval. Additional comments received 07-13-17. Responses to additional comments complete and resubmitted to HCFCD for review and approval. Additional comment received 11-28-17, report resubmitted 12-11-17. Final 'no objection' letter received 01-03-18.
 - 3.) Updated Drainage Impact Study draft report submitted to the City of Houston for review and approval. COH approval granted 09-22-17.
 - 4.) Updated model information submitted to the City of Houston for concurrent review. Initial COH comments received dated 06-21-17. Meeting held 07-13-17 to resolve comments. Responses to comments complete and resubmitted to COH for review and approval. COH approval granted 09-22-17.
 - 5.) Submitted 95% Plans to COH for review. Plan comments received 12-11-17. Comments incorporated, willing to resubmit with updated Environmental and Geotech report per comments from 12-8-17 and 11-15-17.
 - 6.) Final Notice Utility Letters coordinated with City and distributed by City 02-05-18.
 - b. Meetings
 - 1.) Project Team Meetings as required.



1160 Dairy Ashford, Suite 500, Houston, Texas 77079
T 281 589 7257 W rps@rps.com/usa

- 2.) Additional meetings with TIRZ, SWA, HCFCD and COH as required.
- 3.) Attended and provided project updates at TIRZ Board Meeting and TIRZ Board CIP Committee Meeting as requested.

Activities Planned for Next Period

1. Ph II Final Design,
 - a. Basic and Additional Services
 - 1.) Finalize development of plans and documents for one construction package with all comments from HCFCD and COH Drainage Impact Report by HCFCD.
 - 2.) Updated Plans will be submitted to HCFCD upon approval of
 - 3.) Respond to comments and questions from HCFCD, COH and TIRZ.
 - b. Meetings
 - 1.) Project Team Meetings as required.
 - 2.) Additional meetings with TIRZ and SWA as required.
 - 3.) Coordination meetings with HCFCD and COH as required.
 - 4.) Attend and provide project update at TIRZ Board Meeting.

Issues and Information we are waiting to receive



Memorial City Redevelopment Authority / TIRZ 17

North Gessner Drainage and Mobility Improvements
IH10 (Katy Fwy) to Westview & Westview to Long Point
TIRZ 17 CIP No. T-1732A & T-1732B
RPS K&C Assoc. Job No. 1111.004.000

1140 Dairy Ashford, Suite 500, Houston, Texas 77079
T 281 569-7257 w rpsgrp.com/usa

Professionals Services Summary
Through 02/28/18
Invoice #118688

Table with columns: Task, Contract Budget Fees, Authorized Amounts, Percent Complete, Budget Amount Earned, Previously Billed, Earned This Period. Rows include Basic Services, Phase I - PER Update, Phase II - Final Design, Phase III - GPS, and various engineering and design tasks.

Mr. Scott Bean
Executive Director
Memorial City Redevelopment Authority / TIRZ 17
8955 Katy Freeway, Suite 215
Houston, TX 77024

February 8, 2018
Project No: 006602
Invoice No: 118689
Legacy Project No: 1111.004.000

Summary table with columns: Description, Contract Amount, Percent Complete, Billed to Date, Previously Invoiced, Current Invoice. Rows include PH1 Final Design, PH2 Final Design, PH3 Final Design, PH PER Update, Additional Services, Sub-Contracted Engineering, Reimbursable Expenses, Total Fee.

Repay:
Total Billing Contract Amount Balance
Current 3,344.12
Previous 874,850.81
To-Date 880,194.93
1,427,042.96
546,848.03
Total Due This Invoice: \$5,344.12

Code # 1732A
2-12-2018



Remit Payment:
1160 N Dairy Ashford, Suite 500, Houston, Texas, 77079
T: (281) 569-7257 F: (281) 569-7309



1160 Dairy Ashford, Suite 500, Houston, Texas 77079
 T 281 589 7257 W rps@group.com/usa

Monthly Progress Report

Project: Memorial City Redevelopment Authority/TIRZ-17
 N. Gessner Drainage and Mobility Improvements – H10 to Long Point
 CP No: T-1732A & T-1732B
 CoHWS/C/S/No. N-T17000-0010-3
 TxDOT CSI: 0912/2-373

Period: Through February 02, 2018
 Job No: 1111.004.000/ Vision 006602
 Prepared By: Morena Arredondo, P.E.

Activities Completed this Period

1. Authorizations
 - a. 10-30-17 Submitted Additional Services Authorization for Fault Study
 - b. 12-08-17 Received authorization via Email by the Executive Director
 - c. 12-12-17 Authorized subconsultant to perform Fault Study
2. Basic Services
 - a. Submitted Updated PER to COH Interagency for Review
 - 1.) Received PER Comments
 - 2.) 12-01-17 Submitted PER Comment Responses
 - b. 12-01-17 Submitted Updated Drainage Impact Analysis Report & XPSWMM Model to COH & TxDOT
 - 1.) 01-08-18 received COH Comments
 - c. 12-21-17 Submitted DSR To TxDOT
 - d. 01-02-18 Submitted Request to TxDOT to change project letting date
 - a. 01-16-18 Submitted Updated Design Schedule to TxDOT
3. Additional Services
 - a. Survey (KUO) – Pending updates to conform to TxDOT requirements and to capture recent developments
 - b. Geotechnical Investigation (Aviles) – Final Geotech Report to be completed and resubmitted to COH and TxDOT for approval
 - c. ESA – ESA I complete, Draft ESA II submitted to COH and TxDOT
 - d. Categorical Exclusion (RPS) – Submitted to TxDOT 11-30-17
 - e. Fault Study (Aviles/Fugro) – Authorized Sub to start work on 12-12-17
 - f. SW3P (RPS) – to be completed after COH RDAI is issues and approved
 - g. Street Lighting (Isant) – to be completed post COH RDAI
 - h. Tree Protection Plan (Koehl) – to be completed post COH RDAI
 - i. Traffic Control Plan (RPS) – to be completed post COH RDAI
 - j. Temporary Traffic Signal Design (RPS) – to be completed
 - k. Permanent Traffic Signal Design (RPS) – to be completed



1160 Dairy Ashford, Suite 500, Houston, Texas 77079
 T 281 589 7257 W rps@group.com/usa

4. Meetings

- a. Meetings with TxDOT
 - 1.) 10-09-17 Kickoff Meeting
 - 2.) 10-27-17 Environmental Scope Meeting
 - 3.) 10-31-17 Drainage Scoping Meeting
 - 4.) 12-5-17 Progress Meeting No. 1
- b. Meetings with Council Member Brenda Stardig– City Hall
 - 1.) 07-05-17 Project Coordination Meeting
 - 2.) 12-12-17 Project Coordination Meeting
 - 3.) 01-10-17 Project Coordination Meeting

Activities Planned for Next Period

1. Basic Services
 - a. 01-08-18 Receive COH Drainage Impact Analysis (DIA) Comments
 - 1.) Review & address DIA Comments & Update XPSWMM Model
 - 2.) Upon Completion, request COH TRC Date and prepare Agenda
2. Additional Services
 - a. Survey (KUO) – Pending updates to conform to TxDOT requirements and to capture recent developments
 - b. Geotechnical Investigation (Aviles) – Final Geotech Report to be completed and resubmitted to COH and TxDOT for approval upon completion of Fault Study
 - c. ESA – Submit Final ESA II to COH and TxDOT upon receipt of comments
 - d. Fault Study (Aviles/Fugro) – Ongoing
3. Meetings
 - a. Meetings with TxDOT
 - 1.) 02-06-18 Progress Meeting No. 2 – Rescheduled to 02-14-18
 - 2.) 02-14-18 DSR Meeting
 - b. Meetings with Council Member Brenda Stardig– City Hall
 - 1.) 02-08-18 Project Coordination Meeting
 - c. Project Team Meetings and Additional meetings with TIRZ as required.
 - d. Provide project update at TIRZ CIP Committee and Board Meetings.
 - e. Project Team Meeting with SWA.

Issues and Information we are waiting to receive

1. None



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

PLEASE NOTE NEW REMIT ADDRESS:
Please make checks payable to:
Lockwood, Andrews & Newnam, Inc.
PO Box 30605
Omaha, NE 68103-1165
T: 713-366-0900

ACH/OWE Payments can be sent to:
First National Bank
Account: 11039078
Routing: 10400016

Scott Beas
Memorial City Redevelopment Authority, TRZ 17
5610 Long Point Dr., Suite #150
Houston, TX 77055

February 19, 2018
Invoice No: 120-19972-005-1


(1-1717) Memorial Dr. from Tallowood Rd. to City of Houston/City of Bunker Hill Village limits - Planning Analysis

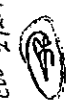
Professional Services from January 13, 2018 through February 9, 2018

Project Name	Original Contract Amount	Percent Completed	Total Invoiced To Date	Previously Invoiced	Current Payment Due
Planning Analysis	\$14,000.00	90%	\$30,600.00	\$0.00	\$30,600.00
Total	\$14,000.00	90%	\$30,600.00	\$0.00	\$30,600.00

Current Payment Due This Invoice: \$30,600.00

Billings to Date: Current \$30,600.00
Prior \$0.00
Total to Date \$30,600.00

Authorized by: 
Muhammad Ali
Date: 02/20/18

Code # 1738A
Code # 12012018




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

PLEASE NOTE NEW REMIT ADDRESS:
Please make checks payable to:
Lockwood, Andrews & Newnam, Inc.
PO Box 30605
Omaha, NE 68103-1165
T: 713-366-0900

ACH/OWE Payments can be sent to:
First National Bank
Account: 11039078
Routing: 10400016

Scott Beas
Memorial City Redevelopment Authority, TRZ 17
5610 Long Point Dr., Suite #150
Houston, TX 77055

February 19, 2018
Invoice No: 120-19972-004-12

(1-1717) Town and Country Improvements - Construction Phase

Professional Services from January 13, 2018 through February 9, 2018

Project Name	Original Contract Amount	Total To Date	Previously Invoiced To Date	Current Payment Due	Remaining Fee
Construction Phase Services	\$80,000.00	\$58,031.14	\$51,414.64	\$6,616.50	\$21,988.86
Construction Mgmt and Inspection Services	\$425,300.00	\$125,171.10	\$99,041.61	\$36,129.49	\$300,128.90
Construction Materials Testing Services	\$268,600.00	\$26,415.19	\$26,415.19	\$0.00	\$242,184.81
Total	\$773,900.00	\$209,617.43	\$176,871.44	\$32,745.99	\$564,282.57

Current Payment Due This Invoice: \$32,745.99

Billings to Date: Current \$32,745.99
Prior \$176,871.44
Total \$209,617.43

Authorized by: 
Muhammad Ali
Date: 02/20/18

Code # 1738A
Code # 12012018


SAL ESPARZA, INC.

Remit To Address:
PO BOX 90636
HOUSTON, TEXAS 77290
281-444-2983

Date	Invoice #
1/31/18	28043

Bill To
Memorial City Redevelopment Authority, TI
Scott Bean, Executive Director
PO Box 22167
Houston, Texas 77227-2167

Quantity	Description	P.O. No.	Terms	Rate	Amount	Project
	GROUPS MAINTENANCE SERVICES FOR JANUARY 2018					
1	BRIAR BRANCH BASIN # 1731A			655.40	655.40	
1	LUMPKIN BASIN # 1709			433.52	433.52	
Balance Due					\$1,088.92	

Code # : SAL0000
2-12-2018



Lockwood, Andrews
& Newnam, Inc.
A LEO A DAILY COMPANY

February 8, 2018

Scott Bean
Memorial City Redevelopment Authority
c/o Hawes, Hill and Associates
PO Box 22167
Houston, Texas 77227-2167

Reference: Town & Country Blvd. and Town & Country Way
Reconstruction and Drainage Improvements
LAN Project No.: 120-11972-004
WBS No. N-171000-0017-4
SER Construction Partners, LLC Payment No. 05

Dear Mr. Bean:

SER Construction Partners, LLC (SER) has submitted estimate No. 05 in the amount of \$822,166.44 for construction services rendered through January 31, 2018.

Based on our review, SER has complied with all requirements stated in the estimate and we recommend payment of \$822,166.44 to SER.

The following billing information is to be used for payment:

SER Construction Partners, LLC
3636 Pasadena Blvd.
Pasadena, TX 77503

If you have any questions or require additional information, please feel free to contact me at (713)266-6900.

Sincerely,

Muhammad Ali, P.E.
Project Manager
MA:rlb

Enclosures: SER Pay Est. No. 05

Code # 1719
2/12/2018



MEMORIAL CITY REDEVELOPMENT AUTHORITY
Tax Increment Reinvestment Zone No. 17

Estimate No. : 3
 Cut Off Date : 01/31/18
 Estimate Date : 02/01/18

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

Project Name : Town & Country Blvd. and Town & Country Play Recreat. And Drainage Improv
 Contractor Name : SER Construction Partners, LLC
 Address : 3416 Pasadena Blvd.
 Pasadena, TX 77303

WBS No. : N-717009-0017-4
 CONTRACT TIME IN CALENDAR DAYS
 Original Contract Time : 365
 Approved Extension : 0
 Total Contract Time : 365
 Days Back to Date : 141
 Days Remaining to Date : 224
 Days Extension Received : 10/5/2017
 \$9,478,677.88

Contract Date : 7/14/2017
 Start Date : 9/13/2017
 Current Contract Completion Date : 9/13/2018
 Substantial Completion Date :
 Percentage By Time : 33.6%
 In Place : 31.13%
 Date Insurance Exp. : 6/29/2018 Drug Policy Due Date: N/A
 Current M/B/S/E : 2.8% Schedule Update Received:
 CONTRACT AMOUNT TO DATE :
 1. Original Contract Amount
 2. Approved Change Orders

No	Date	Est. Days	Amount
			(63,821,332.91)
Total Approved Extensions			
Total Change Orders to Date			
Total Pending Work Change Directives to Date			
TOTAL CONTRACT AMOUNT (net of all WCBs) \$9,478,677.88			

A. EARNINGS TO DATE

1. Work Completed to Date	50.15%	Complete	\$2,569,048.71
2. Material Stored on Site	0.00%		0.00
3. Material Stored in Pile	0.00%		0.00
4. Balance-Material Accepted Not in Place	0.00%		0.00
5. Work Change Directives - In Place	0.00%		0.00
TOTAL EARNINGS TO DATE			\$2,569,048.71

B. DEDUCTIONS

1. Retainage	5% OF	\$2,569,048.71	\$128,452.44
2. Retainage Release	0% OF	\$2,569,048.71	\$0.00
3. Total Retainage			\$128,452.44
4. Liquidated Damages	0.00	Days @ \$1,000.00	\$0.00
5. Assessments			\$0.00
6. Inspector Overtime Costs			\$0.00
TOTAL DEDUCTIONS			\$128,452.44

C. AMOUNT DUE THIS PERIOD

1. Total Earnings to Date	\$2,569,048.71
2. Total Deductions	(128,452.44)
3. Total Payments Due	\$2,440,596.27
4. Less Previous Payments	\$0.00
5. Retention Adjustment	\$0.00
TOTAL AMOUNT DUE CONTRACTOR THIS DATE	\$2,440,596.27

Prepared By: Richard L. Guiler
 Approved By: Scott Stark
 Reviewed By: Richard L. Guiler
 Date: 2/12/2018

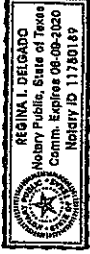
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ACKNOWLEDGMENT

STATE OF TEXAS
 COUNTY OF HARRIS

SUBSCRIBED, SWORN TO, AND ACKNOWLEDGED BEFORE ME, BY THE
 SAID _____ ON THIS _____ DAY OF _____
 TO CERTIFY WHICH WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE.

Regina I. Delgado
 Notary Public, State of Texas
 My Commission Expires: 08-09-2020



PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-17090-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77011
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
1	MOBILIZATION	1	1LS	\$ 400,000.00	\$ 400,000.00	0.90	0.1	1.00	\$40,000.00	\$400,000.00
2	TRAFFIC CONTROL AND REGULATION	1	1LS	\$250,000.00	\$ 250,000.00	0	0	0	0	\$0.00
2-A	SET UP	1	1LS	\$60,000.00	\$ 60,000.00	1	1	1	\$0.00	\$60,000.00
2-B	MONTHLY	12	MON	\$14,166.67	\$ 170,000.00	3	2	5	\$28,333.33	\$70,833.34
3	UNIFORMED PEACE OFFICERS	6,500	HR	\$ 30.00	\$ 195,000.00	0	0	0	0	\$0.00
4	PORTABLE CONCRETE LOW PROFILE TRAFFIC BARRIER	1,000	LF	\$ 23.00	\$ 23,000.00	0	560	560	\$12,880.00	\$12,880.00
5	PORTABLE CONCRETE LOW PROFILE TRAFFIC BARRIER	1,000	LF	\$ 6.40	\$ 6,400.00	0	0	0	0	\$0.00
6	PORTABLE CONCRETE LOW PROFILE TRAFFIC BARRIER	1,000	LF	\$ 9.80	\$ 9,800.00	0	0	0	0	\$0.00
7	INLET PROTECTION BARRIER	1,026	LF	\$ 3.20	\$ 3,283.20	0	100	100	\$320.00	\$320.00
8	SODDING	2,500	SY	\$ 4.70	\$ 11,750.00	0	0	0	0	\$0.00
9	FILTER FABRIC FENCE	3,324	LF	\$ 2.30	\$ 7,645.20	0	370	370	\$851.00	\$851.00
10	TYPE-C MANHOLE ON VAULT-COMplete IN PLACE	13	EA	\$ 1,000.00	\$ 13,000.00	0	3	3	\$3,000.00	\$3,000.00
11	TYPE-C MANHOLE	4	EA	\$ 3,000.00	\$ 12,000.00	0	0	0	0	\$0.00
12	6'X4' ACCESS DOOR	1	LF	\$ 9,000.00	\$ 9,000.00	0	0	0	0	\$0.00
13	REMOVE AND DISPOSE OF 8-INCH DIAMETER STORM SEWER	74	LF	\$ 6.00	\$ 444.00	0	0	0	0	\$0.00
14	REMOVE AND DISPOSE OF 10-INCH DIAMETER STORM SEWER	11	LF	\$ 6.50	\$ 71.50	0	0	0	0	\$0.00
15	REMOVE AND DISPOSE OF 12-INCH DIAMETER STORM SEWER	61	LF	\$ 7.60	\$ 463.60	0	0	0	0	\$0.00
16	REMOVE AND DISPOSE OF 15-INCH DIAMETER STORM SEWER	56	LF	\$ 8.80	\$ 492.80	0	0	0	0	\$0.00
17	REMOVE AND DISPOSE OF 18-INCH DIAMETER STORM SEWER	65	LF	\$ 9.20	\$ 598.00	0	0	252	\$2,318.40	\$2,318.40
18	REMOVE AND DISPOSE OF 24-INCH DIAMETER STORM SEWER	403	LF	\$ 10.70	\$ 4,312.10	0	0	0	0	\$0.00
19	REMOVE AND DISPOSE OF 30-INCH DIAMETER STORM SEWER	280	LF	\$ 12.10	\$ 3,388.00	0	0	0	0	\$0.00
20	REMOVE AND DISPOSE OF 36-INCH DIAMETER STORM SEWER	714	LF	\$ 13.60	\$ 9,710.40	0	0	0	0	\$0.00
21	REMOVE AND DISPOSE OF EXISTING INLETS, ALL TYPES	12	EA	\$ 393.00	\$ 4,716.00	0	0	0	0	\$0.00
22	REMOVE AND DISPOSE OF EXISTING MANHOLES, ALL TYPES	9	EA	\$ 404.60	\$ 3,641.40	0	0	0	0	\$0.00
23	24-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMplete	372	LF	\$ 146.30	\$ 54,423.60	0	45	45	\$6,583.50	\$6,583.50

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77011
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
24	30-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMLETE	80	LF	\$ 110.20	\$ 8,816.00	0	0	0	\$0.00	\$0.00
25	36-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMLETE	25	LF	\$ 194.00	\$ 4,850.00	0	0	0	\$0.00	\$0.00
26	48-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMLETE	98	LF	\$ 252.60	\$ 24,754.80	0	0	0	\$0.00	\$0.00
27	TYPE C INLET	5	EA	\$ 2,200.00	\$ 11,000.00	0	0	0	\$0.00	\$0.00
28	TYPE C INLET WITH EXTENSIONS	3	EA	\$ 3,200.00	\$ 9,600.00	0	0	0	\$0.00	\$0.00
29	TYPE C INLET WITH TWO EXTENSIONS	2	EA	\$ 3,500.00	\$ 7,000.00	0	0	0	\$0.00	\$0.00
30	TYPE C1 INLET	3	EA	\$ 3,400.00	\$ 10,200.00	0	0	0	\$0.00	\$0.00
31	TYPE 8B INLET	18	EA	\$ 2,200.00	\$ 39,600.00	0	0	0	\$0.00	\$0.00
32	27-INCH FLAP GATE, COMPLETE IN PLACE	1	EA	\$ 13,000.00	\$ 13,000.00	0	0	0	\$0.00	\$0.00
33	UNDERGROUND DETENTION VAULTS, COMPLETE IN PLACE <i>per change order no 1.</i>	1	LS	\$ 3,233,865.00	\$ 3,233,865.00	0.219	0.175	0.394	\$565,926.38	\$1,274,142.81
34	ADJUSTING WATER METER VAULT COVER	1	EA	\$ 1,500.00	\$ 1,500.00	0	0	0	\$0.00	\$0.00
35	TRENCH SAFETY SYSTEMS	270	LF	\$ 0.20	\$ 54.00	0	0	0	\$0.00	\$0.00
36	4-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	25	LF	\$ 167.00	\$ 4,175.00	0	0	0	\$0.00	\$0.00
37	16-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	25	LF	\$ 145.00	\$ 3,625.00	0	0	0	\$0.00	\$0.00
38	4-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	25	LF	\$ 232.00	\$ 5,800.00	0	0	0	\$0.00	\$0.00
39	12-INCH DIAMETER WATER LINE OPEN-CUT CONSTRUCTION	270	LF	\$ 96.00	\$ 25,920.00	1041		1041	\$0.00	\$99,936.00
40	12-INCH DIAMETER WATER LINE OPEN-CUT CONSTRUCTION WITH RESTRAINED JOINTS	70	LF	\$ 242.00	\$ 16,940.00	70		70	\$0.00	\$16,940.00
41	12-INCH DIAMETER WATER LINE BY TRENCHLESS CONSTRUCTION	1,310	LF	\$ 70.00	\$ 91,700.00	663		663	\$0.00	\$46,410.00
42	CASING BY OPEN-CUT WITH RESTRAINED JOINTS	40	LF	\$ 158.00	\$ 6,320.00	40		40	\$0.00	\$6,320.00
43	12-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	260	LF	\$ 126.00	\$ 32,760.00	126		126	\$0.00	\$15,876.00
44	5/8-INCH TO 1-INCH DIAMETER WATERTAPS AND COPPER SERVICE LINE WITH METER BOX, LONG SIDE	5	EA	\$ 1,500.00	\$ 7,500.00	0		0	\$0.00	\$0.00
45	1.5-INCH TO 2-INCH DIAMETER WATERTAPS AND COPPER SERVICE LINE WITH METER BOX, LONG SIDE	8	EA	\$ 2,235.00	\$ 17,880.00	3		3	\$0.00	\$6,705.00
46	4-INCH DIAMETER WET CONNECTION	2	EA	\$ 500.00	\$ 1,000.00	1		1	\$0.00	\$500.00
47	15-INCH DIAMETER WET CONNECTION	1	EA	\$ 600.00	\$ 600.00	0		0	\$0.00	\$0.00
48	18-INCH DIAMETER WET CONNECTION	3	EA	\$ 3,000.00	\$ 9,000.00	2		2	\$0.00	\$6,000.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77011
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3696 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
49	12-INCH DIAMETER WET CONNECTION	1 EA		\$ 3,600.00	\$ 3,600.00	1	1	1	\$0.00	\$3,600.00
50	CUT, PLUG AND ABANDON EXISTING 4-INCH DIAMETER WATER LINE	2 EA		\$ 230.00	\$ 460.00	0	1	1	\$230.00	\$230.00
51	CUT, PLUG AND ABANDON EXISTING 6-INCH DIAMETER WATER LINE	1 EA		\$ 240.00	\$ 240.00	0	0	0	\$0.00	\$0.00
52	CUT & PLUG EXISTING 6-INCH F.H. LEAD	1 EA		\$ 120.00	\$ 120.00	0	0	0	\$0.00	\$0.00
53	CUT, PLUG AND ABANDON EXISTING 8-INCH DIAMETER WATER LINE	3 EA		\$ 300.00	\$ 900.00	2	2	2	\$0.00	\$600.00
54	CUT, PLUG AND ABANDON EXISTING 12-INCH DIAMETER WATER LINE	2 EA		\$ 500.00	\$ 1,000.00	1	1	1	\$0.00	\$500.00
55	PLUG & CLAMP PROPOSED 12-INCH DIAMETER WATER LINE	1 EA		\$ 480.00	\$ 480.00	0	0	0	\$0.00	\$0.00
56	FIRE HYDRANT ASSEMBLY, ALL DEPTHS, INCLUDING 6-INCH LINE	7 EA		\$ 3,800.00	\$ 26,600.00	5	5	5	\$0.00	\$19,000.00
57	6-INCH DIAMETER FIRE HYDRANT BRANCH BY OPEN-CUT	35 LF		\$ 65.50	\$ 2,292.50	10	10	10	\$0.00	\$655.00
58	REMOVE AND SALVAGE EXISTING FIRE HYDRANT	4 EA		\$ 560.00	\$ 2,240.00	0	0	0	\$0.00	\$0.00
59	12-INCH BY 12-INCH DIAMETER TAP, SLEEVE AND VALVE	1 EA		\$ 9,500.00	\$ 9,500.00	1	1	1	\$0.00	\$9,500.00
60	16-INCH BY 12-INCH DIAMETER TAP, SLEEVE AND VALVE	1 EA		\$ 10,000.00	\$ 10,000.00	1	1	1	\$0.00	\$10,000.00
61	STORM VAULTS CORING (SANITARY SEWER CASING INSTALLATION)	11 EA		\$ 1,000.00	\$ 11,000.00	0	0	0	\$0.00	\$0.00
62	4-FOOT DIAMETER PRECAST SANITARY MANHOLE	11 EA		\$ 2,000.00	\$ 22,000.00	6	6	6	\$0.00	\$12,000.00
63	EXTRA DEPTH, 4-FOOT DIAMETER PRECAST SANITARY MANHOLE	21 VL		\$ 165.00	\$ 3,465.00	16.18	16.18	16.18	\$0.00	\$2,669.70
64	MANHOLE DROPS: 8-INCH DIAMETER, ALL DEPTHS	4 EA		\$ 500.00	\$ 2,000.00	4	4	4	\$0.00	\$2,000.00
65	MANHOLE DROPS: 12-INCH DIAMETER, ALL DEPTHS	1 EA		\$ 800.00	\$ 800.00	0	0	0	\$0.00	\$0.00
66	REMOVE AND DISPOSE 8-INCH SANITARY SEWER	545 LF		\$ 17.00	\$ 9,265.00	0	0	0	\$0.00	\$0.00
67	REMOVE AND DISPOSE 10-INCH SANITARY SEWER	270 LF		\$ 20.00	\$ 5,400.00	271	271	271	\$0.00	\$5,420.00
68	REMOVE AND DISPOSE OF EXISTING SANITARY MANHOLE	9 EA		\$ 400.00	\$ 3,600.00	9	9	9	\$0.00	\$1,200.00
69	ABANDON AND FILL MANHOLE	1 EA		\$ 600.00	\$ 600.00	0	0	0	\$0.00	\$0.00
70	ABANDON AND FILL 8-INCH DIAMETER SEWER	35 LF		\$ 12.00	\$ 420.00	0	0	0	\$0.00	\$0.00
71	ABANDON AND FILL 12-INCH DIAMETER SEWER	490 LF		\$ 20.00	\$ 9,800.00	0	0	0	\$0.00	\$0.00
72	TRENCH SAFETY SYSTEMS	1,540 LF		\$ 0.20	\$ 308.00	358	358	358	\$0.00	\$71.60
73	6-INCH SANITARY SEWER PIPE IN 12-INCH STEEL CASING BY OPEN-CUT	70 LF		\$ 140.00	\$ 9,800.00	0	0	0	\$0.00	\$0.00
74	10-INCH SANITARY SEWER PIPE IN 20-INCH STEEL CASING BY OPEN-CUT	15 LF		\$ 200.00	\$ 3,000.00	0	0	0	\$0.00	\$0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
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 HOUSTON, TEXAS 770
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD

ESTIMATE January 2018

75	8-INCH SANITARY SEWER BY OPEN-CUT	400 LF	\$	100.00	\$	40,000.00	331		331	\$0.00	\$33,100.00
76	8-INCH PRESSURE RATED SANITARY SEWER BY OPEN-CUT	90 LF	\$	108.00	\$	9,720.00	0		0	\$0.00	\$0.00
77	8-INCH PRESSURE RATED SANITARY SEWER BY OPEN-CUT WITH RESTRAINED JOINTS	20 LF	\$	128.00	\$	2,560.00	0		0	\$0.00	\$0.00
78	10-INCH SANITARY SEWER BY OPEN-CUT	255 LF	\$	122.00	\$	31,110.00	271		271	\$0.00	\$33,062.00
79	12-INCH SANITARY SEWER BY OPEN-CUT	280 LF	\$	164.00	\$	45,920.00	534		534	\$0.00	\$87,576.00
80	12-INCH PRESSURE RATED SANITARY SEWER BY OPEN-CUT	285 LF	\$	160.00	\$	45,600.00	0		0	\$0.00	\$0.00
81	16-INCH SANITARY SEWER LEADS	120 LF	\$	78.00	\$	9,360.00	0		0	\$0.00	\$0.00
82	TEMPORARY ASPHALT	3,000 SY	\$	84.00	\$	64,000.00	1040.95		1040.95	\$0.00	\$66,670.80
83	TEMPORARY ASPHALT ROADWAY (EXTENSION ROAD)	1,200 SY	\$	66.00	\$	79,200.00	0	129	129	\$8,514.00	\$8,514.00
84	REMOVE AND DISPOSE OF REINFORCED CONCRETE PAVEMENT WITH OR WITHOUT ASPHALT OVERLAY	6,250 SY	\$	6.40	\$	40,000.00	0	856	856	\$5,478.40	\$5,478.40
85	REMOVE AND DISPOSE OF ASPHALT PARKING LOT INCLUDING SUBGRADE (EXTENSION ROAD)	2,000 SY	\$	6.50	\$	13,000.00	1702.33	298	298	\$1,934.86	\$13,000.00
86	REMOVE AND REPLACE BRICK PAVERS	980 SY	\$	57.60	\$	56,448.00	0		0	\$0.00	\$0.00
87	REMOVE AND DISPOSE OF DRIVEWAYS (ALL MATERIALS, ALL THICKNESSES)	650 SY	\$	11.60	\$	7,540.00	0	69.14	69.14	\$802.02	\$802.02
88	REMOVE AND DISPOSE OF SIDEWALKS (ALL MATERIALS, ALL THICKNESSES)	600 SY	\$	8.80	\$	5,280.00	0		0	\$0.00	\$0.00
89	ROADWAY BORROW	2,235 CY	\$	21.00	\$	46,935.00	0		0	\$0.00	\$0.00
90	ROADWAY EXCAVATION	4,040 CY	\$	21.00	\$	84,840.00	0	2020	2020	\$42,420.00	\$42,420.00
91	REMOVE CONCRETE CURB, ALL HEIGHTS	1,350 LF	\$	2.00	\$	2,700.00	0		0	\$0.00	\$0.00
92	CONCRETE CURB (ALL FINISHES, 6INCHES AND GREATER)	4,000 LF	\$	3.40	\$	13,600.00	0		0	\$0.00	\$0.00
93	CONCRETE CURB 3"	255 LF	\$	3.40	\$	867.00	0		0	\$0.00	\$0.00
94	CONCRETE CURB (TOE WALL 0" TO 24")	110 LF	\$	80.00	\$	8,800.00	0		0	\$0.00	\$0.00
95	LIME/FLY-ASH STABILIZED SUBGRADE, 8-INCH	10,400 SY	\$	5.70	\$	59,280.00	0	2102	2102	\$11,981.40	\$11,981.40
96	LIME FOR LIME STABILIZED SUBGRADE	200 TON	\$	171.10	\$	34,220.00	0	49.04	49.04	\$8,390.74	\$8,390.74
97	ROUNDABOUT PAVERS	2,210 SF	\$	14.20	\$	31,382.00	0		0	\$0.00	\$0.00
98	CROSS-WALK ACCENT PAVERS	2,250 SF	\$	14.40	\$	32,400.00	0		0	\$0.00	\$0.00
99	7 INCH HIGH EARLY STRENGTH CONCRETE DRIVEWAY, INCLUDING EXCAVATION AND BASE	6,300 SF	\$	10.00	\$	63,000.00	0	622.29	622.29	\$6,222.90	\$6,222.90
100	10-INCH REINFORCED CONCRETE PAVEMENT	7,950 SY	\$	62.50	\$	496,875.00	0	1913	1913	\$119,562.50	\$119,562.50
101	10-INCH REINFORCED CONCRETE PAVEMENT (HIGH EARLY STRENGTH)	1,300 SY	\$	70.00	\$	91,000.00	0		0	\$0.00	\$0.00
102	10-INCH CONTINUOUSLY REINFORCED CONCRETE PAVEMENT (TXDOT)(HIGH EARLY STRENGTH)	400 SY	\$	75.00	\$	30,000.00	0		0	\$0.00	\$0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17005-0017-4

OWNER:
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 HOUSTON, TEXAS 770
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
103	6-INCH CEMENT STABILIZED BASE (TXDOT)	350	SY	\$ 24.00	\$ 8,400.00	0	0	0	\$0.00	\$0.00
104	6-INCH LIME TREATED SUBGRADE (TXDOT)	350	SY	\$ 10.00	\$ 3,500.00	0	0	0	\$0.00	\$0.00
105	BOARD EXPANSION JOINT WITH LOAD TRANSFER DEVICE	1042	LF	\$ 9.00	\$ 9,378.00	0	0	355	\$3,195.00	\$3,195.00
106	HORIZONTAL DOWELS, ALL LENGTHS	520	EA	\$ 7.40	\$ 3,848.00	0	0	344	\$2,545.60	\$2,545.60
107	SAW-CUT CONCRETE PAVEMENT (ALL DEPTHS)	460	LF	\$ 15.00	\$ 6,900.00	1360	0	1901	\$8,115.00	\$28,515.00
108	ADA ACCESSIBLE WHEELCHAIR RAMPS	1,320	SF	\$ 7.30	\$ 9,636.00	0	0	0	\$0.00	\$0.00
109	ADA DETECTABLE WARNING PAVERS	11	SY	\$ 40.00	\$ 440.00	0	0	0	\$0.00	\$0.00
110	4 1/2" THICK CONCRETE SIDEWALK	25,000	SF	\$ 6.20	\$ 155,000.00	0	0	0	\$0.00	\$0.00
111	CONCRETE CURB (ALL FINISHES, 6INCHES AND GREATER)	240	LF	\$ 3.40	\$ 816.00	0	0	0	\$0.00	\$0.00
112	7 INCH HIGH EARLY STRENGTH CONCRETE DRIVEWAY, INCLUDING EXCAVATION AND BASE	5,500	SF	\$ 8.30	\$ 45,650.00	0	0	0	\$0.00	\$0.00
113	ADA ACCESSIBLE WHEELCHAIR RAMPS	50	SF	\$ 10.30	\$ 515.00	0	0	0	\$0.00	\$0.00
114	4 3/2" THICK CONCRETE SIDEWALK	380	SF	\$ 6.50	\$ 2,470.00	0	0	0	\$0.00	\$0.00
115	TRENCH DRAIN COMPLETE WITH GRATE	145	LF	\$ 60.00	\$ 8,700.00	0	0	0	\$0.00	\$0.00
116	AREA DRAINS IN HARDSCAPE	1	EA	\$ 1,000.00	\$ 1,000.00	0	0	0	\$0.00	\$0.00
117	ATRIUM DRAINS IN PLANTING	5	EA	\$ 600.00	\$ 3,000.00	0	0	0	\$0.00	\$0.00
118	ADS N12 PIPE	450	LF	\$ 44.30	\$ 19,935.00	0	0	0	\$0.00	\$0.00
119	FRENCH DRAIN	175	LF	\$ 31.80	\$ 5,565.00	0	0	0	\$0.00	\$0.00
120	TREE ROOTBALL DRAINAGE PIPE	19	EA	\$ 45.00	\$ 855.00	0	0	0	\$0.00	\$0.00
121	CURB RAMPS COMPLETE AS DETAILED	44	EA	\$ 1,500.00	\$ 66,000.00	0	0	0	\$0.00	\$0.00
122	12" CONCRETE ACCENT BANDS	177	LF	\$ 20.00	\$ 3,540.00	0	0	0	\$0.00	\$0.00
123	18" CONCRETE ACCENT BANDS	42	LF	\$ 30.00	\$ 1,260.00	0	0	0	\$0.00	\$0.00
124	PAVERS IN WALKWAYS	1,800	SF	\$ 16.70	\$ 30,060.00	0	0	0	\$0.00	\$0.00
125	PAVERS IN CROSSWALKS	3,300	SF	\$ 14.30	\$ 47,190.00	0	0	0	\$0.00	\$0.00
126	CROSSWALK PAVERS EDGE	350	SF	\$ 15.50	\$ 5,460.00	0	0	0	\$0.00	\$0.00
127	PLAZA PAVERS TYPES 1	1,900	SF	\$ 16.90	\$ 32,110.00	0	0	0	\$0.00	\$0.00
128	PLAZA PAVERS TYPES 2	1,600	SF	\$ 17.80	\$ 28,480.00	0	0	0	\$0.00	\$0.00
129	DETECTABLE PAVERS	500	SF	\$ 13.80	\$ 6,900.00	0	0	0	\$0.00	\$0.00
130	TREE PAVES GRATES	8	EA	\$ 4,000.00	\$ 32,000.00	0	0	0	\$0.00	\$0.00
131	IRRIGATION SERVICE TAP AND METER	3	EA	\$ 7,000.00	\$ 21,000.00	0	0	0	\$0.00	\$0.00
132	BACKFLOW DEVICE WITH ENCLOSURE	3	EA	\$ 2,312.00	\$ 6,936.00	0	0	0	\$0.00	\$0.00
133	CONTROLLER WITH SENSORS, INSTALLED	3	EA	\$ 3,464.00	\$ 10,392.00	0	0	0	\$0.00	\$0.00
134	CONTROL VALVES WITH BOX, INSTALLED	41	EA	\$ 345.00	\$ 14,145.00	0	0	0	\$0.00	\$0.00
135	POP-UP SPRAY ZONE, COMPLETE	5,000	SF	\$ 8.10	\$ 40,500.00	0	0	0	\$0.00	\$0.00
136	DRIP TUBING ZONE, COMPLETE	16,000	SF	\$ 1.40	\$ 22,400.00	0	0	0	\$0.00	\$0.00
137	IRRIGATION MAINLINE COMPLETE WITH CONTROL WIRE	2,500	LF	\$ 3.10	\$ 7,750.00	0	0	0	\$0.00	\$0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T1-7000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77011
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
171	THERMOPLASTIC PAVEMENT MARKINGS (V) 24" (SLD)	196	LF	\$ 7.50	\$ 1,470.00	0	0	0	\$0.00	\$0.00
172	THERMOPLASTIC PAVEMENT MARKINGS (V) 24" (SLD)	196	LF	\$ 7.50	\$ 1,470.00	0	0	0	\$0.00	\$0.00
173	THERMOPLASTIC PAVEMENT MARKINGS (W) 12" (SLD)	236	LF	\$ 4.00	\$ 944.00	0	0	0	\$0.00	\$0.00
174	THERMOPLASTIC PAVEMENT MARKINGS (W) 24" (SLD)	58	LF	\$ 7.50	\$ 435.00	0	0	0	\$0.00	\$0.00
175	THERMOPLASTIC PAVEMENT MARKINGS (SOLID YELLOW MEDIAN NOSE)	5	EA	\$ 138.70	\$ 693.50	0	0	0	\$0.00	\$0.00
176	THERMOPLASTIC PAVEMENT MARKINGS (WORD)	4	EA	\$ 173.40	\$ 693.60	0	0	0	\$0.00	\$0.00
177	THERMOPLASTIC PAVEMENT MARKINGS (ARROW)	10	EA	\$ 144.50	\$ 1,445.00	0	0	0	\$0.00	\$0.00
178	REMOVE EXIST. POLE & LIGHT	10	EA	\$ 347.00	\$ 3,470.00	0	0	0	\$0.00	\$0.00
179	PROPOSED POLE FOUNDATIONS	20	EA	\$ 2,200.00	\$ 44,000.00	0	0	0	\$0.00	\$0.00
180	PROPOSED LIGHTING CONDUIT (2-INCH PVC)	2,685	LF	\$ 12.10	\$ 32,488.50	0	0	0	\$0.00	\$0.00
181	PROPOSED PULL BOXES	5	EA	\$ 400.00	\$ 2,000.00	0	0	0	\$0.00	\$0.00
182	8-INCH LINE STOP	3	EA	\$ 5,500.00	\$ 16,500.00	0	0	0	\$0.00	\$0.00
183	RE-MOBILIZATION/ DE-MOBILIZATION	1	LS	\$ 28,900.00	\$ 28,900.00	0	0	0	\$0.00	\$0.00
184	GROUND WATER TRENCH DEWATERING	1,450	LF	\$ 28.90	\$ 41,905.00	0	0	0	\$0.00	\$0.00
185	EXCAVATION AROUND OBSTRUCTIONS	200	CY	\$ 17.00	\$ 3,400.00	0	0	0	\$0.00	\$0.00
186	EXTRA HAND EXCAVATION	200	CY	\$ 23.10	\$ 4,620.00	0	0	0	\$0.00	\$0.00
187	EXTRA MACHINE EXCAVATION	200	CY	\$ 11.60	\$ 2,320.00	0	0	0	\$0.00	\$0.00
188	EXTRA PLACEMENT OF BACKFILL (CEMENT STABILIZED SAND OR GRANULAR FILL)	200	CY	\$ 23.00	\$ 4,600.00	0	0	0	\$0.00	\$0.00
189	6-INCH OVER EXCAVATION OF TRENCH BOTTOM	2,500	CY	\$ 11.60	\$ 29,000.00	0	0	0	\$0.00	\$0.00
190	EXTRA DUCTILE IRON COMPACT FITTINGS IN PLACE	4	EA	\$ 474.00	\$ 1,896.00	0	0	0	\$0.00	\$0.00
191	EXTRA FITTINGS IN PLACE	8	EA	\$ 2,312.00	\$ 18,496.00	0	0	0	\$0.00	\$0.00
192	WATER METER VAULT COVER	1	EA	\$ 2,890.00	\$ 2,890.00	0	0	0	\$0.00	\$0.00
193	8-INCH SANITARY SEWER PLUG & CLAMP	3	EA	\$ 147.00	\$ 441.00	0	0	0	\$0.00	\$0.00
194	CUT & PLUG PROPOSED 4-INCH DIAMETER WATER LINE	2	EA	\$ 120.50	\$ 241.00	0	0	0	\$0.00	\$0.00
195	CUT & PLUG PROPOSED 6-INCH DIAMETER WATER LINE	1	EA	\$ 132.00	\$ 132.00	0	0	0	\$0.00	\$0.00
196	EXTRA CEMENT STABILIZED SAND BACKFILL	300	CY	\$ 46.20	\$ 13,860.00	0	0	0	\$0.00	\$0.00
197	EXTRA MACHINE EXCAVATION	150	CY	\$ 11.60	\$ 1,740.00	0	0	0	\$0.00	\$0.00
198	EXTRA PLACEMENT OF SELECT BACKFILL MATERIAL	150	CY	\$ 20.80	\$ 3,120.00	0	0	0	\$0.00	\$0.00
199	STREET CUT PERMITS				\$ 5,000.00	0	0	0	\$0.00	\$0.00
200	TxDOT PERMIT				\$ 5,000.00	0	0	0	\$0.00	\$0.00
201	WORK CHANGE DIRECTIVES				\$ 250,000.00	0	0	0	\$0.00	\$0.00
202	CENTERPOINT STREET LIGHTING				\$ 10,000.00	0	0	0	\$0.00	\$0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 770
 HARRIS COUNTY

ESTIMATE January 2018

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
	CONTRACT AMOUNT				\$ 8,478,677.80				\$879,605.03	\$2,568,048.71
	WORK COMPLETED TO DATE				\$ 2,568,048.71					
	LESS RETAINAGE				\$ 128,402.44					
	TOTAL LESS RETAINAGE				\$ 2,439,646.27					
	ADJUSTMENTS									
	LESS PREVIOUS REQUESTED				\$1,617,479.83					
	AMOUNT DUE THIS MONTH				\$822,166.44					

BREAKDOWN OF ITEM 330-330 DETENTION STRUCTURE

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
32A	3x2 RCB	25	LF	\$ 455.32	\$ 11,383.00				\$ 0	\$ -
32B	6x2 RCB	27	LF	\$ 510.00	\$ 13,770.00		26		\$ 13,260.00	\$ 13,260.00
32C	6x4 RCB	15	LF	\$ 560.00	\$ 8,400.00		13		\$ 7,280.00	\$ 7,280.00
32D	6x5 RCB	34	LF	\$ 620.00	\$ 21,080.00				\$ 0	\$ -
32E	7x7 RCB	176	LF	\$ 752.00	\$ 132,352.00				\$ 0	\$ -
32G	8x7 RCB	202	LF	\$ 821.00	\$ 165,842.00				\$ 0	\$ -
32H	8x8 RCB	384	LF	\$ 909.00	\$ 349,056.00		213.5		\$ 194,071.50	\$ 194,071.50
32I	10x7 RCB	85	LF	\$ 925.00	\$ 78,625.00				\$ 0	\$ -
32J	10x8 RCB	428	LF	\$ 946.00	\$ 400,158.00				\$ 0	\$ -
32K	10x9 RCB	1294	LF	\$ 959.00	\$ 1,240,946.00		98.5		\$ 94,461.50	\$ 475,664.00
32L	10x10 RCB	808	LF	\$ 960.50	\$ 777,284.00		422.5		\$ 257,971.09	\$ 663,782.94
32M	48" RCP	119	LF	\$ 300.00	\$ 35,700.00				\$ 0	\$ -
eb	Fresh Screen	1		\$ 5,271.50	\$ 5,271.50				\$ 0	\$ -
	SUB TOTAL								\$ 567,044.09	
	LESS GRT					10%				
	TOTAL DUE								\$ 567,044.09	

\$3,239,865.00
 0.175345628



SMWDBE Utilization Schedule

Status as of: Jan 8th 2018

Project Name: Town & country Reconstruction

WBS Number WBS NO. N-T17000-0017-4

Company Name SER Construction Partners LLC

Month	Total	Technical Assurance	Remark	PRV SERVICES	Deemle Hays	Sub 5 (Enter Name)
Sep-17	\$0	\$0	\$0	\$0	\$0	\$0
Oct-17	\$0	\$0	\$0	\$0	\$0	\$0
Nov-17	\$75,129	\$71,898	\$3,230	\$0	\$0	\$0
Dec-17	\$115,920	\$0		\$20,853	\$95,067	\$0
Jan-18	\$61,380	\$0		\$8,500	\$42,880	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
(continue adding months)	\$0	\$0		\$0	\$0	\$0
	\$242,429	\$71,898	\$3,230	\$29,353	\$137,947	\$0
%	2.86%	0.85%	0.04%	0.35%	1.53%	0.00%

Contract Amount: \$8,478,678
 Goal % 18.00%
 Goal \$ \$1,526,162

***Note: Actual dollar amounts are assumed if the date is in the past, otherwise numbers reflect projected dollar amounts.

SMWDBE Utilization Schedule

swa

To: Memorial City Redevelopment
Authority/Houston TIRZ 17
Attn: Linda Clayton
c/o Hawes Hill and Associates LLP
PO Box 22187
Houston, TX 77227-2187

Date: January 22, 2018
Invoice No: 172185
For Period: December
Project No: RHTSS02
Project Manager: James Vick

Project North Gessnar DD CD

WORK PERFORMED:
Site Visits; Preliminary Design; Design Conference and Coordination; Management Districts Design
Coordination.
Professional Services from December 1, 2017 to December 31, 2017
Professional Personnel

Principals	Hours	Rate	Amount
Vick, James	7.00	235.00	1,645.00
Associates Gentile, Christopher	18.00	111.15	1,778.40

Total Fee Due This Invoice 3,423.40

Total Due this Invoice \$3,423.40

Total Budget:	\$243,620.00
Prior Billed:	\$48,495.50
Current:	\$3,423.40
Billed to Date:	\$51,918.90
Percent Complete:	21%
Remaining Budget:	\$191,701.10

Code # 1732A
1-30-2018



Remit to:
SWA Group
PO Box 5904
Sausalito, CA 94966
+1.415.832.5100

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.

swa

To: Memorial City Redevelopment
Authority/Houston TIRZ 17
Attn: Linda Clayton
c/o Hawes Hill and Associates LLP
PO Box 22187
Houston, TX 77227-2187

WORK ORDER # 16
Date: January 22, 2018
Invoice No: 172180
For Period: December
Project No: RHTSS01.B
Project Manager: Rhett Rentrop

Project CIP 1717 Town & Country West Drainage and Mobility Improvements CA

WORK PERFORMED:
Construction Phase Services.
Professional Services from December 1, 2017 to December 31, 2017
Fee

Total Fee	Percent Complete	Total Earned
28,720.00	29.00	8,618.80
		Previous Fee Billing 7,727.20
		Current Fee Billing 891.60
		Total Fee 891.60

Total Due this Invoice \$891.60

Code # 1717
1/30/2018



Remit to:
SWA Group
PO Box 5904
Sausalito, CA 94966
+1.415.832.5100

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.

The Goodman Corporation
 3200 Travis Street, Ste. 200
 Houston, TX 77006



HOUSTON: 3200 Travis Street
 Suite 200
 Houston, TX 77006
 (713) 951-7951

AUSTIN: 911 W. Anderson Lane
 Suite 200
 Austin, TX 78757
 (512) 236-8802

THEGOODMANCORP.COM

PROGRESS REPORT

Invoice

Bill To	Ms. Michelle Lofton ETT Bookkeeping Services P.O. Box 73109 Houston, TX 77273
Date	1/31/2018
Invoice #	1-2018-5

Terms	
Project	MCT101

Item	Description	Rate	Prior %	Curr %	Amount
Contract Services	Task 1 - Program Management, Oversight, and Intergovernmental Coordination for Memorial Drive 1738A	30,000.00	63%	5.00%	1,500.00
Contract Services	Task 2 - Program Management, Oversight, and Intergovernmental Coordination for North Gessner 1732A	100,000.00	80%	1.00%	1,000.00

Total	\$2,500.00
Balance Due	\$2,500.00

Code #1: See above
 2/12/2018

Phone #	713-951-7951
Fax #	713-951-7957

To: Scott Bean, Executive Director
 From: Jim Webb
 Date: February 1, 2018
 Re: TIP Project Assistance and Oversight (MCT101) - January 2018

Task
 1 - Program Management, Oversight, and Intergovernmental Coordination for Memorial Drive
 Comments:
 • Coordinate with legal counsel regarding AFA execution.
 • Coordinate with project team and interested parties regarding design questions, project status, and Tafewood to Gessner section.
 • Coordinate with MCRA Board regarding AFA execution.
 • Request project kick-off meeting with TxDOT.
 • Attend Board of Directors meeting and provide projects update.

Previous % Complete 63%
 Current % Complete 69%

2 - Program Management, Oversight, and Intergovernmental Coordination for North Gessner
 Comments:
 • Review 30% project budget, AFA budget documentation, and CIP documentation. Coordinate with MCRA Administrator.
 • Attend Board of Directors meeting and provide projects update.

Previous % Complete 80%
 Current % Complete 81%

The Goodman Corporation
 3200 Travis Street, Ste. 200
 Houston, TX 77006



THE GOODMAN CORPORATION
 THEGOODMANCORP.COM

HOUSTON: 3200 Travis Street
 Suite 200
 Houston, TX 77006
 (713) 951-7951

AUSTIN: 911 W. Anderson Lane
 Suite 200
 Austin, TX 78757
 (512) 236-8002

PROGRESS REPORT

Invoice

Bill To
 Scott Bean
 173217 Memorial City Redevelopment Autho
 c/o Hayes Hill & Associates LLP
 P.O. Box 22167
 Houston, TX 77227-2167

Date	1/31/2018
Invoice #	1-2018-11

Item	Description	Rate	Prior %	Cur %	Amount
Contract Services	Task 1 - Completion of Project Planning Documentation in Support of a Full Grant Application	224,520.50	65%	10.00%	2,252.05
Contract Services	Task 2 - Project Support, Pursuit of Funding, and Grant Application Preparation	16,508.50	25%	5.00%	825.43

Total	\$3,077.48
Balance Due	\$3,077.48

Phone #	713-951-7951
Fax #	713-951-7957

Code # 1738A

To: Scott Bean, Memorial City Redevelopment Authority Executive Director
 Karen Glynn, P.E., City of Bunker Hill Administrator
 Donnis Arbeau

From: February 1, 2018

Date: Pursuit of Funding for Memorial Drive Related Projects (BUN100) - January 2018

Re:

Task
 1 - Completion of Project Planning Documentation in Support of a Full Grant Application
 Comment: TGC continues to coordinate with project partners while developing the project planning document to support the H-GAC RTP/TIP discretionary funding opportunity. In January, updated schematics, cross-sections, and cost estimates were provided to TGC his effort helped finalize the design parameters for the project and materials needed for the TIP application. Copies of these materials were shared with all project partners.

Work on the environmental assessment and cost benefit analysis for the project is in progress. The updated schematics for the project provide a clear overview for all aspects of the project. A draft of the NEPA review is being completed. As well, a draft cost/benefit analysis is also being finalized. Regarding these two documents these items includes the following:

- Preliminary NEPA Review provides information on existing conditions in the project area and a review of planned improvements through the lens of gaining NEPA approval.
 - NEPA Impact categories and state and federal regulations were considered, as well as potential impacts of the anticipated need for additional analysis or agency coordination to complete the NEPA process.
 - Relevant census data, maps, and photos are provided. Categories reviewed include: hazardous materials, historic and archeological resources, air quality, wetlands, and socioeconomic/environmental justice.
- Cost benefit analysis reviews the project from an economic, development, and impact perspective.

TGC has also developed a draft inter-local Agreement to outline project partner roles for the joint pursuit of funding in the 2018-2022 Houston-Galveston Area Council (H-GAC) Transportation Improvement Program (TIP) Call for Projects. The ILA with updated cost estimates has been forwarded to both project partners for their review, feedback, and finalization. The ILA will be included with the pending TIP application submission to H-GAC.

2 - Project Support, Pursuit of Funding, and Grant Application Preparation 25% 30%

THE GOODMAN CORPORATION

Comment: TGC continues to monitor H-GAC for developments regarding the next discretionary Call-for-Projects, 2019-2022 TIP. For the months of December and January, refinement of the Investment Priorities Matrix (H-GAC) was the primary focus for various H-GAC subcommittees and H-GAC staff. The Matrix identifies regional priorities for the next RTP and Call for Projects. Understanding H-GAC's vision, goals, development framework, ranking criteria, and cost/benefits, are key to submitting competitive and fundable projects.

Since the release of the preliminary Investment Priorities Matrix in October (2017), TGC provided comments to representatives of MCRRA and BRV. Overall, TGC continued coordinating with many special districts, TRZ, municipalities, and elected officials regarding the draft criteria and how it has the potential to limit the abilities of local governments to pursue federal transportation dollars. TGC's comments focused on issues that impact the eligibility and opportunity for local entities to participate in the process. The key points:

- The criteria will limit funding to arterial roadways, which predominantly shifts grant resources to TxDOT.
- The criteria propose restricting grant funding for design.
- The criteria propose imposing funding limits on projects, which are very restrictive in the bicycle/ pedes/lean categories.

TGC coordination with various political subdivisions and H-GAC staff lead us to believe that the previously produced draft criteria are being modified to reflect concerns expressed to H-GAC staff. This revised criterion is expected to include the eligibility of collector roads, the removal of project funding limits, and the eligibility of design funding. It is our interpretation that the TIP Call for Projects remains to be initiated in the months to come.

During January, TGC attended the following H-GAC meetings:

- Mobility Working Group Meeting - Cancelled
- Joint TIP/RTP Subcommittee - Cancelled
- Regional Transit Subcommittee – January 11, 2018
- Technical Advisory Committee (TAC) – January 17, 2018 (Cancelled by H-GAC)
- Transportation Policy Council (TPC) – January 26, 2018

TGC also continues to monitor additional funding opportunities for municipal, regional, state, and federal agencies that are specific to transportation and infrastructure improvements. IGM has additional news and updates on local, regional, state, and federal matters.

HAWES HILL & ASSOCIATES
LLP



2/8/2018

Invoice #: 43015349

Bill To:

TIRZ-Memorial City Redevelopment Authority/RZ 17
PO Box 22167
Houston, TX 77227-2167

Invoice

Balance Due: \$8,000.00

Description	Amount
Professional consulting and administrative fee, February 2018	\$8,000.00

Terms: C.O.D.

Total Amount: \$8,000.00

Owed As Of: 2/8/2018

*Code # 6340
2-12-2018*

MEMORIAL CITY REDEVELOPMENT AUTHORITY TIRZ No. 17,
HOUSTON, TEXAS

AGENDA MEMORANDUM

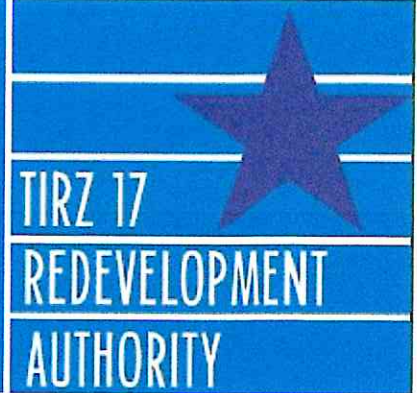
TO: Memorial City Redevelopment Authority TIRZ No. 17 Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

5. CIP Committee.
 - a. Project update report from LAN, including:
 - i. Pay estimate No. 5 from SER Construction Partners, T & C Reconstruction and Drainage Improvements, in the amount of \$822,166.44
 - b. Project update report from RPS
 - c. Project update report from Goodman Corporation
 - i. Approve an Interlocal Agreement with the City of Bunker Hill Village
 - d. Project update report from SWA

Status Report: February 2018

Town & Country West Drainage & Mobility Improvements (T-1717)

Reconstruction and Drainage Improvements
WBS No. N-T17000-0014-7



Project Location

A portion of this project is located along Town & Country Way between Beltway 8 frontage road and Town & Country Lane, south of IH-10. The other portion of this project is located along Town & Country Boulevard between Town & Country Way and IH-10 Frontage Road. This project is located in City Council District G.



Status Report

- Storm water box culverts completed along Town & Country Way extension.
- Placed concrete pavement and driveways on Town & Country Way extension.
- Storm water box culverts installation continues along Town & Country Blvd.

Current Traffic Control Configuration

- Currently in Phase 2 configuration with one-way southbound traffic on Town & Country Blvd. from IH10 Frontage to Town & Country Way.

Project Purpose

Improve drainage by increasing conveyance and storage

- Oversized reinforced concrete storm sewer box culverts will provide approximately 6.5 acre-feet of storage

Improve mobility, safety, and quality of life

- Extending Town & Country Way west to the Beltway 8 Northbound Frontage Road
- Installing a roundabout at the new intersection of Town & Country Way and Town & Country Boulevard
- Adding pedestrian friendly wider sidewalks, gathering area, and various other softscape/hardscape elements
- Replacing aging public utilities that have exceeded their useful service life

Project Description

The overall construction will consist of installation of oversized subsurface storm water detention system using reinforced concrete storm sewer boxes ranging in size from 6'x9' to 10'x10'; re-aligning Town & Country Blvd and Town & Country Way to eliminate the existing 75' street offset, construction of a one-lane roundabout at the new intersection of Town & Country Blvd and Town & Country Way, and construction of a new 3-lane concrete roadway extending Town & Country Way west to Beltway 8 frontage road, and replacement of water and sanitary sewer lines. The project will also include enhanced concrete sidewalks, paved crosswalks, pedestrian lighting, street lighting, enhanced landscaping and special paved areas for public gathering.

Town & Country West Drainage & Mobility Improvements (T-1717)

Construction Schedule

Construction Phase	Scheduled Completion
Phase 1: Public Utilities <ul style="list-style-type: none">Install all proposed waterlinesInstall all proposed sanitary sewer lines	Nov. 2017
Phase 2: Town & Country Blvd <ul style="list-style-type: none">Install storm sewer boxesReconstruct Town & Country Blvd	April 2018
Phase 3: Town & Country Way <ul style="list-style-type: none">Install storm sewer boxesConstruct new extension road to Beltway 8Construct western half of roundabout	May 2018
Phase 4: Roundabout <ul style="list-style-type: none">Install storm sewer boxesConstruct eastern half of roundaboutReconstruct Town & Country Way east to Town & Country Lane	Sep. 2018

Payment Estimates

Original Contract Amount	\$8,478,677.80
Change Order Amount to Date	-\$230,135.00
Current Contract Amount	\$8,248,542.80
Previous Payments	\$1,617,479.83
Current Payment Due	\$822,166.44
Contract Completion Date	9/13/2018

Construction Time

- Contract time is 365 calendar days.
- Notice to Proceed date: September 12, 2017

Contact Information

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

Contractor
SER Construction Partners, LLC
3636 Pasadena Blvd.
Pasadena, TX 77503

For more information please visit www.houstontirz17.org

Progress Photos



Town & Country Way extension looking east



Placing flowable fill between storm water box culverts



Work continues along Town & Country Blvd. (looking north)



New storm water curb inlet bottom section

Memorial City Redevelopment Authority - TIRZ 17
One-Page Monthly Consultant Report

February 2018

Memorial Drive Improvements - BW 8 Frontage Road to Tallowood Rd

Ongoing Activities:

Item	Description
1	Kick-off meeting with TxDOT scheduled 3/9/2018

Memorial Drive Improvements – Tallowood Rd to City of Houston/City of Bunker Hill Village boundary

Ongoing Activities:

Item	Description
1	Submitted Preliminary Typical Sections, Cost Estimate and Schematic to Goodman Corp for TIP application.

Preliminary HMGP Grant Investigations for TIRZ 17

Ongoing Activities:

Item	Description
1	Initiated the improvement alternative analysis process.



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

February 8, 2018

Scott Bean
Memorial City Redevelopment Authority
c/o Hawes, Hill and Associates
PO Box 22167
Houston, Texas 77227-2167

Reference: Town & Country Blvd. and Town & Country Way
Reconstruction and Drainage Improvements
LAN Project No.: 120-11972-004
WBS No. N-T17000-0017-4
SER Construction Partners, LLC Payment No. 05

Dear Mr. Bean:

SER Construction Partners, LLC (SER) has submitted estimate No. 05 in the amount of \$822,166.44 for construction services rendered through January 31, 2018.

Based on our review, SER has complied with all requirements stated in the estimate and we recommend payment of **\$822,166.44** to SER.

The following billing information is to be used for payment:

SER Construction Partners, LLC
3636 Pasadena Blvd.
Pasadena, TX 77503

If you have any questions or require additional information, please feel free to contact me at (713)266-6900.

Sincerely,


Muhammad Ali, P.E.
Project Manager

MA:rlb

Enclosures: SER Pay Est. No. 05



MEMORIAL CITY REDEVELOPMENT AUTHORITY
Tax Increment Reinvestment Zone No. 17

Estimate No. : 5
 Cut Off Date : 01/31/18
 Estimate Date : 02/08/18

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

Project Name : Town & Country Blvd. and Town & Country Way Reconstr. And Drainage Improv
 Contractor Name : SER Construction Partners, LLC
 Address : 3636 Pasadena Blvd.
 Pasadena, TX 77503

WBS No. : N-T17000-0017-4

Contract Date : 7/14/2017
 Start Date : 9/12/2017
 Current Contract Completion Date : 9/13/2018
 Substantial Completion Date :
 Percentage By Time : 38.63% In Place : 31.13%
 Date Insurance Exp. : 6/8/2018 Drug Policy Due Date: N/A Current M/SBE : 2.86%
 Schedule Update Received : 10/5/2017

CONTRACT TIME IN CALENDAR DAYS

Original Contract Time : 365
 Approved Extensions : 0
 Total Contract Time : 365
 Days Used to Date : 141
 Days Remaining to Date : 224

CONTRACT AMOUNT TO DATE :

1. Original Contract Amount \$8,478,677.80
 2. Approved Change Orders

No	Date	Ext.Days	Amount
1			(\$230,135.00)

Total Approved Extensions 0 Total Change Orders to Date \$ (230,135.00)

3. Approved Work Change Directives

No	Date	Amount

Total Pending Work Change Directives to Date \$0.00

TOTAL CONTRACT AMOUNT (excludes WCDs) \$8,248,542.80

A. EARNINGS TO DATE

1. Work Completed to Date 30.29% Complete \$2,568,048.71
 2. Material Stored on Site \$ 0.00
 3. Material Stored in Place \$ 0.00
 4. Balance-Materials Accepted Not in Place @ 85% \$0.00
 5. Work Change Directives - In Place \$0.00

TOTAL EARNINGS TO DATE \$2,568,048.71

B. DEDUCTIONS

1. Retainage 5% Of \$2,568,048.71 \$128,402.44
 2. Retainage Release 0% Of \$2,568,048.71 \$0.00
 3. Total Retainage \$128,402.44
 4. Liquidated Damages 0.00 Days @ \$5,000.00 \$0.00
 5. Assessments \$0.00
 6. Inspector Overtime Costs \$0.00

TOTAL DEDUCTIONS \$128,402.44

C. AMOUNT DUE THIS PERIOD

1. Total Earnings to Date \$2,568,048.71
 2. Total Deductions \$128,402.44
 3. Total Payments Due \$2,439,646.27
 4. Less Previous Payments \$1,617,479.83
 5. Restoration Adjustment \$0.00

TOTAL AMOUNT DUE CONTRACTOR THIS DATE \$822,166.44

BALANCE REMAINING \$5,910,629.09

Prepared By Richard L. Butler

Reviewed By Muhammad Ali, P.E. Date 2/8/2018

Approved By: Scott Bean, TIRZ17 Executive Director Date

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 770-
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
1	MOBILIZATION	1	LS	\$ 400,000.00	\$ 400,000.00	0	0	1.00	\$40,000.00	\$400,000.00
2	TRAFFIC CONTROL AND REGULATION	1	LS	\$230,000.00	\$ 230,000.00	0	0	0	\$0.00	\$0.00
2-A	SET UP	1	LS	\$60,000.00	\$ 60,000.00	1	1	1	\$0.00	\$60,000.00
2-B	MONTHLY	12	MON	\$14,166.67	\$ 170,000.00	3	3	5	\$28,333.33	\$70,833.34
3	UNIFORMED PEACE OFFICERS	6,500	HR	\$ 30.00	\$ 195,000.00	0	0	0	\$0.00	\$0.00
4	PORTABLE CONCRETE LOW PROFILE TRAFFIC BARRIER	1,000	LF	\$ 23.00	\$ 23,000.00	0	0	560	\$12,880.00	\$12,880.00
5	PORTABLE CONCRETE LOW PROFILE TRAFFIC BARRIER	1,000	LF	\$ 6.40	\$ 6,400.00	0	0	0	\$0.00	\$0.00
6	PORTABLE CONCRETE LOW PROFILE TRAFFIC BARRIER	1,000	LF	\$ 9.80	\$ 9,800.00	0	0	0	\$0.00	\$0.00
7	INLET PROTECTION BARRIER	1,026	LF	\$ 3.20	\$ 3,283.20	0	100	100	\$320.00	\$320.00
8	SODDING	2,500	SY	\$ 4.70	\$ 11,750.00	0	0	0	\$0.00	\$0.00
9	FILTER FABRIC FENCE	3,324	LF	\$ 2.30	\$ 7,645.20	0	0	370	\$851.00	\$851.00
10	TYPE-C MANHOLE ON VAULT-COMplete IN PLACE	13	EA	\$ 1,000.00	\$ 13,000.00	0	0	3	\$3,000.00	\$3,000.00
11	TYPE-C MANHOLE	4	EA	\$ 3,300.00	\$ 13,200.00	0	0	0	\$0.00	\$0.00
12	6'X4' ACCESS DOOR	1	LF	\$ 9,000.00	\$ 9,000.00	0	0	0	\$0.00	\$0.00
13	REMOVE AND DISPOSE OF 8-INCH DIAMETER STORM SEWER	74	LF	\$ 6.00	\$ 444.00	0	0	0	\$0.00	\$0.00
14	REMOVE AND DISPOSE OF 10-INCH DIAMETER STORM SEWER	11	LF	\$ 6.50	\$ 71.50	0	0	0	\$0.00	\$0.00
15	REMOVE AND DISPOSE OF 12-INCH DIAMETER STORM SEWER	61	LF	\$ 7.60	\$ 463.60	0	0	0	\$0.00	\$0.00
16	REMOVE AND DISPOSE OF 15-INCH DIAMETER STORM SEWER	56	LF	\$ 8.80	\$ 492.80	0	0	0	\$0.00	\$0.00
17	REMOVE AND DISPOSE OF 18-INCH DIAMETER STORM SEWER	65	LF	\$ 9.20	\$ 598.00	0	0	252	\$2,318.40	\$2,318.40
18	REMOVE AND DISPOSE OF 24-INCH DIAMETER STORM SEWER	403	LF	\$ 10.70	\$ 4,312.10	0	0	0	\$0.00	\$0.00
19	REMOVE AND DISPOSE OF 30-INCH DIAMETER STORM SEWER	280	LF	\$ 12.10	\$ 3,388.00	0	0	0	\$0.00	\$0.00
20	REMOVE AND DISPOSE OF 36-INCH DIAMETER STORM SEWER	714	LF	\$ 13.60	\$ 9,710.40	0	0	0	\$0.00	\$0.00
21	REMOVE AND DISPOSE OF EXISTING INLETS, ALL TYPES	12	EA	\$ 393.00	\$ 4,716.00	0	0	0	\$0.00	\$0.00
22	REMOVE AND DISPOSE OF EXISTING MANHOLES, ALL TYPES	9	EA	\$ 404.60	\$ 3,641.40	0	0	0	\$0.00	\$0.00
23	24-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMLETE	372	LF	\$ 146.30	\$ 54,423.60	0	0	45	\$6,583.50	\$6,583.50

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77017
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
24	30-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMLETE	80	LF	\$ 110.20	\$ 8,816.00	0	0	0	\$0.00	\$0.00
25	36-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMLETE	25	LF	\$ 194.00	\$ 4,850.00	0	0	0	\$0.00	\$0.00
26	48-INCH DIAMETER STORM SEWER BY OPEN-CUT-COMLETE	98	LF	\$ 252.60	\$ 24,754.80	0	0	0	\$0.00	\$0.00
27	TYPE C INLET	5	EA	\$ 2,200.00	\$ 11,000.00	0	0	0	\$0.00	\$0.00
28	TYPE C INLET WITH EXTENSIONS	3	EA	\$ 3,200.00	\$ 9,600.00	0	0	0	\$0.00	\$0.00
29	TYPE C INLET WITH TWO EXTENSIONS	2	EA	\$ 3,500.00	\$ 7,000.00	0	0	0	\$0.00	\$0.00
30	TYPE C1 INLET	3	EA	\$ 3,400.00	\$ 10,200.00	0	0	0	\$0.00	\$0.00
31	TYPE BB INLET	18	EA	\$ 2,200.00	\$ 39,600.00	0	0	0	\$0.00	\$0.00
32	27-INCH FLAP GATE, COMPLETE IN PLACE	1	EA	\$ 13,000.00	\$ 13,000.00	0	0	0	\$0.00	\$0.00
33	UNDERGROUND DETENTION VAULTS, COMPLETE IN PLACE <i>per change order no 1.</i>	1	LS	\$ 3,233,865.00	\$ 3,233,865.00	0.219	0.175	0.394	\$565,926.38	\$1,274,142.81
34	ADJUSTING WATER METER VAULT COVER	1	EA	\$ 1,500.00	\$ 1,500.00	0	0	0	\$0.00	\$0.00
35	TRENCH SAFETY SYSTEMS	270	LF	\$ 0.20	\$ 54.00	0	0	0	\$0.00	\$0.00
36	4-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	25	LF	\$ 167.00	\$ 4,175.00	0	0	0	\$0.00	\$0.00
37	6-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	25	LF	\$ 145.00	\$ 3,625.00	0	0	0	\$0.00	\$0.00
38	4-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	25	LF	\$ 232.00	\$ 5,800.00	0	0	0	\$0.00	\$0.00
39	12-INCH DIAMETER WATER LINE OPEN-CUT CONSTRUCTION	270	LF	\$ 96.00	\$ 25,920.00	1041		1041	\$0.00	\$99,936.00
40	12-INCH DIAMETER WATER LINE OPEN-CUT CONSTRUCTION WITH RESTRAINED JOINTS	70	LF	\$ 242.00	\$ 16,940.00	70		70	\$0.00	\$16,940.00
41	12-INCH DIAMETER WATER LINE BY TRENCHLESS CONSTRUCTION	1,310	LF	\$ 70.00	\$ 91,700.00	663		663	\$0.00	\$46,410.00
42	12-INCH DIAMETER DIP WATER LINE 20-INCH STEEL CASING BY OPEN-CUT WITH RESTRAINED JOINTS	40	LF	\$ 158.00	\$ 6,320.00	40		40	\$0.00	\$6,320.00
43	12-INCH DIAMETER DIP WATER LINE BY TRENCHLESS CONSTRUCTION WITH RESTRAINED JOINTS	260	LF	\$ 126.00	\$ 32,760.00	126		126	\$0.00	\$15,876.00
44	5/8-INCH TO 1-INCH DIAMETER WATERTAPS AND COPPER SERVICE LINE WITH METER BOX, LONG SIDE	5	EA	\$ 1,500.00	\$ 7,500.00	0	0	0	\$0.00	\$0.00
45	1.5-INCH TO 2-INCH DIAMETER WATERTAPS AND COPPER SERVICE LINE WITH METER BOX, LONG SIDE	8	EA	\$ 2,235.00	\$ 17,880.00	3		3	\$0.00	\$6,705.00
46	4-INCH DIAMETER WET CONNECTION	2	EA	\$ 500.00	\$ 1,000.00	1		1	\$0.00	\$500.00
47	6-INCH DIAMETER WET CONNECTION	1	EA	\$ 600.00	\$ 600.00	0		0	\$0.00	\$0.00
48	8-INCH DIAMETER WET CONNECTION	3	EA	\$ 3,000.00	\$ 9,000.00	2		2	\$0.00	\$5,000.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77018
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
49	12-INCH DIAMETER WET CONNECTION CUT, PLUG AND ABANDON EXISTING 4-INCH DIAMETER WATER LINE	1	EA	\$ 3,600.00	\$ 3,600.00	1	1	1	\$0.00	\$3,600.00
50	CUT, PLUG AND ABANDON EXISTING 6-INCH DIAMETER WATER LINE	2	EA	\$ 230.00	\$ 460.00	0	1	1	\$230.00	\$230.00
51	CUT, PLUG AND ABANDON EXISTING 6-INCH DIAMETER WATER LINE	1	EA	\$ 240.00	\$ 240.00	0	0	0	\$0.00	\$0.00
52	CUT & PLUG EXISTING 6-INCH F.H. LEAD CUT, PLUG AND ABANDON EXISTING 8-INCH DIAMETER WATER LINE	1	EA	\$ 120.00	\$ 120.00	0	0	0	\$0.00	\$0.00
53	CUT, PLUG AND ABANDON EXISTING 12-INCH DIAMETER WATER LINE	3	EA	\$ 300.00	\$ 900.00	2	2	2	\$0.00	\$600.00
54	CUT, PLUG AND ABANDON EXISTING 12-INCH DIAMETER WATER LINE	2	EA	\$ 500.00	\$ 1,000.00	1	1	1	\$0.00	\$500.00
55	PLUG & CLAMP PROPOSED 12-INCH DIAMETER WATER LINE	1	EA	\$ 480.00	\$ 480.00	0	0	0	\$0.00	\$0.00
56	FIRE HYDRANT ASSEMBLY, ALL DEPTHS, INCLUDING 6-INCH FIRE HYDRANT	7	EA	\$ 3,800.00	\$ 26,600.00	5	5	5	\$0.00	\$19,000.00
57	6-INCH DIAMETER FIRE HYDRANT BRANCH BY OPEN-CUT REMOVE AND SALVAGE EXISTING FIRE HYDRANT	35	LF	\$ 65.50	\$ 2,292.50	10	10	10	\$0.00	\$655.00
58	REMOVE AND SALVAGE EXISTING FIRE HYDRANT	4	EA	\$ 560.00	\$ 2,240.00	0	0	0	\$0.00	\$0.00
59	12-INCH BY 12-INCH DIAMETER TAP, SLEEVE AND VALVE	1	EA	\$ 9,500.00	\$ 9,500.00	1	1	1	\$0.00	\$9,500.00
60	16-INCH BY 12-INCH DIAMETER TAP, SLEEVE AND VALVE STORM VAULTS CORING (SANITARY SEWER CASING INSTALLATION)	1	EA	\$ 10,000.00	\$ 10,000.00	1	1	1	\$0.00	\$10,000.00
61	4-FOOT DIAMETER PRECAST SANITARY MANHOLE EXTRA DEPTH, 4-FOOT DIAMETER PRECAST SANITARY MANHOLE	11	EA	\$ 1,000.00	\$ 11,000.00	0	0	0	\$0.00	\$0.00
62	4-FOOT DIAMETER PRECAST SANITARY MANHOLE EXTRA DEPTH, 4-FOOT DIAMETER PRECAST SANITARY MANHOLE	11	EA	\$ 2,000.00	\$ 22,000.00	6	6	6	\$0.00	\$12,000.00
63	MANHOLE DROPS; 8-INCH DIAMETER, ALL DEPTHS	21	VL	\$ 165.00	\$ 3,465.00	16.18	16.18	16.18	\$0.00	\$2,669.70
64	MANHOLE DROPS; 12-INCH DIAMETER, ALL DEPTHS	4	EA	\$ 500.00	\$ 2,000.00	4	4	4	\$0.00	\$2,000.00
65	MANHOLE DROPS; 12-INCH DIAMETER, ALL DEPTHS	1	EA	\$ 800.00	\$ 800.00	0	0	0	\$0.00	\$0.00
66	REMOVE AND DISPOSE 8-INCH SANITARY SEWER	545	LF	\$ 17.00	\$ 9,265.00	0	0	0	\$0.00	\$0.00
67	REMOVE AND DISPOSE 10-INCH SANITARY SEWER	270	LF	\$ 20.00	\$ 5,400.00	271	271	271	\$0.00	\$5,420.00
68	REMOVE AND DISPOSE OF EXISTING SANITARY MANHOLE ABANDON AND FILL MANHOLE	9	EA	\$ 400.00	\$ 3,600.00	3	3	3	\$0.00	\$1,200.00
69	ABANDON AND FILL MANHOLE	1	EA	\$ 600.00	\$ 600.00	0	0	0	\$0.00	\$0.00
70	ABANDON AND FILL 8-INCH DIAMETER SEWER	35	LF	\$ 12.00	\$ 420.00	0	0	0	\$0.00	\$0.00
71	ABANDON AND FILL 12-INCH DIAMETER SEWER	490	LF	\$ 20.00	\$ 9,800.00	0	0	0	\$0.00	\$0.00
72	TRENCH SAFETY SYSTEMS 6-INCH SANITARY SEWER PIPE IN 12-INCH STEEL CASING	1,540	LF	\$ 0.20	\$ 308.00	358	358	358	\$0.00	\$71.60
73	BY OPEN-CUT	70	LF	\$ 140.00	\$ 9,800.00	0	0	0	\$0.00	\$0.00
74	10-INCH SANITARY SEWER PIPE IN 20-INCH STEEL CASING BY OPEN-CUT	15	LF	\$ 200.00	\$ 3,000.00	0	0	0	\$0.00	\$0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77070
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD

ESTIMATE January 2018

75	8-INCH SANITARY SEWER BY OPEN-CUT	400 LF	\$	100.00	\$	40,000.00	331		331	\$0.00	\$33,100.00
76	8-INCH PRESSURE RATED SANITARY SEWER BY OPEN-CUT	90 LF	\$	108.00	\$	9,720.00	0		0	\$0.00	\$0.00
77	8-INCH PRESSURE RATED SANITARY SEWER BY OPEN-CUT WITH RESTRAINED JOINTS	20 LF	\$	128.00	\$	2,560.00	0		0	\$0.00	\$0.00
78	10-INCH SANITARY SEWER BY OPEN-CUT	255 LF	\$	122.00	\$	31,110.00	271		271	\$0.00	\$33,062.00
79	12-INCH SANITARY SEWER BY OPEN-CUT	280 LF	\$	164.00	\$	45,920.00	534		534	\$0.00	\$87,576.00
80	12-INCH PRESSURE RATED SANITARY SEWER BY OPEN-CUT	285 LF	\$	160.00	\$	45,600.00	0		0	\$0.00	\$0.00
81	6-INCH SANITARY SEWER LEADS	120 LF	\$	78.00	\$	9,360.00	0		0	\$0.00	\$0.00
82	TEMPORARY ASPHALT	1,000 SY	\$	64.00	\$	64,000.00	1040.95		1040.95	\$0.00	\$66,620.80
83	TEMPORARY ASPHALT ROADWAY (EXTENSION ROAD)	1,200 SY	\$	66.00	\$	79,200.00	0	129	129	\$8,514.00	\$8,514.00
84	REMOVE AND DISPOSE OF REINFORCED CONCRETE PAVEMENT WITH OR WITHOUT ASPHALT OVERLAY	6,250 SY	\$	6.40	\$	40,000.00	0	856	856	\$5,478.40	\$5,478.40
85	REMOVE AND DISPOSE OF ASPHALT PARKING LOT INCLUDING SUBGRADE (EXTENSION ROAD)	2,000 SY	\$	6.50	\$	13,000.00	1702.33	298	2000	\$1,934.86	\$13,000.00
86	REMOVE AND REPLACE BRICK PAVERS	980 SY	\$	57.60	\$	56,448.00	0		0	\$0.00	\$0.00
87	REMOVE AND DISPOSE OF DRIVEWAYS (ALL MATERIALS, ALL THICKNESSES)	650 SY	\$	11.60	\$	7,540.00	0	69.14	69.14	\$802.02	\$802.02
88	REMOVE AND DISPOSE OF SIDEWALKS (ALL MATERIALS, ALL THICKNESSES)	600 SY	\$	8.80	\$	5,280.00	0		0	\$0.00	\$0.00
89	ROADWAY BORROW	2,235 CY	\$	21.00	\$	46,935.00	0		0	\$0.00	\$0.00
90	ROADWAY EXCAVATION	4,040 CY	\$	21.00	\$	84,840.00	0	2020	2020	\$42,420.00	\$42,420.00
91	REMOVE CONCRETE CURB, ALL HEIGHTS	1,350 LF	\$	2.00	\$	2,700.00	0		0	\$0.00	\$0.00
92	CONCRETE CURB (ALL FINISHES, 6INCHES AND GREATER)	4,000 LF	\$	3.40	\$	13,600.00	0		0	\$0.00	\$0.00
93	CONCRETE CURB 3"	255 LF	\$	3.40	\$	867.00	0		0	\$0.00	\$0.00
94	CONCRETE CURB (TOE WALL 0" TO 24")	110 LF	\$	80.00	\$	8,800.00	0		0	\$0.00	\$0.00
95	LIME/FLY-ASH STABILIZED SUBGRADE, 8-INCH	10,400 SY	\$	5.70	\$	59,280.00	0	2102	2102	\$11,981.40	\$11,981.40
96	LIME FOR LIME STABILIZED SUBGRADE	200 TON	\$	171.10	\$	34,220.00	0	49.04	49.04	\$8,390.74	\$8,390.74
97	ROUNDABOUT PAVERS	2,210 SF	\$	14.20	\$	31,382.00	0		0	\$0.00	\$0.00
98	CROSS-WALK ACCENT PAVERS	2,250 SF	\$	14.40	\$	32,400.00	0		0	\$0.00	\$0.00
99	7 INCH HIGH EARLY STRENGTH CONCRETE DRIVEWAY, INCLUDING EXCAVATION AND BASE	6,300 SF	\$	10.00	\$	63,000.00	0	622.29	622.29	\$6,222.90	\$6,222.90
100	10-INCH REINFORCED CONCRETE PAVEMENT	7,950 SY	\$	62.50	\$	496,875.00	0	1913	1913	\$119,562.50	\$119,562.50
101	10-INCH REINFORCED CONCRETE PAVEMENT (HIGH EARLY STRENGTH)	1,300 SY	\$	70.00	\$	91,000.00	0		0	\$0.00	\$0.00
102	10-INCH CONTINUOUSLY REINFORCED CONCRETE PAVEMENT (TXDOT) (HIGH EARLY STRENGTH)	400 SY	\$	75.00	\$	30,000.00	0		0	\$0.00	\$0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 770-
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
103	6-INCH CEMENT STABILIZED BASE (TXDOT)	350	SY	\$ 24.00	\$ 8,400.00	0	0	0	\$ 0.00	\$ 0.00
104	6-INCH LIME TREATED SUBGRADE (TXDOT)	350	SY	\$ 10.00	\$ 3,500.00	0	0	0	\$ 0.00	\$ 0.00
105	BOARD EXPANSION JOINT WITH LOAD TRANSFER DEVICE	1042	LF	\$ 9.00	\$ 9,378.00	0	355	355	\$ 3,195.00	\$ 3,195.00
106	HORIZONTAL DOWELS, ALL LENGTHS	520	EA	\$ 7.40	\$ 3,848.00	0	344	344	\$ 2,545.60	\$ 2,545.60
107	SAW-CUT CONCRETE PAVEMENT (ALL DEPTHS)	460	LF	\$ 15.00	\$ 6,900.00	1360	541	1901	\$ 8,115.00	\$ 28,515.00
108	ADA ACCESSIBLE WHEELCHAIR RAMPS	1,320	SF	\$ 7.30	\$ 9,636.00	0	0	0	\$ 0.00	\$ 0.00
109	ADA DETECTABLE WARNING PAVERS	11	SY	\$ 40.00	\$ 440.00	0	0	0	\$ 0.00	\$ 0.00
110	4 1/2" THICK CONCRETE SIDEWALK	25,000	SF	\$ 6.20	\$ 155,000.00	0	0	0	\$ 0.00	\$ 0.00
111	CONCRETE CURB (ALL FINISHES, 6INCHES AND GREATER)	240	LF	\$ 3.40	\$ 816.00	0	0	0	\$ 0.00	\$ 0.00
112	7 INCH HIGH EARLY STRENGTH CONCRETE DRIVEWAY, INCLUDING EXCAVATION AND BASE	5,500	SF	\$ 8.30	\$ 45,650.00	0	0	0	\$ 0.00	\$ 0.00
113	ADA ACCESSIBLE WHEELCHAIR RAMPS	50	SF	\$ 10.30	\$ 515.00	0	0	0	\$ 0.00	\$ 0.00
114	4 1/2" THICK CONCRETE SIDEWALK	380	SF	\$ 6.50	\$ 2,470.00	0	0	0	\$ 0.00	\$ 0.00
115	TRENCH DRAIN COMPLETE WITH GRATE	145	LF	\$ 60.00	\$ 8,700.00	0	0	0	\$ 0.00	\$ 0.00
116	AREA DRAINS IN HARDSCAPE	1	EA	\$ 1,000.00	\$ 1,000.00	0	0	0	\$ 0.00	\$ 0.00
117	ATRIUM DRAINS IN PLANTING	5	EA	\$ 600.00	\$ 3,000.00	0	0	0	\$ 0.00	\$ 0.00
118	ADS N12 PIPE	450	LF	\$ 44.30	\$ 19,935.00	0	0	0	\$ 0.00	\$ 0.00
119	FRENCH DRAIN	175	LF	\$ 31.80	\$ 5,565.00	0	0	0	\$ 0.00	\$ 0.00
120	TREE ROOTBALL DRAINAGE PIPE	19	EA	\$ 45.00	\$ 855.00	0	0	0	\$ 0.00	\$ 0.00
121	CURB RAMPS COMPLETE AS DETAILED	44	EA	\$ 1,500.00	\$ 66,000.00	0	0	0	\$ 0.00	\$ 0.00
122	12" CONCRETE ACCENT BANDS	177	LF	\$ 20.00	\$ 3,540.00	0	0	0	\$ 0.00	\$ 0.00
123	18" CONCRETE ACCENT BANDS	42	LF	\$ 30.00	\$ 1,260.00	0	0	0	\$ 0.00	\$ 0.00
124	PAVERS IN WALKWAYS	1,800	SF	\$ 16.70	\$ 30,060.00	0	0	0	\$ 0.00	\$ 0.00
125	PAVERS IN CROSSWALKS	3,300	SF	\$ 14.30	\$ 47,190.00	0	0	0	\$ 0.00	\$ 0.00
126	CROSSWALK PAVERS EDGE	350	SF	\$ 15.60	\$ 5,460.00	0	0	0	\$ 0.00	\$ 0.00
127	PLAZA PAVERS TYPES 1	1,900	SF	\$ 16.90	\$ 32,110.00	0	0	0	\$ 0.00	\$ 0.00
128	PLAZA PAVERS TYPES 2	1,600	SF	\$ 17.80	\$ 28,480.00	0	0	0	\$ 0.00	\$ 0.00
129	DETECTABLE PAVERS	500	SF	\$ 13.80	\$ 6,900.00	0	0	0	\$ 0.00	\$ 0.00
130	TREE PAVEMENT GRATES	8	EA	\$ 4,000.00	\$ 32,000.00	0	0	0	\$ 0.00	\$ 0.00
131	IRRIGATION SERVICE TAP AND METER	3	EA	\$ 7,000.00	\$ 21,000.00	0	0	0	\$ 0.00	\$ 0.00
132	BACKFLOW DEVICE WITH ENCLOSURE	3	EA	\$ 2,312.00	\$ 6,936.00	0	0	0	\$ 0.00	\$ 0.00
133	CONTROLLER WITH SENSORS, INSTALLED	3	EA	\$ 3,464.00	\$ 10,392.00	0	0	0	\$ 0.00	\$ 0.00
134	CONTROL VALVES WITH BOX, INSTALLED	41	EA	\$ 345.00	\$ 14,145.00	0	0	0	\$ 0.00	\$ 0.00
135	POP-UP SPRAY ZONE, COMPLETE	5,000	SF	\$ 8.10	\$ 40,500.00	0	0	0	\$ 0.00	\$ 0.00
136	DRIP TUBING ZONE, COMPLETE	16,000	SF	\$ 1.40	\$ 22,400.00	0	0	0	\$ 0.00	\$ 0.00
137	IRRIGATION MAINLINE COMPLETE WITH CONTROL WIRE	2,500	LF	\$ 3.10	\$ 7,750.00	0	0	0	\$ 0.00	\$ 0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-17000-0017-4
 ESTIMATE January 2018

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77017
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
138	SLEEVES	2,500	LF	\$ 13.90	\$ 34,750.00	0	0	0	\$ 0.00	\$ 0.00
139	TABLE ENSEMBLE 4 BENCH	2	EA	\$ 1,850.00	\$ 3,700.00	0	0	0	\$ 0.00	\$ 0.00
140	TABLE ENSEMBLE 3 BENCH	2	EA	\$ 1,600.00	\$ 3,200.00	0	0	0	\$ 0.00	\$ 0.00
141	TRASH RECEPTACLES	2	EA	\$ 1,100.00	\$ 2,200.00	0	0	0	\$ 0.00	\$ 0.00
142	BERMUDA SOD	2,800	SF	\$ 0.50	\$ 1,400.00	0	0	0	\$ 0.00	\$ 0.00
143	SYNTHETIC TURF	420	SF	\$ 10.40	\$ 4,368.00	0	0	0	\$ 0.00	\$ 0.00
144	30" BOX MEXICAN SYCAMORE	35	EA	\$ 1,600.00	\$ 56,000.00	0	0	0	\$ 0.00	\$ 0.00
145	100 GALLON BALD CYPRESS	76	EA	\$ 1,156.00	\$ 87,856.00	0	0	0	\$ 0.00	\$ 0.00
146	3 GALLONS INDIAN HAWTHORNE	150	EA	\$ 17.60	\$ 2,640.00	0	0	0	\$ 0.00	\$ 0.00
147	1 GALLONS NEARLY WILD ROSE	290	EA	\$ 18.70	\$ 5,423.00	0	0	0	\$ 0.00	\$ 0.00
148	4" POT SEASONAL COLOR	4,350	EA	\$ 2.30	\$ 10,005.00	0	0	0	\$ 0.00	\$ 0.00
149	4" POT ASIAN JASMINE	11,450	EA	\$ 2.30	\$ 26,335.00	0	0	0	\$ 0.00	\$ 0.00
150	1 GALLON TANGERINE BULBINE	1,010	EA	\$ 7.80	\$ 7,878.00	0	0	0	\$ 0.00	\$ 0.00
151	STEEL EDGING	300	LF	\$ 6.40	\$ 1,920.00	0	0	0	\$ 0.00	\$ 0.00
152	CONCRETE SEATWALLS COMPLETE WITH FOUNDATION	51	LF	\$ 70.20	\$ 3,580.20	0	0	0	\$ 0.00	\$ 0.00
153	CONCRETE PLANTER WALLS COMPLETE WITH FOUNDATION	363	LF	\$ 41.60	\$ 15,100.80	0	0	0	\$ 0.00	\$ 0.00
154	TYPE "A" PEDESTRAIN LIGHT FIXTURE W/POLE	50	EA	\$ 5,317.60	\$ 265,880.00	0	0	0	\$ 0.00	\$ 0.00
155	TYPE "B" COVE ACCENT LIGHT FIXTURE W/ACCESSORIES	250	LF	\$ 693.60	\$ 173,400.00	0	0	0	\$ 0.00	\$ 0.00
156	2" PVC, SCH. 80 CONDUIT W/PULL BOXES	5,000	LF	\$ 9.80	\$ 49,000.00	0	0	0	\$ 0.00	\$ 0.00
157	3" PVC, SCH. 80 CONDUIT W/ PULL BOXES	800	LF	\$ 15.00	\$ 12,000.00	0	0	0	\$ 0.00	\$ 0.00
158	NO. 12 AWG CONDUCTOR	100	LF	\$ 1.70	\$ 170.00	0	0	0	\$ 0.00	\$ 0.00
159	NO. 8 AWG CONDUCTOR	22,000	LF	\$ 1.20	\$ 26,400.00	0	0	0	\$ 0.00	\$ 0.00
160	NO. 4 AWG CONDUCTOR	1,500	LF	\$ 1.70	\$ 2,550.00	0	0	0	\$ 0.00	\$ 0.00
161	NO. 2 AWG CONDUCTOR	200	LF	\$ 2.80	\$ 560.00	0	0	0	\$ 0.00	\$ 0.00
162	DMX CABLE (BELDEN 3105A)	1,500	LF	\$ 1.80	\$ 2,700.00	0	0	0	\$ 0.00	\$ 0.00
163	SMALL PULL BOX	5	EA	\$ 635.80	\$ 3,179.00	0	0	0	\$ 0.00	\$ 0.00
164	LARGE PULL BOX	2	EA	\$ 809.20	\$ 1,618.40	0	0	0	\$ 0.00	\$ 0.00
165	ELECTRICAL SERVICE DROP W/ RISER, WHEATHERHEAD, CONDUIT, WIRING AND METER	1	EA	\$ 1,734.00	\$ 1,734.00	0	0	0	\$ 0.00	\$ 0.00
166	ELECTRICAL SERVICE ENCLOSURE W/FOUNDATION, GROUNDING, 120/240V PANEL W/BREAKERS, LIGHTING	1	EA	\$ 23,470.00	\$ 23,470.00	0	0	0	\$ 0.00	\$ 0.00
167	CONTACTORS AND DMX CONRTOIS	86	EA	\$ 498.00	\$ 42,828.00	0	0	0	\$ 0.00	\$ 0.00
168	PLACEMENT OF PERMANENT SIGNS	75	EA	\$ 4.60	\$ 345.00	0	0	0	\$ 0.00	\$ 0.00
169	RAISED REFLECTIVE PAVEMENT MARKERS, TYPE II-A-A	3,619	LF	\$ 0.90	\$ 3,257.10	0	0	0	\$ 0.00	\$ 0.00
170	THERMOPLASTIC PAVEMENT MARKINGS (Y) 4" (SLD)	2,074	LF	\$ 0.90	\$ 1,866.60	0	0	0	\$ 0.00	\$ 0.00
170	THERMOPLASTIC PAVEMENT MARKINGS (Y) 4" (BRK)	2,074	LF	\$ 0.90	\$ 1,866.60	0	0	0	\$ 0.00	\$ 0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4
 ESTIMATE January 2018

OWNER:
 MEMORIAL CITY REDEVELOPMENT AUTHORITY
 2925 BRIAR PARK DR.
 HOUSTON, TEXAS 77011
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
171	THERMOPLASTIC PAVEMENT MARKINGS (V) 24" (SLD)	196	LF	\$ 7.50	\$ 1,470.00	0	0	0	\$ 0.00	\$ 0.00
172	THERMOPLASTIC PAVEMENT MARKINGS (V) 24" (SLD)	196	LF	\$ 7.50	\$ 1,470.00	0	0	0	\$ 0.00	\$ 0.00
173	THERMOPLASTIC PAVEMENT MARKINGS (W) 12" (SLD)	236	LF	\$ 4.00	\$ 944.00	0	0	0	\$ 0.00	\$ 0.00
174	THERMOPLASTIC PAVEMENT MARKINGS (W) 24" (SLD)	58	LF	\$ 7.50	\$ 435.00	0	0	0	\$ 0.00	\$ 0.00
175	THERMOPLASTIC PAVEMENT MARKINGS (SOLID YELLOW MEDIAN NOSE)	5	EA	\$ 138.70	\$ 693.50	0	0	0	\$ 0.00	\$ 0.00
176	THERMOPLASTIC PAVEMENT MARKINGS (WORD)	4	EA	\$ 173.40	\$ 693.60	0	0	0	\$ 0.00	\$ 0.00
177	THERMOPLASTIC PAVEMENT MARKINGS (ARROW)	10	EA	\$ 144.50	\$ 1,445.00	0	0	0	\$ 0.00	\$ 0.00
178	REMOVE EXIST. POLE & LIGHT	10	EA	\$ 347.00	\$ 3,470.00	0	0	0	\$ 0.00	\$ 0.00
179	PROPOSED POLE FOUNDATIONS	20	EA	\$ 2,200.00	\$ 44,000.00	0	0	0	\$ 0.00	\$ 0.00
180	PROPOSED LIGHTING CONDUIT (2-INCH PVC)	2,685	LF	\$ 12.10	\$ 32,488.50	0	0	0	\$ 0.00	\$ 0.00
181	PROPOSED PULL BOXES	5	EA	\$ 400.00	\$ 2,000.00	0	0	0	\$ 0.00	\$ 0.00
182	8-INCH LINE STOP	3	EA	\$ 5,500.00	\$ 16,500.00	0	0	0	\$ 0.00	\$ 0.00
183	RE-MOBILIZATION/ DE-MOBILIZATION	1	LS	\$ 28,900.00	\$ 28,900.00	0	0	0	\$ 0.00	\$ 0.00
184	GROUND WATER TRENCH DEWATERING	1,450	LF	\$ 28.90	\$ 41,905.00	0	0	0	\$ 0.00	\$ 0.00
185	EXCAVATION AROUND OBSTRUCTIONS	200	CY	\$ 17.00	\$ 3,400.00	0	0	0	\$ 0.00	\$ 0.00
186	EXTRA HAND EXCAVATION	200	CY	\$ 23.10	\$ 4,620.00	0	0	0	\$ 0.00	\$ 0.00
187	EXTRA MACHINE EXCAVATION	200	CY	\$ 11.60	\$ 2,320.00	0	0	0	\$ 0.00	\$ 0.00
188	EXTRA PLACEMENT OF BACKFILL (CEMENT STABILIZED SAND OR GRANULAR FILL)	200	CY	\$ 23.00	\$ 4,600.00	0	0	0	\$ 0.00	\$ 0.00
189	6-INCH OVER EXCAVATION OF TRENCH BOTTOM	2,500	CY	\$ 11.60	\$ 29,000.00	0	0	0	\$ 0.00	\$ 0.00
190	EXTRA DUCTILE IRON COMPACT FITTINGS IN PLACE	4	EA	\$ 474.00	\$ 1,896.00	0	0	0	\$ 0.00	\$ 0.00
191	EXTRA FITTINGS IN PLACE	8	EA	\$ 2,312.00	\$ 18,496.00	0	0	0	\$ 0.00	\$ 0.00
192	WATER METER VAULT COVER	1	EA	\$ 2,890.00	\$ 2,890.00	0	0	0	\$ 0.00	\$ 0.00
193	8-INCH SANITARY SEWER PLUG & CLAMP	3	EA	\$ 147.00	\$ 441.00	0	0	0	\$ 0.00	\$ 0.00
194	CUT & PLUG PROPOSED 4-INCH DIAMETER WATER LINE	2	EA	\$ 120.50	\$ 241.00	0	0	0	\$ 0.00	\$ 0.00
195	CUT & PLUG PROPOSED 6-INCH DIAMETER WATER LINE	1	EA	\$ 132.00	\$ 132.00	0	0	0	\$ 0.00	\$ 0.00
196	EXTRA CEMENT STABILIZED SAND BACKFILL	300	CY	\$ 46.20	\$ 13,860.00	0	0	0	\$ 0.00	\$ 0.00
197	EXTRA MACHINE EXCAVATION	150	CY	\$ 11.60	\$ 1,740.00	0	0	0	\$ 0.00	\$ 0.00
198	EXTRA PLACEMENT OF SELECT BACKFILL MATERIAL	150	CY	\$ 20.80	\$ 3,120.00	0	0	0	\$ 0.00	\$ 0.00
199	STREET CUT PERMITS			\$ 5,000.00	\$ 5,000.00	0	0	0	\$ 0.00	\$ 0.00
200	TxDOT PERMIT			\$ 5,000.00	\$ 5,000.00	0	0	0	\$ 0.00	\$ 0.00
201	WORK CHANGE DIRECTIVES			\$ 250,000.00	\$ 250,000.00	0	0	0	\$ 0.00	\$ 0.00
202	CENTERPOINT STREET LIGHTING			\$ 10,000.00	\$ 10,000.00	0	0	0	\$ 0.00	\$ 0.00

PROJECT: TOWN AND COUNTRY RECONSTRUCTION
 WBS NO. N-T17000-0017-4

OWNER:
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 HOUSTON, TEXAS 77011
 HARRIS COUNTY

CONTRACTOR:
 SER CONSTRUCTION PARTNERS LLC
 3636 PASADENA BLVD
 PASADENA, TEXAS 77503

ESTIMATE January 2018

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
	CONTRACT AMOUNT				\$ 8,478,677.80				\$879,605.03	\$2,568,048.71
	WORK COMPLETED TO DATE				\$ 2,568,048.71					
	LESS RETAINAGE				\$ 128,402.44					
	TOTAL LESS RETAINAGE				\$ 2,439,646.27					
	ADJUSTMENTS									
	LESS PREVIOUS REQUESTED				\$1,617,479.83					
	AMOUNT DUE THIS MONTH				\$822,166.44					

BREAKDOWN OF ITEM 330-330 DETENTION STRUCTURE

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL	Previous Quantities	Current Quantities	Quantities to Date	Current Amount	Amount to Date
33A	3x2 RCB	25	LF	\$ 455.32	\$ 11,383.00				\$ 0	\$ -
33B	6x2 RCB	27	LF	\$ 510.00	\$ 13,770.00		26		\$ 13,260.00	\$ 13,260.00
33C	6x4 RCB	15	LF	\$ 560.00	\$ 8,400.00		13		\$ 7,280.00	\$ 7,280.00
33D	6x5 RCB	34	LF	\$ 620.00	\$ 21,080.00				\$ 0	\$ -
33F	7x7 RCB	176	LF	\$ 752.00	\$ 132,352.00				\$ 0	\$ -
33G	8x7 RCB	202	LF	\$ 821.00	\$ 165,842.00				\$ 0	\$ -
33H	8x8 RCB	384	LF	\$ 909.00	\$ 349,056.00		213.5		\$ 194,071.50	\$ 194,071.50
33I	10x7 RCB	85	LF	\$ 925.00	\$ 78,625.00				\$ 0	\$ -
33J	10x8 RCB	423	LF	\$ 946.00	\$ 400,158.00				\$ 0	\$ -
33K	10x9 RCB	1294	LF	\$ 959.00	\$ 1,240,946.00		98.5		\$ 94,461.50	\$ 475,664.00
33L	10x10 RCB	803	LF	\$ 960.50	\$ 771,281.50	397.5	268.58	691.08	\$ 257,971.09	\$ 663,782.34
33M	48" RCP	119	LF	\$ 300.00	\$ 35,700.00	422.5			\$ 0	\$ -
ea	Trash Screen	1		\$ 5,271.50	\$ 5,271.50				\$ 0	\$ -
	SUB TOTAL								\$ 567,044.09	
	LESS GRT					10%				
	TOTAL DUE								\$ 567,044.09	
									\$3,233,865.00	
									0.175345628	

MONTHLY SUBCONTRACTOR PAYMENT REPORTING FORM

Legal Project Name: Town and Country Reconstruction

WBS No.: N-T17000-0017-4

Contractor's Company Name: SER Construction Partners, LLC. _____

Address: 3636 Pasadena Blvd., Pasadena Tx 77503

CERTIFICATION

Rosbel E Ramos - President, 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: _____

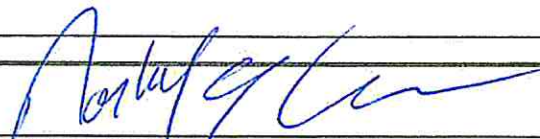
Street Address: _____ Street Address: _____

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: _____

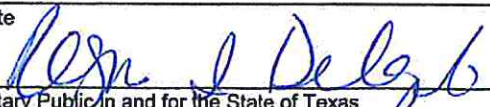


(Signature of Contractor's Representative)

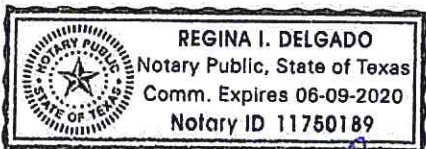
Rosbel E Ramos - President

(Print or Type Name of Contractor's Representative)
2/05/2018

SWORN TO AND SUBSCRIBED before me on:

Date 2/05/2018


Notary Public in and for the State of Texas



My Commission Expires: 06-09-2020
Expiration Date

REGINA I DELGADO

Print or Type Name of Notary Public

**PARTIAL WAIVER AND RELEASE
ON PROGRESS PAYMENT**

Contractor: SER Construction Partners, LLC
Owner: Memorial City Redevelopment Authority
Project: **TOWN & COUNTRY BOULEVARD AND TOWN & COUNTRY WAY RECONSTRUCTION AND DRAINAGE IMPROVEMENTS FROM BELTWAY 8 FRONTAGE ROAD TO TOWN & COUNTRY LN. FROM TOWN & COUNTRY WAY TO IH-10 FRONTAGE ROAD (WBS No. N-T17000-0017-4)**

On receipt by SER CONSTRUCTION PARTNERS, LLC, a Texas limited liability company (the "**Contractor**") of a check from **MEMORIAL CITY REDEVELOPMENT AUTHORITY** (the "**Owner**") in the sum of \$ 822,166.45 payable to the Contractor, and when the check has been properly endorsed and has been paid by the bank on which it is drawn, this documents becomes effective to release any mechanic's lien right, any right arising from a payment bond that complies with a state or federal statute, any common law payment bond right, any claim for payment, and any rights under any similar ordinance, rule, or statute related to claim or payment rights for persons in the Contractor's position that the Contractor has on the property of the Owner with respect to Contractor's work on the Project.

This release covers a progress payment for all labor, services, equipment, or other materials furnished to the property or to the Owner for the Project as indicated in the attached statement(s) or progress payment request(s). except for unpaid retention, pending modifications and changes, or other items furnished and not covered by the payment referenced herein.

Before any recipient of this document relies upon this document, the recipient should verify evidence of payment to the Contractor.

The Contractor warrants that it has already paid or will use the funds received from this progress payment to promptly pay in full, all the Contractor's laborers, subcontractors, materialmen, and suppliers for all work, materials, equipment, or services provided for or to the above referenced Project regarding the attached statement(s) or progress payment request(s).

Date: 02/05/2018

SER CONSTRUCTION PARTNERS, LLC,
a Texas limited liability company

By: 

Name: Rosbel E. Ramos

Title: President

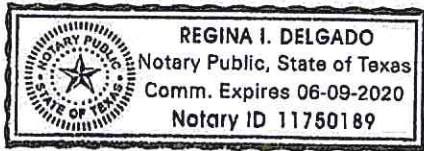
ACKNOWLEDGMENT

STATE OF TEXAS

§
§
§

COUNTY OF HARRIS

SUBSCRIBED, SWORN TO, AND ACKNOLEDGED BEFORE ME, BY THE
SAID _____ ON THIS _____ DAY OF _____,
TO CERTIFY WHICH WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE.



Regina I. Delgado

Notary Public, State of Texas

My Commission Expires:

06-09-2020

Monthly Status Report

**Project: Memorial City Redevelopment Authority / TIRZ 17
Briar Branch (W140-01-00) Channel Improvements &
Briar Branch 'Straws' and Bunker Hill Bridge**

CIP No: T-1734A & T-1734B

Period: Through February 27, 2018

RPS Klotz Assoc. Project No: 1111.002.000 / 006314

Activities This Period

1. Ph II Final Design - Authorization received dated 03/07/14, 09/06/16
 - a. Basic and Additional Services
 - 1.) Geotechnical Investigation and ESA 1 for 'Straws' complete. Update necessary for ESA I as 6-month expiration has passed. Authorization provided and report update being finalized.
 - 2.) Updated Drainage Impact Study draft report submitted to HCFCD for review and approval. Initial HCFCD comments received dated 03-30-17. Responses to comments complete and resubmitted to HCFCD for review and approval. Additional comments received 07-13-17. Responses to additional comments complete and resubmitted to HCFCD for review and approval. Additional comment received 11-28-17, report resubmitted 12-11-17. Final "no objection" letter received 01-03-18.
 - 3.) Updated Drainage Impact Study draft report submitted to the City of Houston for review and approval. COH approval granted 09-22-17.
 - 4.) Updated model information submitted to the City of Houston for concurrent review. Initial COH comments received dated 06-21-17. Meeting held 07-13-17 to resolve comments. Responses to comments complete and resubmitted to COH for review and approval. COH approval granted 09-22-17.
 - 5.) Submitted 95% Plans to COH for review. Plan comments received 12-11-17. Comments incorporated, waiting to resubmit with updated Environmental and Geotech report per comments from 12-8-17 and 11-15-17.
 - 6.) Final Notice Utility Letters coordinated with City and distributed by City 02-05-18. Coordination ongoing with CenterPoint, Comcast and AT&T.
 - b. Meetings
 - 1.) Project Team Meetings as required.



1160 Dairy Ashford, Suite 500, Houston, Texas 77079

T 281 589 7257 [W rpsgroup.com/usa](http://www.rpsgroup.com/usa)

- 2.) Additional meetings with TIRZ, SWA, HCFCD and COH as required.
- 3.) Attended and provided project updates at TIRZ Board Meeting and TIRZ Board CIP Committee Meeting as requested.

Activities Planned for Next Period

1. Ph II Final Design.
 - a. Basic and Additional Services
 - 1.) Finalize development of plans and documents for one construction package with all comments from HCFCD and COH
 - 2.) Updated Plans will be submitted to HCFCD simultaneously with 100% set to COH.
 - 3.) Respond to comments and questions from HCFCD, COH and TIRZ.
 - b. Meetings
 - 1.) Project Team Meetings as required.
 - 2.) Additional meetings with TIRZ and SWA as required.
 - 3.) Coordination meetings with HCFCD and COH as required.
 - 4.) Attend and provide project update at TIRZ Board Meeting.

Issues and Information we are waiting to receive



1160 Dairy Ashford, Suite 500, Houston, Texas 77079

T 281 589 7257 www.rpsgroup.com/usa

Monthly Progress Report

Project: Memorial City Redevelopment Authority / TIRZ 17

N. Gessner Drainage and Mobility Improvements – IH10 to Long Point

CIP No: T-1732A & T-1732B

CoHWBS/CSJ No. N-T17000-0010-3

TxDOT CSJ: 0912-72-373

Period: Through February 23, 2018

Job No: 1111.004.000/ Vision 006602

Prepared By: Morena Arredondo, P.E.

Activities Completed this Period

1. Authorizations
 - a. 10-30-17 Submitted Additional Services Authorization for Fault Study
 - b. 12-08-17 Received authorization via Email by the Executive Director
 - c. 12-12-17 Authorized subconsultant to perform Fault Study
2. Basic Services
 - a. Submitted Updated PER to COH Interagency for Review
 - 1.) Received PER Comments
 - 2.) 12-01-17 Submitted PER Comment Responses
 - b. 12-01-17 Submitted Updated Drainage Impact Analysis Report & XPSWMM Model to CoH & TxDOT
 - 1.) 01-08-18 received COH Comments
 - c. 12-21-17 Submitted DSR To TxDOT
 - d. 01-02-18 Submitted Request to TxDOT to change project letting date
 - e. 01-16-18 Submitted Updated Design Schedule to TxDOT
3. Additional Services
 - a. Survey (KUO) – Pending updates to conform to TxDOT requirements and to capture recent developments
 - b. Geotechnical Investigation (Aviles) – Final Geotech Report to be completed and resubmitted to COH and TxDOT for approval
 - c. ESA – ESA I complete. Draft ESA II submitted to COH and TxDOT
 - d. Categorical Exclusion (RPS) – Submitted to TxDOT 11-30-17
 - e. Fault Study (Aviles/Fugro) – Authorized Sub to start work on 12-12-17
 - f. SW3P (RPS) – to be completed after COH RDAI is issues and approved
 - g. Street Lighting (Isani) – to be completed post COH RDAI
 - h. Tree Protection Plan (Koehl) – to be completed post COH RDAI
 - i. Traffic Control Plan (RPS) – to be completed post COH RDAI
 - j. Temporary Traffic Signal Design (RPS) – to be completed
 - k. Permanent Traffic Signal Design (RPS) – to be completed



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4. Meetings

- a. Meetings with TxDOT
 - 1.) 10-09-17 Kickoff Meeting
 - 2.) 10-27-17 Environmental Scope Meeting
 - 3.) 10-31-17 Drainage Scoping Meeting
 - 4.) 12-5-17 Progress Meeting No. 1
 - 5.) 02-14-18 DSR Meeting
- b. Meetings with Council Member Brenda Stardig– City Hall
 - 1.) 07-05-17 Project Coordination Meeting
 - 2.) 12-12-17 Project Coordination Meeting
 - 3.) 01-10-17 Project Coordination Meeting
 - 4.) 02-08-18 Project Coordination Meeting

Activities Planned for Next Period

- 1. Basic Services
 - a. 01-08-18 Receive COH Drainage Impact Analysis (DIA) Comments
 - 1.) Address DIA Comments & Update XPSWMM Model
 - 2.) Upon Completion, request COH TRC Date and prepare Agenda
- 2. Additional Services
 - a. Survey (KUO) – Pending updates to conform to TxDOT requirements and to capture recent developments
 - b. Geotechnical Investigation (Aviles) – Final Geotech Report to be completed and resubmitted to COH and TxDOT for approval upon completion of Fault Study
 - c. ESA – Submit Final ESA II to COH and TxDOT upon receipt of comments
 - d. Fault Study (Aviles/Fugro) – Ongoing
- 3. Meetings
 - a. Meetings with TxDOT
 - 1.) 03-05-18 Progress Meeting No. 3
 - b. Meetings with Council Member Brenda Stardig– City Hall
 - c. Project Team Meetings and Additional meetings with TIRZ as required.
 - d. Provide project update at TIRZ CIP Committee and Board Meetings.
 - e. Project Team Meeting with SWA.

Issues and Information we are waiting to receive

- 1. None



HOUSTON:
 3200 Travis Street
 Suite 200
 Houston, TX 77006
 (713) 951-7951

AUSTIN:
 911 W. Anderson Lane
 Suite 200
 Austin, TX 78757
 (512) 236-8002

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PROGRESS REPORT

To: Scott Bean, Executive Director
From: Jim Webb
Date: March 1, 2018
Re: TIP Project Assistance and Oversight (MCT101) – February 2018

Task	Previous % Complete	Current % Complete
1 – Program Management, Oversight, and Intergovernmental Coordination for Memorial Drive	68%	78%
Comments:		
<ul style="list-style-type: none"> • Coordinate with TxDOT regarding kick off meeting. • Gather documentation requested by TxDOT in advance of kick off meeting. • Coordinate with COH regarding attendance at kick off meeting. Provide COH with background information. • Review project timeline and budget. • Coordinate with project team regarding kick off meeting. • Discussion with TxDOT project manager. Coordination with LAN. 		
2 – Program Management, Oversight, and Intergovernmental Coordination for North Gessner	81%	88%
Comments:		
<ul style="list-style-type: none"> • Prepare for and participate in meeting with Councilmember. • Prepare for and participate in Design Summary Report (DSR) meeting. • Review red-line DSR and provide comments to RPS. • Review project schedule with design team and TxDOT. • Develop summary of outreach activities related to project and send to RPS. • Review project timeline and budget in relation to TxDOT FY, COH FY, and TIRZ CIP. • Discuss landscape options and requirements with TxDOT staff. 		

SWA Houston

1245 W 18th Street
Houston, Texas
77008
+1.713.868.1676
www.swagroup.com

Gerdo P Aquino
Kinder Baumgardner
David Berkson
Rene Bihan
Scott Cooper
Jeffrey Craft
Marco Esposito
Tom Fox
David R Gal
Cinda Gilliland
Ying-Yu Hung
Richard K Law
Hui-Li Lee
James Lee
Margaret Leonard
Chin-Wei Lin
Jonn Loomis
Ye Luo
Charles S McDaniel
Ross Nadeau
Sean O'Malley
Timothy Peterson
Lawrence Reed
R Jacob Runtz
Kevin Shanley
Elizabeth Shreeve
David P Thompson
James Vick
John L Wong
Nao Zhang

PROJECT STATUS REPORT BY SWA

SCOPE: LANDSCAPE ARCHITECTURE FOR MEMORIAL CITY REDEVELOPMENT
AUTHORITY
PROJECTS: TIRZ #17 CIP
DATE: 27 February 2018

CURRENT PROJECTS STATUS

1. W-140 BRIAR BRANCH DRAINAGE IMPRVTS (SWA WO#05 / #08)
 - SWA is responding to RPS on design issues, as requested. SWA will coordinate construction phase services for the grading and minimal landscape work as construction begins.
2. N. GESSNER DRAINAGE AND MOBILITY IMPRVTS – PH 1 (T-1732A) (SWA WO#12)
 - SWA is coordinating the design of the streetscape with RPS as well as the partnering management districts that will be maintaining the improvements (Memorial Management and Spring Branch Management Districts).
3. MEMORIAL DRIVE DRAINAGE AND MOBILITY IMPROVEMENTS - (T1731B)(SWA WO#13)
 - SWA is coordinating the start date for design with LAN.
4. ON-CALL (SWA WO#15)
 - SWA is working with stakeholders (TIRZ 20, City of Houston, TxDOT, Memorial Management District, H-GAC) on the Beltway 8 Pathway connecting Buffalo Bayou and Memorial Drive. Phase One of the project by TXDOT will begin Summer 2018.
5. TOWN & COUNTRY WEST DRAINAGE AND MOBILITY IMPRVTS (T-1717) (SWA WO#16)
 - SWA is conducting construction phase services in cooperation with LAN on the project for the streetscape improvements.

NEW PROPOSED PROJECTS STATUS

NO NEW APPROVED // PROPOSED PROJECTS TO REPORT

END OF REPORT