# MEMORIAL CITY REDEVELOPMENT AUTHORITY, TIRZ NO. 17, City of Houston



Agenda and Agenda Materials Meeting of the Board of Directors

September 26, 2017

# 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, September 26, 2017**, 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 June 27, 2017, regular meeting and Minutes of the July 14, 2017, special meeting.
- 4. Receive financial and bookkeeper's report, including payment of invoices, review of investments and project cash flow reports
- 5. Report from LAN on Hurricane Harvey.
- 6. Agreed-Upon Procedures report for T&C Way Partners, LLC.; authorize appropriate action.
- 7. FY2018 Budget.
- 8. CIP Committee.
  - a. Project Update Report from LAN.
    - i. Proposal for preliminary engineering analysis of Memorial Drive from Tallowood to City Limits for inclusion in TIP application.
  - b. Project Update Report from Klotz Associates.
  - c. Project Update Report from Goodman Corporation.
  - d. Project Update Report from SWA.
- 9. 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.
- 10. 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.
- 11. Adjournment.

**Executive Director for Authority** 

# MEMORIAL CITY REDEVELOPMENT AUTHORITY TIRZ NO. 17, HOUSTON, TEXAS

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	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 June 27, 2017, regular meeting and Minutes of the July 14, 2017 special 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

# June 27, 2017

# 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 Tuesday, June 27, 2017, 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 Heins, thus constituting a quorum. Also present were Scott Bean, Linda Clayton and Elisa Rodriguez, all with Hawes Hill & Associates, LLP; Jessica Holoubek, Allen Boone Humphries Robinson, LLP; and Michelle Lofton, ETI Bookkeeping Services. Others attending the meeting were Council Member Greg Travis and Monica Aizpurua, District G; Amy Peck, District A; Muhammad Ali, LAN; Bart Standley and Natalie Weiershausen, both with Klotz Associates; Emily Anderson, Halff Associates; Jack Valinski, COH; Ben Gillis, Memorial City Management District; Karen Glynn, City of Bunker Hill Village; Mike Vandewater, HCFCD; Virginia Gregory; Kay Haslam, Jim Shroff; Bruce Nichols; Cynthia Neely; John Jackson; Kelly Lawdweumeger; Dean Bixler; Lois Myers; Ed Browne; and David Tresch. Chair Givens called the meeting to order at 8:00 a.m.

# **RECEIVE PUBLIC COMMENTS.**

Virginia Gregory commented on the TIRZ 17 website, public records, de-annexation of Springrock and the W140 straws. Kay Haslam commented on the Memorial Drive project and standards of Rebuild Houston and the hope that the TIRZ would follow those standards. She also commented on the Memorial Drive Preliminary Engineer's Report. Bruce Nichols commented on a public comment made at the last meeting and wanted to correct that statement. He stated Frostwood is not a member of RAF. He stated we do respect RAF for their long campaign to raise awareness; however, this was before the lawsuit was filed and Frostwood has stayed out of the lawsuit. He stated Frostwood appreciates the TIRZ's new direction and Frostwood remains supportive. Ed Browne stated the Frostwood board voted to donate \$1,000 to RAF and therefore Frostwood is a member of RAF since it donated funds. He made comments regarding Detention A, the lawsuit, CIP and time extension of TIRZ. Lois Myers commented on rain, drainage and flooding, and the proposed detention at the playing fields.

# **APPROVE MINUTES OF MAY 30, 2017, REGULAR MEETING.**

Upon a motion duly made by Director Rickel, and being seconded by Director Freels, the Board voted unanimously to approve the May 30, 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. She reported check #2719 is being voided and reissued to City Centre North Venture Partners. Upon a motion duly made by Director Rickel, and being seconded by Director Airola, the Board voted unanimously to accept the Bookkeeper's report and approved payment of invoices, as amended, voiding check #2719 and reissuing the check to be made payable to City Centre North Venture Partners.

# **REVIEW ARBITRAGE REBATE REPORT FOR THE SERIES 2009 BONDS.**

Ms. Holoubek reviewed the Arbitrage Rebate Report for the Series 2009 Bonds. She reported there is no rebate due to the IRS and no action is required.

# **CIP COMMITTEE.**

# a. Proposed FY2018 CIP.

Mr. Bean reported he has nothing new to report on the FY2018 CIP. No action from the Board was required or taken.

# b. Project Update Report from LAN.

Mr. Ali provided an update on the Town & Country and Memorial Drive projects. A copy of LAN's project report is included in the Board agenda materials. No action from the Board was required.

# c. Project Update Report from Klotz Associates.

Mr. Standley provided an update on the N. Gessner project. He reported a draft of the Preliminary Engineers Report has been submitted to the City for review and comments. He provided an update on the Briar Branch project. A copy of the project reports is included in the Board agenda materials. No action from the Board was required.

# d. Project Update Report from Goodman Corporation.

Mr. Bean reported The Goodman Corporation's report is included in the Board agenda materials for review.

# e. Project Update Report from SWA.

Mr. Bean reported SWA's report is included in the Board 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

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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 8:27 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 8:38 a.m. No action was taken.

ADJOURNMENT

The Board discussed combining the July and August meeting and agreed the next regular meeting scheduled is for Tuesday, August 29, subject to room availability.

There being no further business to come before the Board, Chairman Givens adjourned the meeting at 8:42 a.m.

Secretary

# 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

# July 14, 2017

# 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 special joint meeting on Friday, July 14, 2017, 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 5 – Zachary R. Hodges
Position 2 – John Rickel	Position 6 – Brad Freels, Vice-Chair
Position 3 – David P. Durham	Position 7 – Glenn E. Airola, Secretary
Position 4 – Ann T. Givens, <i>Chair</i>	

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. Others attending the meeting were Gwen Tillotson and Jennifer Curley, COH - Economic Development Dept.; Amy Peck, District A; Karen Glynn and Laurie Rosenbaum, both of City of Bunker Hill; Muhammad Ali, LAN; Morena Arredondo, RPS; Jim Webb, The Goodman Corporation; Ben Gillis and Pat Walters, both of Memorial Management District; Mike Vandewater, HCFCD; Debbie Sieck; Virginia Gregory; Jim Shroff; Kay Haslam; Stephanie and Bruce Newell; Richard Leader; Donald Ray; John Fosseen; Candie Hanlon; Bill Hopkiwt; Leonard Meador; Cynthia Neely; Wilfred Bullock; Dean Bixler; Ginny Abiassi; Robert Benz; David Tresch; Lois Myers; David Caddy; Ed Browne; Donna Freedman; Roger Gingell; Les Peterson; Bruce Nichols and Daphne Scarbrough. Chair Givens called the meeting to order at 8:00 a.m.

# **RECEIVE PUBLIC COMMENTS.**

Debbie Sieck commented on flooding and drainage. Kay Haslam stated she was protesting the proposed plan to divert the Sam Houston trunk line into W153; Roger Gingell commented on the Zone's amended project plan; Bruce Nichols commented that Frostwood is in support of the amended plan for reconstruction of Memorial Drive and stated Frostwood believes the plan will help in providing additional drainage. Bruce Newell commented on drainage and is in support of the work TIRZ is planning. Donna Freedman commented on flooding, board members and the need of detention ponds. Ed Browne commented on drainage and the path of drainage on Memorial Drive. Lois Myers commented on flooding and drainage and the need of a town hall meeting. David Caddy commented he was supportive of the widening of Memorial Drive, but stated the section near Pilgrim Cleaners does not need to be widened; however, it does need walkways and bikeways. He also commented on the Bunker hill modifications near Gessner and Memorial and stated he feels it is a waste of money; and he stated he believes it would be of significant impact if the debris was cleaned out of the drains.

# THIRD AMENDMENT TO THE TIRZ 17 PROJECT PLAN AND REINVESTMENT ZONE FINANCING PLAN.

A revised Third Amendment to the Project Plan and Reinvestment Zone Financing Plan was distributed, a copy is attached as Exhibit A. Upon a motion duly made by Director Rickel, and being seconded by Director Heins, the Board voted unanimously to approve the Third Amendment to the TIRZ 17 Project Plan and Reinvestment Zone Financing Plan, as presented.

# AGREEMENT WITH THE GOODMAN CORPORATION.

Mr. Webb reviewed the Goodman Corporation proposal to provide services to complete grant applications and pursue funding for Memorial Drive and Gessner Road projects, and answered questions. Upon a motion duly made by Director Rickel, and being seconded by Director Freels, the Board voted unanimously to approve the agreement with The Goodman Corporation, as presented.

# AUTHORIZE BOARD CHAIR TO EXECUTE LETTER TO H-GAC WITH REGARD TO NORTH GESSNER MOBILITY PROJECT.

Mr. Webb reviewed the letter to H-GAC regarding the North Gessner mobility project, included in the Board agenda materials. He reported the letter was requested by H-GAC to state the TIRZ agrees with the option to federalize the Gessner project with the understanding that all additional costs over and above the current programmed funding related to the project will be the responsibility of the TIRZ. Upon a motion duly made by Director Durham, and being seconded by Director Rickel, the Board voted unanimously to authorize the Board Chair to execute the letter to H-GAC regarding the North Gessner mobility project, as presented.

# STREET LIGHT AGREEMENT FOR NORTH GESSNER.

This item was tabled.

# ASSIGNMENT OF STREET LIGHT AGREEMENT.

Mr. Bean reviewed the Assignment of Street Light Agreement. He reported the Agreement assigns the continuing obligations and responsibilities of the Street Light Agreement dated April 7, 2009 to the Memorial Management District for South Gessner. Upon a motion duly made by Director Rickel, and being seconded by Director Freels, the Board voted to approve the Assignment of Street Light Agreement. Director Airola abstained. The motion passed.

# ADJOURNMENT

There being no further business to come before the Board, Chair Givens adjourned the meeting at 8:37 a.m.

Secretary

List of Exhibits:

a. Third Amendment to the TIRZ 17 Project Plan and Reinvestment Zone Financing Plan

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# 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

MEMORIAL CITY REDEVELOPMENT AUTHORITY TIRZ NO. 17 c/o Hawes Hill & Associates LLP P.O. Box 22167 Houston, TX 77227-2167 713-595-1200 or FAX 281-888-6314

# Memorial City Redevelopment Authority Cash Management Report

August 31, 2017

# 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

<b>Current Activity</b>	Memor	ial City Redevelopme	ent Authority	
<u>Ourient Activity</u>	General Fund	Capital Projects	Debt Service	Total
Beginning Balance	18,118,729.50	0.00	151,905.44	18,270,634.94
Revenue	11,471,565.35	0.00	3,853,738.64	15,325,303.99
Expenditures	2,764,003.64	0.00	3,678,741.25	6,442,744.89
Ending Balance	26,826,291.21	0.00	326,902.83	27,153,194.04

# 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

# **General Operating Fund**

# **BEGINNING BALANCE:**

# 18,118,729.50

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REVENUE:		
Checking Interest - Wells Fargo	1,787.78	
Texpool Interest	2,059.39	
Wells Fargo/TexSTAR (Surplus Funds) Interest	37,777.00	
Texas Exchange CD Interest	723.02	
City of Houston Surplus Increment	11,427,602.66	
Blank Rome Overpayment Refund	1,615.50	
Voided Check(s)	0.00	
Total Revenue:		11,471,565.35
DISBURSEMENTS:		
Checks Presented At Last Meeting	2,432,645.89	
Checks Written at/after Last Meeting	0.00	
Surplus Funds Transfer to DSF	331,357.75	
Total Expenditures		2,764,003.64

Ending Balance:

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26,826,291.21

# Location of Assets:

Institution	Investment Number	Interest Rate	
Wells Fargo Checking	*5490	0.1500	5,828,535.55
TexPool	*0001	0.9714	860,135.06
Wells Fargo/TexSTAR	TexSTAR Surplus Funds	0.9827	19,887,620.60
Texas Exchange Bank CD	*3601	1.1600	250,000.00
		Total	26,826,291.21
Certificate of Deposit	CD *3601	Term: 12 Months	Matures: 09/28/2017

# Memorial City Redevelopment Authority Checks Presented September 26, 2017

Num	Name	Description	Amount
2726	Allen Boone Humphries Robinson LLP	Legal Fee	-6,896.67
2727	Blank Rome LLP	Legal Services	-1,457.70
2728	Equi-Tax, Inc	Tax Assessor Fee	-800.00
2729	eSiteful, Inc.	Website Hosting	-1,200.00
2730	ETI Bookkeeping Services	Bookkeeping Fee	-2,092.43
2731	Hawes Hill & Associates	Professional Consultant	-15,000.00
2732	Klotz Associates Inc	Engineering Consultant	-39,143.70
2733	Lockwood, Andrews & Newman, Inc.	Engineering Fee	-41,091.72
2734	Sal Esparza, Inc.	Landscaping	-4,355.68
2735	SWA Group	Engineering Consultant	-9,671.60
2736	The Goodman Corporation Inc	Contract Services	-9,001.03
2737	Texas Department of Transportation	Gessner Road AFA (Presented 09/07/2017)	-14,000.00
2738	Allen Boone Humphries Robinson LLP	Legal Fee	-3,580.88
2739	Equi-Tax, Inc	Tax Assessor Fee	-400.00
2740	ETI Bookkeeping Services	Bookkeeping Fee	-900.00
2741	Hawes Hill & Associates	Professional Consultant	-9,000.00
2742	Klotz Associates Inc	Engineering Consultant	-39,891.09
2743	McCall Gibson Swedlund Barfoot PLLC	Auditor	-8,000.00
2744	Sal Esparza, Inc.	Landscaping	-1,088.92
Total			-207,571.42

# **Debt Service Fund**

# **BEGINNING BALANCE**

REVENUE

Total Revenue		3,853,738.64
Surplus Funds Transfer	331,357.75	
Wells Fargo/TexSTAR (2008 Pled Rev) COH Increm	9,500.00	
Wells Fargo/TexSTAR (2008 Pled Rev) Interest	13.30	
Wells Fargo/TexSTAR (2008 DSF) Interest	5,333.07	
Wells Fargo/TexSTAR (2008 DSF) COH Increment	3,507,512.07	
TexPool DSF Interest	22.45	

# EXPENDITURES

2008 Debt Service Interest Payment	. 34,153.75	
2008 Debt Service Principal Payment	490,000.00	
2011 Debt Service Interest Payment	130,456.00	
2011 Debt Service Principal Payment	600,000.00	
2011A Debt Service Interest Payment	197,023.75	
2011A Debt Service Principal Payment	1,895,000.00	
2016 Debt Service Interest Payment	216,357.75	
2016 Debt Service Principal Payment	115,000.00	
Trustee Fee	750.00	
Total Expenditures		3,678,741.25

# **ENDING BALANCE**

326,902.83

# Location of Assets:

Institution	Investment Number	Interest Rate	Current Balance
Wells Fargo *4601	TexSTAR 2008 DSF	0.9827	308,545.32
Wells Fargo *4600	TexSTAR 2008 Pledged Rev	0.9827	9,540.19
TexPool	*0004	0.9714	8,817.32
		Total	326,902.83

# Memorial City Redevelopment Authority Investment Report August 31, 2017

# SCHEDULE OF INVESTMENTS

# Investment Pools

	Location	Interest	æ	Beginning Balance		Interest	Deposits or	3	Ending Balanc	
Fund	Fund Of Assets	Rate	Market	NAV	Book	Earned	(Withdrawals)	Market	N Å K	Book
GOF	GOF TexPool	0:9714	858,075.67	1.00000	858,075.67	2,059.39	0.00	860,160.86	1.00003	860,135.06
DSF	DSF TexPool	0.9714	9,544.87	1.00000	9,544.87	22.45	(750.00)	8,817.58	1.00003	8,817.32
	Wells Fargo/									
ЯQF	TexStar	0.9827	8,753,712.49	1.000013	8,753,598.69	37,777.00	11,096,244.91 19,887,899.03 1.000014 19,887,620.60	19,887,899.03	1.000014	19,887,620.60
   	Wells Fargo/									
DSF 1	USF I exstar USF	0.9827	142,335.53	1.000013	142,333.68	5,333.07	160,878.57	308,549.64	1.000014	308,545.32
	Wells Fargo/									
DSF	DSF TexStar PI Rev	0.9714	26.89	1.000013	26.89	13.30	9,500.00	9,540.32	1.000014	9.540.19

# Certificates of Deposit

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Ending	250,000.00
Interest Er Earned Ba	723.02
Deposits or (Withdrawals)	(723.02)
Beginning Balance	250,000.00
Maturity Date	9/28/2017
Teim	12 Months
Purchase Value	245,000.00
Interest Rate	1.1600
Location         Interest         Purchase           Fund         Of Assets         Rate         Value	GOF TX Exch *3601
Fund	В В

# **Demand Accounts**

# **Collateral Pledged In Addition to FDIC**

# 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

Kenneth Byrd 8/6/2015 10/29/2016
8/6/2015

# Memorial City Redevelopment Authority Profit & Loss Budget vs. Actual August 2017

			August		Year	To Date (2 M	onths)	Annual
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
rdinary Income/Expense								
Income								
1000 · Income	t							
8223 · Interest Income		22,055	3,081	18,974	39,617	6,162	33,455	36,96
8930 · Bond Proceeds		0	0	0	0	0	0	81,310,39
Total 1000 · Income		22,055	3,081	18,974	39,617	6,162	33,455	81,347,36
6-4320 · Increment Collection	ons	0	0	0	15,731,173	15,073,959	657,214	15,073,95
6-4350 · Grants		0	0	0	0	0	0	3,450,00
Total Income		22,055	3,081	18,974	15,770,790	15,080,121	690,669	99,871,32
Expense								
3335 · Management Consul	ing Services	-						
6320 - Legal		1,376	6,250	-4,874	4,228	12,500	-8,272	75,00
6322 · Eng Consultant/	General Prof.Svc	0	2,500	-2,500	3,230	5,000	-1,770	30,00
6323 · Legal Litigation		0	8,333	-8,333	1,458	16,667	-15,209	100,00
6334 · Planning Consul	tings	0	4,167	-4,167	0	8,333	-8,333	50,00
6337 · Construction Au		0	0	0	0	0	0	10,00
6343 · Other		0	0	0	1,200	0	1,200	
Total 3335 · Management C	onsulting Services	1,376	21,250	-19,874	10,116	42,500	-32,384	265,00
5650 · Transfers	······································			· · · · · · · · · · · · · · · · · · ·				
6420 · COH Administrat	ion Fee	0	0	. 0	786,559	753,698	32,861	753,69
6430 · Municipal Servic	es	0	0	0	0	0	0	2,256,61
Total 5650 · Transfers	······	0	0	0	786,559	753,698	32,861	3,010,31
5706 - Debt Service								
5707 · Principal		3,100,000	2,870,000	230,000	3,100,000	2,870,000	230,000	4,561,41
5708 · Interest	······	577,991	772,211	-194,220	577,991	772,211	-194,220	1,488,25
5710c · Trustee Fee	ennes við enniðið fræð i i i i anni i anni anni anni anni ann	750	0	750	750	0	750	9,50
Total 5706 · Debt Service		3,678,741	3,642,211	36,530	3,678,741	3,642,211	36,530	6,059,17
6300 · Administration & Ove	rhead							
6321 · Auditor		8,000	8,000	0	8,000	8,000	0	19,50
6333 - Bookkeeping/Ac	counting	1,192	875	317	2,092	1,750	342	10,50
6340 · Administration S	alaries/Benefit	9,000	8,333	667	24,000	16,667	7,333	100,00
6344 · Bond Svcs/Trust	ee/FA	400	0	400	800	0	800	14,30
6353 · Insurance		0	0	0	0	٥	0	3,50
Total 6300 - Administration	& Overhead	18,592	17,208	1,384	34,892	26,417	8,475	147,80
7000 · Capital Expenditure								***
1701 - Gessner Widenir	g	0	0	0	613	0	613	
1709 - Lumpkin I-10 We		434	0	434	1,301	0	1,301	
1717 · Town & Country		858	291,667	-290,809	26,230	583,333	-557,103	3,500,00
1722 - Town & Country		0	0	0	613	0	613	

August 2017 FYE 2018 Budget based on FYE 2017 numbers. FYE 2018 Budget not yet approved as of 08/31/2017.

			August Year To D		o Date (2 M	Date (2 Months)		
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
	1725 · Parks & Green Space Improv.	0	10,417	-10,417	0	20,833	-20,833	125,0
	1731A · Detention Basin & W-140 Bridge	655	0	655	1,966	0	1,966	
	1732A - N Gessner Drainage & Mobility	24,443	341,667	-317,224	56,020	683,333	-627,313	4,100,0
	1732B · N.Gessner Drainage & Mobility	0	41,667	-41,667	0	83,333	-83,333	500,0
	1734 · W140 Channel Improvements	15,448	466,667	-451,219	16,708	933,333	-916,625	5,600,0
	1734B · Bunker Hill Bridge	0	70,833	-70,833	0	141,667	-141,667	850,0
	1735A · Detention Basin A	1,348	83,333	-81,985	1,960	166,667	-164,707	1,000,0
	1737 · MetroNational - Detention/Roads	0	0	0	0	0	0	1,119,2
	1738A · Memorial Dr Drainage & Mobility	0	83,333	-83,333	1,875	166,667	-164,792	1,000,0
	1799 - Concrete Panel Replace Program	0	2,917	-2,917	0	5,833	-5,833	35,0
	Total 7000 · Capital Expenditure	43,186	1,392,501	-1,349,315	107,286	2,784,999	-2,677,713	17,829,2
Tot	al Expense	3,741,895	5,073,170	-1,331,275	4,617,594	7,249,825	-2,632,231	27,311,5
et Inco	mə	-3,719,840	-5,070,089	1,350,249	11,153,196	7,830,296	3,322,900	72.559.7

# Memorial City Redevelopment Authority Profit & Loss Budget vs. Actual August 2017

August 2017 FYE 2018 Budget based on FYE 2017 numbers. FYE 2018 Budget not yet approved as of 08/31/2017.

# **AUGUST MEETING**

# **INVOICES**

#### ALLEN BOONE HUMPHEIES ROBINSON LLP To contact the ABHR Billing Department, please call 713-960-6400 or email at billing@abhr.com ALLEN BOONE HUNPHENES ROBINSON LLP August 21, 2017 August 21, 2017 MEMORIAL CITY REDEVELOPMENT AUTHORITY MEMORIAL CITY REDEVELOPMENT AUTHORITY ClientiNation MEM001-81 89865 ment Number: Ms. Michele Lofton ETI Bookkeeping Services 17111 Rolling Creek Drive, Suile 108 Houston, TX 77090 MEM001-01 General Billing Atomey Trey Lary ment Number: Sbat 89865 Billing Attorney: Trev Lan **REMITTANCE PAGE** General Professional Fees Feas for services posted through August 11, 2017 601.25 Fees for services posted through August 11, 2017, as follows: Expenses and Other Items poeted through August 11, 2017 1.15 Date Professional Hours Total Amount Due: \$602.40 General Review, sort, and add documents into district records in accordance with Records Management Act and District's Records Management Policy. 07/11/17 Beth King 0.25 Monitor City of Houston Council agenda for board of directors nominations. 07/21/17 Yvonna Onak 0.25 07/27/17 Holly Huston Receive, review and organize District mail and update District files in accordance with the Records Management Act and in accordance with the District's Records 0.25 Act altern in accordance will use trace at a record a Management Policy... Receive and review Texas Public Information Act request and follow up with Linda Clayton regarding the same. 06/03/17 Jessica Holoubek 0.25 Review, sort, and add documenta into district records in accordance with Records Management Act and District's Records Management Policy. 08/07/17 Ltd Kahts 0.25 Please rolum this page with your payment to the remittance eddress below Receive, review and organize District mail and update District files in accordance with the Records Maragement Act and in accordance with the District's Records Management Policy. G8/08/17 Holly Huston 0.25 Alien Boone Humphries Robinson LLP PO Box 4346 Department 90 Houston, TX 77210-4345 Total Task Hours: 1.50 logen 1 2017 Total Task Amount: \$356.25 Checks should be mede payable to Alien Boone Humphries Robinson LLP Please include the involce number on your check Total amount payable in U.S.dollars Allen Boone Humphries Robinson LLP August 21, 2017 Memorial City Redevelopment Authority MEM001-01 Page: 2 89855 Statement Numb Public Information Requests Review responsive documents and follow up with Linda Clayton; exchange of emails with Jennilar Curty to notify of Texas Public Information Act request. 07/26/17 Jessica Holpubek ALLEN BOONE HUMPHBIES ROBINSON LLP 0.50 To contact the ABHR Billing Department, please call 713-860-6400 or ease' at billing@abhr.com August 21, 2017 Total Task Hours: 0.50 Total Task Amount: \$245.00 MEMORIAL CITY REDEVELOPMENT AUTHORITY Total Fees \$601.25 Expenses and Other Items Client/Mether MEM001-03 Expanses and Other Items posted through August 11, 2017, as follows: Stat ent Number; 89866 Projects Billing Attomey: Trey Lary 08/08/17 LS Postage. 1.15 1.15 Total Expenses and Other Items:

**REMITTANCE PAGE** 

Fees for services posted through August 11, 2017		1,837.50
Expenses and Other liams posted through August 11, 2017		0.00
	Total Amount Due:	\$1,837,50

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

Alian Boone Humphries Robinson LLP PO Box 4348 Department 90 Houston, TX 77210-4346

Checks should be made payable to Allen Boone Humphrias Robinson LLP Please Include the involce number on your check Total emount payable in U.S.dollars



Alten Boone Humphriss Robinson LLP

TASK FEE BREAKDOWN

Public Information Requests

General

Hours

1.60

0.50

Amount

356.25

245.00

Total Expenses and Other items:

Total Fees

Total Amount Due:

\$

\$

s

601.25

602.40

1.15

August 21, 2017

# ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP Teopyerio 743097737 August 21, 2017 .

Fees for se			
	rvices posted throug		
Data		h August 11, 2017, as followa:	
	Professional	# 6370	Hours
Conrad Sa	or detention pond	\$60°	
08/02/17	Jassica Holoubek	Telephone conference with Marlene Gafrick regarding sales and use tax on rental equipment.	0.25
		Total Task Hours:	0.25
		Total Task Amount:	\$122.50
	<u>1dening - 1701</u>		
07/24/17	Jessica Hoioubek	Review Advance Funding Agreement and follow up regarding the same.	0.50
07/25/17	Jassica Holoubek	Discuss Advance Funding Agreement with Jim Webb.	0.25
		Total Task Hours:	0.75
5BMSA def	lention #1735	Total Task Amount	\$367.50
	Jassica Holoubek	Telephone conference with David Hawes regarding the meeting with City of Houston, Texas.	0.50
		Total Task Hours:	0.50
		Total Task Amount:	\$245.00
	untry W. Drain/Mob		
07/17/17	Jassica Holoubek	Telephone conference with Scott Bean regarding Midway reimbursement; follow up with tax consultant and auditor regarding the same.	0.50
	Jeasica Holcubok	Work on development agreement reinbursement matters.	0.25
07/10/17 .	Jessica Holoubek	Discuss right-of-way conveyance with City of Hauston, Texas.	0.25

MEMOOT-0	City Redevelopment An	tihority		State	ment Number:	Page: 2 69866
07/20/17	Jessica Holoubak	Work on m	attens regarding <i>i</i>	ight-ol-way conveya	708.	0.25
07/24/17	Jessica Holoubek	follow up w	atters regarding of fin Trevor Janeco e Blake, auditor,	leveloper reimburser sk at Midway; úscus	neni; same	0.50
08/02/17	Jessica Holoubek	Follow up v conveyance	with City of Houst a of real property.	on, Texas regarding		0.25
08/08/17	Jessica Holoubek	Work with		sganting developer		0.25
				Total Task Ho	u <b>rs:</b>	2.25
				Total Tesk Amo	mt 🕈	1,102.50
				Totzi Fe	es: 1	1,837.50
TASK FE	BREAKDOWN	500	Hours	Amount		
Conrad Sa	ur detention pond	>2000	0.25	122.50		
Gessner V	Videning - 1701 # 170	4	0,75	387.50		
SBMSA de	atention #1735		0.50	245.00		
Town & Co	xuntry W. Drain/Mobil	(1717)	2.25	1,102.50		
				Total Fe	ea: \$	1,837.50
			Total Exp	enses and Other Iter	ns: Ş	0.00
				Total Amount Dr	ie: <u>5 1</u>	837.50

Allen Boone Humphries Robinson LLP

August 21, 2017

# ALLEN BOONE HUMPHRIES ROBINSON LLP

To contact the ABHR Billing Depertment, please call 713-860-6400 or email at billing@abhr.com July 18, 2017

MEMORIAL CITY REDEVELOPMENT AUTHORITY

General	Client/Matter. Statement Number: Billing Attorney:	MEM001-01 89278 Trey Lary		
REMITTANCE PAGE				

Tot	tal Amount Due: \$2,004.27
Expenses and Other Items posted through July 14, 2017	11.77
Fees for services posted through July 14, 2017	1,982.50

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

Alien Boone Humphries Robinson LLP PC Box 4346 Department 90 Houston, TX 77210-4346

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

Code 1 - 24 700

# ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP

Texpaper ID 74-3091731 July 18, 2017

### MEMORIAL CITY REDEVELOPMENT AUTHORITY

Ms. Michelle Lofton ETI Bookkeeping Services 17111 Rolling Creek Drive, Suite 108 Houston, 7X 77090	Clien/Matter: Statement Number: Billing Attorney:	MEM001-01 89278 Tray Lary
--	---	---------------------------------

General

Professional Fees -ind through July 14, 2017.

Date	Professional		Hour
General			
06/12/17	Jassica Holoubek	Prepare draft no objection letter for small call tower locations.	0.2
08/14/17	Jessica Holoubek	Telephone conference with Scott Been regarding Texas Public Information Act request and follow up with Gwen Tillotson and Jennifer Curley regarding the same.	0.2
06/19/17	Holly Huston	Receive, review and organize zone mail and update Authority files in accordance with the Records Management Act and in accordance with the Authority Records Management Policy.	0.2
06/19/17	Beth King	Review, sort, and add documents into Authority records in accordance with Records Management Act and Authority Records Management Policy.	0.25
06/21/17	Jessica Holoubek	Telephone conference with Ann Givens.	0.25
06/21/17	Holly Huston	Update Authority files in accordance with the Records Management Act and in accordance with the Authority Records Management Policy	0.25
06/22/17	Holly Huston	Create and review zone Directory.	0.25
06/22/17	Kelsie Wado	Review, sort, and add documents into Authority records in accordance with Records Management Act and Authority Records Management Policy.	0.25
08/26/17	Holly Huston	Receive, review and organize zone mail and update Authority files in accordance with the Records Management Act and in accordance with the Authority Records Management Policy	0.25
06/27/17	Jessica Holoubek	Travel to and attend Board of Directors maeting.	1.00
07/07/17	Holly Huston	Receive, review and organize zone mail and update	0.25
Allen Boor	e Humphries Robinso		July 18, 20

		· · · · · · · · · · · · · · · · · · ·		Statement Nr.	mber: 59278		
_		Authority files in a	ccordance	with the Records Manageme	97ž		
		Management Polk	з <b>у</b>	the Authority Records			
07/10/17	Jessica Holoubek			Scott Bean and Ann Givens; ent and follow up regarding t	1.25 he		
07/10/17	Kelsie Wade	Review, sort, and add documents into Authority records in 0.25 accordance with Records Management Act and Authority Records Management Policy					
07/11/17	Hoëy Huston	Receive, review and organize zone mail and update 0.25 Authority files in accordance with the Records Management Act and in accordance with the Authority Records					
07/12/17	Holy Huston	Authority files in a Act and in accorda	nd organiz condance ince with t	e zone mail and update with the Records Manageme he Authority Records	0.25 ent		
07/13/17	Jessica Holoubek	Management Polic Telephone confere Directors meeting follow up regarding	nce with t and street	Scott Bean regarding Board o I light agreement assignment;	f 0.25		
		and an	,	7. Total Task Hours:	5.75		
				Total Task Amount:	\$1,992.50		
Expenses	and Other Items			Total Fees:	\$1,992.50		
Expenses a	and Other Items poste	ad through July 14, 20	17, as foli	ows:			
06/27/17	JBH Mileage exp	pense.	Total Exp	enses and Other Items:	<u>11.77</u> 11.77		
<mark>TASK FEE</mark> General	<u> 8REAKDOWN</u>		Houne 5.75	<u>Amount</u> 1,992.50			
				Total Fees:	\$ 1,992,50		
			Total Exp	i otal hees: enses and Other Items;	\$ 1,992.50 \$ 11.77		
				Total Amount Due:	\$ 2,004.27		
lien Boone	Humphries Robinson	LLP			July 18, 2017		
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	Alle	AB IN BOONE HUM	PHBIES	ROBINBON LLP			
		Tangaran July T		ROBINGON LLP			
MEMORIA	A LLE	Tangaran July T	074-3091721	ROBINBON LLP			
Ms. Michelle	L CITY REDEVELOF	Tangaran July T	074-3091721	Cilioni/Matter:	MEM001-03		
Ms. Michelle ETI Bookker 17111 Rollin	L CITY REDEVELOF • Lofton sping Services ng Creek Drive, Sutte 10	Tanya July 1 MENT AUTHORITY	074-3091721		M≝M001-03 88279 Trey Lay		
Ms. Michelle ETI Bookker 17111 Roflin Houston, TX	L CITY REDEVELOF b Lofton sping Services ig Creek Drive, Suite 10	Tanya July 1 MENT AUTHORITY	074-3091721	Cilont/Matter: Statement Number:	89279		
Ms. Michelle ETI Bookker 17111 Rollin Houston, TX Projects Profession	L CITY REDEVELOF Lofton Stoffon Sping Services og Craek Drive, Suite 10 77090	Tapper July T MENT AUTHORITY	8, 2017	Cilont/Matter: Statement Number:	89279		
Ms. Michelle ETI Bookker 17111 Rollin Houston, TX Projects Projects Profession Fees for se	L CITY REDEVELOF shing Services go Creak Drive, Suite 10 ( 77090 Nal Fees rvices posted through	Tanya July 1 MENT AUTHORITY	8, 2017	Cilont/Matter: Statement Number:	88279 Trey Lary		
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Ms. Michelle ET Bookker 17111 Rollin Houston, TX Projects Profession Sees for se Date Conned Sa	L CITY REDEVELOF shing Services go Creak Drive, Suite 10 ( 77090 Nal Fees rvices posted through	тануна July 1 MENT AUTHORITY 18 July 14, 2017, as foll Code # 6320	074480/211 8, 2017 	Cilont/Matter: Statement Number:	88279 Trey Lary		
Ms. Michelle ETI Bookker 17111 Rollin Houston, TX Projects Profession Fees for se Date Connut Sa	L CITY REDEVELOF tofton splog Services g Creek Drive, Suite 10 (77090 Hal Fees rvices posted through Professional ur detention pond	Tapper & July 1 MENT AUTHORITY 18 5 July 14, 2017, as foll Code: # 6320 Work on matters re	074480/211 8, 2017 	Ciloni/Matler: Statement Number: Billing Attorney: Gessner stroet light Total Task Hours:	89279 Trey Lasy Hours 0.25		
Ms. Michelle ETI Bookker 17111 Ralin Houston, TX Projects Profession Fees for se Data 2007ad Sa 2007ad Sa	L CITY REDEVELOF Lofton Splag Services og Craek Drive, Suite 10 77090 Hal Fees rvices posted through Professional Ur.detantion pond Jessica Holoubek	Tapper & July 1 MENT AUTHORITY 18 5 July 14, 2017, as foll Code: # 6320 Work on matters re	074480/211 8, 2017 	Client/Matier: Statement Nurber: Bitling Attorney: Gessner street light	89279 Trey Lasy <u>Hours</u> 0.25		
Ms. Michelle ETI Bookker 17111 Ralin House States Profession Foes for se Data 20nmad Sa 36/13/17	L CITY REDEVELOF I offon pping Services Ig Creek Drive, Suite 10 77090 Hal Fees rvices posted through Professional ur detention pond Jessica Holoubek	MENT AUTHORITY MENT AUTHORITY 18 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9	overs: agarding N carding N	Ciloni/Matler: Statement Number: Billing Attorney: Gessner stroet light Total Task Hours:	89279 Trey Lasy 0.25 \$122.50 0.25		
Ms. Michelle ETI Bookker T111 Rollin Houston, TV Projects Profession Foes for se Data 20nniid Sa 20nniid Sa 2013/17 Sessner W 8/14/17	L CITY REDEVELOF b Lofton spling Services ng Creek Drive, Suite 10 77090 lal Fees rvices posted through Professional ur detantion pond Jessica Holoubek Idenling - 1701	All the second s	overs: overs: covers: description	Ciloni/Matler: Statement Number: Billing Attorney: Gessner street light Total Task Hours: Total Task Hours: Total Task Amount: nt for S Gessner lights and	89279 Trey Lasy 0.25 \$122.50 0.25		
Ma, Michelle ETI Bookker ETI Bookker ETI Bookker T111 Rollin Houston, TX Projects Profession Sees for se Data Sonrad Sa Sonrad Sa Softa/13/17 Sessner W K/14/17 Sof29/17	L CITY REDEVELOF Lohon Stohon Sping Services Ig Craek Drive, Suite 10 Professional Ur detention pond Jessica Holoubek Jessica Holoubek	All and a second	overs: overs: covers: description	Cilons/Matter: Statement Number: Billing Attorney: Gessner street light Total Task Hours: Total Task Amount: ent for S Gessner lights and solt Bean regarding installatio	89279 Trey Lasy 0.25 \$122.50 0.25		
Ms. Michelle ETI Bookee TJ 111 Rollin Houston, TJ Profession Frees for se Data Conrad Sa Dorrad	L CITY REDEVELOF I Johon Sping Services Ig Creek Drive, Suite 10 (77090 Isolar Sources Isolar Sources Professional UL detantion pond Jessica Holoubek Jessica Holoubek Lention Code # 1 Jessica Holoubek	Allent AUTHORITY AMENT AUTHORITY AMENT AUTHORITY AMENT AUTHORITY A Soluty 14, 2017, as foll Code # 5320 Work on matters re installation. Adde # 170 I Review Street Light Review Street Light released to the set of talephone conferent of street lights at N Follow up on matter installation. 735 Follow up with Gwe SBISD.	overs: overs: garding N Agreeme Gessner, rs regardin n Tillotsor	Clont/Matter: Statement Number: Billing Attorney: I Gessner stroet light Total Task Hours: Total Task Amount: Int for S Gessner light and street light Total Task Amount: Total Task Amount: Total Task Amount: Total Task Amount:	89279 Trey Lasy 0.25 0.25 \$122.50 0.25 n 0.25 n 0.25 0.25		
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Ma. Michelle ETI Bookker T111 Rollin Houston, TX Projects Profession Fees for se Date Conrad Sa BO(13/17 B/28/14/17 B/28/17 B/28/17 B/28/17 B/28/17 B/28/17 B/28/17 B/21/17 B/21/17 B/21/17	L CITY REDEVELOF Lofton Stoffon Sping Services og Craek Drive, Suite 10 Professional Ur. Retention pond Jessica Holoubek Mention Code # 1 Jessica Holoubek Mention Code # 1	All the second s	overs: agarding N agarding Agarding Agar	Client/Matter: Statement Number: Billing Attorney: Statement Number: Billing Attorney: Statement Total Task Hours: Total Task Hours: Total Task Amount: In regarding Installation ing enhanced street light Total Task Hours: Total Task Amount: In regarding meeting with Iano DeAyala regarding and meeting meting with Scott Bean and Ann Givens Total Task Hours:	89279 Trey Lasy 0.25 0.25 \$122.50 0.25 \$122.50 0.25 0.25 0.25 0.50 \$245.00 0.25 0.50 \$245.00 0.25 0.50		

# ALLEN BOONE HUMPHRIES ROBINSON LLP

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July 18, 2017 MEMORIAL CITY REDEVELOPMENT AUTHORITY

	Client/Matter:	MEM001-03
	Statement Number:	89279
Projects	Billing Atomay:	Trey Lary

# REMITTANCE PAGE

Fees for services posted through July 14, 2017 Expenses and Other Items posted through July 14, 2017		2,452.50 0.00
	Total Amount Due:	\$2,462.50

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Code & Su detail

	City Redevelopment A 03	uthority		Statement Numbe	Page: H1: 8927			
06/13/17	Jeanetta Harris		d circulate upda / dedication.	circulate updated ownership/lien certificate for ledication.				
06/22/17	Jessica Holoubek	telephone c	conference with ,	correspondence from and Addie Johnson, PWE, regarding Id follow up regarding the same.	0.50			
06/30/17	Dawn McGowen	Boulevard a	Review bonds and insurance for Town & Country Boulevard and Town & Country Reconstruction and Drainage Improvements.					
07/03/17	Susan Hostetler	Work on rev	Work on review of bonds and insurance for the project.					
07/03/17	Dawn McGowan	Review bon Boulevard a	ds and insuranc	e for Town & Country ntry Reconstruction and	0.25			
07/05/17	Susan Hostatler	performance liability insur Boulevard a Drainage Im exchange of insurance a	e and maintener rance for contra- nd Town & Cou provements; tel f emait corraspo	Its and Review payment, not bonds and certificate of at for Town & Country nitry Way Reconstruction and ephone conference with and ndence with contractor's evision to certificate of Bability	0.75			
07/11/17	Susan Hostetler	for Town & ( Reconstruct	Country Bouleva ion and Drainag	I liability insurance for contract rd and Town & Country Way a Improvements and confirm late and finalize checklist of	0.25			
07/11/17	Dawn McGowen	Boulevard a	de and insurance nd Town & Cour provements.	e for Town & Country htty Reconstruction and	0.25			
				Total Task Hours:	375			
				Total Task Amount:	\$1,105.00			
íown & C	ountry Bly Signaliza	tion - 1722	ode# 1722					
	Jessica Holoubek	Work on righ	it-of-way convey	ance matters.	1.25			
6/14/17								
8/14/17				Total Task Hours:	1.25			
06/14/17				Total Task Hours: Total Task Amount:	1.25 \$612.50			
)6/14/17								
ASK FEE			Hours	Total Task Amount:	\$612.50			
ASK FEE	ur detention pond 63		Hours 0.25	Total Task Amount: Total Fees:	\$612.50			
ASK FEE Conned Sa Gossner W	ur detention pond 63 Idening - 1701 70			Totel Task Amount: Totel Fees:	\$612.50			
Connad Sa Gessner W iBMSA de	ur detention pond 63 Idening - 1701 (70 tention (735)		0,25	Totel Task Amount: Total Fees: Amount 122,50	\$612.50			
ASK FEE Conrad Sa Cossner W iBMSA de Cown & Co	ur detention pond 63 Idening - 1701 70		0,25	Total Task Amount: Total Fees: Amount 122.50 245.00	\$612.50			

Alien Boone Humphries Robinson LLP

July 18, 2017

Memorial City Redevelopment Authority Page: 3 MEM001-03 Statement Number: \$279	
Total Fees: \$ 2,452.50	BLANK ROME
Total Expenses and Other Hema: \$ 0.00 Total Amount Due: \$ 2,452.50	COUNSELORS AT LAW 717 TEXAS AVENUE 8 JUTE 1400 HOUSTON, TEXAS 7702 (713) 228 6001 FAX: (713) 228 6005 FEDERAL, TAX 10, 70, 73, 131 F74
	REDERAL TAX ID. NO. 23-1331874 MEMORIAL CITY REDEVELOPMENT AUTHORITY AND REINVESTMENT ZONE NUMBER 17, CITY OF HOUSTON, MATTER NO. 148310-00001 (2252 TEXAS SCOTT BEAN RAWES INIL CALDERON 1,LP P.O. BOX 22167 HOUSTON, TX 77227
	REGARDING: MEMORIAL CITY REDEVELOPMENT AUTHORITY AND REINVESTMENT ZONE NUMBER 17, CITY OF HOUSTON, TEXAS CIVIL ACTION NO.4:6-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
	FOR LEGAL SERVICES RENDERED THROUGH 06/30/17 \$ 1,092.50 FOR DISBURSEMENTS ADVANCED THROUGH 06/30/17 0.20
	CURRENT INVOICE TOTAL S 1,092.78 TRUST ACCOUNT: RETAINER TRUST - CITIZENS BALANCE FROM PREVIOUS STATEMENT 2,409.50 PLUS TOTAL DEPOSITS A 00
	DISBURSEMENT(S): LESS TRUST APPLED 0.00 S 0.00 LESS TOTAL DISBURSEMENTS 0.00 CURRENT BALANCE IN RETAINER ACCOUNT 2,409.50 CURRENT BALANCE IN RETAINER ACCOUNT 2,409.50
	ACH/WERE MAIL
n Boone Humphrites Robineon LLP July 18, 2017	BANK NAME:         RUS Citizens Bank         Blank Rome LLP           ADDRESS:         Philodelphia, PA         All           ACCOUNT TITLE:         Blank Rome LLP         Attributer           ACCOUNT TITLE:         Blank Rome LLP         Attributer           ACCOUNT TITLE:         Blank Rome LLP         Conc Logan Square           ADA NUMBER:         0.349765150 (Domestic)         130 North 18b Street           SWIFT CODE:         CT2UI331 (Incentational)         Philadelphia, PA 19103-6998
	Industry and texts broken new housen doty nate and serviced of stonedy cylindry and texts broken
	Equi-Tax Inc. invoice
	Suite 200         DATE         INNOICE #           17111 Rolling Creek Drive         DATE         INNOICE #           Houston Texas 77090         7/1/2017         51253           281-444-4866         51253         51253
HOUSTOR, TEXAS TOD: (1/3)2284001 FAC: C13) 2284005 FEDERAL TAX ID. NO. 23-1311874 MEMORIAL CITY REDEVELOPMENT AUTHORITY AND DIVOICE DATE: AUGUST 07, 2017 REINVESTMENT ZONE NUMBER 17, CITY OF HOUSTON, MATTER NO. 148310-00601 02752 TEXAS SCOTT BEAN HAWES HELL CALDERON LLP FO. BOX 22167 HOUSTON, TX 77227	BILL TO TIRZ No. 17 - Memorial City Redevelopment Authority c/o Ef1 Bookkeping Services 17111 Rolling Crock Drive, Ste 108 Houston TX 77090
REGARDING: MEMORIAL CITY REDEVELOPMENT AUTHORITY AND REINVESTMENT ZONE NUMBER 17, CITY OF HOUSTON, TEXAS CIVIL ACTION NOA:16-CV-01458; RESIDENTS AGAINST FLOODING, ET AL VS. REINVESTMENT ZONE NUMBER SEVENTEEN, CITY OF HOUSTON, TEXAS, ET AL; IN THE UNITED STATES DETRICT	DESCRIPTION ANOUNT For per Contract, Monthly Consultant Services 400 on
COURT FOR THE SOUTHERN DISTRICT OF TEXAS, HOLSTON DIVISION DATE INVOICE AMOUNT CREDITS BALANCE 07/11/17 1672831 1,092.70 0.00 1,092.70	Foo per Contract, Monthly Consultant Services 400.00
BALANCE FORWARD S 1,09270 FOR LEGAL SERVICES RENDERED THROUGH 67/31/17 S 265,00 CUBRENT INVOICE TOTAL S 365,00 IRUST ACCOUNT: RETAINER TRUST - CITIZZENS IALANCE FROM PREVIOUS STATEMENT 2,409,50	Invoice emailed to Michelle Lofton at ETI Bookkeeping Services at bkp1@efiacounting.com and to Scott Bean sbeau@hhellp.com and Linda Clayton Iclayton@hhellp.com at Hawes Hill
LESS TOTAL DEPOSITS 0.00 DISBURSEMENTS: 0.00 LESS TOTAL DISBURSEMENTS 0.00 CURRENT BALANCE IN RETAINER ACCOUNT 2,409.50	
1457.70	
Cotte \$120 ten	Total \$400.00
Menosylykanal new years new neasy dolaware walkenston oc flonda calindhila cheo telas brunkan	(*************************************

Equi-Tax Inc. Invoice ESITEFUL CORPORATION Suite 200 17111 Rolling Creek Drive Houston Texas 77090 281-444-4866 iıl 12777 Jones Road, Suite 175 Houston, TX 77070 (832)604-7083 DATE INVOICE # 8/1/2017 51368 12777 Jones Road, Suite 175 Houston, TX 77070 les.lee@esiteful.com http://www.esiteful.com BILL TO 832-604-7083 TIRZ No. 17 -TTRZ No. 17 -Memorial City Redevelopment Authority e/o ETI Bookkeeping Services 17111 Rolling Creek Drive, Ste 108 Houston TX 77090 INVOICE INVOICE # 5681 DATE 07/01/2017 DUE DATE 07/01/2017 TERMS Due on receipt BALL TO BLL TO Ms. Michelle Lotton Houston TIRZ 17 ETI Bookkeeping Services P.O. Box 73109 Houston, TX 77273 DESCRIPTION ANOUNT Fee per Contract, Monthly Consultant Services 400.00 ACTIVITY OTY RATE ALCHINT Annual Web Hosting (7/1/17 - 6/30/18) 1 1,200.00 1,200.00 BALANCE DUE \$1,200.00 Invoice emailed to Michelle Lofton at ETI Bookkeeping Services at hive to animate to which are to for at ETT book coping s bkp1@ctiaccounting.com and to Scott Bean sbean@hhellp.com and Linds Clayton [clayton@hhellp.com at Hawes Hill (ode # 6343 (ode # 2017 Total \$400.00 w.eshelul.com | Thank you } Thank you ETI Bookkeeping Services ETI Bookkeeping Services Invoice Invoice PO BOX 73109 PO BOX 73109 Houston, TX 77273 Data Invoice # Houston, TX 77273 Date invoice # 7/1/2017 7589 8/1/2017 8013 Bill To B# To TIRZ 17 Redevelopsic P.O. Box 73109 Houston, Texas 77273 TIRZ 17 Redevelopme P.O. Box 73109 Houston, Texas 77273 at Anthe Description Description Qty Rate Amount Qty 844 Amount Booktconing ookkooping amual Records Retention Fee 900.0 900.00 292.43 900.00 292.43 Total Tota) \$900.00 \$1,192.43 Code \$ 6337 Code \$ 6337 Payments/Credits Payments/Credits \$0.00 \$0.00 Balance Due **Balance Due** 5900.00 \$1,192.43 Cade # 6333

RPS klotz associates

1140 Dairy Ashlord, Sume S00, Houston, Texas 77029 2 281 589 7257 E. emak@xkots.com: W. rptgroup.com [ Kots.com

Mr. Scott Bean	July 10, 2017	
Executive Director	Project No:	006314
Memorial City Redevelopment Authority	Invoice Na:	617090
8935 Katy Freeway, Suite 215	Legacy Project No:	1111.002.000
Houston, TX, 77024		
TIRZ 17 Memorial City Redevelopment Authority Brin Branch Chann	el lessemerants & Survey	
TTRZ 17 CTP No. T-1734A & T-1734B		

# TRZ 17 CIP No: T-1734A & T-174B HCFCD Unit W140-01-20 Far Professional Services creatured from Jone 3, 2017 in Jane 30, 2017;

Description	Centract Amount	Percent Complete	billed to Date	Previously Involced	Covrent Invoice
Basic Services (LS)	919,543.75	97.19	838,531.94	832,830.77	5,701,17
Additional Services (T&M)	191,506.26	58.0942	111,253,99	105,611.07	4,642,92
Total Fee	10.000,111,1		949,785.93	939,441.84	10,344.09
					19,344,89
					\$18,344,89
					9.00
Recep:	Carrent	Pre	riona	To-Date	
Total Billings	18.344.09	939.44	0.81	949,785.94	
Contract Amount				1.111.503.00	
Balance				161,719.06	
		Total	Due This Iam	sice:	514,344.09

Memorial City Redevelopment Authority / TIRZ 17 Briar Branch (W140-01-00) Channel Improvements & Briar Branch "Straws" and Bunkar Hill Bridge TRQ 17 CP No. 7-1724A & T-1724B Master Agreement (07-30-13) Master Agreement (07-30-13) Notz Assoc. Job No. 1111.1022.000 Profes



1114 Dairy Ashind, Sala SR, Horston, Taxas 77079 Y 201 SW 7257 E gasal@dots.com W www.comm

sional Services Summary Through 06/36/17

		Invoice #	-			
Task	Contract Budget Faes	Authorized Amounts	Percent Complete %	Budget Amount Earned	Previously Billed	Earned This Period
Basic Services						
L Phase I - PER (Complete)	\$0.00	\$0.04	0.00%	\$0,0	\$0.0	\$0.00
II. Phase E - Final Design	\$919,543.74	\$919,543.74	91.1900%	\$838,531.9	\$832,830.77	\$5,701.17
III. Phase III - CPS (Not Authorized)	\$0.00	\$0.00	0.00%	\$0.0	\$0.00	\$0.00
SubTotal Basic Services	\$919,543.74	\$919,543.74		\$838,531.94	\$832,830.77	\$5,701.17
Additional Engineering Services / Sut	Contracted Ser	vices / Reimburg	ibie Expens	<b>m</b>	1	
I. Additional Engineering Services	\$81,450.00				<u> </u>	
1. TCPs - Traffic Control Plans		\$38,730.00	53.18%	\$21,372.18	\$21,372.18	\$0.00
2. SW3P - StormWater Pollusion Prevention Plans		\$17,020.00	72.63%	\$12,345.00	\$12,345.00	50.00
3. Signing & Striping Plans		\$20,019.00	0.00%	\$0.00	\$0.00	\$0.00
3. ESA 1 (Straws) - RPS Note		\$\$,700.00	91.70%	\$5,226.89	\$5,226.88	\$0.00
R. SubContracted Services	\$77,924.15					
1. AddT Topo, Survey		\$29,502.00	100.00%	\$29,502.90	\$29,502.90	\$0.00
2. Tree Protection Plan		\$10,800.00	42.99%	\$4,542.92	\$0.00	\$4,642.92
3. Geolach (Straws)		\$37,621.26	100.00%	\$37,621.25	\$37,621,26	\$0.00
Al. Reimburzible Expenses	\$32,122,10					·
1. Reimbursibis Expenses		\$32,122.10	0.24%	\$77.09	\$77.09	\$0.00
SubTotal Additional Services	\$191,506.25	\$191,506.26		\$110,788.24	\$106,145.32	\$4,642.92
Total Professional Services Fees	\$1,111,050.00	\$1,111,050.00		\$949,320.18	\$938,976.09	\$10,344.09
fotal Fees Earned this Period						\$10,344.09
Jun 17		1742017				Page 1 of 1



1160 Dairy Ashiord, Suite 500, Houston, Texas 77079 T 281 587 7257 E email@kiorr.com, W www.com

# Monthly Status Report

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

CIP No: T-1734A & T-1734B Period: Through June 30, 2017 RPS Klotz Assoc. Project No: 1111.002.000 / 005314

- Activities This Period 1. Ph II Final Design Authorization received dated 03/07/14, 09/06/16

  - Final Design Authorization received dated 03/07/14, 09/06/16
     Basic and Additional Services
     Geotechnical Investigation and ESA 1 for 'Straws' complete.
     Continue development of 'Straws' plans and incorporating into Briar Branch plans and documents for one construction project.
    - Briar Branch plans and documents for one construction project.
      3.) 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.
      4.) Updated Drainage Impact Study draft report submitted to the City of Houston for review and approval.
      5.) Updated model information submitted to the City of Houston for concurrent review. Modeling comments received and responses are being evaluated.

  - Meetings
     Project Team Meetings as required.
     Project Team Meetings with TIRZ, SWA and CoH as required.
     Additional meetings with TIRZ, SWA and CoH as required.
     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.) Continue development of plans and documents for one

- Continue development of plans and documents for one construction package
   Updated Plans will be submitted to HCFCD and CoH upon approval of Drainage Impact Report by HCFCD & CoH.
   Respond to comments and questions from HCFCD, CoH and THRZ.
- 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.

# RPS klotz associates

1160 Dairy Ashlord, Suite S00, Houston, Texas 77079 T 281 589 7257 E email@blocc.com W and record

Issues and Information we are waiting to receive - None

# RES klotz associates

1160 Dairy Ashford, Suite 500, Houston, Texas 77079 Y 281 589 7257 E enali@klotz.com. W rpagroup.com ( klotz.com

	Mr. Scott Bean Executive Director Memorial City Radevelopment Authority 8955 Katy Presway, Suite 215 Houston, TX, 77024	Projec Invoic	
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sility Improvements North Gesseer Road Reconstruction from [H-10 to north of Westvi TIRZ 17 North Gessoer Drai Phase 2 Detailed Design TIRZ 17 CIP No.: T-1732A

# For Prefamional Services rendered from June 3, 2817 to June 30, 2817:

Description	Contract Amount	Percent Complete	Billed to Date	Previously Invoiced	Carrent Javolce
Phil Final Design T-1732A & B (TxDOT)	460,700.00	2.22	10,227.54	10.227.54	0.00
Phil Final Design T-17328 (COH)	127,435,00	88.87	113,251,48	102,508,71	10,742.77
Phil Final Design T-1732A (COH)	474,170.00	98,45	466,820.37	456,820,17	0.60
Phi PER Update	107,850.00	92.74	100,020.09	100.020.09	0.00
Additional Services	214,087.96	39.6\$08	84,953,87	84,951,87	0.00
Sub - Contracted Engineering Sve (N/A)	20,000.00	0.00	0.00	0.00	0.00
Reimbarnable Expenses	22,500.00	0.00	0.00	0.00	8.00
Total Fee	1,427,042.96		775,271,35	764,528.58	10,742.77
					10,742.77
					\$10,742.77
Recap:	Current	Frei	viens	To-Date	
Total Billings Contract Amount Balance	10,742.77	764,52		775,271.35 1,427,042.96 651,771,61	
		Total	Due This I ave		\$18,741.77



Memorial City Redevelopment Authority / TIRZ 17

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1960 Duty Automa, Sep. 503, T 201 Sint 2212 P

North Gessner Drainings and Mobility suprovenients Briti (Katy Frey) to Wastview & Westview to Long Point 1782 17 (219 No. 1-1722) & Y-17328 RPS Kitz Assoc. Job No. 1511.004.000

# nal Services Summary Through 06/30/17 Invoice #

Teak	Contract Budget Fee		Percent Complete %		Previouel Efiled	y Earned Th Period
Basic Services						
I. Phase I - PER Update	\$107,850.0	¥ \$167,650.00	82,7490	K \$190,020.0	9 \$100,020.	05 \$0.00
II. Phose II - Final Dealgn	1			1		
1. T-173ZA (CoH)	\$474,170,0		\$1.45	K \$496,820.3	7 \$458.#20.:	\$7 \$0.00
2. T-17328 (Colf)	\$127,435.0		44.875	4 \$113,251,4		
3. T-1732A & B (TxD07))	\$469,790.0	\$460,700.00	2.223	6 \$10,277.6	\$10,227.	
EL Phase III - CPS (Not Authorized)	\$0.0	0.02	0.009	i \$0.01	\$0.0	K \$0.00
SubTotal Basic Services	\$1,170,155.0	0 \$1,170,185.06	vi	\$690,318.44	\$679,578.7	1 \$10,742.77
Additional Engineering Services / Sub	Contracted Se	rices/Reintare	Nie Experi	i		1
I. Additional Engineering Services	\$149,761.00				<u> </u>	
1. TCPs - Traffic Control Plans		\$23,280.00	78.17%	\$17,489.63	\$17,499.5	\$0.00
2. Traffic Signals - 4 Temp Mode & 1 New (Gessian & Westview)		\$68,010.00	49.85%	\$33,766,17	\$33,768.97	\$8.00
3. SW3P - StormWater Pozulion Prevention Plane		\$\$1,190.00	\$0.32%	\$10,025.00	\$10,025.00	\$0.00
4. Ph 2 E8A		\$47,371.00	7.72%	\$1,658.60	\$3,658.60	\$0.00
L SubContracted Services						
1. Updated Geotechnics! Invest. Avlies)	\$22,224.24	332,224,24	60,00%	\$20,001.83	\$20,001.82	\$0.00
2. Updated Survey (Keo)	\$26,973.00	\$28,973.00	0.00%	10.01	\$0.00	\$0.00
3. Street Light Plans (bani)	\$9,178.82	\$9,178.92	0.00%	\$2.05	\$0.06	\$0.00
4. Tree Protection Plans (Koshi)	\$5,950.80	\$5,958.80	0.00%	\$8.00	\$0.08	\$0.00
5. Add7 Sub-Consultant Services	\$20,000.00	\$0.00	0.00%	\$0.04	\$0.00	\$9.00
. Reimburg this Expenses	\$22,800.00	\$22,800.00	0.00%	\$5.00	\$0.00	\$0.00
SubTotel Additional Services	\$256,887.95	\$236,887_96		\$84,951.86	\$84,951.87	\$0,00
stal Professional Services Fees	1,427,042.96	\$1,407,042.96		\$775,271.34	\$764,528.58	\$10,742,77
stal Fees Earned this Period						\$10,742.77

# 1005 klotz associates

1160 Dairy Addord, Suite SOC, Houston, Teors 77079 T 281 S89 7257 E email@doc.com W www.pagros

# **Monthly Progress Report**

Project: Manorial City Radevelopment Authority / TR2 17 N. General Dailrage and Mobility Improvements – IH10 to Long Point CIP No: T-1732A & T-1732B

Period: Through June 30, 2017 RPS Klotz Assoc. Project No: 1111.004.000

# Activities Completed this Period

- Ph I PER Update Authorization received dated 12-16-16.
   Ph I PER Update Authorization received dated 12-16-16.
   Completed raview of previous draft PERs for update.
   Submitted updated draft PER to CoH for review and approval, 6-23-17.
   Ph II Final Design Authorization received dated 11/14-14 & 12-16-16.
   Basic and Additional Services
   Updated traft PERs for Update for CoH for review and approval.
   Updated draft PER SWMM model to incorporate A&B as one project and Updated draft Drainage Impact Report for CoH review and approval.
   Continue development of design plans as one construction project.
   Continue ESA II study, FC 120 Categorical Exclusion.
   Continue coordination with SWA for streetscape design.
   Received draft Geotechnical Investigation Report, 4-11-17.
   Received updated Survey, 6-14-17.

  - 8.) Necenved updated Survey, c-14-17.
    b. Meetings
    b. Meetings
    c.) Project meetings with SWA as required.
    c.) Additional Project Team Meetings as required.
    c.) Project Review Meetings with CoH as required.
    c.) Progress Migs. with TIRZ Executive Director as requested.
    c.) Attended and provided update at TIRZ Board & CIP Committee Meetings.

### Activities Planned for Next Period

- 1. Ph I PER Update
- Prin PER Opate
   a. Review and address Updated PER CoH review comments upon receipt.
   b. Prepare for CoH Technical Review Committee Meeting for TRC approval.
   Ph II Final Design.
   a. Basic and Additional Services
   1.) Complete development of draft design plans as one construction project
   2.) Continue tasks for ESA II and FC 120 Categorical Exclusion.
   3.) Continue coordination with SWA for streetscape design.
   b. Meetings

  - 3.) Constitute constitutions in the set of the
- Issues and Information we are waiting to receive Final approval/execution of AFA for TXDOT Grant for project.

# RUN klotz associates

1149 Calry Ashiord, Suite 500, Housson, Texas 77079 T 281: 589 7257 E arrait@kiocs.com W rpsgroup.com | kiocs.com

Mr. Scott Bean Exocutive Director Memorial City Rodevelopment Aua 1955 Knty Freeway, Suite 215 Houston, TX 77024 xin

August 11, 2017 Project No:

712013 1111.004.000

006673

TIRZ 17 North Gesmer: Drainage and Mobility Improvements: North Gesen Phase 2 Detailed Design TIRZ 17 CIP Not. 7:1/32A Far. Drafessional Services readered from July 1, 2017 to July 28, 2017; action from [14-10 to porth of Westview

Description	Contract Amount	Percent Complete	Billed to Date	Previously Tavoland	Current Invoke
Phil Float Design T-1732A & B (TxDOT)	460,700,00	2.72	10.227.54	10.227.54	0.00
Phil Final Design T-1732B (COH)	127,435.00	92.30	117,622.50	113.252.48	4.371.02
Phil Final Design T-1732A (COH)	474,170,00	98.45	466,820.37	466.820.37	0.00
Ph1 PER Update	107,450,00	92.74	100.020.09	100.020.09	0.00
Additional Services	214,087.96	46.0734	91.637.69	84,951,87	13.655.82
Sub - Contracted Engineering Svc (N/A)	20.000.00	5.00	6.00	0.80	0.00
Reinbursable Expenses	22,800.00	0.00	0.00	0.00	0.00
Total Fee	1,427,042.96		793,324.19	775,271.35	18,056,84
					12,456.84
					\$18,056.84
Recap:	Current	Pres	40as	To-Date	
Total Billings	18.056.84	775.27	1.14	793.328.18	
Contract Amount				427.042.96	
Balance				633,714.78	
		Tetal i	owe This Invo	ice:	\$18,056,84



# Memorial City Redevelopment Authority / TIRZ 17

North Gessner Drainage and MobiBly Improvements 1910 (Kat) Frey) to Westview & Westview to Long Point TR2 17 CP No. T-1722A & T-17208 RPS Klotz Assoc. Job No. 1111.004.000



r om Unity Achilera, Saine Sal), H T 201 549 7257 W spagness -Professional Services Summary Through 07/20/17 Involce #

Yaşık	Contract Budget Fees	Authorized Amounts	Percent Complete %	Budget Amount Enmed	Previous) Billed	r Earned TI Period
Basic Services						1
L Phase I - PER Update	\$107,850.00	\$107,450.90	82,74089	\$190,029,6	\$190,020.0	8 50.00
#. Phase II - Fisial Design			<u> </u>			
1. T-1732A (GoH)	\$474,170.00	\$474,170.00	90.45%	\$464.820.3	7 \$405.820.3	7 50.00
2. T-1732B (CoH)	\$127,436.00					
3. T-1732A & B (TxDOT))	\$480,700.00	\$480,700.00				
		The second		<u> </u>	1. 0.000000000	
III. Phase III - CPS (Not Authorized)	\$0.00		9.00%	\$0,0	\$6.0	\$0.00
SubTotal Basic Services	\$1,170,153.00	\$1,179,155,00		\$694,890.51	\$890,319.4	\$4,371.03
Additional Engineering Services / Sej	Contracted Sec	dras / Dalashar	Prio European		<u> </u>	1
			ACC. MARKED IN	r -	1	1
I. Additional Engineering Services	\$149,761.00				†	
1. TCPs - Traffic Control Plans		\$23,280.00	75,17%	\$17,499.58	\$17,428.58	\$0.00
2. Traffic Signals - 4 Temp Mode & 1 Hew (Gessier & Westview)		\$68,819.00	42.65%	\$33,766.97	\$33,768.97	\$0.90
3. SW3P - StormWater Pollution Prevention Plans		\$11,190.00	P0.32%	\$10,025.00	\$10,825.00	\$0.00
4. Ph2ESA		\$47,371.00	36.01%	\$17,544.32	\$3,658.50	\$13,685.82
I. SubContracted Services						<u>.</u>
1. Updated Gestschnicki Invest. Avlias)	\$22,224.24	\$22,224.24	\$0.00%	\$20,001.82	\$20,001.82	\$9.64
2. Updated Survey (Num)	\$28,973.00	\$25,973.00	0.00%	50.00	\$9.00	\$8.00
3. Street Light Plans (Isani)	\$9,178.82	\$9,178.92	8.50%	90.02	50.60	\$0.00
4. Tree Protection Plans (Koshi)	\$5,950.80	\$5,958,80	8.00%	60.00	\$6.06	\$0.90
5. Add1 Sub-Consultant Services	\$29,000.00	\$6.00	0.00%	\$0.00	20.02	\$8.00
. Reinbursible Expenses	\$22,800.00	\$22,800.80	0.09%	\$0.03	\$0.00	\$1.00
SubTotal Additional Services	\$258,887.96	\$236,857.96		\$38,637.68	\$\$4,\$51.87	\$13,605.82
stal Professional Services Fees	\$1,427,042,04	\$1,407,042.96		\$783,328,19	\$775,271.35	\$18,050.84
ntal Fees Earned this Period						\$18,058.84
28 17		8/1/2017				Pageidz

# July 28 17



1160 Dairy Ashford, Suite 500, Houston, Texas 77079 T 281 589 7257 W ryngrowp.com/wc

# **Monthly Progress Report**

Project: Memorial City Redovelopment Authority/ TR2 17 N. Gesoner Drainage and Mobility Improvements -- IH10 to Long Point CIP No: T-1732A & T-1732B

Period: Through July 28, 2017 RPS Kiotz Assoc. Project No: 1111.004.000

## Activities Completed this Period

- 1. Ph I PER Update Authorization received dated 12-16-16.
- Completed review of pravious draft PERs for update.
   Submitted updated draft PER to CoH for review and approval, 6-23-17.
   Received CoH comments on 7-27-17.
   Ph II Final Design Authorization received dated 11/14-14 & 12-16-16.
   Basic and Additional Services
- - Basic and Additional Services
     I. Updated N. Gessner SWMM model to incorporate A&B as one project and Updated A. Gessner SWMM model to incorporate A&B as one project and Updated draft Drainage Impact Report for CoH review and approval.
     Continue development of design plans as one construction project.
     Solutione ESA II study, FC 120 Categorical Exclusion.
     Continue coordination with SWA for streetscape design.

  - 5.j
  - Received draft Geotechnical Investigation Report, 4-11-17. i. Submitted to CoH for Review on 6-23-17
  - - CoH comments received on 7-21-17.
       Comments submitted to Subconsultant on 7-24-17. Pending updates for final submittal to CoH.

  - 6.) Received updated Survey, 6-14-17. i. Pending updates to survey
- i. Pending updates to survey
   b. Meetings
   i. Pathender meeting with CoH Council Member Brenda Stardig on 7-5-17.
   2.) Attended meetings with CoH to review Drainage Model on 7-13-17.
   3.) Project meetings with SWA as required.
   4.) Additional Project Team Meetings as required.
   5.) Project Review Meetings with CoH as required.
   6.) Progress Migs, with TIRZ Executive Director es requested.
   7. Attended and emidded under at 1072 Requested.

- Project Review Meetings with CoH as required.
   Progress Mtgs. with TIRZ Executive Director as requested.
   Attended and provided update at TIRZ Board & CIP Committee Meetings.

# Activities Planned for Next Period

- 1. Ph I PER Update
  - Review and address Updated PER CoH review comments. b. Prepare for CoH Technical Review Committee Meeting for TRC approval.

# rugh (1772

Sub-Consultant	Sub-Consultant Involce Avecunt	KA Markup (8%)	Subiotal	Cost This Manue
APS Klotz	\$13,685,62	\$2.00	\$13,685,87	\$13,685,62
		Sub-Consultanz Involta Amount	Sub-Consultant (\$%) Sub-Consultant involce Amount	Sub-Consultant (\$%) Sub-Consultant Insubs Amount SubTotel

July 28 17



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# 2. Phil Final Deskn.

- Phili Final Lesign. a. Basic and Additional Services 1.) Address CoH Drainage Model comments received during the meeting on 7-13-17.
- 2.) Submit proposal to obtain a Fault Study for the existing Fault Line along Submit propose to obtain a Fault Study for the existing Fault Line arrive the project limits.
   Submit Final Geotech Report to CoH for review and approval.
   Complete development of draft design plans as one construction project
   Continue tasks for ESA II and FC 120 Categorical Exclusion.
   Continue coordination with SWA for streetscape design.

6/1/2017

Page 2 of 2

- b. Meetings
   1.) Project Team Meetings and Additional meetings with TIRZ as required.
   2.) Provide project update at TIRZ CIP Committee and Board Meetings.
   3.) Project Team Meeting with SWA.

Issues and Information we are waiting to receive - Final approval/execution of AFA for TxDOT Grant for project.



Code 8/22/2014

Mark More Mark Mark Mark Mark Mark Mark Mark Mark	SAL ESPARZA, INC. PO BOX 90636 HOUSTON, TEXAS 77290 BH To Memorial City Redevelopment Authority, TI Scott Bean, Excoutive Director PO Box 22167 Houston, Texas 77227-2167	
WISS No. IN 177000-0017-4 WISS No. INT 17000-0017-4 WISS No. Construction Nationgtowners and Respection Services         \$40,000.00 § 15,551.83 § - \$15,551.61 \$42,500.00 § 1,593.50 § - \$1,593.50 \$248,600.00 § - \$ - \$ - \$10.00           INT 17000-0017-4 WISS No. Construction Nationality Frances         Construction Nationality Frances         \$42,500.00 § 1,593.50 § - \$1,593.50 \$248,600.00 § - \$ - \$ - \$0.00           Construction Nationality Frances         Construction Nationality Frances         \$248,600.00 § - \$ - \$ - \$ 0.00           CURRENT PATHENT DUE THIS INVOLUCE         \$17,145.72           Description of the stand Without the standard the	S.O. No.     Yerms     Project       Quantity     Description     Rate     Amount       GROUNDS MAINTENANCE SERVICES FOR JUNE 2017     2     BRIAR BRANCH BASIN #17-31 A     655.40     1,310.80       2     BRIAR BRANCH BASIN     #17-09     433.52     867.04	
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Balance Due R.1774 Code + Sedeore 8(3(2017)	Total Budget:     \$243,820.00       Total Budget:     \$243,820.00       Price Billed:     \$40,035.50       Current:     \$3,760.00       Billed to Date:     \$43,785.60       Percent Complete:     18%       Remit to:     \$199,824.50	

swa swa WORK ORDER # 16 ate: July 18, 2017 WORK ORDER # 8 : July 13, 2017 Date Date: Invoice No: Invoica No: 170385 170295 To: Memorial City Redevelopment For Period: To: Memorial City Redevelopment Authority/Houston TIRZ 17 Attn: Linda Clayton June Authority/Houston TIRZ 17 Attn: Scott Bean For Period: June Project No: Project Manager: RHTS501.8 Rhett Rentrop RHTS405 James Vick Project No Project Manager: c/o Hawes Hill Calderon LLP c/o Hawes Hill Calderon LLP PO Box 22167 PO Box 22167 Houston, TX 77227-2167 Houston, TX 77227-2167 CIP 1717 Town & Country West Drainage and Mobility Improvements CA Project W140 Detailed Design for Grading and Planting-Professional Design Services Project WORK PERFORMED: WORK PERFORMED: Coordination with Engineer; Design Support. <u>Professional Services from June 1, 2017 to June 30, 2017</u> Pre Bid Meeting Professional Services from June 1, 2017 to June 30, 2017 **Professional Personnel** Total Fee 29,720.00 Hours Rate Amount 3.00 Total Earned Previous Fee Billing Percent Complete 891.60 0.00 Principals Vick, James 6.00 210.00 1,250.00 **Current Fee Billing** 891.60 Total Fee 891.60 Total Fee Due This Invoice 1,260.00 Total Due this provice \$1,260.00 Total Due this Invoice \$891.60 Budget: \$ 33,000.00 Prior Billed: \$ 22,305.71 Current: \$ 1.260.00 Billed to Date: \$ 23,565.71 Percent Complete: 71% Code # 1-27-2017 Code # 1717 39 8/3/20H Remit to: Remait to: SWA Group Please rater to our invoice comber and Project number when making payment. Please refer to our invoice number and Project number when making payment. SWA Group PO Box 5904 PO Box 5904 A discount of 1% on current charges allowed if paid in full in thirty days. A discount of 1% on current charges allowed if paid in full in thirty days. A service charge will be assessed on oil past due accounts. Souselito, CA 94968 +1.415.332.5100 Sausalito, CA 94966 A service charge will be assessed on all past due accounts. +1,415,332,5100 . The Goodman Corporation 3200 Travis Street, Stc. 200 Houston, TX 77006 swa Work Onter # 12 CIP T-1732A/B Date: July 13, 2017 Invoice No: 170296 Invoice To: Memorial City Redevelopment Authority/Houston TIRZ 17 Attn: Linda Clayton c/o Hawes Hill Celderon LLP PO Box 22167 For Period: June B# To Octo Project No: Project Manager: Involce# RHTS502 James Vick Ma Michelie Lother 6/30/2017 6-2017-10 FTI Bookkeeping Services P.O. Box 73109 Houston, TX 77273 Houston, TX 77227-2167 Project North Gessner DD CD Torra Project WORK PERFORMED: MCTRZ Site Visits; Preliminary Design; Design Conferences and Coordination; Management Districts Design Coordination. liara. Description Leschpilon Task 1 - Purpose and Need Trait 2 - Altanastive Auslysis Task 3.2 - Water Quality Consiston Task 3.3 - Plant Counterships and 1 Habitas Rate Prior % Gurr % Annount Professional Services from June 1, 2017 to June 30, 2017 Contract Service Contract Service Contract Service Contract Service 1,500.00 0% 3,500.00 15% 3,000.00 15% 1,000.00 0% 4,500.00 45% 0.00% 0.00% 0.00% 0.00% 0.00 0.00 6.00 ional Personnel Hours Rate Amount Principals 0.00 0.00 Contract Service ties and Witchin Vick, James 16.00 235.00 3 750 00 Holden T. and Commission and Walking That 3.4 - Watters and Wellands Manifestion 1 That 3.5 - Air Opality Assessment 1 That 3.5 - Flooring Resource Assessment 1 That 3.7 - Online I Resource Assessment 1 That 3.7 - Online I Resource Analysis 1 That 3.5 - Hauredoon Matching 1 That 3.9 - Indianed Interfacedoon 1 That 3.9 - Indianedoon 1 That 3.9 -1,000.00 1,000.00 1,000.00 1,000.00 1,000.00 1,350.00 2,000.00 2,000.00 2,000.00 10% 0% 10% 12% 0% 0% 0% 0% 0.00% 0.00% 0.00% 0.00% nat Servic Contract Services Contract Services Contract Services Contract Services Contract Services **Total Fee Due This Involce** 3,760.00 **Total Oue this Invoice** \$3,760.00 0.00% 5.00% 0.00% 0.00% 0.00% Contract Service Contract Service Total Budget: \$243,620.00 Contract Services Contract Services 15000.0 Prior Billed: \$36,275.50 Current: \$3,750.00 Billed to Date; \$40,035.50 Percent Complete: 16% Remaining Budget: \$203,584.50 Code # M38 AF Total \$75.00 Remit to: -B Balance Due \$75.00 Nease refer to our invoice number and Project number when making payment. A discount of 1X on current charges allowed if paid in full in thirty days. A service charge will be assessed on all past due accounts. SWA Group Phone # Fax # PG Box 5904 Senzalito, CA 94966 +1.415.332.5100 713-951-7951 713-951-7957



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#### PROGRESS REPORT 3200 Tranis Street

Suite 200 Suite 200 ean.11X 77006 Austin TX 78757 (512) 234-8002 CORPORATION : THEODOBHANCORP.COM

To: Scott Bean, Executive Director From Stephania Kirschner

Date: July 1, 2017

Re: Environmental Studies for Categorical Exclusion Memorial Drive (Boltway 6 to Tallowood Road) (MCT102) - June 2017

Tanak	Previous % Complete	Complete
1 Purpose and Head	0%	<b>0%</b>
Comment: No activity.		
2 - Alternative Analysis	15%	15%
Comment No activity.		
3.1 - Socioeconomic Analysia	15%	15%
Comment: No activity.		
3.2 Water Quality Conditions	0%	0%
Comment: No activity.		
3.3 - Piant Communities and Wildlife Habitat	45%	45%
Comment: No activity.		
3.4 Waters and Wetlands Identification	10%	19%
Comment No activity.		
3.5 – Air Quality Assessment	0%	<b>6%</b>
Comment: No activity.		
3.6 Floodplaine Assessment	10%	10%
Comment: No activity.		
3.7 Cultural Resource Identification	16%	15%
Comment: No activity.		
3.7e – Historical Resource Analysis	<b>0%</b>	0%

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THE GOODMAN CORPORATION

0%

0%

3.8 - Hazanious Materiaia	50%	50%
Comment: No activity,		
3.9 - Historical Resource Identification	0%	5%
Comment: Downloaded Texas Historic Atlas date for proje Project Coordination Request for Historical Studies		
3.9A Indirect Impacts Assessment	<b>5%</b>	0%
Comment: No activity.		
3.10 - Cumulative Impacts Assessment	<b>6%</b>	0%
Comment No activity.		•••

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Comment: No activity.

4 - Draft and Final EA

Comment: No activity.

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

# Invoice

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Ms. Michelle Lo BTI Bookhorpin P.O. Box 73109	s Services				E	7/31/2017	7-2017-8
Houndon, TX 773	m	[			Terms		Project
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713-951-79	51 713-951-7957	1 (	1				

PROGRESS REPORT J200 Trasts Street Sufes 200 Austin, TX 78757 (S12) 236-8002 CORPORATION I THEODORNAMORE COM To: Scott Bean, Executive Director From: Jim Webb Date: August 1, 2017 Re: TIP Project Assistance and Oversight (MCT101) - July 2017 Task Previous % Generalista 1 -- Program Management, Oversight, and Intergoversmi Coordination for Mamorial Drive 34% Commenta: • No activity this period. Anticipate AFA work to begin upon completion of Gessner AFA. 2 - Program Management, Oversight, and Intergovernmental Coordination for North Genenar 42%

AUSTIN

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#### Comments

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# Current % Complete 34%

46X

HOUSTO

- coordinated discussion between H-GAC, TxDOT, and MCRA reparting project.

   Discussed path forward in executed AFA with H-GAC and TxDOT.

   Preparad draft lifter for review by MCRA staff.

   Provested better for (ARA BOD.)

   Provided signal lefter to H-GAC and TxDOT.

   Reviewed revised draft AFA, provided comments to lagel counsel.

   Sent final AFA to TxDOT for concurrence.

   Coordinated signabure on resolution for AFA from MCRA staff end legal counsel.



AUSTITAL SILVA Anderson Lane PROGRESS REPORT

Saite 200 Saite 207 Houston, TX 77006 Austin, TX 78757 (713) 951-7951 (312) 236-8002 Salta 200 THE GOODMAN (713) 951-7951 (3) CORPORATION ! 1980000MANCOK.COM

NOUSTON

2000 Través (

To: Soot Bean, Executive Director From: Stephanie Kirschner Data: August 1, 2017 Re: Environmental Studies for Categorical Exclusion Memorial Drive (Beltway 8 to Talkwood Road) (MCT102) - July 2017

Task	Previous % Complete	Corrent % Complete
1 - Purpose and Need	0%	0%
Comment: No activity.		
2 – Alternative Analysia	15%	15%
Comment: No activity.		
3.1 - Socioeconomic Analysis	15%	16%
Comment: No activity.		
3.2 - Water Quality Conditions	<b>0%</b>	0%
Comment: No addivity.		
3.3 - Plant Communities and Wildlife Habitet	45%	45%
Comment: No activity.		
3.4 Waters and Wetlands Identification	10%	10%
Comment No activity.		
3.5 - Air Quelity Assessment	0%	0%
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Comment: No activity

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Contribute the destroy.		
3.8 - Hazardous Materiala	50%	50%
Comment: No activity.		
3.9 Historical Resource klentification	5%	5%
Comment:	**	ΨA
3.8A Indirect impacts Assessment	0%	. 0%
Comment: No activity.		.,
3.10 - Cumulative Impacts Assessment	0%	<b>0%</b>
Comment: No activity.		-4
4 - Draft and Final EA	0%	9%
Comment: Coordination with TxDOT regarding finalizing Advance superind within 45 to 60 days.		AFA h

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THE GOODMAN CORPORATION

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

# Invoice

BH To Date invoice # Ms. Michelle Loffen ETI Bookizzykag Services P.O. Bas 73109 Housier, TX 77273 \$/31/2017 \$-2017-5 Тепця Project MCTIO Zarra Description Rate Prior % Curr % Amount Tusk 1 - Program Managezena, Orezeight, and Intergovernmental Coordination for Memorial Drive Tusk 2 - Program Managezenat, Orezeight, and Intergovernmental Coordination for North Densor 30,000,00 34% 6.00% 1,800.00 \$ 1738A 100,000.00 45% 3.00% 3,006.00 4 1732A Total \$4,800.00 Balance Due Code + Seabone \$4,890.06 Phone # Fex# WHAT TO A CONTRACT OF THE OWNER 713-951-7951 713-951-7957

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

# Invoice

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Bill To Scott Dean Harves Hill Cald 9610 Long Point	#150			Deta \$/31/2017	involce # 8-2017-4
Houston, TX 77	033		Terms		tojinct.
ltern	Description	Rate	Prior %	Curr %	Arnount
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			Total		\$1,126.03
Phone #	Fax#		Balance		\$1,136.03
713-951-79				( od e 4 6 322 8 124 1 1207	Ð



# 7/13/2017 Invoice #: 43015721

**Bill To:** 

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

# Invoice

# Balance Due: \$15,000.00

Amount
\$15,000.00

# Terms: C.O.D.

Total Amount:

\$15,000.00

Owed As Of: 7/13/2017

Cude # 6340

# SEPTEMBER MEETING INVOICES



SHORGTON AVE, HOUSTON, TEXAS 77007 | 713.802.5000 | WWW.TXDOT.004

September 6, 2017

CSJ: 0912-72-373

Ms. Ann Givens Executive Director Memorial City Redevelopmen c/o Hawes Hill Calderon LLP P.O. Box 22167 Houston, TX 77227-2167 nt Authority

### Dear Ms. Glycos

Attached is a fully executed Advance Funding Agreement (AFA) for the above referenced project. In accordance with Attachment C, Project Budget, a payment is due to the State, Please remit a check made payable to the Tecas Department of Transportation in the amount of \$14,000. Please reference the project number (CSI) above when transmitting the payment.

Should you have any questions regarding this matter please contact no at (713) 802-5325.

Sincerely,

Migan Carpxic Megan Campbell, AICP Transportation Planner

CC: Jim Webb, Goodman Corporation Mark Patterson, TxDOT

q.6

velope ID: A2D71915-0077-4719-8607-83F4C4338F48

CSJ#0912-72-373 District #12 - Housion Code Chart 4# 61731 Project: Gestner Road Reconstruction Federal Highway Administration CFDA Title: Highway Planning & Construction CFDA No.2 2025 Not Research and Development

2. Scope of Work

instruct Gessner Road from Long Point to IH 10, including drainage improvements and sidewalk reconstruction, as shown on Attachment "B".

OUR WALLES: People • Accountability • Trust • How re dollvar a safe, reflacke, and integrated transportatio

- Local Project Sources and Uses of Funds A. The total estimated cost of the Project is shown in the Project Budget Attachment "C", which is attached to and made a part of this agreement. The expected cash contributions from the Federal or State government, the Local Government, or other parties are shown in Attachment "C". The State will pay for only tocas project costs that have been approved by the Texas Transportation Commission. The State and the Federal Government will not reimburse the Local Government for any work performed before the federal spending authority is formally obligated to the Project by the Federal Highway Administration. After federal funds have been obligated, the State will send to the Local Government a copy of the formal documentation showing the obligation of funds induling federal award information. The Local Government is responsible for 100% of the cost of any work performed under its direction or control before the federal spending authority is formally obligated.
- obligated. B. If the Local Government will perform any work under this contract for which reimbursement will be provided by or through the State, the Local Government must complete training before federal spending authority is obligated. Training is complete when at least one individual who is working actively and directly on the Project successfully completes and receives a certificate for the course entitled Local Government Project Procedures and Quelification for the Taxas Department of Transportation. The Local Government that provide the certificate of gualification to the State. The Individual who receives the training certificate may be an employee of the Local Government or an employee of a firm that has been contracted by the Local Government to perform oversight of the Project. The State in its discretion may down reimbursement if the Local Government part deskonated a its discretion may deny reimbursement if the Local Government has not designated a qualified individual to oversee the Project.
- qualified individual to oversee the Project.
  C. The Project cost estimate shows how necessary resources for completing the Project will be provided by major cost categories. These categories may include but are not limited to: (1) costs of real property; (2) costs of utility work; (3) costs of environmental assessment and remediation; (4) cost of preliminary engineering and design; (5) cost of construction and construction management; and (6) any other local project costs.
  D. The State will be responsible for securing the Federal and State share of the funding required for the development and construction of the local Project. If the Local Government is due funds for expenses incurred, these funds will be reimbursed to the Local Government in a cost basis.
- emment on a cost basis.
- Contentinent or a cost basis.
  E. The Local Government will be responsible for all non-federal or non-state participation costs associated with the Project, otherwise provided for in this agreement or approved otherwise in an amendment to this agreement. Where Special Approval has been granted by the State, the Local Government shall only in that instance be responsible for overruns in a cost of the consult to be provided to the the Local Government of approval.
- F. Prior to the performance of any engineering review work by the State, the Local Government will pay to the State the amount specified in Attachment C. At a minimum, this

Page 2 of 14

AFA-AFA\_LongGen

Revised 10/18/2016

DocuSign Envelope ID: A2D71915-0077-4719-8507-806-41-43396-48

CSJ # 0912-72-373 District # 12 - Houston Code Chart 64 # 61731 Code Charts 4 # 01/31 Project Sestiner Road Reconstruction Federal Highway Administration CFDA No.; 20:205 CFDA No.; 20:205 Not Research and Development

STATE OF TEXAS 8 COUNTY OF TRAVIS 5

ADVANCE FUNDING AGREEMENT FOR AN OFF-SYSTEM SURFACE TRANSPORTATION PROGRAM - METROPOLITAN MOBILITY PROJECT

THIS AGREEMENT is made by and between the State of Texas, acting by and through the Texas Department of Transportation called the "State", and the Memorial City Redevelopment Authority, acting by and through its duly authorized officials, called the "Local Government."

#### WITNESSETH

WHEREAS, federal law establishes federally funded programs for transportation improvements to implement its public purposes; and

WHEREAS, the Texas Transportation Code, Sections 201.103 and 222.052 establish that the State shall design, construct and operate a system of highways in cooperation with local governments; and

WHEREAS, federal and state laws require local governments to meet certain contract standards relating to the management and administration of State and federal funds; and

WHEREAS, the Texas Transportation Commission passed Minute Order Number 114670, authorizing the State to undertake and complete a highway improvement generally described as Gessner Road Reconstruction called the "Project"; and

WHEREAS, the Governing Body of the Local Government has approved entering into this agreement by resolution or ordinance dated <u>January 23</u>. 2017 which is attached to and made a part of this agreement as Attachment "A" for the improvement covered by this agreement. A map showing the Project location appears in Attachment "B," which is attached to and made a ord of this agreement. part of this agree

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and agreements of the parties, to be by them respectively kept and performed as set forth in this agreement, it is agreed as follows:

#### AGREEMENT

1. Period of the Agreement

This agreement becomes effective when signed by the last party whose signing makes the agreement fully executed. This agreement shall remain in effect unlit the Project is completed or unless terminated as provided below. Page 1 of 14

AFA-AFA\_LongGen

Revised 10/18/2018

lope ID: A2071915-0077-4719-B607-63F4C4338F4 DocuSion En

CSJ # 0912-72-373 District # 12 - Houst Userfold # 12- Houston Code Chart 64 # 61731 Project Cessmer Road Reconstruction Federal Highway Administration CFDA Title: Highway Planning & Constr CFDA No.: 20,206 Not Research and Deater-----h moved i De

- amount shall equal the Local Government's funding share for the estimated cost of preliminary engineering for the Project. At least sibdy (60) days prior to the date set for receipt of the construction bids, the Local Government shall remit its remaining financial share for the State's estimated construction evensight and construction cost. 6. Whenever funds are paid by the Local Government to the State under this agreement, the Local Government shall remit as check or warrant made payable to the "Texas Department of Transportation." The check or warrant shall be deposited by the State and managed by the State. The funds may only be applied by the State to the Project. H. Upon completion of the Project, the State will perform an audit of the Project costs. Any funds due by the Local Government, the State, or the Federal government will be promptly paid by the owing party. If after final Project accounting any excess funds remain, those funds may be state to the Local Government's contractual obligations to the State under another advance funding agreement with approval by appropriate personnel of the Local Government.
- The State will not pay interest on any funds provided by the Local Government.

- The State will not pay interest on any funds provided by the Local Government.
   If a waiver has been granted, the State will not charge the Local Government for the indirect costs the State incurs on the local Project, unless this agreement is terminated at the request of the Local Government prior to completion of the Project.
   If the Project has been approved for a specified percentage or a "periodic payment" non-standard funding or payment arrangement under 43 TAC \$15.52, the budget in Attachment C will clearly state the specified percentage or the periodic payment schedule.
   If the Local government is an Economically Disadvantaged County (EDC) and if the State has approved adjustments to the standard financing arrangement, this agreement reflects those adjustments.
   When State so the time to pay the state as the time Local Government beard.
- M. When Special Approval has been granted by the State so that the Local Government bears the responsibility for paying cost overruns, the Local Government shall make payment to the State within thirty (30) days from the receipt of the State's written notification of those
- amounts. N. The state auditor may conduct an audit or investigation of any entity receiving funds from the State directly under this contract or indirectly through a subcontract under this contract. Acceptance of funds directly under this contract or indirectly through a subcontract under this contract acts as acceptance of the authority of the state auditor, under the direction of the legislative audit committee, to conduct an audit or investigation in connection with these funds. An onthe that is the subject of an audit or investigation much much that state funds. An entity that is the subject of an audit or investigation in connection was auditor with access to any information the state auditor considers relevant to the
- availability of appropriated funds. If funds are not appropriated, this contract shall be terminated immediately with no liability to ether party.
- terminated instructuately wan no isability to emer party.
  P. The Local Government is authorized to submit requests for reimbursement by submitting the original of an itemized invoice in a form and containing all items required by the State no more frequently than monthly, and no later than ninety (80) days after costs are incurred. If the Local Government submits invoices more than ninety (80) days after the costs are incurred, and if federal funding is reduced as a result, the State shall have no responsibility to reimburse the Local Government for those costs.

Page 3 of 14

AFA-AFA LongGen

CSJ # 0912-72-373 District # 12 - Houston Code Chart 64 # 801731 Project: Gesaner Road Reconstruction Federal Highway Administration CFDA Title: Highway Planning & Construction CFDA No: 20205 Not Breagent and Davalonment inch and Development

- Q. The State will not execute the contract for the construction of the Project until the required funding has been made available by the Local Government in accordance with this agreement.
- Termination of this Agreement This agreement shall remain in effect until the project is completed and accepted by all parties. unie

  - unless: A. The agreement is terminated in writing with the mutual consent of the parties; B. The agreement is terminated by one party because of a breach, in which case any cost incurred because of the breach shall be paid by the breaching party; C. The Local Government elects not to provide funding after the completion of preliminary engineering, specifications, and estimates (PS&E) and the Project does not proceed because of insufficient funds, in which case the Local Government agrees to reimburse the State for its mesonable actual creats incurrent during the Project; or
  - State for its reasonable actual costs incurred during the Project or D. The Project is inactive for thirty-six (36) months or longer and no expenditures have been charged against federal funds, in which case the State may in its discretion terminate this
- 5. Amendments
  - Amendments to this agreement due to changes in the character of the work, terms of the agreement, or responsibilities of the parties relating to the Project may be enacted through a mutually agreed upon, written amendment.

#### 6. Remedies

This agreement shall not be considered as specifying the exclusive remedy for any agreement default, but all remedies existing at law and in equity may be availed of by either party to this agreement and shall be cumulative.

Utilities

The Local Government shall be responsible for the adjustment, removal, or relocation of utility facilities in accordance with applicable State laws, regulations, rules, policies, and procedures, including any cost to the State of a delay resulting from the Local Government's failure to ensure that utility facilities are adjusted, removed, or relocated before the scheduled beginni of construction. The Local Government will not be reimbursed with federal or state funds for iina To construction. The Local conventment will not be reinhoused with redefail of state tunds for the cost of required utility work. The Local Government must botan advance approval for any variance from established procedures. Before a construction contract is lef, the Local Government shall provide, at the State's request, a certification stating that the Local Government has completed the adjustment of all utilities that must be adjusted before construction is completed.

 Environmental Assessment and Mitigation Development of a transportation project must comply with the National Environmental Policy Act and the National Historic Preservation Act of 1966, which require environmental clearance of federal-aid projects.

A. The Local Government is responsible for the identification and assessment of any environmental problems associated with the development of a local project governed by this agreement. AFA-AFA\_LongGen

Page 4 of 14

DocuSion Envelope ID: A2071915-0077-4719-8607-83F4C4336F4

CSJ # 0912-72-373 District # 12- Houston Code Chart 64 # 61731 Project: Geosener Road Reconstruction Federal Highway Administration CFDA Title: Highway Planning & Construction CFDA No: 20.205 Not Research and Development

Revised 10/18/2016

- D. For federally funded contracts, the parties to this agreement will comply with federal construction requirements cited in 23 CFR Part 635 and with requirements cited in 23 CFR Part 633, and shall include the latest version of Form "FHWA-1273" in the contract bidding documents. If force account work will be performed, a finding of cost effectiveness shall be made in compliance with 23 CFR 635, Subpart B.
- 12. Project Maintenance

Project Maintenance The Local Government shall be responsible for maintenance of locally owned roads after completion of the work and the State shall be responsible for maintenance of state highway system after completion of the work if the work was on the state highway system, unless otherwise provided for in existing maintenance agreements with the Local Government.

- 13. Right of Way and Real Property
  - A. Right of way and real property acquisition shall be the responsibility of the Local Government. Title to right of way and other related real property must be acceptable to the State before funds may be expended for the improvement of the right of way or real property.
  - B. If the Local Government is the owner of any part of the Project site under this agreement, the Local Government shall permit the State or its authorized representative access to
  - the Local covernment shall perfut the State of its activitizer representative access to occupy the site to perform all activities required to execute the work.
     C. All parties to this agreement will comply with and assume the costs for compliance with all the requirements of Title II and Title III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, Title 42 U.S.C.A. Section 4501 et seq., including these sublicities relations to instance actives insure the accession. Hose provisions relating to incidental expenses incurred by the property owners in conveying the real property to the Local Government, and benefits applicable to the relocation of any displaced person as defined in 49 CFR Section 24.2(g). Documentation to support such compliance must be maintained and made available to the State and its representatives for review and inspection.
  - D. The Local Government shall assume all costs and perform necessary requirements to provide any necessary evidence of title or right of use in the name of the Local Government shall be acceptable to the State, and be free and clear of all encoachments. The Local Government shall secure and provide easements and any needer lights of entry over any other land needed to develop the Project according to the approved Project plans. The Local Government shall be responsible for securing any additional real property required
  - Local Government shall be responsible for securing any additional real property required for completion of the Project. E. In the event real property is donated to the Local Government after the date of the State's authorization, the Local Government will provide all documentation to the State mgarding fair market value of the acquired property. The State will review the Local Government's appraisal, determine the fair market value and credit that amount towards the Local Government's financial share. If donated property is to be used as a funding markh, it may not be provided by the Local Government. The State will not reimburse the Local Government of fort any real property acquired before execution of this agreement and the obligation of federal sneeding authority. obligation of federal spending authority.

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CSJ # 0912-72-373 CSJ # 0912-12-3/3 District # 12-1 Hoston Code Charl 64 # 61731 Project: Gossner Road Reconstruction Foderal Highway Administration CFDA This: Highway Planning & Construction CFDA No.: 20.205 Not Research and Or

- B. The Local Government is responsible for the cost of any environmental problem's mitigation and remediation.
- C The Local Government is responsible for providing any public meetings or public hearings required for development of the environmental assessment. Public hearings will not be heid prior to the approval of project schematic. D. The Local Government is responsible for the preparation of the NEPA documents required
- The Local Government's responsible for the preparation of the REPA documents required for the environmental clearance of this Project.
   Before the advertisement for bids, the Local Government shall provide to the State written documentation from the appropriate regulatory agency or agencies that all environmental clearances have been obtained.

9. Compliance with Texas Accessibility Standards and ADA All parties to this agreement shall ensure that the plans for and the construction of all projects subject to this agreement are in compliance with the Texas Accessibility Standards (TAS) issued by the Texas Department of Licensing and Regulation, under the Architectural Barriers Act, Article 9102, Texas Civil Statutes. The TAS establishes minimum accessibility requirements to be consistent with minimum accessibility requirements of the Americans with Distributions and (DL 401, 428) (401, 428). Disabilities Act (P.L. 101-336) (ADA).

Architectural and Engineering Services
 The State has responsibility for the performance of architectural and engineering services.
 The state has responsibility for the performance of architectural and engineering services.
 The engineering plans shall be developed in accordance with the applicable State's Standard
 Specifications for Construction and Maintenance of Highways, Streets and Bridges and the
 special epecifications and special provisions related to it. For projects on the state highway
 system, the design shall, at a minimum conform to applicable State manuals. For projects not
 on the state highway system, the design shall, at a minimum, conform to applicable Americar
 Association of State Highway and Transportation Officials design standards. In procuring
 professional services, the parties to this agreement must comply with federal requirements
 cited in 23 CFR Part 172 if the project is federally funded and with Texas Government Code
 2254, Subchapter A, in all cases. Professional contracts for federally funded projects must
 conform to federal requirements, specifically including the provision for participation by
 Disadvantaged Business Enterprises (DBEs), ADA, and environmental matters.

### 11. Construction Responsibilities

Construction Responsibilities A. The State shall advertise for construction bids, issue bid proposals, receive and tabulate the bids, and award and administer the contract for construction of the Project. Administration of the contract includes the responsibility for construction engineering and for issuance of any change orders, supplemental agreements, amendments, or additional work orders that may become necessary subsequent to the award of the construction contract. In order to ensure federal funding eligibility, projects must be authorized by the State prior to advertising for construction.

- B. The State will use its approved contract letting and award procedures to let and award the construction contract.
- C. Upon completion of the Project, the party constructing the Project will issue and sign a "Notification of Completion" acknowledging the Project's construction completion.

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CSJ # 0912-72-373 District # 12 - He Project: Gessner Road Reconstruction Foderal Highway Administration CFDA Title: Highway Panning & Construction CFDA No.: 20 205 Not Research and Destin

- F. The Local Government shall prepare real property maps, property descriptions, and other data as needed to property describe the real property and submit them to the State for approval prior to the Local Government acquiring the real property. Tracings of the maps shall be retained by the Local Government for a permanent record.
  G. The Local Government agrees to make a determination of property values for each real property parcel by methods acceptable to the State and to submit to the State a tabulation of the values so determined for the tracent buildes on determined to the state and to submit to the state activities and the submit of the maps and the submit of the maps and the submit of the state and the submit of the maps and the submit of the maps and the submit of the sub
- property parcel by methods acceptable to the State and to submit to the State a tabulation of the values so determined, signed by the appropriate Local Government representative. The tabulations shall list the parcel numbers, ownership, acreage and recommended compensation. Compensation shall be shown in the component parts of tand acquired, iterritzation of improvements acquired, damages (if any) and the amounts by which the total companied by an explanation to support the determined values, together with a copy of information or reports used in calculating all determined values. Expenses incurred by the Local Government in performing this work may be eligible for reinbursement after the Local Government has neceived withen authorization by the State to proceed with determination of real property values. The State will review the data submitted and may have his of real property values. The State will review the data submitted and may base its reimbursement for parcel acquisitions on these values,
- If the Project requires the use of real property to which the Project and may base its addition of the partiely of the cost of th

### 14. Notices

All notices to either party shall be delivered personally or sent by certified or U.S. mail, postage prepaid, addressed to that party at the following address:

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CSJ#0912-72-373 District # 12 - Houston Code Chart 64 # 61731 Code Chart 64 # 61731 Project: Gesmer Road Roconstructio Federal Highway Administration CFDA No: Highway Pisnoing & Con CFDA No: 20.205 Not Research and Development

Local Government:	State:
Executive Director	Director of Contract Services
Memorial City Redevelopment Authority c/o Hawes Hill Calderon LLP P.O. Box 22167 Houston, TX 77227-2167	Texas Department of Transportation
	125 E. 11 <sup>th</sup> Street
	Austin, Texas 78701

All notices shall be deemed given on the date delivered in person or deposited in the mail, unless otherwise provided by this agreement. Either party may change the above address by sending written notice of the change to the other party. Either party may request in writing that notices shall be delivered personally or by certified U.S. mail, and that request shall be certified out by the other party.

#### 15. Legal Construction

If one or more of the provisions contained in this agreement shall for any reason be held invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability shall not affect any other provisions and this agreement shall be construed as if it did not contain the invalid, illegal, or unenforceable provision.

# 16. Responsibilities of the Parties

Responsionates or the Farues The State and the Local Government agree that neither party is an agent, servant, or employee of the other party and each party agrees it is responsible for its individual acts and deeds as well as the acts and deeds of its contractors, employees, representatives, and agents.

#### 17. Ownership of Documents

Upon completion or termination of this agreement, all documents prepared by the State shall remain the property of the State. All data prepared under this agreement shall be made available to the State without restriction or limitation on their further use. All documents produced or approved or otherwise created by the Local Government shall be transmitted to the State in the form of photocopy reproduction on a monthly basis as required by the State. The originals shall remain the property of the Local Government. At the request of the State, the Local Government shall submit any information required by the State in the format directed by the State.

# 18. Compliance with Laws

Compliance with Laws The parties shall comply with all federal, state, and local laws, statutes, ordinances, rules and regulations, and the orders and decrees of any courts or administrative bodies or tribunals in any manner affecting the performance of this agreement. When required, the Local Government shall furnish the State with satisfactory proof of this compliance.

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CSJ # 0912-72-373 District # 12 - Houston Code Chart 64 # 61731 Project Generier Road Reconstruction Federal Highway Administration CFDA Title: Highway Planning & Construction CFDA No.: 20.205 ch and Development

- D. <u>Information and Reports:</u> The Local Government will provide all information and reports required by the Acts, the Regulations, and directives issued pursuant thereto, and will permit access to its books, records, accounts, other sources of information, and facilities as may be determined by the State or the FHWA to be perfurent to ascertain compliance with such Acts, Regulations or directives. Where any information required of the Local Government is in the exclusive possession of another who fails or refuses to fumish this information, as appropriate, and will set forth what efforts it has made to obtain the information.
   <u>Sanctions for Noncompliance</u>: In the event of the Local Government's noncompliance with the Nondiscrimination provisions of this contract, the State vial information and reports as and/or obtain the information.
   <u>Sanctions as it or the FHWA may determine to be appropriate, including, but not limited to:</u>

   withholding of payments to the Local Government under the contract until the Local Government complex and/or
   cancelling, termination, or suspending of the contract, in whole or in part.
- Covernment Complete and/of
   b. cancelling, terminating, or suspending of the contract, in whole or in part.
   F. Incorporation of Provisions: The Local Government will include the provisions of paragraphs (A) through (F) in every subcontract, including procurement of materials and leases of equipment, unless exempt by the Acts, the Regulations and directives issued pursuant thereto. The Local Government will take such action with respect to any pursuant thereto. The Local Government will take such action with respect to any subcontract or procurement as the State or the FHWA may direct as a means of enforcing such provisions including sanctions for noncompliance. Provided, that if the Local Government becomes involved in, or is threatened with, litigation with a subcontractor or supplier because of such direction, the Local Government may request the State be enter into such Rigation to protect the interests of the State. In addition, the Local Government may request the United States to enter into such Rigation to protect the interests of the United States.

# Disadvantaged Business Enterprise (DBE) Program Requirements A. The parties shall comply with the Disadvantaged Business Enterprise Program requirements established in 49 CFR Part 26.

- B. The Local Government shall adopt, in its totality, the State's federally approved DBE
- orogram.
- program. C. The Local Government shall set an appropriate DBE goal consistent with the State's DBE guidelines and in consideration of the local market, project size, and nature of the goods or services to be acquired. The Local Government shall have final decision-making authority regarding the DBE goal and shall be responsible for documenting its actions.
- D The Local Government shall follow all other parts of the State's DBE program referenced in TXDOT Form 2395, Memorandum of Understanding Regarding the Adoption of the Texas Department of Transportation's Federally-Approved Disadvantaged Business Enterprise by Entity, and attachments found at web address
- Entity, and attachments found at web sourcess http://ftb.obi.state.tx.us/pub/bddoi/fb/boo/bbe/mou/mou\_attachments.pdf. The Local Government shall not discriminate on the basis of race, color, national origin, or sex in the award and performance of any U.S. Department of Transportation (DOT)-assisted contract or in the administration of its DEE program or the requirements of 49 CFR Pan 26. The Local Government shall take all necessary and reasonable steps under 49 E. CFR Part 26 to ensure non-discrimination in award and administration of DOT-assisted

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CSJ # 0912-72-373 District # 12 - Houston Code Charl 64 # 61731 Project: Gesaner Road Reconstruction Federal Highway Administration CFDA Title: Highway Planning & Construction CFDA No.: 20.205 Not Research and Development

#### 19. Sole Agreement

This agreement constitutes the sole and only agreement between the parties and supersedes any prior understandings or written or oral agreements respecting the agreement's subject matter

20. Cost Principles

In order to be reimbursed with federal funds, the parties shall comply with the Cost Principles established in 2 CFR 200 that specify that all reimbursed costs are allowable, reasonable, and allocable to the Project.

- 21. Procurement and Property Management Standards The parties shall adhere to the procurement standards established in Tale 49 CFR §18.36 and with the property management standard established in Tatle 49 CFR §18.32.
- 22. Inspection of Books and Records

Inspection of Books and Records The parties to this agreement shall maintain all books, documents, papers, accounting records, and other documentation relating to costs incurred under this agreement and shall make such materials available to the State, the Local Government, and, if federally funded, the Federal Highway Administration (FHWA), and the U.S. Office of the Inspector General, or their duly authorized representatives for review and inspection at its office during the contract period and for four (4) years from the date of completion of work defined under this contract or unit any impending lifegation, or claims are resolved. Additionally, the State, the Local Government, and the FHWA and their duly authorized representatives shall have access to all the governmental records that are directly applicable to this agreement for the purpose of making audifs, examinations, excents, and transcriptions. audits, examinations, excerpts, and transcriptions.

### 23. Civil Rights Compliance

A <u>Complete complete </u>

- Department of I ransportation (USDC17), the Federal Highway Administration (FHWA), as they may be amended from time to time, which are herein incorporated by reference and made part of this agreement. <u>Nondiscrimination</u>: The Local Government, with regard to the work performed by it during the contract, will not discriminate on the grounds of race, color, or national origin in the selection and retention of subcontractors, including procurement of materials and leases of equipment. The Local Government will not participate directly or indirectly in the discrimination prohibited by the Acts and the Regulations, including employment practices when the contract covers any activity, project, or program set forth in Appendix B of 49 CFR Part 21. 8. Part 21.
- Part 21.
  C. <u>Solicitations for Subcontracts, Including Procurement of Materials and Equipment;</u> In all solicitations either by competitive bidding or negotiation made by the Local Government for work to be performed under a subcontract, including procurement of materials or leases of equipment, each potential subcontractor or supplier will be notified by the Local Government's obligations under this contract and the Acts and Regulations relative to Nondiscrimination on the grounds of race, color, or national origin.

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CSJ # 0912-72-373 CSU # 0912-72-373 District # 12 - Houston Code Chart 64 # 61731 Project: Gessner Roaf Reconstruction Federa Highway Administration CFDA Tallo: Highway Banning & Construction CFDA No: 20 205 Not Research and Davelopmont

contracts. The State's DBE program, as required by 49 CFR Part 26 and as approved by contracts. The State's DBE program, as required by 49 CFR Part 28 and as approved by DOT, is incorporated by reference in this agreement. Implementation of this program is a legal obligation and failure to carry out its terms shall be treated as a violation of this agreement. Upon notification to the Local Government of its failure to carry out its approved program, the State may impose sanctions as provided for under 49 CFR Part 26 and may, in appropriate cases, refer the matter for enforcement under 18 U.S.C. 1001 and the Program Fraud Civil Remedies Act of 1986 (31 U.S.C. 3801 et seq.). Each contract the Local Government signs with a contractor (and each subcontract the prime contractor signs with a sub-contractor) must include the following assurance: The contractor, sub-recipient, or sub-contractor shall not discriminate on the basis of nec, color, national origin. or say in the performance of this contract.

national origin, or sex in the performance of this contract. The contractor shall carry out applicable requirements of 49 CFR Pert 26 in the award and administration of DQTassisted contracts. Failure by the contractor to carry out these requirements is a meterial breach of this agreement, which may result in the termination of this agreement or such other remedy as the recipient deems appropriate.

### 25. Debarment Certifications

Debarment Certifications The parties are prohibited from making any award at any tier to any party that is debarred or suspended or otherwise excluded from or ineligible for participation in Federal Assistance Programs under Executive Order 12549, "Debarment and Suspension." By executing this agreement, the Local Government certifies that it and its principals are not currently debarred, suspended, or otherwise excluded from or ineligible for participation in Federal Assistance Programs under Executive Order 12549 and further certifies that it will not do business with any party, to include principals, that is currently debarred, suspended, or otherwise excluded from or ineligible for participation in Federal Assistance Programs under Executive Order 12549. The parties to this contract shall require any party to a subcontract or purchase order awarded under this contract to certify its eligibility to receive federal funds and, when requested by the State, to furnish a copy of the certification.

### 26. Lobbying Certification

In executing this agreement, each signatory certifies to the best of that signatory's knowledge and belief, that:

- and belief, that:
  A. No federal appropriated funds have been paid or will be paid by or on behalf of the parties to any person for influencing or attempting to influence an officer or employee of any federal agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any federal contract, the making of any federal grant, the making of any federal loan, the entering into of any cooperative agreement, and the extension, continuation, rerewal, amendment, or modification of any federal contract, grant, loan, or cooperative agreement.
- If any funds other than federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with federal conbacts, grants, loans, or cooperative agreements, the signatory for the Local Government shall complete and submit the Federal Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its Instructions.

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CSJ#0912-72-373 CSJ # 0912-72-373 District # 12 - Houston Code Chart 64 # 61731 Project: Gesaner Road Reconstruction Federal Highway Administration CFDA Tule: Highway Planning & Cone CFDA No.: 20.205 Not Research and Dovelopment

- C. The parties shall require that the language of this certification shall be included in the award documents for all sub-awards at all liers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and all sub-recipients shall certify and disclose accordingly. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Title 31 U.S.C. §1352. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.
- 27. insurance

If this agreement authorizes the Local Government or its contractor to perform any work on State right of way, before beginning work the entity performing the work shall provide the State with a fully executed copy of the State's Form 1560 Certificate of Insurance verifying the existence of coverage in the amounts and types specified on the Certificate of Insurance for all persons and entities working on State right of way. This coverage shall be maintained until all work on the State right of way is complete. If coverage is not maintained, all work on State right of way shall cease immediately, and the State may recover damages and all costs of ompleting the work.

28. Federal Funding Accountability and Transparency Act Requirements

- A. Any recipient of funds under this agreement agrees to comply with the Federal Funding Accountability and Transparency Act (FFATA) and implementing regulations at 2 CFR Part 170, including Appendix A. This agreement is subject to the following award terms: http://www.goo.gov/fdsys/pkg/FR-2010-09-14/pdf/2010-22705.pdf and http://www.goo.gov/fdsys/pkg/FR-2010-09-14/pdf/2010-22705.pdf.
   B. The Local Government agrees that it shalt:
- Clocal Government agrees that it shall:
   Obtain and provide to the State a System for Award Management (SAM) number (Federal Acquisition Regulation, Part 4, Sub-part 4.11) if this award provides more than \$25,000 in Federal funding. The SAM number may be obtained by visiting the SAM website whose address is: <u>https://www.sam.gov/porta/public/SAM/</u>
   Obtain and provide to the State a Data Universal Numbering System (DUNS) number, a unique nine-character number that allows Federal government to track the distribution of federal money. The DUNS may be requested free of charge for all businesses and antifices required the one by definit the Dune & Brackheed (D2B) on Eventimitien
- of tederal money. The DUNS may be requested free of charge for all businesses and entities required to do so by visiting the Dun & Bradstreet (D&B) on-line registration website <u>http://fedov.dnb.com/webform;</u> and 3. Report the total compensation and names of its top five (5) executives to the State if. i. More than 60% of annual gross revenues are from the Federal government, and those revenues are greater than \$25,000,000; and ii. The compensation information is not already available through reporting to the U.S. Securities and Exchange Commission.

#### 29. Single Audit Report

- Single Audit Report
  A. The parties shall comply with the requirements of the Single Audit Act of 1984, P.L. 98-502, ensuring that the single audit report includes the coverage slipulated in 2 CFR 200.
  B. If threshold expenditures of \$750,000 or more are met during the fiscal year, the Local Government must submit a Single Audit Report and Management Letter (if applicable) to
- Revised 10/18/2016

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CSJ # 0912-72-373 District # 12 - Houston Code Chart & # 61731 Project Gessner Road Reconstruction Fedaral Highway Akninistration CFDA Title: Highway Planning & Const CFDA No.: 20205 Not Research and Duvelopment ch and Developmen

- disproportionately high and adverse human health or environmental effects on minority and low-income popul
- K. Executive Order 13166, Improving Access to Services for Persons with Limited English Laccular Orden 15 too, improving Access to Services for Persona with Limited English Proficiency, and resulting agency guidance, national origin discrimination includes discrimination because of limited English proficiency (LEP). To ensure compliance with Title VI, the parties must take reasonable steps to ensure that LEP persons have meaningful access to the programs (70 Fed. Reg. at 74087 to 74100).
   Liftle IX of the Education Amendments of 1972, as amended, which prohibits the parties from discriminating because of sex in education programs or activities (20 U.S.C. 1681 et exp.)
- seq.).

Signatory Warranty Each signatory warrants that the signatory has necessary authority to execute this agreement on behalf of the entity represented.

THIS AGREEMENT IS EXECUTED by the State and the Local Government in duplicate.

THE LOCAL GOVERNMENT

an Sim Skinalure Ann Givens

Typed or Printed Name

Board Chair MCRDA/TIRZ 17

Title

8/15/2017

Date

THE STATE OF TEXAS

tennethe Stewart Kenneth Stewart

Director of Contract Services Texas Department of Transportation 8/23/2017

Date

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CSJ # 0812-72-373 District # 12 - Houston Code Chart 64 # 61731 Project: Gesmer Road Reconstruction Federal Highway Administration CFDA Title: Highway Planning & Construction CFDA No.: 20.205 Not Research and Dankmoment Not Research and Dev

TxDOT's Compliance Division, 125 East 11th Street, Austin, TX 78701 or contact TxDOT's

- Compliance Division at <u>single-active times of the control of the </u>

30. Pertinant Non-Discrimination Authorities During the performance of this contract, the Local Government, for itself, its assignees, and successors in interest agree to comply with the following nondiscrimination statutes and authorities; including but not limited to:

- thorthes; including but not limited to:
  A. Title VI of the Civit Rights Act of 1964 (42 U.S.C. § 2000d et seq., 78 stat. 252), (prohibits discrimination on the basis of race, color, national origin); and 49 CFR Part 21.
  B. The Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, (42 U.S.C. § 4601), (prohibits unfair treatment of persons displaced or whose property has been acquired because of Federal or Federal-aid programs and projects).
  C. Federal-Aid Highway Act of 1973, (23 U.S.C. § 324 et seq.), as amended, (prohibits discrimination on the basis of sex).
  D. Section EVA of the Bobbilitation and the ded 0173. (20 U.S.C. § 174 et seq.) as amended.

- discrimination on the basis of sex).
  D. Section 504 of the Rehabilitation Act of 1973, (29 U.S.C. § 794 et seq.) as amended, (prohibits discrimination on the basis of disability); and 49 CFR Part 27.
  E. The Age Discrimination Act of 1975, as amended, (49 U.S.C. § 6101 et seq.), (prohibits discrimination on the basis of age).
  F. Airport and Airway improvement Act of 1982, (49 U.S.C. Chapter 471, Section 47123), as amended, (prohibits discrimination based on race, creed, color, national origin, or sex).
  G. The Civil Rights Restoration Act of 1987, (PL 100-209), (Broadened the scope, coverage and applicability of Title VI of the Civil Rights Act of 1984, The Age Discrimination Act of 1975 and Section 504 of the Rehabilitation Act of 1973, by expanding the definition of the ferms "programs or activities" to include all of the programs or activities are Federally funded or not).
- Recipients, subrecipients and contractors, whether such programs or accuraces are recerany funded or not).
  H. Titles II and III of the Americans with Disabilities Act, which prohibits discrimination on the basis of disability in the operation of public entities, public and private transportation systems, places of public accommodation, and certain testing entities (42 U.S.C. §§ 12131-12189) as implemented by Department of Transportation regulations at 49 C.F.R. parts 37 and 39. and 38.
- and 38.
   The Federal Aviation Administration's Nondiscrimination statute (49 U.S.C. § 47123) (prohibits discrimination on the basis of race, color, national origin, and sax).
   Executive Order 12698, Federal Actions to Address Environmental Justice in Minority Populations and Low-Income Populations, which ensures nondiscrimination against minority populations by discouraging programs, policies, and activities with Page 13 of 14

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CSJ # 0912-72-373 District # 12 - Houstor Code Chert 64 # 61731 Project: Gestner Road Reconstruction Federal Highway Administration GFDA Title: Highway Planning & Construction GFDA No.: 20205 ind De

ATTACHMENT A **RESOLUTION OR ORDINANCE** 

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Page 1 of 1

Attechment A
#### RESOLUTION AUTHORIZING EXECUTION OF AN ADVANCE FUNDING AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION

WHEREAS, the Memorial City Redevelopment Authority was awarded discretionary transportation funding through the Houston-Galveston Area Council 2015-2018 Transportation Improvement Program Call for Projects for the North Gessner Reconstruction Project (the "Danies"). "Project"); and

WHEREAS, the Memorial City Redevelopment Authority desires to reaffirm its support of the Project and approve and authorize the execution of an Advance Funding Agreement with the Texas Department of Transportation for the Project (the "Agreement").

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE MEMORIAL CITY REDEVELOPMENT AUTHORITY THAT:

The Agreement, a copy of which is attached hereto as Exhibit "A" and made a part hereof for all purposes, is hereby authorized and approved.

DULY PASSED by majority vote of all members of the Board of Directors of the Memorial City Redevelopment Authority on the 23rd day of January, 2017.

(M) x Ann Givens

Chair, Board of Directors



CS.J # 0612-72-373 District # 12 - Houston Code Chart 48 # 61731 Project: Gessner Rose Reconstruction Foderal Highway Administration CFDA Talo: Highway Bansing & Construction CFDA No: 20.205 Not Research and Development





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CSJ # 0912-72-373 CSJ # 0912-72-373 District # 12 - Houston Code Chart 64 # 61731 Project: Gessner Road Reconstruction Federal Highway Administration CFDA No.: 20205 Not Research and Development

#### ATTACHMENT C PROJECT BUDGET

Costs will be allocated based on <u>80%</u> Federal funding and <u>20%</u> Local Government funding until the federal funding reaches the maximum obligated amount. The Local Government will then be responsible for <u>100%</u> of the costs.

Description	Total Estimated Cost		ual cipation	State Partic	ipation	Loca	l Participation
		16	Cost	%	Cost	%	Cost
Construction (Category 7 - STP-MM) by State	\$3,482,000	60%	\$2,785,600	*	\$0	20%	\$696,400
Construction (Category 3 - Local) by State	\$10,000,000	*	\$0	۴	<b>\$</b> 0	100%	10,000,000
Subiotal	\$13,482,000 -		\$2,785,600		\$0		\$10,696,400
Environmental Direct State Costs	\$8,000	80%	\$6,400	0%	\$0	20%	\$1,600
Right of Way Direct State Costs	\$1,000	80%	\$800	0%	\$0	20%	\$200
Engineering Direct State Costs	\$60,000	80%	\$48,000	0%	\$0	20%	\$12,000
Utility Direct State Costs	\$1,000	80%	\$800	0%	\$0	20%	\$200
Construction Direct State Costs	\$750,000	80%	\$600,000	0%	\$0	20%	\$150,000
Indirect State Costs	\$45,000	0%	\$0	100%	\$45,000	0%	<b>\$</b> 0
TOTAL	\$14,347,000		\$3,441,600		\$45,000	16.5	\$10,860,400

initial payment by the Local Government to the State: \$14,000 Payment by the Local Government to the State before construction: \$10,846,400 Estimated total payment by the Local Government to the State \$10,860,400 This is an estimate. The final amount of Local Government participation will be based on actual costs.

#### ALLEN BOONE HUMPHRIES ROBINSON LLP To contact the ABHR Billing Depe neni, piease cali 713-860-6400 or emeil et biling@abhr.com September 14, 2017

MEMORIAL CITY REDEVELOPMENT AUTHORITY

#### Statement Number Billing Attorney Jessica Holoubek REMITTANCE PAGE

Fees for services posted through September 08, 2017	1,370.00
Expenses and Other items posted through September 05, 2017	5.88

Total Amount Due; \$1.375.88

Client/M

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

Alien Boone Humphries Robinson LLP PO Box 4345 Department 90 Houston, TX 77210-4346

Checks should be made payable to Allen Boone Humphries Robinson U.P Please Include the Invoice number on your check Total amount payable in U.S.dollers



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Attachment C

#### ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP TWOOM DIVERNITI Sectember 14, 2017

MEMORIAL CITY REDEVELOPMENT AUTHORITY

Ms. Nichelle Lofton ETT Bookkeeping Services 17111 Rolling Creek Drive, Suite 108 Houston, TX 77080		Client/Matter: Statement Number: Billing Attorney:	MEM001-01 90341 Jessica Holoubek
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Professional Fees

General

Fees for services posted through September 08, 2017, as follows:

Date	Professional	_	Hours
General			
08/07/17	Yvonne Onak	Monitor City of Houston Council agenda regarding third amendment to Project Plan and Reinvestment Zone Financing Plan.	0.25
08/12/17	Yvonna Gnak	Monitor City of Houston Council agenda for ordinances changing the boundaries of the Zone and approving the third amended Project Plan and Rotmestment Zone Financing Plan.	0.25
08/15/17	Jessica Holoubek	Travel to and attend CIP committee meeting.	1.50
08/16/17	Holly Huston	Open, sort and distribute authority mail.	0.25
08/17/17	Janelie N. Hedges	Review document request from Ling Jiang with McGrath & Co. and follow-up.	0.25
08/24/17	Jassica Holoubak	Telephone conference with Scott Bean regarding Board of Directors meeting; telephone conference with City of Houston regarding installation of enhanced street lights on N. Gessner.	0,50
08/24/17	Holly Huston	Update Authority Directory and assist with collecting documents required for Hurricane preparation.	0.25
08/25/17	Holly Huston	Receive, review and organize Authonity mail and update Authority files in accordance with the Records Management Act and in accordance with the Authority's Records Management Policy.	0.25
09/06/17	Holly Huston	Review and forward Audit request from Bank to bookkeeper for the Authority.	0.25
09/06/17	Beth King	Review, sort, and add documents into authority records in accordance with Records Management Act and Authority's Records Management Policy.	0.25

Memorial City Redevelopment Authority MEM001-01 Page: 2 90341 Statement Number: Total Task Hours: 4.00 Total Task Amount: \$1,370.00 Total Fees: \$1,370.00 Expenses and Other Items Expenses and Other Items posted through September 08, 2017, as follows: 08/15/17 JBH Mäsage expense. 5.88 Total Expenses and Other Hams: 5.88 TASK FEE BREAKDOWN Hours Amount General 4.00 1,370.00 Total Fees: 1,370.00 s Total Expenses and Other Items: s 5.88 Total Amount Due: 1,375.88 \$

Atten Boone Humphries Robinson LLP

September 14, 2017

ALLEN BOONE HUMPHRIES ROBINSON LLP

To contact the ABHR Billing Department, please call 713-860-6400 or emeil at billing@abhr.com Sectember 14, 2017

MEMORIAL CITY REDEVELOPMENT AUTHORITY

Projects	Client/Matter: Statement Number: Billing Attorney:	MEM001-03 90342 Jessica Holoubek
	REMITTANCE PAGE	

Fées for services posted through September 08, 2017 Expenses and Other Nems posted through September 06, 2017

0.00 Total Amount Due: \$2,205.00

2,205.00

**ABHR** 

ALLEN BOONE HUMPHRIES ROBINSON LLP rever D24284024 September 14, 2017

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MEMORIAL CITY REDEVELOPMENT AUTHORITY		
Ms. Michelie Lotton ETI Bookkeeping Services 17111 Rolling Cresk Drive, Suite 108 Houston, TX 77030	ClientMatter: Statement Number: Billing Attorney:	NEM001-03 90342 Jeszica Hołcubek

Projects

Professional Fees Fees for services posted through September 08, 2017, as follows:

Date	Professional			Hours
SBMSA d	etention # 1732	٢		
08/09/17	Jessica Holoubek	Telephone conference with .	lenniler Curley.	0,25
08/11/17	Jessica Holoubek	Travel to and attend meeting Spring Branch ISD represen		1.50
08/18/17	Jassica Holoubek	Draft purchase letter propos Scott Bean regarding the sa		n 0,75
08/25/17	Jessica Holoubek	Review white paper regarding	g detention improvements.	0.25
			Total Task Hours;	2.75
			Totel Task Amount:	\$1,347.50
Town & C	ountry W. Drain/Mol	<u>611-1717</u> #(717		
08/15/17	Jessica Holouzek	Review developer reimburse	ament report.	0.25
08/16/17	Jesaica Holoubek	Work on Developer relmburs	ement matters.	0.25
08/17/17	Jessica Holoubek	Review revised reimburseme same; telephone conference		0.75
08/24/17	Jesaica Holoubek	Telephone conference with / Houston, Texas, regarding d		0.25
08/25/17	Jessica Holoubak	Review partial release of lier	for right-of-way conveyance	0.25
			Total Task Hours:	1.75
			Total Task Amount:	\$857.50
			Total Fees:	\$2,205.00
TASK FEI	BREAKDOWN	Hours	Amount	
SBMSA de	ztention	2.75	1,347.50	
Allen Boor	a humphries Robinso	nLLP	Sa	ptember 14, 2017

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Alten Boone Humphries Robinson LLP PO Box 4348 Department 90 Houston, TX 77210-4346

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		and to Scott Bean shean@hhclip.com and Li iclayton@hhclip.com at Hawes Hill	ida Cinyion
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Houston, TX 77273 BR To TRZ 17 Roder-log-count Autority P.D. Ber 7109 Fromton, Tenas 77273 Description	9/L/2017 80	KIOTZ ASSOCIATES     Hi40 Dary Achford, Sure: 500, Houston, Taxa, 7707     T 281 589 7257 E unat@Bitox.com YV spyroup.com 34     Mr. Scott Beza     Exandir: Director     Mrmorial (Dy Reformance) Achterity     B955 Kay Frienzy, Suite 213     Hocosen, TX 77034     TTR2 17 CT MA 1715748     TTR2 17 CT MA 1715748     TTR2 17 CT MA 1715748     Norman, Suite 213     Hocosen, TX 77034     TTR2 17 CT MA 1715748     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     TTR2 17 Data 171544 A 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal Schleger     Constrained from 11     Monotal (Dy Reformance Automity Brier Beace     Table Billinger     Constrained	Angest 18, 2013 Project Na: 003114 Inneise Nac 717123 Lepscy Project Na: 1111.002.000 N Channel Improvements & Straw CLEART Contract Percent Kiled to Previsanty Curross Amenan Complete Blate Invested Invest Amenan Complete Blate Invested Jamies 11,050.01 1122339 11122390 000 11,050.01 11223390 1122390 000 11,050.01 11223390 1122390 000 11,050.01 11223390 1122390 000 11,050.01 11223390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1123390 1122390 000 11,050.01 1123390 000 11,050.01 1123390 1123590 000 11,050.01 1123390 000 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 112300
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Houston, TX 77273 BR To TRZ 17 Roder-lopenet Authority P.D. Ber 73109 Feeders, Tenas 77273 Description	9/L/2017 80	KIOTZ ASSOCIATES     Hi40 Dary Achford, Sure: 500, Houston, Taxa, 7707     T 281 589 7257 E unat@Bitox.com YV spyroup.com 34     Mr. Scott Beza     Exandir: Director     Mrmorial (Dy Reformance) Achterity     B955 Kay Frienzy, Suite 213     Hocosen, TX 77034     TTR2 17 CT MA 1715748     TTR2 17 CT MA 1715748     TTR2 17 CT MA 1715748     Norman, Suite 213     Hocosen, TX 77034     TTR2 17 CT MA 1715748     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     TTR2 17 Data 171544 A 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal (Dy Reformance Automity Brier Beace     TTR2 17 CT MA 1715748     Monotal Schleger     Constrained from 11     Monotal (Dy Reformance Automity Brier Beace     Table Billinger     Constrained	August 18, 2017       Project Nie: 00314       Invicie Nie: 0171735       Legrey Nejeri Nie 1111.002.000       * Chemel Improvements & Stratt <b>ZALEZZ</b> Constract Pertent Niele Nie Versismit Lawise       7.95.02.15       7.95.02.15       9.95.02.16       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00
Houston, TX 77273 BR To TRZ 17 Roder-log-count Autority P.D. Ber 7109 Fromton, Tenas 77273 Description	9/1/2017 80 9/1/2017 80 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	Additional Services (LS)     Text I Biblings     Constant Amount     Bata Services (LS)     Additional Services (LS)     Additi	August 18, 2017       Project Nie: 00314       Invicie Nie: 0171735       Legrey Nejeri Nie 1111.002.000       * Chemel Improvements & Stratt <b>ZALEZZ</b> Constract Pertent Niele Nie Versismit Lawise       7.95.02.15       7.95.02.15       9.95.02.16       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00
Houston, TX 77273 Bit To TRZ 17 Rot-relopenent Authority 20. Ber 73109 fondon, Texas 77273 Description	Street     Street       City     Rate       Street     Amount       Street     Street       Total     59	I MA Dary Adderd, Sure, SOO, Houston, Tack, 2707 T 21 139 725 ° E unal@Bitox.com 'V' spijroup.com j 30 Mr. Scott Bean E ansair to Dincar Mromoti City Reformagenet Authority 8035 Kay Teneng, Sala 213 Hocoson, TX 77024 TTR2 17 129 M. TTR24 7 47241 1007 Description Description Description Description Description Ramp: 'Additional Services (T&M) Total Billages Contect Annuel Balance	August 18, 2017       Project Nie: 00314       Invicie Nie: 0171735       Legrey Nejeri Nie 1111.002.000       * Chemel Improvements & Stratt <b>ZALEZZ</b> Constract Pertent Niele Nie Versismit Lawise       7.95.02.15       7.95.02.15       9.95.02.16       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00
Houston, TX 77273 Bit To TRZ 17 Red-relopment Authority 20. Ber 7109 Seaton, Tesas 77273 Description	Street     Street       City     Rate       Amount       Street       Street       Street       Total       Street       Payments/Credits       Payments/Credits	Additional Services (15)     Subject	Angest 18, 2013 Project Na: 003114 Inneise Nac 717123 Lepscy Project Na: 1111.002.000 N Channel Improvements & Straw CLEART Contract Percent Kiled to Previsanty Curross Amenan Complete Blate Invested Invest Amenan Complete Blate Invested Jamies 11,050.01 1122339 11122390 000 11,050.01 11223390 1122390 000 11,050.01 11223390 1122390 000 11,050.01 11223390 1122390 000 11,050.01 11223390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1122390 1122390 000 11,050.01 1123390 1122390 000 11,050.01 1123390 000 11,050.01 1123390 1123590 000 11,050.01 1123390 000 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 1123300 11,050.01 112300
Guiston, TX 77273 BBI To IRZ 17 Rockendopatent Authority D. Bao 73109 Guisen, Texas 77273 Description	Street     Street       City     Rate       Street     Amount       Street     Street       Total     59	Additional Services (15)     Subject	August 18, 2017       Project Nie: 00314       Invicie Nie: 0171735       Legrey Nejeri Nie 1111.002.000       * Chemel Improvements & Stratt <b>ZALEZZ</b> Constract Pertent Niele Nie Versismit Lawise       7.95.02.15       7.95.02.15       9.95.02.16       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00       11.05.00

Memorial City Redevelopment Authority / TIRZ 17 Brian Branch (W140-01-00) Chessiel Improvements & Brian Branch "Stream" and Bunker Hill Bridge TR2 Tr CP No. 7-17244 & T-17348 Mestr Agreement (07-30-13) Robit Assoc. Job No. 1111.002.000 Profes

RPS klotz associates t 142 Thing Addeed, Seite S20, Her T 231 587 7257 & conditions of

		Invoice #				
Task	Contract Budget Fars	Authorized Amounts	Percent Complete	Budget Amount Earned	Previously Billed	Earned This Period
Basic Services	Į					
L Phase I - PER (Complete)	\$0.00	\$0.00	0.00%	4.62	\$0.00	\$0.00
9, Phase II - Final Design	\$919,543,74	\$919,543.74	91.5900%	\$843,129.64	\$\$38,531.94	\$4,697.72
IIL Phase RI - CP5 (Not Authorized)	\$0.00	\$0.00	0.00%	\$0.04	50.00	\$0.00
SubTotal Basic Services	\$819,543.74	\$919,543.74		\$843,129.64	\$838,531.94	\$4,597,72
Additional Engineering Services / Sub	Contracted Ser	vices / Reimburs	Role Excern	<b>1</b>		
L Additional Engineering Services	\$81,460,90					
1. TCPs - Traffic Control Plans		\$38,730.06	55.18%	\$21,372.18	\$21,372.18	\$0.00
2, SW3P - StormWater Pollution Prevention Plans		\$17,020.05	72.53%	\$12,345.00	\$12,345.00	\$0,00
3, Signing & Striping Plans	<u></u>	\$20,010.00	0.00%	\$0.00	\$0.00	\$0.00
3. ESA 1 (Straws) - RPS Notz		\$5,700.00	91.70%	\$5,226.89	\$5,226.89	\$0.00
8. SubContracted Services	\$77,924.15					
1. Add'I Topo. 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. Geotach (Straws)		\$37,621.26	100.00%	\$37,621,26	\$37,621.26	\$0.00
SL Reimbursible Expenses	\$32,122.10			·		
1. Reimburgible Expenses		\$32,122.10	0.24%	\$77.09	\$77.09	\$0.00
SubTotal Additional Services	\$191,506.25	\$191,506.26		\$110,788.24	\$110,788.24	\$0.00
Total Professional Services Fees	\$1,111,050.00)	\$1,111,050.00		<b>\$953,917.90</b>	\$949,320,18	14,597.72
Total Fees Earned this Period						F4,597.72
\$£17		6/1/2017				Page 1 of 1

ul S Through 07/28/17

#### RPS klotz associates

1140 Ouky Ashlord Suite 500, Houston, Texas 77079 T 281 589 7257 E email@ekmz.com W www.rpsgroup.com ( www.stotz.com

4.) Attend and provide project update at TIRZ Board Meeting. Issues and Information we are waiting to receive - None



#### 1160 Dairy Ashlant, Sate S00, Housson, Taras 77079 T 281 S81 7257 E email@biorr.com W waterman

#### Monthly Status Report

Project: Momorial City Rodevelopment Authority/TIFZ 17 Briar Branch (W14901-00) Channel Improvements & Briar Branch 'Straws' and Bunker Hill Bridge

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

Period: Through July 28, 2017 RPS Klotz Assoc. Project No: 1111.002.000 / 006314

- Activities This Period
  Activities This Period
  Problem 1 Phile Phal Design Authorization received dated 03/07/14, 09/06/16
  a. Basic and Additional Services
  1.) Geotechnical Investigation and ESA 1 for Straws' complete.
  2.) Continue development of Straws' plans and incorporating his
  Briar Branch plans and documents for one construction project.
  3.) Updated Drainage Impact Study draft report submitted to
  HCFCD for review and approval. Initial HCFCD comments
  received dated 03-07.7. Responses to comments complete
  and resubmitted to HCFCD for review and approval. Additional
  commants received 07-13-17.
  4.) Updated Drainage Impact Study draft report submitted to the
  City of Houston for review and approval.
  5.) Updated model information submitted to the City of Houston for
  concurrent review. Initial COH comments received 06-12-17.

  - concurrent review. Initial COH comments received 06-12-17. Meeting held 07-13-17 to resolve comments.

  - Meeting held 07-13-17 to resolve comments. b. Meetings 1.) Project Team Meetings as required. 2.) Additional meetings with TIRZ, SWA 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
   Activities Planned for Next Period
   Activities and Additional Services
   a. Basic and Additional Services
   1.) Continue development of plans and documents for one
   construction package
   2.) Updated Plans will be submitted to HCFCD and CoH upon
   approval of Drainage Impact Report by HCFCD & CoH,
   3.) Respond to comments and questions from HCFCD, CoH and
   TIR2,
   b. Meetings

- 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.



Mr. Scott Bean

Lar 15, 2017 Project No: Invision No: 405602

Excessive Director Memorial City Reference 1955 Katy Freeway, Suite 215 Houston, TX 77024 Legacy Project No. 1111,004,000 wateration from Ui-10 to north of We TIRZ 17 North Germer Dai Phase 2 Detailed Design TIRZ 17 CIP No.: T-1732A

ered from Jain 29, 2817 to September 1, 2017; For Profes

Description	Centract Amount	Perceni Campleta	Billed to Dare	Previously Stratesd	Current Javolet
Phil Final Design T-1732A & B (TxDOT)	460,700.00	2.22	10,227,54	10227.34	040
Phil Final Design T-1732B (COS)	127,433.00	97.47	124210.87	\$17,622.50	6,188.19
Phil Final Design T-1732A (CDB)	474,170.00	98.45	466,829.37	455,620.37	0.00
Phi PER Update	107,850,00	92,74	100.020.09	100.020.09	0.00
Additional Services	214,087.96	54,4132	116,492.05	98,637,69	17,854,36
Sub - Contracted Engineering Syc (N/A)	20,000.00	0.00	00.0	0,00	0.00
Reinsburnbie Expresses	22,800.00	6.00	0.00	0.00	0.60
Total Fee	1,427,042.96		817,776.94	793,324.19	24,442,75
					24,442.75
					\$24,442.75
tap:	Correst	Pre	riem	To-Dute	
Total Billings	24,442.75	793,33	212	\$17,770,93	
Contract Amount				1,427,642.96	
Balance				609,272.63	
		Tetal	Due This Jaw	des;	\$24,442,75

aladia

Ramit Paynaent; 1160 N Dery Ashford, Suite 600, Houston, Texas, 77079 F: (201) 559-7257 F: (201) 559-7309

#### Memorial City Redevelopment Authority / TIRZ 17 North Gensorer Drainage and Hobility Improvements (H10 (Kely Frwy) to Westview & Vestview to Long Point TR2 17 CRP No. T-17228 & T-17238 RP3 Nork Assoc. Jab No. 1111.001.000



Professional Services Summary Through 03/03/1/17

Contract Budget Fees	Authorized Amounts	Percent Complete %	Bodgel Amount Extract	Previously Billed	Earned Th Period
1					1
\$107,850.00	\$107,850.00	92,74007	\$ 130,429.0	\$190,020.05	\$0.00
1	1		<u> </u>		
		\$8.45%			64.00
\$480,700.00	\$480,700.00	2.22%	\$10,227.5	\$10,227.54	\$4.92
50.08	50.00	9.00%	\$0.00	\$0.02	\$0,00
\$1,170,155.00	\$1,170,155.00		\$791,278.85	\$454,490.50	\$4,582.29
Contracted Rec	vices / Reimburz	the Expense	1		
6149,781.00					
	\$23,780.00	75.17%	\$17,499.51	\$17,419.51	\$0.00
	568,010.09	49.65%	\$33,768.97	\$33,768.97	\$0.00
	\$11,140,00	\$0.32%	\$19,525.00	\$10,025.00	\$0.68
	447,371,00	74.30%	\$25,194.64	\$17,344.37	\$17,854.36
\$22,224.24	\$22,224,24	\$0.00%	\$20,001.82	\$20,001,82	\$6.00
\$26,973.00	\$26,973.00	0.00%	50.90	\$0.00	\$0.00
\$9,174.92	\$9,178,92	0.00%	\$6.00	\$0.00	\$0.00
\$5,959.84	\$5,950.80	1.00%	\$8.00	\$0.03	\$0.00
\$20,009.40	\$4.05	0.00X	\$0.00	\$0.00	14.20
\$22,800.00	\$22,860.01	0.00%	\$0.00	\$0.00	\$9,00
\$256,887,98	\$2,36,887.94		\$118,492.04	\$92,637.69	\$17,854.36
\$1,427,042.98	\$1,407,042.95		\$817,770.54	\$793,324.19	\$24,442.75
					\$24,442.75
	Budget Fees Budget Fees \$107,450,20 \$107,450,20 \$107,450,20 \$107,452,20 \$107,155,20 Coltraded Eer \$148,700,20 \$1,170,155,20 Coltraded Eer \$148,700,20 \$1,170,155,20 \$1,170,15	Budget Fees Arrounts Budget Fees Arrounts \$107,850,20 \$107,850,80 \$107,850,20 \$107,850,80 \$107,850,20 \$107,850,80 \$107,850,20 \$107,850,80 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$107,850,20 \$10,20 \$107,850,20 \$10,20 \$107,850,20 \$107,850,20 \$11,960,80 \$12,960,80 \$12,960,80 \$122,800,90	Contract Budget Feee         Authorited Amounts         Compute S           1107,450,00         5107,450,40         92,74070           1107,450,00         5107,450,40         92,74070           1107,450,00         5107,450,40         92,74070           1107,450,00         5407,4170,40         94,475, 94,470,170,40         94,475, 94,470,4170,40           111,110,155,00         97,477, 95,000         96,90         2,227, 90,90         90,90           11,110,155,00         97,477,118,00         90,00         75,175, 90,90         90,90           11,110,155,00         97,477,118,00         90,327, 90,377,100         90,327, 90,327, 90,327, 90,327, 90,327, 90,327,120         90,327, 74,305, 90,307, 90,327, 90,309,40         90,327, 90,309,40           11,110,0,00         90,327, 90,309,40         90,305, 90,307, 90,309,40         90,307, 90,309,40           122,250,20,0         322,800,00         9,309,51         9,309,51           122,250,20,0         322,800,00         9,309,51         9,309,51           122,250,20,00         322,260,00         9,309,51         9,309,51	Contract         Authorized Amounts         Compute S         Amounts           1017,050,260         5107,820.80         92,7407%         5130,820.01           1017,050,260         5107,820.80         92,7407%         5130,820.01           1017,070,00         5474,177.20         94,67%         5130,820.01           1017,070,00         5474,177.20         94,67%         5130,220.01           1017,070,00         5474,177.20         94,77%         5130,220.01           1017,070,00         5474,177.20         94,77%         5130,220.01           1017,070,00         548,705.00         2.27%         510,777.83           548,703,00         150,260         2.27%         510,777.83           541,170,105,00         511,760,00         40,05%         517,748,95           6148,701,200         523,2960,00         75,77%         517,469,59           511,140,200         523,2960,00         75,77%         519,223.00           511,140,200         523,2960,00         523,198,56           522,224,24         521,224,34         60,30%         523,091,42           523,093,00         522,871,20         0.20%         543,00           520,093,00         522,871,20         0.20%         542,00      5	Lientzeit Budget Feet         Authorited Amounts         Completes S.         Anount Earneit         Pervloutly Billed           1907,450,00         5107,850,40         92,7400%         5130,420,00         5106,420,00           1907,450,00         5107,850,40         92,7400%         5130,420,00         5106,420,00           1907,450,00         5107,850,40         92,7400%         5130,420,00         5468,420,00           1917,450,00         5127,455,00         97,477%         5134,710,20         5468,420,27           1917,4750,00         5127,455,00         97,477%         5134,710,20         5468,420,27           1917,91,55,00         512,710,00         2,27%         510,272,44         310,277,54           1917,91,55,00         517,170,185,00         577,75%         517,420,85         517,420,50           1911,170,155,00         511,140,00         60,327%         517,489,58         517,489,58           1011,440,00         60,327%         517,489,58         517,489,58         517,489,58           1011,440,00         60,327%         523,198,66         510,01,42         520,091,42           1011,440,00         60,307%         520,001,42         520,091,42         520,091,42         520,091,42         520,091,42         520,091,42         520,091,42 </td

		broka é			
Stional Engineering Services / BubContracted Services / moarsible Charges this Month	Sub-Country	Sub-Constailan) Jiwaka Ampani	KA Martup (8%)	3ab)1au1	Cost This Month
Rional Kingineering Services 2 ESA RKUP	RPS Klaz	\$17,254,36	50.00	\$17,854,35	\$17.854.36

lices Services Data



1160 Daley Astriont, Suite SOD, Houston, Texas 77079 17 281 589 7257 W rpsgroup.com/usa

#### **Monthly Progress Report**

Project: Memorial City Redevelopment Authority / TRZ 17 N. Gessner Drainage and Mobility Improvements – 1H10 to Long Point CIP No: T-1732A & T-1732B

Period: Through September 1, 2017 RPS Kiotz Assoc. Project No: 1111.004.000

#### Activities Completed this Period

- 1. Ph I PER Update Authorization received dated 12-18-16.
   a. Completed review of previous draft PERs for update.
   b. Submitted updated draft PER to CoH for review and approval, 6-23-17.
   1.) Received CoH comments on 7-27-17.
   2.) Received CoH Wastewater Ops comments on 8-9-17.
- Received CoH Wastewater Ops comments on 8-9-17.
   Ph II Final Design Authorization received dated 11/14-14 & 12-16-16.
   Basic and Additional Services
   Updated M. Gessner SWMM model to incorporate A&B as one project and Updated draft Drainage Impact Report for CoH review and approval.
   Continue development of design plans as one construction project.
   Continue development of design plans as one construction project.
   Continue development of design plans as one construction project.
   Continue development of design plans as one construction project.
   Continue development of design plans as one construction project.
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   Continue development of design plans as one construction project.
   Continue development of design plans as one construction project.
   Continue development of design plans as one construction project.
   Received update design.
   Received updated design plans as one construction project.
   Received updated design plans as one construction project.
   Contomments received on 7-21-17.
   Evelopment plans submittal to Coti.
   Received updated Survey. 6:14-17.

  - updates for trial submittal to CoH.
    6.) Received updated Survey, 6-14-17.
    i. Pending updates to survey
    7.) Performed estimate of Overhead power line relocation cost on 8-14-2017.
    8.) Continue to address CoH Drainage Model comments received during the meeting on 7-13-17. Pending receipt of additional comments from the City.
- City.
  b. Meetings
  1.) Attended meeting with TIRZ 17 to review Drainage Improvements and Overhead powerline relocations on 8-15-17.
  c) Project meetings with SWA as required.
  3.) Additional Project Team Meetings as required.
  4.) Project Review Meetings with COH as required.
  5.) Prograss Mtgs. with TIRZ Executive Director as requested.
  6.) Attended and provided update at TIRZ Board & CIP Committee Meetings.



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1160 Dairy Ashford, Suiza 500, Houston, Texas 77079 7 281 589 7257 ₩ spagrovep.com/us

#### Activities Planned for Next Period

- Ph I PER Update

   Review and address Updated PER CoH review comments.
   Propare for CoH Technical Review Committee Meeting for TRC approval.

   b. Prepare for CoH Technical Review Committee Meeting for TRC approval
   b. Prepare for CoH Technical Review Committee Meeting for TRC approval
   c) Phil Final Design.
   a. Basic and Additional Services
   1.) Submit proposal to obtain a Fault Study for the existing Fault Line along the project limits.
   2. Submit Final Geotech Report to CoH for review and approval.
   3.) Complete development of draft design plans as one construction project
   4.) Continue tasks for ESA II and FC 120 Categorical Exclusion.
   5.) Continue coordination with SWA for streetscape design.
   b. Meetings
   1.) Project Team Meetings and Additional meetings with TIRZ as required.
   2.) Provide project update at TIRZ CIP Committee and Board Meetings.
   3.) Project Team Meetings with SWA.

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Issues and Information we are waiting to receive ~ Final approvalexecution of AFA for TxDOT Grant for project.

Memorial City Redevelopment Authority / TIRZ 17

RPS klotz associates

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Briar Branch (W149-01-00) Channel Improvements & Briar Branch Strevel and Bunker Nai Bridge TIR2 17 CP No. T-1334A s T-1734B Matter Apprenet (07-30-13) Klott Assoc. Job No. 1111.002.000 Protes

Professional Services Su

		Through 09/01/ Invoice #				
Task	Contract Budget Fees	Authorizad Amounte	Percent Complete %	Budget Amount Eemed	Previously Billed	Earned Thia Period
Basic Services				·		
I. Phase 1 - PER (Complete)	\$0.00	\$0.04	0.00	\$0.0	50.0	\$0.00
II. Phase II - Final Design	\$919,543.74	\$919,543.74	92,579	\$ \$313,940.2	7 \$843,129,8	\$10,850.82
III. Phase III - CPS (Not Authorized)	\$0.00	\$8.00	0.003	50.0	6 \$0.04	\$0.00
SubTotal Basic Services	\$919,543.74	\$919,543.74	<u> </u>	\$453,180.2	5843,129.64	\$10,850.62
Additional Engineering Services / Sub	Contracted Ser	 reices / Reinsburg	Lible Expens	ан 		
I. Additional Engineering Services	\$81,460.00					
1. TCPs - Traffic Control Plane		\$38,730.00	55.18%	\$21,172.14	\$21,372.18	\$0.00
2. SW3P - StormWater Pollution Prevention Plazs		\$17,028.00	72.53%	\$12,345.00	\$12,345.00	\$0.00
3. Signing & Striping Plans		\$20,010.00	0.00%	\$2.60	\$0.00	\$0.00
3. ESA 1 (Straws) - RPS Klotz		\$5,700.00	91.70%	15,726.69	\$5,226.89	\$0.00
a. SubContracted Services	\$77,924.18					
1. Add'i Topo. Survey		\$29,502.90	100.00%	\$29,502.90	\$29,502.90	\$0.00
2. Tree Protection Plan		\$10,600.00	42.99%	\$4,642.82	\$4,642.93	\$0.00
3. Geotech (Straws)		\$37,621.25	100.00%	\$37,621,25	\$37,821.28	\$0.00
II. Reimburaible Expenses	\$32,122,10					
1. Reimbursible Exponses		\$32,122.10	0.24%	\$17,09	\$77.00	\$0.00
SubTotal Additional Services	\$191,508,28	\$191,506.26		\$110,788.24	\$110,788.24	\$0.00
Total Professional Services Fees	\$1,111,050.00	\$1,111,050.00		4964,758.51	\$853,917.00	\$10,850.62
Fotal Fees Earned this Period						\$10,850.62

97/2017

Aug 17

Page 1 of 1

**RPS** klotz associates

1160 Dairy Ashford, Saka 500, Houston, Texas 77079 T 261 589 7257 E email@kidotz.com VV www.room

RPS

Mr. Scott Benn Encoutive Director Memorial City Redevelopment Au 8955 Katy Freeway, Suite 215 Heardon, TX 17024

TRZ 17 Memorial City Redevelopment J TRZ 17 CIP No. 7-17345 & T-17349 HCFCD Unit W140-01-00 For Preferitoral Service residence from

Additional Services (T&M)

Deter Basic Services (1.5)

Total Fee

Contract Balance

rity Brim Br fran Jahr 29, 2017 in September 1, 2017:

Cantraci Percent Amount Camplete

92.87

951383.60

Total Tate This

18.0942

919,543.75 191,506.26 1,111,050.01

Carro

10,850.62

#### **Monthly Status Report**

Remit Payment 1160 N Dairy Ashford, Suite 500, Houston, Texas, 77079 T: (281) 559-7257 F: (281) 599-7309

Project Memorial CityRedevelopmentAuthonity/TRZ 17 Briar Branch (W140-01-00) Channel Improvements & Briar Branch 'Strawa' and Bunker Hill Bridge

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

Period: Through September 1, 2017 RPS Klotz Assoc. Project No: 1111.002.000 / 006314

Sentember 18, 2017 Project No: Involce No:

egicy Project No: 1111,002,000

Bliles to Previously Date Invoiced

841,129.66 111,251.99 954,183.65

тал

965,234,28 1,111,505.00 146,270,72

853,980.28 111,253.99 965,234,27

106314 \$17115

Current

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0.00 20.084,01

10,858.62 538.631.62 ш

\$18,850.62

a|30|301 600E #

- Activities This Period

  Activities This Period

  Phills Final Design Authorization received dated 63/07/14, 09/06/16

  a. Basic and Additional Services

  1.) Geotechnical Investigation and ESA 1 for 'Straws' complete.
  2.) Continue development of 'Straws' plans and heoroporating into
  Briar Branch plans and documents for one construction project.
  3.) 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.

  - approval.
    Updated Drainage Impact Study draft report submitted to the City of Houston for review and approval.
    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 enormal. approval.

  - approva.
    b. Meetings
    1.) Project Team Meetings as required.
    2.) Additional meetings with TiRZ, SWA 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

- - Continue development of plans and documents for one construction package
     Updated Plans will be submitted to HCFCD and CoH upon approval of Drainage Impact Report by HCFCD & CoH.
     Respond to comments and questions from HCFCD, CoH and TIRZ.

#### RPS klotz associates

1160 Dairy Ashford, Suite SOQ, Houston, Texas 77079 T 281 587 7257 E annal@kilotz.com W www.page com i www.kle

b. Meetings

Project Team Meetings as required.
Additional meetings with TIR2 and SWA as required.
Coordination meetings with HCFCD and CoH as required.
Attend and provide project update at TIR2 Board Meeting.

Issues and Information we are waiting to receive - None

Page 2 of 2

McCALL GIBSON SWEDLUN Certified Public Accura			ESPARZA, IN 1 To Address: 10X 99636 INTON, IEXAS 77290	IC.		Date	invoice #
13102/Herden Caster Debe Measure Safe 253 1703/462/005/5610 1713/462-026 Far (713)462-026 Far (71	9600 Great Hills T Sotte 15064 Anstin, Tenne 7875 STU2 610-2009 BOTH workshill con	HOC 251-	444-2913		1	8/31/1	
September 18, 20 IRZ 17 Redevelopment Authority ITI Bookkeeping Services		Man Scott PO E	nonial City Redevelopment J Bean, Executive Director Jox 22167 don, Texas 7/227-2167	Authority, TI			
7111 Rolling Creek, Suite 200 Iouston, TX 77090				S.O. Ho.	P.O. No.	Terina	Project
lient Number: 574-00		Quan	ity in the second se	Description		Rate	Amount
Audit of Memorial City Redevelopment Authority as of and for the year ended June 30, 2017. Interim Bi	illing <u>\$.8.000.00</u>		GROUNDS MAD AUGUST 2017. 1 BRIAR BRANCH 1 LUMPKIN BASIN	BASIN #1731		655.40 433.52	655.40 433.52
	000 4 20			Cose#10	dreat of the state		
						Balance Due	\$1,048.92



9/13/2017

Invoice #: 43015772

Bill To:

Invoice

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

# Balance Due: \$9,000.00

Description	Amount
Professional consulting and administrative fee, September 2017 (new rate effective July 1, 2017) Balance owed at new rate, professional consulting and administrative fee, @\$500/month for July and August	\$8,000.00 \$1,000.00
	:

#### Terms: C.O.D.

Owed As Of: 9/20/2017

Total Amount:

\$9,000.00

CODE \$ 63:10 CODE 2012017

 Hawes Hill & Associates LLP, PO Box 22167, Houston TX 77227-2167

 713-595-1200
 EIN 76-0565638

#### 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. Report from LAN on Hurricane Harvey.

## MEMORIAL CITY REDEVELOPMENT AUTHORITY TIRZ NO. 17, HOUSTON, TEXAS

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

action.

MEMORIAL CITY REDEVELOPMENT AUTHORITY TIRZ NO. 17 c/o Hawes Hill & Associates LLP P.O. Box 22167 Houston, TX 77227-2167 713-595-1200 or FAX 281-888-6314

#### RECEIPT

Memorial City Redevelopment Authority (the "Authority") was organized and created by the City of Houston, Texas, to aid, assist and act on behalf of Tax Increment Reinvestment Zone No. 17 (the "Zone"); and

T&C Way Partners, LLC ("Midway") is an owner of land within the Zone; and

The Authority and Midway entered into a Development Agreement (the "Development Agreement") for the purpose of financing the acquisition of land for the construction of street and detention improvements for the extension of Town & Country Way from Town & Country Boulevard west toward Beltway 8 (the "Project"), more particularly described in the developer reimbursement report prepared by McCall Gibson Swedlund Barfoot PLLC dated August 25, 2016, attached hereto (the "Report"); and

Midway has paid certain costs for 0.4959 acres (the "Land") for public improvements as described in the Report and the Development Agreement;

NOW, THEREFORE, Midway acknowledges the receipt of the sum of \$1,649,592.51 (the "Payment") as partial payment under the Development Agreement for funds advanced for the Project described in the Development Agreement and as described in the Report. The Authority is entitled to rely on this Receipt.

Midway represents and warrants that (1) the Payment is for funds advanced under the Development Agreement; (2) it is the proper party to whom the payment for the matters reimbursed herein should be paid by the Authority; and (3) that there are no other parties that could claim a right to payment of the reimbursement. IN CONSIDERATION OF THE PAYMENT TO MIDWAY BY THE AUTHORITY AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT AND SUFFICIENCY OF WHICH ARE HEREBY ACKNOWLEDGED, AND IN LIGHT OF MIDWAY' S WARRANTY THAT IT IS THE PROPER PARTY TO RECEIVE THE PAYMENT DESCRIBED HEREIN, MIDWAY HEREBY AGREES TO PROTECT, INDEMNIFY, DEFEND, AND HOLD THE AUTHORITY HARMLESS FROM ANY AND ALL CLAIMS, ACTIONS, OR LAWSUITS ASSERTED BY ANY PARTY, OR ANY SUCH PARTY'S SUCCESSOR IN INTEREST OR ASSIGNEE, REGARDING THE DEVELOPMENT AGREEMENT AND THE AUTHORITY'S REIMBURSEMENT TO MIDWAY DESCRIBED HEREIN. THIS INDEMNITY AND HOLD HARMLESS AGREEMENT RUNNING IN FAVOR OF THE AUTHORITY IS SPECIFICALLY INTENDED TO COVER ALL COSTS TO THE AUTHORITY OF ANY FUTURE LITIGATION, INCLUDING REASONABLE ATTORNEYS' FEES AND EXPENSES, OTHER DEFENSE COSTS, AND THE COSTS OF ENFORCING THE INDEMNITY.

EFFECTIVE as of <u>August</u> 1994, 2017.

T&C WAY PARTNERS, LLC, a Texas limited liability company

VP

Title:

By: Midway Interests, Inc., a Delaware corporation, its sole member Mb By: Name: Haw Rece

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SUBJECT TO CHANGE

### MEMORIAL CITY REDEVELOPMENT AUTHORITY

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REPORT ON APPLYING AGREED-UPON PROCEDURES TO PUBLIC IMPROVEMENT LAND COSTS REIMBURSABLE TO T&C WAY PARTNERS, LLC (COMPANY) AUGUST 29, 2017

> McCALL GIBSON SWEDLUND BARFOOT PLLC Certified Public Accountants

SUBJECT TO CHANGE

#### MEMORIAL CITY REDEVELOPMENT AUTHORITY

### REPORT ON APPLYING AGREED-UPON PROCEDURES TO PUBLIC IMPROVEMENT LAND COSTS REIMBURSABLE TO T&C WAY PARTNERS, LLC (COMPANY) AUGUST 29, 2017

#### TABLE OF CONTENTS

SUBJECT TO CHANGE

**SCHEDULE** 

#### INDEPENDENT ACCOUNTANT'S REPORT ON APPLYING AGREED-UPON PROCEDURES

SCHEDULE OF PUBLIC IMPROVEMENT LAND COSTS REIMBURSABLE TO T&C WAY PARTNERS, LLC (COMPANY)

SCHEDULE COMPARING ACTUAL REIMBURSABLE COSTS WITH ESTIMATES FROM THE DEVELOPMENT AGREEMENT Α

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#### McCALL GIBSON SWEDLUND BARFOOT PLLC Certified Public Accountants

13100 Wortham Center Drive Suite 235 Housion, Texas 77065-5610 (713) 462-0341 Fax (713) 462-2708 E-Mail: <u>mgsb@mgsbpllc.com</u>

9600 Great Hills Trail Suite 150W Austin, Texas 78759 (512) 610-2209 www.mgsbpllc.com

August 29, 2017

SUBJECT TO CHANGE

Board of Directors Memorial City Redevelopment Authority City of Houston, Texas

Independent Accountant's Report on Applying Agreed-Upon Procedures

We have performed the procedures enumerated below, which were agreed to by the Board of Directors of Memorial City Redevelopment Authority (the "Authority") on the invoices and schedules updated for T&C Way Partners, LLC (the "Company") for funds advanced to the Authority for the purpose of acquiring land for Public Improvements. The responsible parties for this report are the intended users of the report. This agreed-upon procedures engagement is for the purpose of complying with the requirements of the Agreement and was performed solely to assist you in evaluating the reasonableness of those costs. This report is not to be used for any other purpose.

This engagement to apply agreed-upon procedures was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. The sufficiency of the procedures is solely the responsibility of the Board of the Authority or the City of Houston (the "City"). Consequently, we make no representation regarding the sufficiency of the procedures either for the purpose for which this report has been requested or for any other purpose. The procedures performed are summarized as follows:

A. We reviewed certain schedules and supporting documents submitted on behalf of the Company in substantiation of the costs to be reimbursed. Our review included all documentation supporting items, amounts, and proof of payment for which reimbursement was requested. In addition, we reviewed all agreements provided to us relative to the reimbursement request. Board of Directors Memorial City Redevelopment Authority

August 29, 2017 Page 2

- SUBJECT TO CHANGE B. We prepared a schedule to calculate interest at the interest rate in the Authority's Development Agreement, and updated the prior report based on the Exchange Agreement and land exchange.
- C. We prepared a reimbursement report for the benefit of the Authority, including the accountant's report and schedule of amounts reimbursable to the Company, and have compared the amounts for approved costs with the actual reimbursable costs to complete the project.

The attached Schedule A, titled "Schedule of Public Improvement Land Costs Reimbursable to T&C Way Partners, LLC (Company)", sets forth their reimbursable costs. This reimbursement is in accordance with the terms and conditions of the Development Agreement between the Authority and the Company dated March 14, 2014. An Exchange Agreement dated June 13, 2014 between the Authority, SFP Hotel Investors, L.P. and SFP Hotel Partners, L.P., and the First Amendment to Exchange Agreement dated June 30, 2014, provided that 50% of the net sales proceeds would be due to the Company.

Under the Development Agreement, the Company contribution of \$4,500,000 for public improvement land costs was to be reimbursed from available tax increment in the project area. The First Amendment to Exchange Agreement provided a reduction in the amount due to the Developer, resulting in a decrease of principal of \$722,799.66 paid at closing. We originally calculated interest on the principal due as \$499,869.86 at 4.5% through August 31, 2016. A prior year payment of \$880,321.70 included that interest amount and a principal payment of \$380,451.84. The adjustment to the prior balance and current interest resulted in current net interest calculation of \$86,429.49, for a total due of \$3,483,177.99. The tax preparer indicated the current amount available from tax increment is \$1,649,592.51.

The following changes were made to the original schedule:

1. We calculated interest in accordance with the Development Agreement. In that agreement, the interest rate is to be the lesser of 4.5% or the rate of interest imposed by the Company's lender. The Company has indicated that 4.5% is the rate to be used. We adjusted the prior amount to the agreement date, and updated the interest calculation through August 29, 2017. That calculation resulted in an increase of \$86,429.49.

We reviewed the increment calculation provided by the tax collector for the current reimbursement. We have calculated the current reimbursement amount of \$1,649,592.51, applying interest of \$86,429.49 and principal of \$1,563,163.02. The balance of principal due after the current payment is applied is \$1,833,585.48.

If the reimbursement is not made on August 29, 2017, we have calculated a per diem of \$418.78 to be added to the amount of interest in the report.

Board of Directors Memorial City Redevelopment Authority

August 29, 2017 Page 3

SUBJECT TO CHANGE Schedule B compares the actual reimbursable costs due the Company with the Development Agreement estimated land costs. Additional Annual Payments are to be made for 10 years from the effective date based on Project Tax Increment Revenue or until the principal balances reaches zero.

We were not engaged to and did not conduct an audit, the objective of which would be the expression of an opinion on the aforementioned reimbursable costs. Accordingly, we do not express such an opinion. Had we performed additional procedures, other matters might have come to our attention that would have been reported to you.

This report is intended solely for the use of the Board of Directors and is not intended to be and should not be used by anyone other than this specified party. However, this report is a matter of public record and its distribution is not limited. This report should not be associated with the presentation of any financial data of the City or the Authority except to comply with filing requirements as required by the respective agreements.

McCall Gibson Swedlund Barfoot PLLC Certified Public Accountants Houston, Texas

AUP Report 2017 T&C Reimb

#### MEMORIAL CITY REDEVELOPMENT AUTHORITY SCHEDULE OF PUBLIC IMPROVEMENT LAND COSTS REIMBURSABLE TO T&C WAY PARTNERS, LLC (COMPANY) AUGUST 29, 2017

SUBJECT TO CHANGE

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(SEE ACCOMPANYING DISCLAIMER OF OPINION AND EXPLANATION OF AGREED-UPON PROCEDURES PERFORMED)

DESCRIPTIÓN	ת	TOTAL EIMBURSABLE COST
Company Contribution for Public Improvement Land 0.4959 Acres for Public Improvement Extension of Town & Country Way from Town & Country Blvd. west toward Beltway 8		
Amount Paid by Developer	S	4,500,000.00
Exchange Agreement for Land Transfer		
Paid on March 14, 2014 - Tract C		(722,799.66)
Subtotal	\$	3,777,200.34
Authority Reimbursement on August 31, 2016		•
Adjust Interest for 2016 Based on Reduced Principal for Tract C Exchange		(380,451.84)
Current Interest Calcuated Through August 29, 2017		
TOTAL AMOUNT REIMBURSABLE TO	<del></del>	······
T&C WAY PARTNERS, LLC AS OF AUGUST 29, 2017	\$	3,396,748.50
Limitation to Available Increment		(1,833,585.48)
TOTAL AMOUNT PAYABLE TO		· · · · · · · · · · · · · · · · · · ·
T&C WAY PARTNERS, LLC AS OF AUGUST 29, 2017	<u> </u>	1,563,163.02
Interest rate in accordance with the Development Agreement dated March 14, 2014		

interest rate in accordance with the Development Agreement dated March 14, 2014

SUBJECT TO CHANGE

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<b>Arrowski</b> dob	ACCRUED INTEREST AT 4.5%*	<u>RE</u>	TOTAL EIMBURSABLE
\$	499,869.86	\$	4,999,869.86
<del>.</del>			(722,799.66)
\$	499,869.86	\$	4,277,070.20
	(499,869.86)		(880,321.70)
	(65,586.64)		(65,586.64)
	152,016.13	<b>.</b>	152,016.13
\$	86,429.49	\$	3,483,177.99
<del> </del>	·······		(1,833,585.48)
\$	86,429.49	\$	1,649,592.51

Schedule A Page 2 of 2

#### MEMORIAL CITY REDEVELOPMENT AUTHORITY SCHEDULE COMPARING ACTUAL REIMBURSABLE COSTS WITH ESTIMATES FROM THE DEVELOPMENT AGREEMENT AUGUST 29, 2017

SUBJECT TO CHANGE

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(SEE ACCOMPANYING DISCLAIMER OF OPINION AND EXPLANATION OF AGREED-UPON PROCEDURES PERFORMED)

DESCRIPTION PROJECT ITEMS	E	STIMATED COSTS	T&C WA	URSABLE TO LY PARTNERS, LLC JGUST 31, 2016	T&C W	BURSABLE TO /AY PARTNERS, LLC NUGUST 29, 2017
Company Contribution for Public Improvement Land Cost	\$	3,777,200	S	380,452	\$	1,563,163
Developer Interest				499,870		86,429
TOTAL PROJECT ITEMS	<u></u>	3,777,200	<u></u>	880,322	<u></u>	1,649,592

Schedule B Page 1 of 2



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ESTIMATED ADDITIONAL COST TO COMPLETE		TOTAL ACTUAL COSTS TO DATE AND ESTIMATED ADDITIONAL COST TO COMPLETE		ACTUAL OVER (UNDER) ESTIMATE		
S	1,833,585	S	3,777,200	S	-	
•• •• • <u>•</u> •••••			586,299		586,299	
<u>s</u>	1,833,585	<u>.</u>	4,363,499	5	586,299	

Schedule B Page 2 of 2

#### 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				

7. FY 2018 budget.

CITY OF HOUSTON Fund Summary ECONOMIC DEVELOPMENT DIVISION Fund Name: Memorial City Redevelopment Authority FISCAL YEAR 2018 BUDGET PROFILE TIRZ: 17 Fund Number: 7565/50 Base Year: Ρ 1999 Base Year Taxable Value: \$ 509,671,530 R Projected Taxable Value (TY2017): \$ 3,444,922,599 0 Current Taxable Value (TY2016): \$ 3,375,327,369 F Acres: 984.98 1 Administrator (Contact): Scott Bean L Contact Number: (713) 595-1213 Ε Zone Ruxpose: Tax Increment Reinvestment Zone Number Seventeen, City of Houston, Texas was created to provide plans and programs needed to address blighted conditions in the Memorial City area associated with failing infrastructure, lack of utility capacity, increased traffic congestion and declining retail sales resulting from increased competition to older inner-city malls and shopping centers from suburban retail centers. N Α R R Completed construction of Lumpkin Road Improvements project, including renovation and increased detention capacity at the Westview Detention Pond, А Т

Completed construction of Town and Country at Queensbury interestion improvements and signalization through a development agreement.

Completed detailed design of Town & Country West Drainage and Mobility project and publicly bid the project.

Completed preliminary design and commenced detailed design of W-140-01 Channel Improvements project.

Commenced detailed design of Gessner Road reconstruction from Interstate 10 to Long Point Road, and Memorial Drive from Beltway 8 to Tallowood. Ε

Completed a drainage analysis on the feasibility of a detention basin on the south side of Interstate 10 known as Detention Basin A.

P R	Capital Projects:	Total Plan	Cumulative Expenses (to 6/30/16)	Variance
O J E	Roadway and Sidewalk Improvements Public Utility Improvements Parks and Recreational Facilities	\$ 53,429,681 120,856,453 11,889,119	\$ 34,932,000 33,126,448 326,966	\$
C T	Total Capital Projects	\$ 186,175,253	\$ 68,385,414	- \$ 117,789,839
P L	Affordable Housing School & Education/Cultural Facilities Financing Costs Administration Costs/ Professional Services	- - 25,000,000	23,881,693	- - 1,118,307
A N	Creation Costs Total Project Plan	\$ 5,952,851 217,128,104	4,663,754 \$ 96,930,861	1,289,097 \$ 120,197,243

	Additional Financial Data	FY2017/Budget	EY2017 Estimate	EY2018 Budget
	Debt Service	\$ 4,358,253	\$ 4,358,253	
	Principal Interest	\$ 2,870,000	\$ 2,870,000	\$ 3,100,000
D	niciesi	<u>\$ 1,488,253</u>		\$ 664,846
Е		Balance as of 6/30/16	Projected Balance as of	Projected Balance as of
в	Year End Outstanding (Principal)		6/30/17	6/30/18
Т	Bond Debt	\$ 39,325,000	\$ 36,455,000	\$ 33,355,000
	Bank Loan	\$ -	\$ -	\$ -
	Line of Credit	\$ -	\$ -	\$ -
	Developer Agreement	\$ -	\$ -	\$ -
	Other	\$ -	\$ -	\$

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#### CITY OF HOUSTON ECONOMIC DEVELOPMENT DIVISION FISCAL YEAR 2018 BUDGET DETAIL

#### Fund Summary Fund Name: Memorial City Redevelopment Authority TIRZ: 17 Fund Number: 7565/50

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TIRZ Budget Line Items	F	2017 Budget	FY	2017 Estimate	F	2018 Budget
RESOURCES						
RESTRICTED Funds - Capital Projects	\$		\$		\$	
RESTRICTED Funds - Affordable Housing	\$	-	\$		\$	
RESTRICTED Funds - Bond Debt Service	\$	4,366,399	\$	4,366,399	\$	4,205,67
UNRESTRICTED Funds	\$	20,763,988		23,516,168	\$	25,993,88
Beginning Balance	\$	25,130,387	\$	27,882,567	\$	30,199,55
City tax revenue	\$	15,073,959	\$	15,731,173	\$	16,599,07
County tax revenue	\$	-	\$	-	\$	
ISD tax revenue	\$		\$	-	\$	
ISD tax revenue - Pass Through	\$	-	\$	_	\$	
Community College tax revenue	<u>\$</u>		\$	-	\$	
Incremental property tax revenue	\$	15,073,959	\$	15,731,173	\$	16,599,07
Miscellaneous revenue	<b>\$</b>	• ••• •	\$		\$	
COH TIRZ interest	\$		\$		\$	
Interest Income	<u>\$</u>	36,969	<u>\$</u>	36,969	\$	36,96
Other Interest Income	\$	36,969	\$	36,969	\$	36,96
, 1999 mil 1999 mil 1990 mil 2010 mil 2010 mil 1997 mil 1997 produktor produktor politika i svano svetov politi 1997 mil 1997	\$		\$		\$	
Grant Proceeds	s		ŝ		\$	3,400,00
	ana sanan ang sanas.			a a anna 10 mar an 10 anna 1977 a	¥	0,400,00
The PLAN INTERNAL CONTRACT IN CONTRACTION AND AND AND AND ADDRESS ADDRESS ADDRESS ADDRESS ADDRESS ADDRESS ADDRE	<u>\$</u>		\$		\$	
Proceeds from Bank Loan	· · · · · · · · · · · · ·	w	\$		\$	
Series 2018					\$	73,300,00
Contract Revenue Bond Proceeds	\$		\$		\$	73,300,00
TOTAL AVAILABLE RESOURCES	S	40,241,315	S	43,650,709	S	123,535,600

#### CITY OF HOUSTON

ECONOMIC DEVELOPMENT DIVISION FISCAL YEAR 2018 BUDGET DETAIL

Fund Summary Fund Name: Memorial City Redevelopment Authority TIRZ: 17

Fund Number: 7565/50

TIRZ Budget Line Items		Y2017 Budget	F	(2017 Estimate		FY2018 Budget
EX	PENDITURE	S				
A second with the second se	ورويد محمد محمد مع				T	
Accounting	\$	10,500	an 1	10,800		10,80
Administration Salaries & Benefits	\$	100,000	Sec. 17	90,000		96,000
Auditor Bond Services/Trustee/Financial Advisor		19,500	Sec. 14. 64	20,000	\$	20,000
Insurance	\$	14,300		3,200		3,200
Office Administration		3,500	\$	1,290	\$	1,290
	\$	-	\$	-	\$	3,00
TIRZ Administration and Overhead		147,800	\$	125,290	\$	134,291
Engineering Consultants		30,000	S	17,500	e	20,000
Legal	S.	175,000	\$	115,000	\$	
Construction Audit	ŝ	10,000	e e	7,000	\$	150,000
Planning Consultants	·····	50,000	¢ ¢	7,000	ф.	10,000
Program and Project Consultants	\$	265,000	\$	139,500	<u>\$</u>	180,000
Management consulting services	·····	412,800	\$	264,790	\$	314,290
	·····	en eren er selal at familie.	1	201,100		014,230
Capital Expenditures (See CIP Schedule)	<u>\$</u>	16,710,000	\$	2,150,024	\$	12,042,100
TIRZ Capital Expenditures	\$	16,710,000	\$	2,150,024	\$	12,042,100
T&C Way Partners, LLC			á			
MetroNational - Detention & Roadway Construction	and the second se	-	\$	880,332	\$	1,649,593
	\$	1,119,241	\$	1,086,092	\$	-
Town Center Partners, Ltd Developer / Project Reimbursements	\$		\$	1,008,259	\$	-
Bond Debt Service (Series 2008) Principal	s	470,000	\$	470,000	\$	490,000
Interest Bond Debt Service (Series 2011)	\$	311,722	\$	311,722	\$	57,405
Principal	\$	575,000	\$	575,000	\$	600.000
Interest	S	271,492	\$	271,492	5	249,872
Bond Debt Service (Series 2011A)			.*	2/ 1,432	Φ	249,072
Principal	\$	1,825,000	\$	1,825,000	\$	1,895,000
Interest	\$	905,039	S	905,039	\$	357,569
Bond Series (Series 2016)		end an c'aran				001,000
Principal	\$	1,691,417	\$	_	\$	115,000
Interest	\$	n an	\$	-	S	431,330
Trustee Fee	\$	9,500	\$	9,500	\$	9,500
Cost of Issuance		e etter alle etter de ser	- <sup>20</sup>	19 19 19 19 19 19 19 19 19 19 19 19 19 1		0,000
Loan debt service	* ** *** * *** ***	** ** ** **		1.2.1.02.000	$\rightarrow \infty$ .	· · · · · · · · · · · ·
Principal	e .		¢	States and	•	
Interest	ŝ	*****	φ	-	φ	-
Line of Credit	φ		Ф	× 7 1 -	\$	
No wash no bi sung unter a second a second a superior as successed as the second s	an and an a				2	200
Principal	\$	-	\$	-	\$	
Interest	\$		\$	-	\$	-
Convenience Fee	\$		\$	1. juli - 1. jul	\$	_
Bystem debt service	\$	6,059,170	\$	4,367,753	\$	4,205,676
OTAL PROJECT COSTS		04.004.044	<b>A</b>			
UTAL FRUJEUT UU313	\$	24,301,211	\$	9,757,250	\$	18,211,659

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# CITY OF HOUSTON ECONOMIC DEVELOPMENT DIVISION FISCAL YEAR 2018 BUDGET DETAIL

Fund Summary Fund Name: Memorial City Redevelopment Authority TIRZ: 17

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Fund Number: 7565/50

TIRZ Budget Line Items	F	Y2017 Budget	FY	2017 Estimate	F	Y2018 Budget
Payment/transfer to ISD - educational facilities	\$		\$	· · · · · · · · · · · · · · · · · · ·	\$	ana (2009) na 162002 (2009) na 1
Payment/transfer to ISD - educational facilities (Pass Through)	\$		\$	-	\$	
Adminstration Fees:						
City	\$	753,698	\$	786,559	\$	829,954
County	\$	-	\$	-	\$	-
ISD	\$		\$	-	\$	-
HCC	\$	-	\$		\$	ے۔ محمد ہے جس رہے میں رہیں ہے ہے اور اور
Affordable Housing:						
City	\$		\$		\$	
County	\$	-	\$		\$	-
ISD to City of Houston	\$	-	\$		\$	
Municipal Services Charge	\$	2,256,619	\$	2,256,619	\$	2,256,619
Municipal Services - Supplemental	\$		\$	490,000	\$	-
Total Transfers	\$	3,010,317	\$	3,533,178	\$	3,086,573
Total Budget	\$	27,311,528	\$	13,290,428	\$	21,298,232
RESTRICTED Funds - Capital Projects	\$		\$		\$	
RESTRICTED Funds - Affordable Housing	\$	1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 	\$	•	\$	-
RESTRICTED Funds - Bond Debt Service	\$	9,432,913	\$	4,366,399	\$	11,196,999
UNRESTRICTED Funds	\$	3,496,875	\$	25,993,882	\$	91,040,369
Ending Fund Balance	\$	12,929,788	\$	30,360,281	\$	102,237,368
Total Budget & Ending Fund Balance	\$	40,241,315	\$	43,650,709	S	123,535,600

Notes:

183,538,971	\$ 001'120'121	anning sta			-					
	_	2 786 DDD	\$ 17.935.090	29,036,000	\$ 59,300,000	\$ 12,042,100	2,150,024	60,341,847	5 60,244,747 \$ 2,160,024 \$ 12,042,100 \$ 69,240,000 \$	
- 116 ADA	- 475 MMB	35.000	35,000	35,000	35,000	35,000	·	·	Concrete Panel Replacement Program	1-1799
000,050,01	BAN'ACA'AL				1	•	•	•		1-1738
100'100'100'010 000	10.050.000		9,000,000	500,000	500,000	50,000	•			1200
18.851.058	18,385,000				17,885,000	400,000	131,018	335,038	Memorial Drive Drainage and Mobility Improvement Project - Phase 1 Memorial Indus Contention	A86/1-1
750.000	750.000	750,000	,		•			•		Vec/1-1
	35,250,000	•	•	28,000,000	6,250,000	1,000,000	116,724	·		
			•			•	•	'		11/348
107'01	10.000				12,865,000	6,315,000	286,847	1,274,207		46/1-1
141,10					•	f	•	73,280		1-1733B
400'71	,			,	•			\$ 81,041		T-1733A
						•	•	\$ 72,854	N. Gessner Drainage Phase 2 - (combined with T - 1732A)	87611-1
46 E01 E14	15 747 100	•	•	•	15,150,000	587,100	338,445	\$ 511,989	N. Cessner Litalizage and Mobility Improvement, 1-10 to Langpoint	
			•	1	•	•	240	\$	memoral Drive Drainage and Mobility	
					•	•	10,284	\$ 10,544,091	Letertion Basin and W-140	V [2]-
App/ol				•	•	-	•	•	Westview and Lumpkin entenced sidewalk/bus	1-1728
a,ora				•	-		123	\$ 18,546	N. Gessner Preliminary Engineering	1-1727
500 <sup>1</sup> 717				•	•	•	*	\$ 5,673	West Bough Roadway Improvements	82/1-1
			100.001	100.000	125,000	125,000	13,387	\$ 150,568	Park and Green Space improvements	T-1725
13,065	•			•			•	•	Gessner at Barryknoll Intersection improvements	7-1724
101	•					•	5,183	\$ 7,802	Town and Country Blvd. at Queensbury Signatization	11722
1,442,725	•			,	•	•		\$ 869,167	Kingsride East Bound et Gessner	T-1718
97/'846'01				1		•	•	\$ 1,442,725	Kimberiy near Beitway 8 Drainage improvements	T-1718
545,088	•				8,190,000	3,520,000	438,380	395,985,5	Town and Country West Drainage and Mobility Improvements	11717
2,838,374	nnn'nna'z				•		•	\$ 545,088	Queensbury Dreinege Improvements	T-1716
7,322,178	-		ADD 00A		•		•	5 38,374	Barryknoli West Drainage improvements	T-1715B
8,624,023	6,800,000	•	non'non'o	analaat				5 7,322,178	Barryknoil East Drainage improvements	T-1715A
1,857	•				000 007			\$ 24,023	Frostwood Drive and Kingsride Drainage Improvements	. T-1714
17,505,253	•	•	•			•		\$ 1,857	Bunker Hill South of HH 10 Mobility Improvements	T-1712
171'AAN'D	•			•	•		808,085	\$ 16,697,168	traprovement to £umpkin from 4-t0 to Northbrook	T-1709
200 V2U			•	•	•	•	•	\$ 8,098,259	Bunker Hill Widening I+10 to Long Point	T-1702
Sar oco ++		-		•	•	1	358	\$ 11,028,427	Gessner Widening Barryknell to I-10	1-1701
Cumitative Totali	EV B. FULL COL				6107 F		A Projected color	C The desired of the second		
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CITY OF HOUSTON - TIRZ PROGRAM Economic Development Division 

2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

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2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

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			IRZ Funds	City of Houston	<sub>0</sub>		
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i oleci.	Frostwood Dr	Frostwood Drive and Kingsride Drainage Improvements	le Drainage Im	provements	City Cour	City Council District	Key Map:				
					Location:	U	Geo. Ref.:		WBS.:	Ì	T-1714
				D	Served:	U	Neighborhood:	16	T		
Description:	between IH-10	between IH-10 and Gessner Immovements are intervioud to	Frostwood Drive	and Kingsride			Operating and Maintenance	aintenance Co	Costs: (\$ Thousands)	(s)	
	provide benefit	provide benefit to study area and adjacent neighborhood.	d adjacent neigl	borhood.		2018	2019	2020	2021	2022	Total
					Personnel	-			1		\$
Instification.		Drainane improvement needled to odden of the			Supplies	1	1			3	Į
		sever water to a regional detention hasin	to adequately or ion basin	onvey storm	Svcs. & Chgs.						· ·····
					Capital Outlay		1				
					Total	۱ ج	•	69	69	, e	₽ 4
1					FTES					• •	€
						Fiscal Ye	Fiscal Year Planned Expenses	xbenses			
Project	Project Allocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total
à	Phase		1					2			(To Date)
Planr	E	-		· · · · · · · ·				WTORD A		And and the second s	
2 Acquisition	ion	-	-			-	-	-	-	-	<del>S</del>
3 Design	and and a summary to prove the provided to the strength of the	23.643			-	-	-	-	-	•	s
4 Construction	ction	-			-	400,000	400,000	-	-	\$ 800,000	\$ 823,643
5 Equipment	ant	-	-		1	•	-	8,000,000	1	\$ 8,000,000	\$ 8,000,000
6 Close-Out	ut	-	-			-	-	-		•	\$
7 Other		380	-			-	-	-	-	•	Ф
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Oth	Other Sub-Total:	380		1					•	1 69	
							•		1	٠ ه	\$ 380
Total AI	Total Allocations	\$ 24,023	•	۔ ج	•	\$ 400,000	\$ 400,000	\$ 8,000,000	۔ ج	\$ 8,800.000	\$ 8.824.023
Source	Source of Funds										
TIRZ Funds		24,023		A London Land		000 000	100 000				
City of Houston			1	-	-		400,000	8,000,000	-	\$ 8,800,000	\$ 8,824,023
Other			-	•		1	*	-	*	• •	и 1 1
	Total Funds	¢ 24 032	•	•	,					•	6
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T-1714

# CITY OF HOUSTON - TIRZ PROGRAM

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2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOR

2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

	Town and Cou	Town and Country West Drainage and Mobility	age and Mobil	fy	City Council District	cil District	Key Map:				
	Improvements				Location:	ŋ	Geo. Ref.:		WBS.:	T-1717	212
					Served:	G	Neighborhood:	16			
Description:	Upgrade existing	Upgrade existing drainage system with large boxes. Extend existing	vith large boxes.	Extend existing			Operating and Maintenance	aintenance Cost	Costs: (\$ Thousands)	s)	
	40' roadway west	to intersect with B	eltway 8 NB fron	tage road. Build		2018	2019	2020	2021	2022	Total
	Blvd. All public uti	a roundation to empiricate the prise me of so 100m and Country Blvd. All public utilities will be replaced	ed ed		Personnel					•	۰ ج
					Supplies			1	-		
Justification:	Drainage improve	Drainage improvements to eliminate frequent street flooding/ponding	frequent street	flooding/ponding	Svcs. & Chgs.		1	1	-	1	
	Frontage Flimina	W 8+ ac-rt detention. Improve traffic flow by extending road to BV/8 Frontage Fliminate offset in Town and Country Blvd w/ roundshout	and Country Blud	ig road to BW 8	Capital Outlay	-	-	,	1	1	- <del></del>
2	(Drainage - 57% of project cost)	of project cost)		w roundabout	Total	ı ه	•	۲ G	1 the	۰ ج	י ب
					FTES						
						Fiscal Ye	Fiscal Year Planned Expenses	Expenses			
Project .	Project Allocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
đ	Phase										
Planr	1	175,691	•					•			¢ 175 601
	ion	2,100,000	-	-	1	1	1	1	-		6
3 Design	nation of the second	1,121,502	1	439,360		710,000		1	-	\$ 710,000	\$ 2.270.862
	ction		3,500,000		3,520,000	5,480,000		1	1	6	
T	ent	-		1				1	1	•	•
G Close-Out	ut	-	-	-	1	1	-	-	1	1	•
		2,173		1	-	•	•		•	•	\$ 2,173
		-	-	-	-	-	1		1	•	ч С
		-	•	*	•			1	-	<del>.</del>	•
		-		-	-	1	-			•	•
	Other Sub Total.		•	-	1			•		ۍ ۲	\$ .
		2/1/2		1	I.	1	1	1		۰ ه	\$ 2,173
Total Al	Total Allocations	\$ 3,399,366	\$ 3,500,000	\$ 439,360	\$ 3,520,000	\$ 6,190,000	• स्र	۰ ج	۰ ج	\$ 9,710,000	\$ 13,548,726
Source	Source of Funds										
TIRZ Funds		3,399,366	3,500,000	439,360	3.520.000	6.190.000				¢ 0.740.000	
City of Houston				-	,					nnn'ni /a #	07/2040/170
Grants	1			,		-	*	1	-		9 <del>4</del>
Other			1		1				-	+ 69	÷ •
Total	Total Funds	\$ 3,399,366	\$ 3,500,000	\$ 439,360	\$ 3,520,000	\$ 6,190,000	۱ ج	1 69	ı ج	\$ 9.710.000	\$ 13.548.726

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Project: P	ark and Gree	Park and Green Space Improvements	ements		City Council District	cil District	Key Map:				
					Location:	A,G	Geo. Ref.:		WBS.:	1-1	T-1725
ľ					Served:	A,G	Neighborhood:	10, 16			
Description:	his includes	Provide pedestrian friendly environment throughout the T This includes pedestrian trails bilouxous and sublic and	onment through				Operating and Maintenance	intenance Cos	Costs: (\$ Thousands)	ts)	
- 0	space,	space.	ineways, and pi	nalic green		2018	2019	2020	2021	2022	Total
					Personnel			- 1			\$
					Supplies		1	1			
	rojects include	Projects include funding for route studies, design,	e studies, desig	u,	Svcs. & Chgs.						÷
<u>.</u> د	onstruction, at	construction, and ROW acquisition.	on.		Capital Outlay	-					æ 6
					Total	4	6	6	4		<i>в</i> е
					FTEs	-					9
						Fiscal Ye	Fiscal Year Planned Expenses	xpenses			
Project Allocation	location	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total
Phase	se										(10 Date)
									•	4	e
1			1		-	-		-	-	<u>i</u>	8
		90,438	25,000	13,397	25,000	25,000	1		-	ED DOI	462 025
4 Construction	u	60,000	100,000		100,000	100,000	100,000	100,000	1	4	\$ 460,000
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Other	Other Sub-Total:	158		1	•			•	•	۲ چ	\$
					1	1	•		•	۲ دو	\$ 158
<b>Total Allocations</b>	cations	\$ 150,596	\$ 125,000	\$ 13,397	\$ 125,000	\$ 125,000	\$ 100,000	\$ 100,000	ч в	\$ 450,000	\$ 613,993
ce	of Funds										
TIRZ Funds		150,596	125,000	13,397	125.000	125,000		100.000			
City of Houston		-	1	1	-	-	-	-	1	4 450,000	<b>5</b> 613,993
Other		-	-	-	-		-	-	-	•	
Total Funds	ands	\$ 150 FOF	100 100	07					-	، چ	\$
		000'001		13,397	¥ 125,000 5	\$ 125.000	\$ 100 000 S	100 000	e	\$ AED DOD	000 010 0

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T-1725

# CITY OF HOUSTON - TIRZ PROGRAM

2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY PENEVEL ODMEN

2022 CAPITAL IMPROVEMENT PLAN	IEMORIAL CITY REDEVELOPMENT AUTHORITY	
APITAL	MEMORI	
- 2022 C	RZ NO.17 -	
2018 - 2	TIRZ	
201	TIR	

		2		and a state of the					ident for a	<u> </u>	Since lason					
	Longpoint						Location:	A	Geo. Ref.:	ef.:		WBS.:		T-1	T-1732A	
1 × 1 × 1						10 200 	Served:	A	Neighbo	Neighborhood:	10					
Description:		Gessner be	stween I	H-10 and W	Vestvie				Operatin	ng and Ma	<b>Operating and Maintenance Costs:</b>	sts: (\$ Tho	(\$ Thousands)			
	new pavement, improved drainage, and access managemen	improved d	Irainage	, and acces	ss man	agement		2018	20	2019	2020	2021		2022		Total
	irroomity improvements. Project includes updated tramic signals at Westview.	ements. Pro	olect inc	indes updat	ed trai		Personnel		•	•	•		,		<mark>.</mark>	1
							Supplies		-	,	)	1	1	1	в	-
Justification:		sues with dr	rainage,	mobility, ac	cess		Svcs, & Chgs.		•	1	,		,		69	
	management, and pavement condition.	and paveme	ent cond	Ition.			Capital Outlay				,			-	e.	-
							Total	Ś	ся I	,	1	s	6		<del>,</del> <del>,</del>	1
							FTES	+	+	-		*	•		>	
								Fiscal	Fiscal Year Planned Expenses	nned E	penses					
Pro	Project Allocation	Projected Expenses thru 6/30/16		2017 Budget		2017 Estimate	2018	2019	5	2020	2021	2022		FY18 - FY22 Total	Cum	Cumulative Total
	Phase												-			naich
-	Planning	39 	69,204		1.	1				1 <b>1</b>		1	e le		e	100 00
	Acquisition					•		-	-		,		÷ 4	_	<del>4</del>	102'20
3 De	Design	433,95	433,954			338,445	597,100	150,000	00				6	747.100		1 519 499
	Construction		-	4,100,000	0	•		15,000,000	00	1	-		•	15.000.000	1	15.000.000
	Equipment		-	-		1	•		,	)	1		69	•	1	
	Close-Out		-		-	,			1	1	1		69 1	-	\$	
	1er		8,831		-	-	-		3	•	7		9 1	-	ø	8,831
			1	-	-	1			-	1	3		<del>ن</del>		ø	1
			1		-	•	-		-	-			ۍ ۱		6	1
	an an an ann an an an an an an an an an		1		-	,	,		-	-	,		•		s	-
-	Other Sub-Total:		8 831			1	1		•	,			•	1	в	•
1			Innin				•		- -	•	E		ዓ י		ŝ	8,831
Tot	Total Allocations	\$ 51	511,989 \$	3 4,100,000	\$	338,445	\$ 597,100	\$ 15,150,000	\$ 00	1	т 69-	\$	6 <del>)</del> 1	15,747,100	\$ 16	16,597,534
Sol	Source of Funds		-						-	-			┢			
TIRZ Funds	ds	51.	511,989	4,100,000	0	338,445	597.100	11.750.000	00	1			6	001 210 01		107 504
City of Houston	uston		•			-	-			-	•		÷ 4	12,341,100	2 0 0	13, 187, 034
Grants	the formation of the second states of the formation of the second states	,	1		-	1		3,400,000	00	1	-		69	3,400,000		3.400.000
Juner	1		-+		-		5,	Ē	1	3			69	-	69	
	I otal Funds	\$ 51.	511,989 \$	5 4,100,000	\$	338,445	\$ 597,100	\$ 15,150,000	\$ 00	1	1 69	G	6	15 7A7 100	L	16 507 534

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Froject:	N. Gessner Dr	N. Gessner Drainage Phase 2 - (combined with T - 173	(combined w	ith T - 1732A)	City Cour	<b>Council District</b>	Key Map:	450W			
					Location:	A	Geo. Ref.:		WBS.:	T.4	T-1732R
					Served:	A	Neighborhood:	10	T		
nescription:	With new paven	Reconstruct N. Gessner between Westview and Long Poi with new pavement improved drainage and access	Westview and ac	d Long Point			Operating and Maintenance	laintenance Co:	Costs: (\$ Thousands)	(s)	
	management n	management mobility improvements.	aniage, and ac	CGSS		2018	2019	2020	2021	2022	Total
					Personnel					1	ť
		unine in the second			Supplies						1
dus mileanon:		management and payament and littly, access	e, mobility, acc	ess	Svcs. & Chgs.	f					
			diuon.		Capital Outlay						
					Total	، ج	65	4	ŧ		æ (
					FTEs		+	•		A	æ
						Fiscal Y	Fiscal Year Planned Evnenses	so su ou v			
Project	Project Allocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total
đ	Phase										(To Date)
1  Planning	9	69.204					1				
	tion	-				1	-	-	-	•	\$ 69,204
3 Design	An average process before the second states with a second state of the second states and the second states are a second states are	3,450	-	-		-	•	-	-	•	\$
1	Iction	-	500,000	-	-		1	-	-	ч Ф	\$ 3,450
5 Equipment	ent		1	1				-	-	÷	8
	Jut						-	-	-	۰ ه	÷
7 Other	for a contract of the state of			-		-	-	-	-	\$	\$
	to favora were the second as a statement of the second			-		-	•	-	-	\$	S
		-	-			,		-	-	•	s
		-				-	-	-	-	•	ф
		*			1	-	-	-	-	۰ ۷	\$
Oth	Other Sub-Total:		,				1			۰ ج	÷
1						•	-	1	1	۲ ه	ф
Total A	Total Allocations	\$ 72,654	\$ 500,000	* \$	· •	•		65	e	6	
Source	Source of Funds								- -	- -	\$C0'7/ ¢
TIRZ Funds		79 654	EOD DOD								
City of Houston			-	•	•	1		•	1	۰ ب	\$ 72,654
ants				1		1	1	-	-	69.6	69
Culei Tatal		-		3		8	-	1			÷
I OLAI	I OTAL FUNDS	S 72.654	500 000	6						, ∍	•

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T-1732B

# CITY OF HOUSTON - TIRZ PROGRAM Economic Development Division

2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

CITY OF HOUSTON - TIRZ PROGRAM Economic Development Division

Project:	W140 Channel	W140 Channel Improvements with Bridge and Straws	vith Bridge an	d Straws	City Council District	cil District	Key Map:	and the second se			
	Straws				Location:	A	Geo. Ref.:		WBS.:	T-1	Т-1734
- 3					Served:	A	Neighborhood:	d:			
Description:	W140-01 Chani	W140-01 Channel from Gessner Drive to the Briar Branch	Drive to the Bri	iar Branch		J	<b>Operating and </b>	Operating and Maintenance Costs: (\$ Thousands)	sts: (\$ Thousan	ds)	
	Detention Basin	to the east.				2018	2019	2020	2021	2022	Total
					Personnel			1			\$
					Supplies						ø
Justification:	Increase capaci	Increase capacity of W140-01 Channel to reduce flooding	nannel to reduc	e flooding and	Svcs. & Chgs.						es es
	street ponding i	street ponding in surrounding areas. Will provide	as. Will providu	Doction to the	Capital Outlay			1		1	e
	svstem.		א מפופווווטוו כפר		Total	۲ ج	\$	۰ ج	\$	۱ ج	\$
					FTES						
						Fiscal Ye	Fiscal Year Planned Expenses	Expenses			
Project.	Project Allocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
à.	Phase										
Planning	6			•			•		•	• •	s
Acquisition	lon	1	•	•	•	,				÷.	\$
1		1,260,619	100,000	286,847	130,000	1,250,000				- \$ 1,380,000	\$ 2,927,466
4 Construction	ction	-	5,500,000		6,185,000	11,315,000		-		- \$ 17,500,000	\$ 17,500,000
Ĩ	ent	-	•					-		69	1.2
Close-Out	ut	•	1	1	•	-			-	69	÷
Other		13,588			•	100,000			1	- \$ 100,000	\$ 113,588
		-			2					• •	\$
	an a	-	1	~	1				1	• •	s
		-		1	1	3				۰ ج	\$
			I	•		- The second				1 6 <del>9</del>	\$
OIL	Other Sub-Total:	13,588	1			100,000				- \$ 100,000	\$ 113,588
Total A	Total Allocations	\$ 1,274,207	\$ 5,600,000	\$ 286,847	\$ 6,315,000	\$ 12,665,000	\$	\$ -	с <del>л</del>	- \$ 18,980,000	\$ 20,541,054
Source	of Funds										
TIRZ Funds		1,274,207	5,600,000	286,847	6,315,000	12.665.000				- \$ 18 980 000	\$ 20 541 054
City of Houston				•	-				-	1	1000
Grants		-				•		-		- 8 -	\$
									-	-	æ
OTAL	I OTAI FUNDS	\$ 1,274,207	\$ 5,600,000	\$ 286,847	\$ 6,315,000	\$ 12,665,000	\$	ۍ ۱	69	- \$ 18.980.000	\$ 20.541.054

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T-1734

Intrastructure associated with W-140 Channel.         Location:         A         Geo. Ret:         A           Served::         A         Neighborhood:         A         Neighborhood:         A           Sintertitudure associated with W-140 Channel.         Events:         A         Neighborhood:         A           Sintertitudure associated with W-140 Channel.         Events:         2015         A         Neighborhood:           Intrastructure associated with W-140 Channel.         Events:         2016         A         Constrated mathematication and mathmatematication and mathematication and mathematication and mathema	Project: Bunker Hill B	Bunker Hill Bridge and Straws (Combined with T-1734)	s (Combined	with T-1734)	City Cou	City Council District	Key Map:				
Petter:         A         Neighboritoot:           improvements:         Pered:         A         Neighboritoot:           improvements:         Pered:         A         Neighboritoot:         2019           atton:         Improvements:         Perenting and Improve drainage in areas near W-140         Perenting and Memonoe         2019         2019           atton:         Miligate flooding and Improve drainage in areas near W-140         Sec. 5 (2);         P         2019         2031           finationed         Perentinationed         Perentinationed         P         2019         2031           finationed         Expenses thru         2017 Extimate         2018         2019         2031           finationed         Expenses thru         2017 Extimate         2018         2019         2031           finationed         Expenses thru         2017 Extimate         2018         2019         2031           finationed         Expenses thru         2017 Extimate         2019         2032         2031           finationed         Expenses thru         2017 Extimate         2019         2032         2031           finationed         Expenses thru         2017 Extimate         2019         2032         2031					Location:	A	Geo. Ref.:		WBS.	T-4	T-1734B
Performation         Improve infrastructure associated with W-140 Channel.         Operating and Maintenance and Mainance and Mainance and Maintenance and Mainance and Maintenance	ľ				Served:	A	Neighborhood	ij	1-		
Information         2019         2019         2019         2019         2019         2010		structure associate	ed with W-140	Channel			Operating and I		Costs: (\$ Thousands)	ds)	
Presented tation:         Presented Nutgate flooding and improve drainage in areas near W-140         Presented Services		'n				2018	2019	- N	2021	2022	Total
Callent         Militate flooding and improve drainage in areas near W-140         Buotie         Image					Personnel						6
Paration:         Control of the c	T				Supplies	I				1	
Optimit         Capital Outliny         Capital Outliny         Capital Outliny         Capital Outliny         Capital Outliny         Capital S         Capital S <thcapital s<="" th=""> <thcapital s<="" th=""> <th< td=""><td></td><td>ing and improve d</td><td>rainage in area</td><td>as near W-140</td><td>Svcs. &amp; Chgs.</td><td></td><td></td><td></td><td></td><td>1</td><td>÷</td></th<></thcapital></thcapital>		ing and improve d	rainage in area	as near W-140	Svcs. & Chgs.					1	÷
Total         Total         S         S         S           Projected         Projected         2017 Budget         2017 Budget         2019         2020         2021           Phase         e60016         Expenses true         2017 Budget         2017 Budget         2019         2020         2021           Phase         Entiming         2017 Budget         2017 Budget         2019         2020         2021           Phase         Entiming         2019         2019         2020         2021           Acquisition         Entiming         100,000         Entiming         2019         2020         2021           Construction         Entiming         100,000         Entime         2019         2020         2021           Construction         Entime         100,000         Entime         2019         2020         2021           Construction         Entime         Entime         2019         2020         2021         2021           Construction         Entime         100,000         Entime         2019         2020         2021           Construction         Entime         Entime         Entime         2019         2019         2020           Conse-	CIAINE				Capital Outlay				1		÷
Fiscal Year Planned Expenses           rolect Allocation         Projected (330/16)         Projected (330/16)         2017 Budget         2017 Estimate         2019         2020         2021         2021           Phase         2010         2017 Estimate         2017         2019         2020         2021         2021           Phase         2017         2017 Estimate         2018         2019         2020         2021           Phase         -					Total FTEs		க	69	ч со	<del>6</del>	69
rojected rojectedFrojected seturProjected scontProjectedProjectedProjected <td< th=""><th></th><th></th><th></th><th></th><th></th><th>Fiscal Y</th><th>ear Planned</th><th>Expenses</th><th></th><th></th><th></th></td<>						Fiscal Y	ear Planned	Expenses			
Phase         Phase <th< td=""><td>Project Allocation</td><td>Projected Expenses thru 6/30/16</td><td>and the second se</td><td>2017 Est</td><td></td><td>2019</td><td>2020</td><td>2021</td><td>2022</td><td>FY18 - FY22 Total</td><td>Cumulative Total</td></th<>	Project Allocation	Projected Expenses thru 6/30/16	and the second se	2017 Est		2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total
Planning	Phase										
Acquisition         - <t< td=""><td></td><td></td><td></td><td></td><td></td><td>•</td><td></td><td></td><td></td><td>e e</td><td>e</td></t<>						•				e e	e
Design         -         100,000         -         100,000         -	Ţ				1	1	•			*	* 4
Construction         750,000         750,000         750,000         760,000         760,000         760,000         760,000         760,000         770,000		-			1					\$	e e
Equipment         -	1	-			-				•	ч Ф	\$
Other         - <td>1</td> <td>-</td> <td></td> <td></td> <td>-</td> <td></td> <td></td> <td></td> <td></td> <td>•</td> <td>s</td>	1	-			-					•	s
Other     1     1     1       0     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1       1     1     1     1     1		-			-	1				•	\$
Other Sub-Total:       -	1				-	1			1	•	s
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Other Sub-Total:       -		-			-				1	• ھ	¢
Other Sub-Total:       -							-	-		•	Ş
Otal Allocations       \$       -	Other Sub-Total:									ч Ф	ф
otal Allocations       \$       -       \$       850,000       \$       -       \$       >       \$       >       \$       >       \$       >       >       \$       >       >       \$       >       >       \$       >       >       \$       >       \$       >       \$       >       \$       >       \$       >       \$       >       \$       >       \$       >       \$       >       \$       >       \$ <td>-</td> <td></td> <td></td> <td></td> <td></td> <td>'</td> <td></td> <td></td> <td>•</td> <td>" Э</td> <td>69</td>	-					'			•	" Э	69
iource of Funds     850,000     -     -     -       Jouston     -     -     850,000     -     -       Houston     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -	Total Allocations		க	в	s			Ś	۰ ج	, в	÷
Inds     -     850,000     -     -     -       Houston     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -       -     -     -     -     -     -	Source of Funds										
Houston     - <t< td=""><td>RZ Funds</td><td></td><td>850,000</td><td></td><td></td><td>1</td><td></td><td></td><td></td><td>e.</td><td>e</td></t<>	RZ Funds		850,000			1				e.	e
	y of Houston						-				9 W
	ants Jer		-						1	\$	ф
	Total Funds	æ		e		3					\$

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# CITY OF HOUSTON - TIRZ PROGRAM

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2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

					and and	City council distinct	Incy map.				
					Location:	U	Geo. Ref.:		WBS.:	T-1	T-1735
					Served.	e	Neichhorhood-				
Decembrica.		A Droioct mote	chaithin culculation		Sel ven.	D	Meißithoutinou.				
nescription.	- Determinit Dasit A. Fruject Iriay Involve Inutiple phases.	A. riujeumiay	IIIVOIVE IIIUUUU	puases.			Operating an	Operating and Maintenance Costs: (\$ Thousands)	ts: (\$ Thousand	S)	
						2018	2019	2020	2021	2022	Total
					Personnel	•	1	1	1	•	\$
					Supplies			1		•	в
Justification:		age needed for	Regional Drain	age Study	Svcs. & Chgs.	1	1				9
	flooding in surrounding residential and commercial according	Is specific to 10(	U-year flood eve	ent. Mitigate	Capital Outlay				1		8
				vial al cas.	Total	•	۱ د	л 69	۰ ب	ч ч	\$
	The second second				FTES						
						Fiscal Y	Fiscal Year Planned Expenses	xpenses			
Projec	Project Allocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	e 2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
	Phase							1			
	ing		1,000,000	116,724	4 1,000,000	1		•		\$ 1.000.000	S 1.116.724
1	sition	~	1		-	6,250,000			-	s	
1		-	-		1				-	1 \$	
4 Const	Construction	-	-		•		28,000,000	2		\$ 28,000,000	\$ 28.000.000
1	ment	-	1		1	-		1			
6 Close-Out	-out	-	-		•			,	1		\$
7 Other		-	-					1	-	6	\$
		-	-					1		н С	\$
		-	-		-	-				•	\$
		-	-		-	-	-			۰ ۶	୫
	Other Suh-Totel				1	•			1	, Э	\$
2			•		-	1	1	•	1	۱ ج	69
Total	Total Allocations	•	\$ 1,000,000	\$ 116,724	4 \$ 1,000,000	\$ 6,250,000	\$ 28,000,000	69	، ج	\$ 35,250,000	\$ 35,366,724
Sourc	Source of Funds										
TIRZ Funds			1,000,000	116,724	4 1.000.000	6.250.000	28.000.000			6 <u>35 750 000</u>	
City of Houston	ton		-		<u> </u>					÷ 4	8 33,300,124
Grants		-			-	,	)			1	e 0
Uther							-	-		-	S
D I	Total Funds \$ - \$ 1,000,000 \$ 116,724	۰ ه	\$ 1,000,000	\$ 116,724	4 \$ 1,000,000	\$ 6,250,000	\$ 28,000,000	\$ 1,000,000 \$ 6,250,000 \$ 28,000,000 \$ - \$	، ج	\$ 35,250,000	-

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Froject:	Detention Basin B	in B			City Coul	City Council District	Key Map:				
					Location:	G	Geo. Ref.:		WBS.:	1-1	T-1735A
					Served:	9	Neighborhood:	t:	1		
nescription:	Uetention Basil	Letention Basin B. Project may involve multiple phases.	y involve multipl	e phases.		-	Operating and h	faintenance Cos	Operating and Maintenance Costs: (\$ Thousands)	(s)	
					and here the second	2018	2019	2020	2021	2022	Total
					Personnel						÷
1					Supplies	4					
Jusumcation:	recommendation	storm water storage needed for Regional Drainage Study	r Regional Drair	nage Study	Svcs. & Chgs.		1				<u>.</u>
	flooding in surro	flooding in surrounding residential and commercial areas	tial and commer	ent. Mitigate	Capital Outlay	-		1		www.www.www.www.	
		0			Total	ч Ф	۱ ده	69	4	4	6
					FTES				*	÷	9
						Fiscal Y <sub>6</sub>	Fiscal Year Planned Expenses	Expenses			
Project.	Project Allocation	Projected Expenses thru 6/30/16	u 2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total
6	Phase										(To Date)
Plan						· · ·					
	uo	-		-		-	-	-	750,000	- 1	\$ 750,000
3 Design					-					•	ዓ
Ī	stion			-	-					1	69
	ant		•	7	-						æ.
6 Close-Out	nt			-	-			1	1	A	99 -
7 Other		T		-	-	-		-	-		\$
			-		-		_	-	,	*	\$
			•	1	-	-		1	-		8
			-	I	-	-	-	-		•	æ
C44C	Other S. L T. 1.1.				•	-	-				e 9
	el oub-lotal:	1	•	'		8	•	•	•	•	69
Total Al	Total Allocations	۰ ج	9	ся I	er,	e e e e e e e e e e e e e e e e e e e	6	*			
	1						• •	e de la companya de l	\$ 750,000	\$ 750,000	\$ 750,000
Se	of Funds		-								
TIRZ Funds			I						750.000	ľ	
City of Houston Grants		-	-		-	,	-	1	nn'ne/	000'09/ #	\$ 750,000
Other	And a second	*		~	*		-			•	÷
	Total Funds	69	e,			•			1	۰ ج	\$
		*	•	•		e	6	•			

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2018 - 2022 CAPITAL IMPROVEMENT PLAN

2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

Project:	Memorial Drive	Memorial Drive Drainage and Mobility Improvement	<b>Nobility Improv</b>	vement	City Council District	cil District	Key Map:				
	Project - Phase 1	-			Location:	Ø	Geo. Ref.:		WBS.:	1-1	T-1738A
					Served:	9	Neighborhood:	1:	-		
Description:	The installation of dual 10'x10' concrete boxes to reduce overland flows to	ual 10'x10' concrete	boxes to reduce	overland flows to			Operating and h	Operating and Maintenance Costs: (\$ Thousands)	sts: (\$ Thousand	ls)	
	medians to improve	inegribouring areas, the tawy will be improved to curb and guiter wir taised imedians to improve mobility and access management. Wider sidewalks	s management. M	Vider sidewalks		2018	2019	2020	2021	2022	Total
	added to promote p	added to promote pedestrian friendly envir	Tvir		Personnel			1	1	3	۱ ج
					Supplies		,	1	1	3	، ب
Justification:	Improve Safety, mo	Improve Safety, mobility & drainage. Improve rdwy to meet current standards. Drainage improvements to convex storm weter to reduce	iprove rdwy to me	set current	Svcs. & Chgs.				1		۰ ج
	frequent street floor	frequent street flooding. Provide 10+ ac-ft detention. Add sidewalks &	-ft detention. Add	l sidewalks &	Capital Outlay	1	,	2	1	1	•
	shared use path. (D	shared use path. (Drainage - 60% of project cost)	oject cost)		Total	۰ ج	\$	۰ ب	ч 69	ч 69	ч со
					FTEs						1
						Fiscal Y	Fiscal Year Planned Expenses	Expenses			
Project	Project Allocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total
Ā	Phase										
1 Planning	6	119,491									\$ 140 A01
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3 Design		210,136	1,000,000	131,018	400,000	485,000		-	•	\$ 885.000	\$ 1.226.154
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10	Outer Sub-1 Otal:	0,411	•	1	I		•	1		•	\$ 5,411
Total A	Total Allocations	\$ 335,038	\$ 1,000,000	\$ 131.018	\$ 400.000	\$ 17 985 000	÷	ų	e	-	
							-		-	0	0GU,1G8,81 ¢
Source	source of Funds										
TIRZ Funds	a bada baaraya ayaan ang baby sha wa manan i saraha ay a	335,038	1,000,000	131,018	400,000	7,585,000			3	\$ 7 985 000	\$ 8 451 DEG
City of Houston		-	-		1		-	,	-		
Grants Other	rendered in the laterature in the descence of the second	-	-			10,400,000				<u>+                                    </u>	
						1				۲ دې	s
IOI	I otal Funds	\$ 335,038	\$ 1,000,000	\$ 131,018	\$ 400.000	\$ 17.985.000	S	69	e	\$ 18 285 000	\$ 10 0E1 0E6

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Description:	Droiont - Dhoco 2**	Memorial Drive Drainage and Mobility Improvement	Mobility Impro	vement	City Coun	City Council District	Key Map:				
Description:	Li ujeci - Luas	Za			Location:	g	Geo. Ref.:		WBS.:	T-17	T-1738B
Description:					Served:	Ø	Neighborhood:	16			
	Flooding and dra	Flooding and drainage improvements based on recommendations of the Regional Drainarte Study to address flooding on the WARS on	nts based on rec	ommendations of			Operating and Maintenance		Costs: (\$ Thousands)	ds)	
	and improve mol	and improve mobility and pedestrian safety on Memorial Drive within	in safety on Merry	orial Drive within		2018	2019		2021	2022	Total
	the boundaries of the TIRZ.	f the TIRZ.			Personnel						æ
					Supplies	-	1	-			
Justification:	Project will imp	Project will improve storm water drainage system and	r drainage syste	am and	Svcs. & Chgs.						• •
	Limits)	Limits)	llowood to Bunk	er Hill City	Capital Outlay	1					г <del>А</del> 6
	./2				Total	، ج	69	69		3	י אפי פ
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		-				Fiscal Ye	Fiscal Year Planned Expenses	Expenses			
Project /	Project Allocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative
	Phase										(To Date)
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Othe	Other Sub-Total:	•	1		. ,	•				і 69-1	۲ ج
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Total All	Total Allocations	л 9	•	- 	\$ 50,000	\$ 500,000	\$ 500,000	\$ 9,000,000	۰ ج	\$ 10,050,000	\$ 10,050,000
e	of Funds						.				
TIRZ Funds		· · · · · · · · · · · · · · · · · · ·		-	50,000	500.000	500.000	1 800 000			
City of Houston			8	•		-		-			000,068,2 \$
Other		-				-	•	7,200,000		\$ 7,200,000	\$ 7,200,000
	Total Funds	ť								•	
NOTE:		>	2	+ +	\$ 20,000	\$ 500,000	\$ 500,000	\$ 9,000,000	•	\$ 10,050,000	\$ 10,050,000

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T-1738B

# CITY OF HOUSTON - TIRZ PROGRAM - 1

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2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL OTTV PROVEMENT

2018 - 2022 CAPITAL IMPROVEMENT PLAN TIRZ NO.17 - MEMORIAL CITY REDEVELOPMENT AUTHORITY

Descr		oncrete Pant	Concrete Panel Replacement Program	rogram		City Council District	cil District	Key Map:					
Descr						Location:	A,G	Geo. Ref.:		WBS.:	-	T-1799	
Descri	ſ					Served:	A,G	Neighborhood:					
	Description: Str	Street maintenance program	ance program					Operating and Maintenance Costs: (\$ Thousands)	aintenance Cost	s: (\$ Thousand	s)		
							2018	2019	2020	2021	2022		Total
						Personnel		1	1	1	3	co t	1
						Supplies	1	)	1	1			-
Justifi	Justification: Mo	obility improvi	Mobility improvements to extend life of roads.	life of roads.		Svcs. & Chgs.			1	1	1	<u>.</u>	
						Capital Outlay	-	1	1	1	Į		-
	*******					Total	۰ دی	۱ ده	۲ د	ч 9	÷	<del>60</del>	
						FTEs						-	ľ
							Fiscal Ye	Fiscal Year Planned Expenses	Expenses				
<u>لل</u>	Project Allocation	ocation	Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total		Cumulative Total
	Phase	se										-	ה המוכו
-	Planning			I		3					6		
2	Acquisition			1		1	1		-		1	e e	
	Design					1	,	-	,	-	1	÷ •	
4	Construction	Ľ	1	I	1	1	,	,	7	1	e e		_
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9	Close-Out		1	•		1	3	1	]	,	-	+	
2	Other		1	-		35,000	35,000	35,000	35,000	35,000	\$ 175.000	1	175.000
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		CUM-I OIGI.	-	1	*	35,000	35,000	35,000	35,000	35,000	\$ 175,000	\$ 0	175,000
	<b>Total Allocations</b>	cations	۰ ج	۱ چ	۱ ب	\$ 35,000	\$ 35,000	\$ 35,000	\$ 35,000	\$ 35,000	\$ 175,000	\$	175.000
	Source of Funds	Funds										-	
TIRZ F	<b>TRZ Funds</b>			1		34 000	35 000	-	01 000			-	
City of	City of Houston		1	1	ſ	3		ļ	nnn'es	000,65	1		175,000
Grants	8		-	3	-	1	-	1			<del>9</del> 6	-	1
Other				•	-		1	-			e 4	0 4 1 1	1
	Total Funds	unds	۲ دو	۰ ج	•	\$ 35,000	\$ 35.000	\$ 35.000	\$ 35.000	\$ 35,000	-	-	175 000

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### 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
8.	CIP Committee.
	a. Project update report from LAN
	i. Proposal for preliminary engineering analysis of Memorial Drive from Tallowood to the city limits for inclusion in the TIP application
	b. Project update report from Klotz Associates
	c. Project update report from Goodman Corporation
	d. Project update report from SWA



Lockwood, Andrews & Newnam, Inc.

A LEO A DALY COMPANY

<u>Memorial City Redevelopment Authority - TIRZ 17</u> One-Page Monthly Consultant Report

August 2017

Sub-regional Detention Analysis

Project Number: 120-11972-002

No updates

Memorial Drive Improvements- (BW 8 Frontage Road to Tallowood Rd) Project Number: 120-11972-000

### **Ongoing Activities:**

ltem	Description	
1	No updates	

### Items Affecting Schedule:

Item	Description	
1	The Execution of the Advanced Funding Agreement (AFA)	· · · · · · · · · · · · · · · · · · ·

# Memorial Drive Improvements – Tallowood Rd to City of Houston/City of Bunker Hill Village boundary Project Number: 120-11972-000

### **Ongoing Activities:**

Item	Description
1	Council approved Annexation limits
2	Provide Goodman Corp with necessary preliminary engineering work for TIP application

### Town & Country Reconstruction

Project Number: 120-11972-0004

### **Ongoing Activities:**

Item	Description
1	Received letter from City to conclude the ROW swap, subject to property owner providing an acceptance letter and City Council approval.
2	Pre-Con meeting to be scheduled first week of September

### Items Affecting Schedule:

Item	Description	
1	Joint Referral Committee Process (JRC)	

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

August 24, 2017

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

# Re: Memorial Drive from Tallowood Road to City of Houston/City of Bunker Hill Village limits - Planning Analysis (T-1738B)

Dear Mr. Givens.

Lockwood, Andrews and Newnam, Inc. (LAN) is pleased to submit this proposal for planning level services consisting of the following items for inclusion in the next Transportation Improvement Program (TIP) application for the H-GAC:

- . Conceptual roadway alignment design (10% alignment)
- **Conceptual Proposed Drainage Conditions** .
- **Conceptual Typical Sections** .
- **Opinion of Probable Construction Cost** 0

We propose to perform the planning services for a Lump Sum amount of \$34,000. A detailed Scope of Services can be found in Exhibit "A". Exhibit "B" provides a detailed breakdown estimate of the fees for the basic engineering services and expenses.

We are prepared to begin this work immediately. 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

Accepted for Memorial City Redevelopment Authority

Signature

Date

MA:rg

Print

Accepted for City of Houston

Signature

Date

Print

Attachments: Exhibit A – Scope of Services, Exhibit B – Fee Schedule

# Exhibit A

# TIRZ 17/Memorial City Redevelopment Authority

# Memorial Drive Mobility and Drainage Improvements (T-1738B)

# From Tallowood Rd to City of Houston/City of Bunker Hill Village limits

# Planning Analysis – Scope of Services

This proposal is for providing preliminary engineering services for the following items for inclusion in the next Transportation Improvement Program (TIP) application for the H-GAC:

- Conceptual roadway alignment design (10% alignment)
- Conceptual Proposed Drainage Conditions
- Conceptual Typical Sections
- Opinion of Probable Construction Cost

The details of the scope are as follows:

# **Basic Services**

- 1. Data Collection:
  - a) Obtain available record drawings, aerial photographs and pertinent project information from City's GIMS
  - b) Field visit will be performed to assist in confirming the aerial information and drainage area boundary determination, and to verify the available data collected for the existing storm sewer system.
  - c) Field visit will also confirm existing geometry, sidewalks, trees, driveways, wheel chair ramps, striping, pavement type/condition, and any other critical feature of potential impact to study findings.
- 2. Drainage Analysis:
  - a) Existing Conditions

The 2D model prepared as part of the Regional Drainage Study will be revised to provide additional detail to the storm sewer systems within the Memorial Drive project corridors. Additional information is expected to be obtained from record drawings and field visits. LAN will analyze the region for the 2-, 10-, and 100-year, 24-hour storm events.

- b) Proposed Conditions
  - The existing conditions model will be evaluated to identify the core problem areas and the infrastructure deficiencies that cause the problems. A conceptual improvement alternative will be developed to address the identified deficiencies and evaluate the potential benefit.
  - Identified improvement alternative will be modeled in the dynamic 2D hydraulic model for the project area. Model development for the proposed alternative will build upon the existing conditions modeling effort.
- 3. Preliminary Roadway Corridor:

Preliminary roadway alignment will be developed using current aerial photography. Alignment shall depict future roadway alignment, sidewalks, driveways, and bicycle facilities. (Bicycle alignment will also be coordinated with City's Houston Bike Plan)



4. Proposed typical sections:

Existing horizontal dimensions, proposed pavement structure makeup and thickness, right-of-way and easements, sidewalks will be shown for each of the identified alternatives and for the existing conditions.

5. Private and Public Utilities Assessment:

Develop corridor maps documenting existing private and public utilities such as storm, water and wastewater infrastructure, existing underground electrical and communication service lines, and locations of existing overhead power and communication lines and poles. Infrastructure that is visibly damaged, nearing the end of useful lifespan, or undersized per current City requirements will be identified.

- a) Collect all available digital public utility information from City of Houston, TxDOT, and Harris County Flood Control for the purposes of documenting within GIS.
- b) Collect available digital data through requests from CenterPoint Energy and ATT
- c) Field collect visible above ground utility locations with a GIS GPS data collector. Visible attributes such as photos, potential utility type, and location will be collected. Subsurface measurements will not be collected.
- 6. Opinion of Probable Construction Cost:

Develop an Opinion of Probable Construction Cost (OPCC) that will include the necessary level of detail for the TIP application. The estimates shall include all major project items such as inlet counts, storm sewer linear footages, major utility relocations and proposed pavement or concrete replacement with a contingency. Unit costs from recent comparable projects will be used.

7. General Project Management/Project Controls

Project management activities are ongoing throughout the period of the contract and include items such as internal project management, kickoff meeting, monthly progress reports, invoices, and coordination with client and agencies.

8. Quality Assurance/Quality Control:

A thorough Quality Assurance/Quality Control (QA/QC) Plan will be implemented to initially ensure overall project constructability, cost estimate accuracy, and design conformance with industry standards and client-specific requirements and preferences are met. This effort is in accordance with LAN's standard QA/QC procedures.



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m Tallowood Drive to City of Houston/City of Bunker Hill City limits (T-1738B) Feasibility Study – LEVEL OF EFFORT

DESCRIPTION OF WORK TASKS	Sr. PROJ MGR	PROJ MGR	PROJECT ENGINEER	GRAD ENGINEER	CADD TECH	ADMIN	TOTAL HOURS	LABOR COSTS
A. Feasibility Study - Basic Services								
1 Data Collection	1044		2	4	8		14	\$1.620.00
2 Drainage Analysis								
a. Existing Conditions		2	4	8			14	\$1.920.00
b. Proposed Conditions	۲.	2	12	60			75	\$9.590 DD
3 Preliminary Roadway Corridor	2	4	12	24	40		82	\$10.060.00
4 Proposed Typical Sections		+	4	00	12		7.4	83 000 00
5 Private/Public Utilities Assessment		1	4	00	15		200	62 420 00
6 Opinion of Prebable Construction Cost		4	9	) F	2		3 0	00.024.00 00.003.03
7 Project Management/Coordination/Projects Control	2	4		!		•	, α	P4,040.00
8 Quality Assurance/Quality Control	<del>د</del>	4				1		00.010
Total	9	19	44	124	76	2	274	\$34 450 DO
TOTAL HOURS	9	19	44	124	76		574	
Contract Labor Rate	\$230.00	\$180.00	\$150.00	\$120.00	\$105.00	\$95.00	i	
I TOTAL LABOR COSTS BASIC ENGINEERING SERVICES	\$1,380.00	\$3,420.00	\$6,600.00	\$14,880.00	\$7,980.00	\$190.00		\$34,450.00
REIMBURSABLE EXPENSES	QUANTITY	LINIT	COST	TOTAL		FRACI		FASIBILITY STUDY TOTA!

REIMBURSABLE EXPENSES	QUANTITY	UNIT	COST	TOTAL
1 Printing and Reproduction	۰	รา	\$450.00	\$440.00
2 Mileage	200	MILE	\$0.55	\$110.00
TOTAL REIMBURSABLE EXPENSES				\$550.00

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UUT IOIAL	\$34,450.00	\$550.00	\$35,000.00
	I. Basic Services	II. Reimbursables	PROJECT TOTAL

GRAND TOTAL \$35,000.00

8/24/2017



1160 Dairy Ashford, Suite 500, Houston, Texas 77079 T 281 589 7257 W 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

Period: Through August 29, 2017 RPS Klotz Assoc. Project No: 1111.004.000

# Activities Completed this Period

- 1. Ph I PER Update Authorization received dated 12-16-16.
  - a. Completed review of previous draft PERs for update.
  - b. Submitted updated draft PER to CoH for review and approval, 6-23-17.
    - 1.) Received CoH comments on 7-27-17.
    - 2.) Received CoH Wastewater Ops comments on 8-9-17.
- 2. Ph II Final Design Authorization received dated 11/14-14 & 12-16-16.
  - a. Basic and Additional Services
    - 1.) Updated N. Gessner SWMM model to incorporate A&B as one project and Updated draft Drainage Impact Report for CoH review and approval.
    - 2.) Continue development of design plans as one construction project.
    - 3.) Continue ESA II study, FC 120 Categorical Exclusion.
    - 4.) Continue coordination with SWA for streetscape design.
    - 5.) Received draft Geotechnical Investigation Report, 4-11-17.
      - i. Submitted to CoH for Review on 6-23-17
      - ii. CoH comments received on 7-21-17.
      - iii. Comments submitted to Subconsultant on 7-24-17. Pending updates for final submittal to CoH.
    - 6.) Received updated Survey, 6-14-17.
      - i. Pending updates to survey
    - 7.) Performed estimate of Overhead power line relocation cost on 8-14-2017.
    - Continue to address CoH Drainage Model comments received during the meeting on 7-13-17. Pending receipt of additional comments from the City.
  - b. Meetings
    - 1.) Attended meeting with TIRZ 17 to review Drainage Improvements and Overhead powerline relocations on 8-15-17.
    - 2.) Project meetings with SWA as required.
    - 3.) Additional Project Team Meetings as required.
    - 4.) Project Review Meetings with CoH as required.
    - 5.) Progress Mtgs. with TIRZ Executive Director as requested.
    - 6.) Attended and provided update at TIRZ Board & CIP Committee Meetings.



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### Activities Planned for Next Period

- 1. Ph I PER Update
  - a. Review and address Updated PER CoH review comments.
  - b. Prepare for CoH Technical Review Committee Meeting for TRC approval.
- 2. Ph II Final Design.
  - a. Basic and Additional Services
    - 1.) Submit proposal to obtain a Fault Study for the existing Fault Line along the project limits.
    - 2.) Submit Final Geotech Report to CoH for review and approval.
    - 3.) Complete development of draft design plans as one construction project
    - 4.) Continue tasks for ESA II and FC 120 Categorical Exclusion.
    - 5.) Continue coordination with SWA for streetscape design.
  - b. Meetings
    - 1.) Project Team Meetings and Additional meetings with TIRZ as required.
    - 2.) Provide project update at TIRZ CIP Committee and Board Meetings.
    - 3.) Project Team Meeting with SWA.

# Issues and Information we are waiting to receive - Final approval/execution of AFA

for TxDOT Grant for project.



1160 Dairy Ashford, Suite 500, Houston, Texas 77079 1281 589 7257 Benall@klotz.com 121 www.rpsgroup.com | www.klotz.com

# **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 August 29, 2017 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.
    - 2.) Continue development of 'Straws' plans and incorporating into Briar Branch plans and documents for one construction project.
    - 3.) 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.
    - 4.) Updated Drainage Impact Study draft report submitted to the City of Houston for review and approval.
    - 5.) 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.
  - b. Meetings
    - 1.) Project Team Meetings as required.
    - 2.) Additional meetings with TIRZ, SWA 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.) Continue development of plans and documents for one construction package
    - 2.) Updated Plans will be submitted to HCFCD and CoH upon approval of Drainage Impact Report by HCFCD & CoH.
    - 3.) Respond to comments and questions from HCFCD, CoH and TIRZ.



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- 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 - 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

# **PROGRESS REPORT**

THE GOODMAN CORPORATION

THEGOODMANCORP.COM

To:	Scott Bean, Memorial City Redevelopment Authority Executive Director
	Karen Glynn, P.E., City of Bunker Hill Administrator
From:	Donnie Arbeau, Greg Goodman
Date:	September 1, 2017
Re:	Pursuit of Funding for Memorial Drive Related Projects (BUN100) - August 2017

Task	Previous % Complete	Current % Complete
1 – Completion of Project Planning Documentation in Support of a Full Grant Application	0%	5%

Comment: Initially, TGC met with project partners, staff, and support agencies for the project. This meeting provided the framework for the development process for the overall project. TGC has continued to coordinate with the entire project team on the joint funding pursuit by the City of Bunker Hill and Memorial City Redevelopment Authority for the redevelopment project along Memorial Drive and Gessner.

In July and August, TGC worked to gather information from project partners (and project engineers) regarding initial design plans and cost estimates for the project. As part of that effort, TGC reviewed preliminary schematics for the Bunker Hill (RPS) section of Memorial / Gessner improvement for compliance with TxDOT design standards. Work on that initial review is complete and follow-up activities are on-going. TGC has also held discussions with LAN concerning the MCRA portion of the project (Memorial Drive) to help expedite that process for a preliminary design and a cost estimate.

TGC has also developed a draft Inter-local Agreement to outline project partner roles for the joint pursuit of funding in the 2019-2022 Houston-Galveston Area Council (H-GAC) Transportation Improvement Program (TIP) Call for Projects. The ILA has been forwarded to the 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	00/	<b>0</b> 0/
Preparation	,	0%	0%

Comment: TGC staff continues to monitor H-GAC for developments regarding the next discretionary Callfor-Projects. Understanding H-GAC's vision, goals, development framework, ranking criteria, and cost/benefits, are key to submit competitive and fundable projects.

The anticipated timeline for kick-off of the next discretionary opportunity has not been changed from the proposed timeline of Fall 2017. We will continue to monitor and provide updates as they become available.



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# **PROGRESS REPORT**

THE GOODMAN CORPORATION

THEGOODMANCORP.COM

То:	Scott Bean, Executive Director
From:	Jim Webb
Date:	September 1, 2017
Re:	TIP Project Assistance and Oversight (MCT101) - August 2017

Task	Previous % Complete	Current % Complete
1 – Program Management, Oversight, and Intergovernmental Coordination for Memorial Drive	34%	40%
Comments:		
<ul> <li>Respond to request for information from City of Houston Economic</li> <li>Complete quarterly TIP reporting process.</li> <li>Coordinate with TxDOT in initiation of AFA.</li> </ul>	c Development	Department.
2 – Program Management, Oversight, and Intergovernmental Coordination for North Gessner	45%	48%
Comments:		
Complete quarterly TIP reporting process.		

• Coordination with RPS regarding new Project Manager.

- Coordination with TxDOT and MCRA Board Chair regarding Docusign process for AFA.
- Affirm completion of executed AFA with MCRA Administrator and Board Chair.
- Coordinate initial payment between TxDOT and MCRA.



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# **PROGRESS REPORT**

THE GOODMAN CORPORATION

THEGOODMANCORP.COM

To:	Scott Bean, Executive Director
From:	Stephanie Kirschner
Date:	September 1, 2017
Re:	Environmental Studies for Categorical Exclusion Memorial Drive (Beltway 8 to Tallowood Road) (MCT102) – August 2017

Task	Previous % Complete	Current % Complete
1 – Purpose and Need Comment: No activity.	0%	0%
2 – Alternative Analysis Comment: No activity.	15%	15%
<b>3.1 – Socioeconomic Analysis</b> Comment: No activity.	15%	15%
3.2 – Water Quality Conditions Comment: No activity.	0%	0%
3.3 – Plant Communities and Wildlife Habitat Comment: No activity.	45%	45%
3.4 – Waters and Wetlands Identification Comment: No activity.	10%	10%
<b>3.5 – Air Quality Assessment</b> Comment: No activity.	0%	0%
<b>3.6 – Floodplains Assessment</b> Comment: No activity.	10%	10%
3.7 – Cultural Resource Identification Comment: No activity.	<b>15%</b>	15%
3.7a – Historical Resource Analysis	0%	0%

Comment: No activity.

<b>3.8 – Hazardous Materials</b> Comment: No activity.	50%	50%
3.9 - Historical Resource Identification Comment: No activity.	5%	5%
3.9A Indirect Impacts Assessment Comment: No activity.	0%	0%
3.10 – Cumulative Impacts Assessment Comment: No activity.	0%	0%
4 – Draft and Final EA	0%	0%

Comment: Pending completion of Advance Funding Agreement prior to completing additional task work.

~

#### SWA Houston

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### **PROJECT STATUS REPORT BY SWA**

SCOPE:LANDSCAPE ARCHITECTURE FOR MEMORIAL CITY<br/>REDEVELOPMENT AUTHORITYPROJECTS:TIRZ #17 CIPDATE:29 August 2017

### **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.
- 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 pending completion of the AFA.
- 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.
- 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