

MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY

JOINT MEETING OF THE BOARDS OF DIRECTORS

OCTOBER 10, 2017

REINVESTMENT ZONE NUMBER FIVE, CITY OF HOUSTON, TEXAS

MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY

TIRZ NO. 5

MEETING OF OCTOBER 10, 2017

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**NOTICE OF JOINT MEETING
MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY
AND
REINVESTMENT ZONE NUMBER FIVE, CITY OF HOUSTON, TEXAS**

TO: THE BOARDS OF DIRECTORS OF THE MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY AND REINVESTMENT ZONE NUMBER FIVE, CITY OF HOUSTON, TEXAS, AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of the Memorial-Heights Redevelopment Authority (the "Authority") will hold a joint meeting with the Board of Directors of the Reinvestment Zone Number Five, City of Houston, Texas, (the "Zone") on **TUESDAY, OCTOBER 10, 2017, at 10:00 A.M.**, at 1980 Post Oak Boulevard, Suite 1380, Houston, Texas 77056, open to the public, to consider, discuss, and adopt such orders, resolutions, or motions, and take other direct or indirect actions as may be necessary, convenient, or desirable with respect to the following matters:

1. **Minutes of previous meetings:**
 - a. Approve Authority minutes of September 19, 2017;
 - b. Approve Zone minutes of September 19, 2017;
2. **Receive Administrator Report (Authority only):**
 - a. WOB Flood Remediation/Channel Reclamation [CIP Project T-0517];
 - b. Update on fence foundation repair and rain garden expansion [CIP Project T-0515];
 - c. Update on changes to small cell tower regulations;
 - d. Authorize appropriate action;
3. **Adopt FY 2018 budget [confirm COH approval];**
4. **Projects and Engineering (Authority only):**
 - a. **Receive Projects Committee Report:**
 - i) Authorize President to amend budget for Shepherd [CIP Project T-0523A] and Durham [CIP Project T-0523B]; notify Zone Board and City Planning Director; and approve J/C Work Authorization No. 4, Amendment No. 2 for Shepherd [CIP Project T-0523A] and J/C Work Authorization No. 5, Amendment No. 1 for Durham [CIP Project T-0523B];
 - b. **Houston Avenue/White Oak Drive Intersection [CIP Project T-0520]:**
 - i) Update on project development and design options;
 - c. **Little Thicket Park Improvements [CIP Project T-0521]:**
 - i) Update on project development and design options;
 - d. **Shepherd Reconstruction [CIP Project T-0523A]:**
 - i) Update on project development;
 - e. **Durham Reconstruction [CIP Project T-0523B]:**
 - i) Update on project development;
 - f. Approve related pay estimates or change orders, or other design, construction, or management contract administration items, and authorize other appropriate action;
5. **Financial matters (Authority only):**
 - a. Receive Finance Committee Report;
 - b. Receive Financial Report Summary, including account and fund activity statements, and Investment Report;
 - c. Authorize payment of invoices;
 - d. Authorize other appropriate action;
6. **Receive Attorney Report;**
7. **Executive Session (Authority only, the Zone will recess for duration of closed session):**
 - a. **Convene executive session** for attorney consultation on authorized matters pursuant to Open Meetings Act, § 551.071, Government Code; deliberations regarding purchase, exchange, lease, or value of real property pursuant to Open Meetings Act, §551.072, Government Code; and/or deliberations regarding economic development negotiations pursuant to Open Meetings Act, § 551.087, Government Code;
 - b. **Reconvene public session** and authorize appropriate action regarding executive session discussion;
8. **Receive comments and questions from the public;**

9. Consider, confirm, or ratify actions of the Authority, as necessary (*Zone only*);
10. Adjourn.



SKLaw, Attorneys for the Authority and the Zone

**MINUTES OF REGULAR MEETING
OF
MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY**

SEPTEMBER 19, 2017

The Board of Directors (the "Board") of Memorial-Heights Redevelopment Authority (the "Authority"), convened in regular session, open to the public, at 1980 Post Oak Boulevard, Houston, Texas 77056, on the 19th day of September, 2017, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Ann Lents	Chair
Alejandro Colom	Vice Chair
Tom Kvinta	Secretary
Bryan Brown	Director
Andrew MacPhillimy	Director
Janice Hale-Harris	Director
Christopher David Manriquez	Director

and all of said persons were present, except Directors Hale-Harris and MacPhillimy, thus constituting a quorum.

Also present at the meeting were Jennifer Curley from the City of Houston (the "City"); Sherry Weesner of SMW Principle Solutions, Inc.; Chau Bao of Edminster Hinshaw Russ & Associates ("EHRA"); Erin Williford of Jones|Carter ("JC"); Cassandra Robinson-Bacon of The Morton Accounting Services ("TMAS"); Julia McCain of McCall Gibson Swedlund Barfoot PLLC; Pat Rutledge from Friends of Woodland Park ("FWP"); Jim Mackey; Theodore R. Andrews; Wendell Robbins of W&R Construction Co., LLC; and Laura C. Davis and Susan Demiany of Sanford Kuhl Hagan Kugle Parker Kahn LLP ("SKLaw").

DETERMINE QUORUM; CALL TO ORDER

Chairman Lents noted that a quorum was present and called the meeting to order.

APPROVE MINUTES

The Board considered approving the minutes of the June 13, 2017, meeting. Upon motion by Director Brown, seconded by Director Kvinta, and after full discussion, the Board voted unanimously to approve the minutes.

ADMINISTRATOR REPORT

Ms. Weesner then gave the Administrator Report.

WOB Flood Remediation/Channel Reclamation [CIP Project T-0517]

Ms. Weesner advised a preliminary draft of the final report has been distributed for comments. She reported on meetings with Harris County Flood Control District ("HCFCD"), the City, and other interested groups to fine-tune the report. She briefly described the modifications options, all of which would result in improved water quality and varying degrees of increased drainage capacity. She stated that all options are expensive but that the plan provides a basis for future repair considerations. Director Brown suggested that a formal request be made to the HCFCD to advise the Authority of any improvements that are implemented.

Ms. Weesner advised she expects the final report will be available to the public next month.

Chairman Lents advised WOB trails are now open since Hurricane Harvey, and that silt from the flooding was removed, but some debris remains.

Update on fence foundation repair and rain garden expansion [CIP Project T-0515]

Ms. Weesner updated the Board on the fence foundation repair and rain garden expansion, advising that an agreement has been reached with the City on a path forward. She explained that three trees will be removed in order to do fence remediation, and that the Authority will have to mitigate 53 inches in caliper of trees. Mr. Bao advised plans have been prepared, and that advertisement for bids for the project will be on September 29th.

Review tax increment report

Ms. Weesner then reviewed with the Board the tax increment report, and discussed increases in taxable value for the different types of property.

APPROVE AUDIT FOR FISCAL YEAR ENDING JUNE 30, 2017

The Board then considered approval of the audit for the fiscal year ended June 30, 2017. Ms. McCain reviewed a draft audit report with the Board and answered questions. She advised that, with input from Ms. Weesner, the list of current and future projects has been updated. She further explained that assigned funds consist of funds remaining from FY 2017 to offset budget deficits in FY 2018. Chairman Lents requested that the note for Regents Square reflect the developer advances as do the other notes relating to developer advances.

Ms. McCain noted she is awaiting final taxable value for 2017 for the TIRZ, and the audit will then be appropriately updated and finalized.

Upon motion by Director Kvinta, seconded by Director Colom, and after full discussion, the Board voted unanimously to approve the audit for the fiscal year ended June 30, 2017, subject to the updates requested and final review by the Authority's Attorney, and to authorize filing of the audit with the City.

PROJECTS AND ENGINEERING

Receive Projects Committee Report

Director Brown updated the Board on Projects Committee matters.

Chairman Lents stated that due to the City's development of trailheads in the proximity of Olivewood, the CIP for the TIRZ's project can be reallocated. She stated that Ms. Weesner will be investigating other project opportunities, with input from the community.

Approve Amendment to TGC Contract, and authorize President to finalize Resolution for TIGER grant application

Director Brown explained that the Authority had considered making application for a Transportation Infrastructure Fund TIGER grant, which would have involved an extensive application process. He advised that, after communications with the City, it was discovered that the City currently has a project for submission and, since only one application is approved for a particular region, the Authority decided against moving forward. Chairman Lents advised these two agenda items will be removed from the agenda.

Approve J|C Work Authorization No. 1, Amendment No. 3

Director Brown reviewed with the Board J|C Work Authorization No. 1, Amendment No. 3, in the amount of \$10,000, advising that it will replenish authorization for administrative items

and basic consultant services. He advised the Projects Committee recommends that the Board approve the Amendment. Upon motion by Director Kvinta, seconded by Director Manriquez, the Board voted unanimously to approve JJC Work Authorization No. 1, Amendment No. 3.

Houston Avenue/White Oak Drive Intersection

The Board then received an update from Ms. Williford on the Houston Avenue/White Oak Drive Intersection [CIP Project T-0520]. She reported on public involvement, and coordination with the City and METRO, advising that 50% plans are due on October 27th. She advised she anticipates construction will begin in the spring of 2018, and be completed by the end of the year.

Little Thicket Park Improvements

Ms. Williford then updated the Board on project development for Little Thicket Park improvements [CIP Project T-0521]. She discussed the focus on bank stabilization, noting a 30' sheer drop to the bayou in one segment. She advised the full report will be ready by the end of the month, and will be provided to the City Parks and Recreation Department for their use.

Shepherd Reconstruction

Ms. Williford updated the Board on the Shepherd Reconstruction project [CIP Project T-0523A]. She advised preparation of the grant application for transportation improvements is ongoing, and will now include drainage options.

Durham Reconstruction

The Board then received an update on Durham Reconstruction [CIP Project T-0523B]. Ms. Williford advised that this project will be included in the grant application with Shepherd.

Approve related change orders or other design, construction, or management contract administration items/authorize payment of invoices

Chairman Lents advised that, other than as previously discussed, there are no related change orders or other design, construction, or management contract administration items for consideration at this time.

FINANCIAL MATTERS

Receive Finance Committee Report

Director Kvinta next reported to the Board on financial matters.

Receive Financial Report Summary

Ms. Robinson-Bacon reviewed with the Board the Financial Report Summary, including account and fund activity statements.

Authorize payment of invoices

Director Kvinta then reviewed with the Board the invoices submitted for payment. Following discussion of the invoices, a motion was made by Director Kvinta, seconded by Director Manriquez, and approved unanimously by the Board to authorize the payment of all invoices, except the payment to Regent Square, which will be considered further down on the agenda.

Adopt Order Evidencing Review of Investment Policy

The Board then considered adoption of an Order Evidencing Review of Investment Policy [GO 2017-1]. Ms. Davis reviewed with the Board the terms of the Investment Policy, noting that the Authority is required by the Public Funds Investment Act to review said Policy annually, but that no change to such policy is required unless the Board deems it necessary. The Board made no changes to such Policy.

Upon motion by Director Kvinta, seconded by Director Colom, and after full discussion, the Board voted unanimously to adopt the Order Evidencing Review of Investment Policy [GO 2017-1].

Adopt Order Adopting List of Qualified Brokers

The Board then considered adoption of a proposed Order Adopting List of Qualified Brokers [GO 2017-2]. Ms. Davis submitted to and reviewed with the Board the proposed Order, advising that such Order lists all qualified brokers with which the Authority could engage in investment transactions, and would allow the Authority to comply with Section 2256.025 of the Texas Government Code.

Upon motion by Director Brown, seconded by Director Manriquez, and after full discussion, the Board voted unanimously to adopt the Order Adopting List of Qualified Brokers [GO 2017-2].

Review and Approve reimbursement to Regent Square [GID]

Ms. Weesner reviewed with the Board the payment schedule for reimbursement to Regent Square [GID]. Ms. Curley reviewed with the Board the City's calculation for the payment in accordance with the terms of the Agreement with Regent Square. Upon motion by Director Manriquez, seconded by Director Colom, and after full discussion, the Board voted four in favor, with Director Brown abstaining, to approve the reimbursement to Regent Square [GID].

ATTORNEY'S REPORT

Ms. Davis distributed to the Board a comprehensive outline of applicable conflicts rules and stated it was for their convenience

EXECUTIVE SESSION

Chairman Lents announced that an executive session for the Board would not be necessary.

PUBLIC COMMENTS

Mr. Andrews advised he and Mr. Robbins are pleased that the Authority has reached an agreement with the City on the Bryce/11th Street Trailhead.

Mr. Mackey introduced himself to the Board, advising that he was formerly on the Board of the WOB Association and that he was attending the meeting to receive an update on Little Thicket.

Ms. Curley discussed the City's need to come up with a listing of businesses and residential areas that experienced flooding during or after Hurricane Harvey. Chairman Lents requested that all information should be submitted to Ms. Weesner.

Chairman Lents next discussed that she received information from Near Northside

regarding planning review through Houston Parks Board for possible trail connectivity and recreation assets.

CONSIDER, CONFIRM, OR RATIFY ACTIONS OF THE AUTHORITY

The next item on the agenda was to consider, confirm, or ratify actions of the Authority. Ms. Davis advised that no action by the Board is necessary.

There being no further business to come before the Board, the meeting was adjourned.

Secretary
Memorial-Heights Redevelopment Authority

**MINUTES OF REGULAR MEETING
OF
REINVESTMENT ZONE NUMBER FIVE, CITY OF HOUSTON, TEXAS**

SEPTEMBER 19, 2017

The Board of Directors (the "Board") of Reinvestment Zone Number Five, City of Houston, Texas, convened in regular session, open to the public, at 1980 Post Oak Boulevard, Houston, Texas 77057, on the 19th day of September, 2017, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Ann Lents	Chair
Alejandro Colom	Vice Chair
Tom Kvinta	Secretary
Bryan Brown	Director
Andrew MacPhillimy	Director
Janice Hale-Harris	Director
Christopher David Manriquez	Director

and all of said persons were present, and all of said persons were present, except Directors Hale-Harris and MacPhillimy, thus constituting a quorum.

Also present at the meeting were Jennifer Curley from the City of Houston (the "City"); Sherry Weesner of SMW Principle Solutions, Inc.; Chau Bao of Edminster Hinshaw Russ & Associates ("EHRA"); Erin Williford of Jones|Carter ("JC"); Cassandra Robinson-Bacon of The Morton Accounting Services ("TMAS"); Julia McCain of McCall Gibson Swedlund Barfoot PLLC; Pat Rutledge from Friends of Woodland Park ("FWP"); Jim Mackey; Theodore R. Andrews; Wendell Robbins of W&R Construction Co., LLC and Laura C. Davis and Susan Demiany of Sanford Kuhl Hagan Kugle Parker Kahn LLP ("SKLaw").

DETERMINE QUORUM; CALL TO ORDER

Chairman Lents noted that a quorum was present and called the meeting to order.

APPROVE MINUTES

The Board considered approving the minutes of the June 13, 2017, meeting. Upon motion by Director Brown, seconded by Director Kvinta, and after full discussion, the Board voted unanimously to approve the minutes.

CONSIDER, CONFIRM, OR RATIFY ACTIONS OF THE AUTHORITY

The next item on the agenda was to consider, confirm, or ratify the action of the Authority, as may be necessary. The Board noted that no confirmation or ratification action was necessary.

There being no further business to come before the Board, the meeting was adjourned.

Secretary
Reinvestment Zone Number Five,
City of Houston, Texas

City of Houston, Texas, Ordinance No. 2017 - 739

AN ORDINANCE RELATING TO THE FISCAL AFFAIRS OF THE MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY ON BEHALF OF REINVESTMENT ZONE NUMBER FIVE, CITY OF HOUSTON, TEXAS (MEMORIAL HEIGHTS ZONE); APPROVING THE FISCAL YEAR 2018 OPERATING BUDGET FOR THE AUTHORITY AND THE FISCAL YEARS 2018-2022 CAPITAL IMPROVEMENT PROJECTS BUDGET FOR THE ZONE; CONTAINING FINDINGS AND OTHER PROVISIONS RELATING TO THE FOREGOING SUBJECT; AND DECLARING AN EMERGENCY.

* * * * *

WHEREAS, the Memorial-Heights Redevelopment Authority (the "Authority"), a local government corporation acting on behalf of the City in connection with Reinvestment Zone Number Five, City of Houston, Texas (the "Zone"), has submitted an Operating Budget for Fiscal Year 2018 (the "Operating Budget") and a five-year Capital Improvement Projects Budget for Fiscal Years 2018-2022 (the "CIP Budget," and, collectively with the Operating Budget, the "Budgets") to the City Council for approval pursuant to the interlocal "Tri-Party" agreement among the City, the Authority, and the Zone approved by Ordinance No. 97-1590, as amended by Ordinance No. 2001-455; and

WHEREAS, the City designated the Zone on December 18, 1996, by Ordinance No. 96-1337 over a certain area within the City and enlarged the boundaries of the Zone by Ordinance No. 2007-1142 approved on October 10, 2007, Ordinance No. 2008-1204 approved on December 17, 2008, and Ordinance No. 2009-235 approved on March 25, 2009; and

WHEREAS, the City reduced the boundaries of the Zone by Ordinance No. 2011-907 approved on October 26, 2011; and

WHEREAS, the City enlarged the boundaries of the Zone, again, by Ordinance No. 2015-1047 approved on November 4, 2015; and

WHEREAS, the Budgets are based upon the following assumptions:

1. The timely implementation of capital improvement projects in the Budget may require the Authority to incur debt; and

2. The City's Chief Development Officer will assist the Authority in identifying a cost-efficient method to finance the costs of the capital improvement projects; and

3. One-third of the tax increments paid by the City into the Tax Increment Fund of the Zone shall be paid annually into City Fund 2409 for the provision of affordable housing; and

WHEREAS, the City has experienced an incremental increase in the cost of providing municipal services as a result of the creation of the Zone and the development and redevelopment of the land in the Zone; and

WHEREAS, the City Council finds that it is appropriate to recover its incremental costs of providing municipal services for Fiscal Year 2018 from the tax increment produced by the City and paid into the Tax Increment Fund of the Zone, subject to complying with the provisions of Texas Tax Code Section 311.010(i); and

WHEREAS, the City Council finds that the incremental costs of providing municipal services set forth in the Operating Budget attached hereto as **Exhibit A** are reasonable and will be paid from the tax increment produced by the City and paid into the Tax Increment Fund of the Zone; and

WHEREAS, the City Council desires to approve the Budgets; **NOW, THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HOUSTON, TEXAS:

Section 1. That the findings contained in the preamble of this Ordinance are determined to be true and correct and are hereby adopted as part of this Ordinance.

Section 2. That the City Council takes cognizance of the fact that in order to implement the Project Plan and Reinvestment Zone Financing Plan for the Zone, and to make adjustments occasioned by events transpiring during the year, the Authority, upon the approval of the City's Chief Development Officer, may transfer funds from one Line Item of Project Costs shown on **Exhibit A** to another. Unless approved by the City Council, the Authority may transfer funds only

(1) as needed for Debt Service; and (2) from one Line Item of Project Costs to another, if the aggregate of such transfers does not exceed \$400,000 during Fiscal Year 2018. Subject to the foregoing, the Operating Budget attached hereto as **Exhibit A** is hereby approved for the Authority.

Section 3. That the CIP Budget attached hereto as **Exhibit B** is approved for the Zone.

Section 4. That one-third (1/3) of the tax increments paid by the City into the Tax Increment Fund of the Zone shall be paid annually into City Fund 2409 for the provision of affordable housing.

Section 5. That not later than March 31, 2018, the Zone and the Authority shall, in cooperation with City representatives: (1) identify surplus funds in the Authority's Fiscal Year 2018 Operating Budget based on the difference between Zone revenues and the Fiscal Year 2018 Operating Budget for the Authority approved by the City; and (2) make available any surplus Zone funds, through appropriate agreement, for projects identified by the City that are eligible for tax increment funding, such as affordable housing, areas of public assembly, incremental costs of municipal services attributable to development and redevelopment in the Zone, and capital projects that benefit the City and the Zone. The agreement may provide for the payment of surplus funds into one or more accounts established by the City or may provide for direct payment by the Authority for the purpose. The Zone and the Authority shall consider amendments to the Zone's Project Plan and Reinvestment Zone Financing Plan that may be necessary to accomplish this purpose, and shall expedite any such amendments.

Section 6. That the Authority is authorized to spend any grant money not reflected in the Operating Budget that it receives during Fiscal Year 2018 in the manner prescribed by law. In the event the Authority is required to pay a matching share of any such grant, the Authority, after consultation with and approval by the City's Chief Development Officer, may spend an amount not to exceed ten percent (10%) of the Operating Budget for such match.

Section 7. That the City's Chief Development Officer is directed to assist the Authority in identifying a cost-efficient method for financing public infrastructure consistent with financing principles used by the City.

Section 8. That the approval of these Budgets is contingent upon receipt by the City's Chief Development Officer of a document signed by the Administrator of the Authority and/or Zone disclosing the name of each owner or developer of property within the Zone from which the Administrator has received compensation during the last five calendar years, and the amount of compensation by owner by year. Compensation may be expressed by category as follows:

Category I	Less than \$1,000.00
Category II	At least \$1,000.00 but less than \$10,000.00
Category III	At least \$10,000.00 but less than \$50,000.00
Category IV	At least \$50,000.00 but less than \$100,000.00
Category V	At least \$100,000.00 but less than \$500,000.00
Category VI	At least \$500,000.00 but less than \$1,000,000.00
Category VII	\$1,000,000.00 or more

Section 9. That there exists a public emergency requiring that this Ordinance be passed finally on the date of its introduction as requested in writing by the Mayor; therefore, this Ordinance shall be passed finally on such date and shall take effect immediately upon its passage and approval by the Mayor; however, in the event that the Mayor fails to sign this Ordinance within five days after its passage and adoption, it shall take effect in accordance with Article VI, Section 6, Houston City Charter.

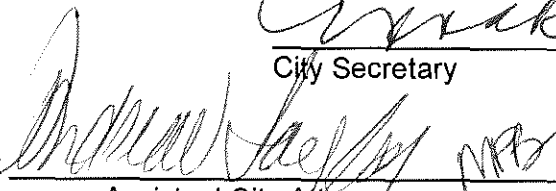
PASSED AND ADOPTED this 27th day of September, 2017.

APPROVED this _____ day of _____, 2017.

Mayor of the City of Houston

Pursuant to Article VI, Section 6, Houston City Charter, the effective date of the foregoing Ordinance is OCT 03 2017.


 City Secretary


 Assistant City Attorney

Prepared by Legal Department
 OUT:out August 17, 2017
 Requested by Andrew F. Icken, Chief Development Officer, Office of the Mayor
 L.D. File No.

AYE	NO	
✓		MAYOR TURNER
••••	••••	COUNCIL MEMBERS
✓		STARDIG
✓		DAVIS
✓		COHEN
✓		BOYKINS
✓		MARTIN
✓		LE
ABSENT		TRAVIS
✓		CISNEROS
✓		GALLEGOS
✓		LASTER
✓		GREEN
✓		KNOX
✓		ROBINSON
✓		KUBOSH
✓		EDWARDS
✓		CHRISTIE
CAPTION	ADOPTED	

CAPTION PUBLISHED IN DAILY COURT
 REVIEW DATE: OCT 03 2017

EXHIBIT A

**Fiscal Year 2018 Operating Budget for
Memorial-Heights Redevelopment Authority**

CITY OF HOUSTON
 ECONOMIC DEVELOPMENT DIVISION
 FISCAL YEAR 2018 BUDGET PROFILE

Fund Summary
 Fund Name: Memorial Heights Redevelopment Authority
 TIRZ: 05
 Fund Number: 7553/50

P R O F I L E	Base Year:		1996
	Base Year Taxable Value:	\$	67,807,537
	Projected Taxable Value (TY2017):	\$	2,102,481,280
	Current Taxable Value (TY2016):	\$	1,953,209,775
	Acres:		1410.36
	Administrator (Contact):		City of Houston
Contact Number:		832-393-0985	

N A R R A T I V E	Zone Purpose:
	Tax Increment Reinvestment Zone Number Five, City of Houston, Texas was created to provide plans and programs necessary to create and support an environment attractive to private investments in the greater Memorial Heights and lower White Oak Bayou recreational corridor. The intent of the plans is to ensure the improvements will result in the long-term stability and viability of the area.

P R O J E C T P L A N		Total Plan	Cumulative Expenses (to 6/30/16)	Variance
	Capital Projects:			
Public Utility Improvements	\$	18,144,635	\$ 2,885,228	\$ 15,259,407
Roadway and Sidewalk Improvements		31,738,100	7,053,505	24,684,595
Parks and Park Improvements		43,499,375	6,650,028	36,849,347
Property Assemblage/Mitigation		27,100,000	882,382	26,217,618
		-	-	-
		-	-	-
		-	-	-
Total Capital Projects	\$	120,482,110	\$ 17,471,143	\$ 103,010,967
Affordable Housing		21,832,291	6,141,849	15,690,442
School & Education/Cultural Facilities		10,903,863	12,212,098	(1,308,235)
Financing Costs		9,879,513	3,428,907	6,450,606
Administration Costs/ Professional Services		6,513,853	4,279,861	2,233,992
Creation Costs		165,000	175,300	(10,300)
Total Project Plan	\$	169,776,630	\$ 43,709,158	\$ 126,067,472

D E B T	Additional Financial Data	FY2017 Budget	FY2017 Estimate	FY2018 Budget
	Debt Service	\$	-	\$ -
Principal	\$	-	\$ -	\$ -
Interest	\$	-	\$ -	\$ -
		Balance as of 6/30/16	Projected Balance as of 6/30/17	Projected Balance as of 6/30/18
Year End Outstanding (Principal)	\$	-	\$ -	\$ -
Bond Debt	\$	-	\$ -	\$ -
Bank Loan	\$	-	\$ -	\$ -
Line of Credit	\$	-	\$ -	\$ -
Developer Agreement	\$	-	\$ -	\$ -
Other	\$	-	\$ -	\$ -

CITY OF HOUSTON
 ECONOMIC DEVELOPMENT DIVISION
 FISCAL YEAR 2018 BUDGET DETAIL

Fund Summary
 Fund Name: Memorial Heights Redevelopment Author
 TIRZ: 05
 Fund Number: 7553/50

TIRZ Budget Line Items	FY2017 Budget	FY2017 Estimate	FY2018 Budget
RESOURCES			
RESTRICTED Funds - Capital Projects	\$ -	\$ -	\$ -
RESTRICTED Funds - Affordable Housing	\$ -	\$ -	\$ -
RESTRICTED Funds - Bond Debt Service	\$ -	\$ -	\$ -
UNRESTRICTED Funds	\$ 6,229,973	\$ 4,215,579	\$ 6,404,118
Beginning Balance	\$ 6,229,973	\$ 4,215,579	\$ 6,404,118
City tax revenue	\$ 3,361,082	\$ 5,386,604	\$ 4,613,284
County tax revenue	\$ -	\$ -	\$ -
ISD tax revenue	\$ 1,017,156	\$ 1,025,820	\$ -
ISD tax revenue - Pass Through	\$ -	\$ -	\$ -
Community College tax revenue	\$ -	\$ -	\$ -
Incremental property tax revenue	\$ 4,378,238	\$ 6,412,424	\$ 4,613,284
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Miscellaneous revenue	\$ -	\$ -	\$ -
COH TIRZ interest	\$ 4,210	\$ 4,210	\$ 4,210
Interest Income	\$ 4,130	\$ 9,400	\$ 10,000
Other Interest Income	\$ 8,340	\$ 13,610	\$ 14,210
	\$ -	\$ -	\$ -
Grant Proceeds	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Proceeds from Bank Loan	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Contract Revenue Bond Proceeds	\$ -	\$ -	\$ -
TOTAL AVAILABLE RESOURCES	\$ 10,616,551	\$ 10,641,613	\$ 11,031,612

CITY OF HOUSTON
 ECONOMIC DEVELOPMENT DIVISION
 FISCAL YEAR 2018 BUDGET DETAIL

Fund Summary
 Fund Name: Memorial Heights Redevelopment Author
 TIRZ: 05
 Fund Number: 7553/50

TIRZ Budget Line Items	FY2017 Budget	FY2017 Estimate	FY2018 Budget
EXPENDITURES			
Accounting	\$ 12,000	\$ 15,855	\$ 17,000
Administration Salaries & Benefits	\$ 84,000	\$ 85,061	\$ 100,000
Auditor	\$ 9,000	\$ 9,000	\$ 9,000
Bond Services/Trustee/Financial Advisor	\$ 25,000	\$ 1,800	\$ 25,000
Insurance	\$ 1,000	\$ 965	\$ 1,000
Office Administration	\$ 500	\$ 500	\$ 500
TIRZ Administration and Overhead	\$ 131,500	\$ 113,181	\$ 152,500
Engineering Consultants	\$ 40,000	\$ 51,456	\$ 50,000
Legal	\$ 25,000	\$ 52,487	\$ 50,000
Construction Audit	\$ -	\$ -	\$ -
Planning Consultants	\$ 50,000	\$ 10,000	\$ 50,000
Program and Project Consultants	\$ 115,000	\$ 113,943	\$ 150,000
Management consulting services	\$ 246,500	\$ 227,124	\$ 302,500
Capital Expenditures (See CIP Schedule)	\$ 5,705,000	\$ 1,130,603	\$ 3,500,000
TIRZ Capital Expenditures	\$ 5,705,000	\$ 1,130,603	\$ 3,500,000
Regents Square GID	\$ -	\$ 141,446	\$ 166,654
Greystar	\$ -	\$ -	\$ -
Developer / Project Reimbursements	\$ -	\$ 141,446	\$ 166,654
System debt service	\$ -	\$ -	\$ -
TOTAL PROJECT COSTS	\$ 5,951,500	\$ 1,499,173	\$ 3,969,154
Payment/transfer to ISD - educational facilities	\$ 474,454	\$ 487,805	\$ -
Payment/transfer to ISD - educational facilities (Pass Through)	\$ -	\$ -	\$ -
Administration Fees:			
City	\$ 168,054	\$ 269,330	\$ 230,664
County	\$ -	\$ -	\$ -
ISD	\$ 25,000	\$ 25,000	\$ -
HCC	\$ -	\$ -	\$ -
Affordable Housing:			
City	\$ 1,120,361	\$ 1,795,535	\$ -
County	\$ -	\$ -	\$ -
ISD to City of Houston	\$ -	\$ -	\$ -
Municipal Services Charge	\$ 160,652	\$ 160,652	\$ 160,652
Municipal Services - Supplemental	\$ -	\$ -	\$ -
Total Transfers	\$ 1,948,521	\$ 2,738,322	\$ 391,316
Total Budget	\$ 7,900,021	\$ 4,237,495	\$ 4,360,470
RESTRICTED Funds - Capital Projects	\$ -	\$ -	\$ -
RESTRICTED Funds - Affordable Housing	\$ -	\$ -	\$ -
RESTRICTED Funds - Bond Debt Service	\$ -	\$ -	\$ -
UNRESTRICTED Funds	\$ 2,716,530	\$ 6,404,118	\$ 6,671,142
Ending Fund Balance	\$ 2,716,530	\$ 6,404,118	\$ 6,671,142
Total Budget & Ending Fund Balance	\$ 10,616,551	\$ 10,641,613	\$ 11,031,612

Notes:

EXHIBIT B

**Fiscal Years 2018—2022 Capital Improvement Projects Budget for
Tax Increment Reinvestment Zone Number Five (Memorial Heights Zone)**

2018 - 2022 CAPITAL IMPROVEMENT PLAN
TIRZ No. 5 - Memorial Heights Redevelopment Authority
CIP by Project

CITY OF HOUSTON - TIRZ PROGRAM
Economic Development Division

Council District	CIP No.	Project	Fiscal Year Planned Appropriations							FY18 - FY22 Total	Cumulative Total (To Date)
			Through 2016	Projected 2017	2018	2019	2020	2021	2022		
C, H	T-0512	White Oak Bayou Trail System	\$ 2,407,172	979,760	-	-	-	-	-	-	3,386,932
C	T-0515	Bryce Street Trail Head	\$ 439,653	800,000	250,000	-	-	-	-	250,000	1,489,653
H	T-0517	White Oak Bayou Remediation/Channel	\$ 18,036	275,329	50,000	-	-	-	-	50,000	343,365
C	T-0516	Olivewood Trailhead	\$ 32,749	120,000	800,000	1,080,000	-	-	-	1,880,000	2,032,749
H	T-0520	Houston Avenue & White Oak Drive Intersection	\$ -	75,000	1,550,000	-	-	-	-	1,550,000	1,625,000
C	T-0521	Little Thicket Park Improvements	\$ -	-	100,000	-	-	-	-	100,000	100,000
C	T-0522A	18th Pedestrian Improvements between Durham and 20th Street	\$ -	33,329	-	-	-	60,000	900,000	990,000	1,023,329
C	T-0522B	18th Street Reconstruction between Durham and 20th Street	\$ -	20,000	-	-	-	-	2,000,000	2,000,000	2,020,000
C	T-0523A	Shepherd Drive Reconstruction Project	\$ -	133,329	700,000	2,300,000	25,000,000	-	-	28,000,000	28,133,329
C	T-0523B	Durham Reconstruction Project	\$ -	20,000	-	-	-	2,700,000	25,300,000	28,000,000	28,020,000
C	T-0524	Street Trees	\$ -	-	50,000	-	-	-	-	50,000	50,000
C, H	T-0590	Concrete Panel Replacement Program	\$ -	-	-	-	-	-	-	-	-
Totals			\$ 4,814,353	\$ 2,456,747	\$ 3,500,000	\$ 3,380,000	\$ 25,000,000	\$ 2,790,000	28,200,000	62,670,000	\$ 69,941,100

* NOTE:
** NOTE:
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2018 - 2021 CAPITAL IMPROVEMENT PLAN
 TIRZ No. 5 - Memorial Heights Redevelopment Authority
 CIP by Sources of Funds

CITY OF HOUSTON - TIRZ PROGRAM
 Economic Development Division

Source of Funds	Fiscal Year Planned Appropriations							FY18 - FY22 Total	Cumulative Total (To Date)
	Through 2016	Projected 2017	2018	2019	2020	2021	2022		
TIRZ Funds	4,614,353	2,456,747	3,500,000	3,380,000	5,000,000	2,790,000	8,200,000	22,870,000	29,941,100
City of Houston	-	-	-	-	-	-	-	-	-
Grants	-	-	-	-	20,000,000	-	20,000,000	40,000,000	40,000,000
Other	-	-	-	-	-	-	-	-	-
Project Total	4,614,353	2,456,747	3,500,000	3,380,000	25,000,000	2,790,000	28,200,000	62,870,000	69,941,100

Project: White Oak Bayou Trail System		City Council District		Key Map:				WBS.:		T-0512	
		Location: C, H		Geo. Ref.:							
		Served: C, H		Neighborhood: 14							
Description: Hike and Bike Trail on White Oak Bayou between Cottage Grove Bridge and Studemont. (Projects T-0512 A, B and C)		Operating and Maintenance Costs: (\$ Thousands)									
			2018	2019	2020	2021	2022			Total	
		Personnel	-	-	-	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	-	-	-	\$ -
Justification: The Trail development is a joint project of TIRZ 5 and the Houston Parks Board.		Svcs. & Chgs.	-	-	-	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs									
Fiscal Year Planned Expenses											
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	494,616	-	-	-	-	-	-	-	\$ -	\$ 494,616
4	Construction	1,912,556	2,500,000	979,760	-	-	-	-	-	\$ -	\$ 2,892,316
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
	Other Sub-Total:	-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ 2,407,172	\$ 2,500,000	\$ 979,760	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,386,932
Source of Funds											
TIRZ Funds		2,407,172	2,500,000	979,760	-	-	-	-	-	\$ -	\$ 3,386,932
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ 2,407,172	\$ 2,500,000	\$ 979,760	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,386,932

*NOTE:

Project: Bryce Street Trail Head		City Council District		Key Map:				WBS.:		T-0515					
		Location: C		Geo. Ref.:											
		Served: C		Neighborhood:											
Description: Neighborhood Trail Connector to White Oak Bayou Trail system at Bryce Street. Project will include parking, picnic tables, benches, bike racks and ADA accessible ramps.		Operating and Maintenance Costs: (\$ Thousands)													
				2018		2019		2020		2021		2022		Total	
		Personnel		-		-		-		-		-		\$ -	
		Supplies		-		-		-		-		-		\$ -	
Justification: To provide access to regional trail system for neighborhoods west of the White Oak Bayou in the vicinity of 11th Street and Bryce Street.		Svcs. & Chgs.		-		-		-		-		-		\$ -	
		Capital Outlay		-		-		-		-		-		\$ -	
		Total		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	
		FTEs													
Fiscal Year Planned Expenses															
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)				
Phase															
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
3	Design	67,350	-	-	-	-	-	-	-	\$ -	\$ -	\$ 67,350			
4	Construction	372,303	750,000	800,000	250,000	-	-	-	-	\$ 250,000	\$ 1,422,303	\$ 1,422,303			
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
Total Allocations		\$ 439,653	\$ 750,000	\$ 800,000	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 250,000	\$ 1,489,653				
Source of Funds															
TIRZ Funds		439,653	750,000	800,000	250,000	-	-	-	-	\$ 250,000	\$ 1,489,653				
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -				
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -				
Other		-	-	-	-	-	-	-	-	\$ -	\$ -				
Total Funds		\$ 439,653	\$ 750,000	\$ 800,000	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 250,000	\$ 1,489,653				

Project: White Oak Bayou Remediation/Channel Reclamation Project		City Council District		Key Map:				WBS.:		T-0517	
		Location: H		Geo. Ref.:							
		Served: ALL		Neighborhood:							
Description: Feasibility Study of Channel reclamation alternatives on White Oak Bayou consisting of concrete panel removal, modifications to geometry, installation of riparian trees and suitable indigenous grasses.		Operating and Maintenance Costs: (\$ Thousands)									
			2018	2019	2020	2021	2022	Total			
		Personnel	-	-	-	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	-	-	-	\$ -
Justification: Study of Alternative options for Pilot project/demonstration project consisting of partial restoration/naturalization of a portion of the White Oak Bayou Channel.		Svcs. & Chgs.	-	-	-	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs	-	-	-	-	-	-	-	-	-
Fiscal Year Planned Expenses											
Project Allocation		Projected Expenses thru 6/30/18	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
Phase											
1	Planning	18,036	-	-	-	-	-	-	-	\$ -	\$ 18,036
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	150,000	275,329	50,000	-	-	-	-	\$ 50,000	\$ 325,329
4	Construction	-	-	-	-	-	-	-	-	\$ -	\$ -
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ 18,036	\$ 150,000	\$ 275,329	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ 343,365
Source of Funds											
TIRZ Funds		18,036	150,000	275,329	50,000	-	-	-	-	\$ 50,000	\$ 343,365
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ 18,036	\$ 150,000	\$ 275,329	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ 343,365

*NOTE:

Project: Olivewood Trailhead		City Council District		Key Map:				WBS.:		T-0518					
		Location: C		Geo. Ref.:											
		Served: C		Neighborhood:											
Description: Trail Head and Access/Egress Trail Connector to White Oak Bayou Trail system at Wichman Street.		Operating and Maintenance Costs: (\$ Thousands)													
				2018		2019		2020		2021		2022		Total	
		Personnel		-		-		-		-		-		\$ -	
		Supplies		-		-		-		-		-		\$ -	
Justification: Needed to provide access to White Oak Bayou trail system for neighborhoods south of the White Oak Bayou in the vicinity of Studemont.		Svcs. & Chgs.		-		-		-		-		-		\$ -	
		Capital Outlay		-		-		-		-		-		\$ -	
		Total		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	
		FTEs													
Fiscal Year Planned Expenses															
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total		Cumulative Total (To Date)			
Phase															
1	Planning	-	-	-	-	-	-	-	-	\$	-	\$	-		
2	Acquisition	-	-	-	-	-	-	-	-	\$	-	\$	-		
3	Design	32,749	100,000	120,000	100,000	80,000	-	-	-	\$	180,000	\$	332,749		
4	Construction	-	1,300,000	-	700,000	1,000,000	-	-	-	\$	1,700,000	\$	1,700,000		
5	Equipment	-	-	-	-	-	-	-	-	\$	-	\$	-		
6	Close-Out	-	-	-	-	-	-	-	-	\$	-	\$	-		
7	Other	-	-	-	-	-	-	-	-	\$	-	\$	-		
Other Sub-Total:		-	-	-	-	-	-	-	-	\$	-	\$	-		
Total Allocations		\$ 32,749	\$ 1,400,000	\$ 120,000	\$ 800,000	\$ 1,080,000	\$ -	\$ -	\$ -	\$	1,880,000	\$	2,032,749		
Source of Funds															
TIRZ Funds		32,749	1,400,000	120,000	800,000	1,080,000	-	-	-	\$	1,880,000	\$	2,032,749		
City of Houston		-	-	-	-	-	-	-	-	\$	-	\$	-		
Grants		-	-	-	-	-	-	-	-	\$	-	\$	-		
Other		-	-	-	-	-	-	-	-	\$	-	\$	-		
Total Funds		\$ 32,749	\$ 1,400,000	\$ 120,000	\$ 800,000	\$ 1,080,000	\$ -	\$ -	\$ -	\$	1,880,000	\$	2,032,749		

*NOTE:

Project: Houston Avenue & White Oak Drive Intersection Improvements		City Council District: H		Key Map:		WBS.:		T-0520			
		Location: H		Geo. Ref.:							
		Served: H		Neighborhood:							
Description: Reconstruction of intersection into four-way configuration. Includes mast-arm traffic signals, sidewalks, pedestrian crossing, improved intersection geometry, 10' sidewalk on east side of Houston Avenue.		Operating and Maintenance Costs: (\$ Thousands)									
			2018	2019	2020	2021	2022	Total			
		Personnel	-	-	-	-	-	-			
		Supplies	-	-	-	-	-	-			
Justification: Existing condition includes (7) intersecting street alignments, creating a confusing and unsafe intersection.		Svcs. & Chgs.	-	-	-	-	-	-			
		Capital Outlay	-	-	-	-	-	-			
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -			
		FTEs	-	-	-	-	-	-			
Fiscal Year Planned Expenses											
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	330,000	75,000	300,000	-	-	-	-	\$ 300,000	\$ 375,000
4	Construction	-	-	-	1,250,000	-	-	-	-	\$ 1,250,000	\$ 1,250,000
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ 330,000	\$ 75,000	\$ 1,550,000	\$ -	\$ -	\$ -	\$ -	\$ 1,550,000	\$ 1,625,000
Source of Funds											
TIRZ Funds		-	330,000	75,000	1,550,000	-	-	-	-	\$ 1,550,000	\$ 1,625,000
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ 330,000	\$ 75,000	\$ 1,550,000	\$ -	\$ -	\$ -	\$ -	\$ 1,550,000	\$ 1,625,000

Project: Little Thicket Park Improvements		City Council District:		Key Map:		WBS.:		T-0521							
		Location: C		Geo. Ref.:											
		Served: C		Neighborhood:											
Description: Improved park amenities, erosion control/bank stabilization, public parking and access to White Oak Bayou Trail system.		Operating and Maintenance Costs: (\$ Thousands)													
				2018		2019		2020		2021		2022		Total	
		Personnel		-		-		-		-		-		\$ -	
		Supplies		-		-		-		-		-		\$ -	
Justification: Collapsed bank/repeated bank failure has encroached into the usable footprint of the park, creating dangerous conditions for park users, especially children. Opportunity to make connection to Bayou Greensways trail system.		Svcs. & Chgs.		-		-		-		-		-		\$ -	
		Capital Outlay		-		-		-		-		-		\$ -	
		Total		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	
		FTEs													
Fiscal Year Planned Expenses															
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total		Cumulative Total (To Date)			
Phase															
1	Planning	-	50,000	-	100,000	-	-	-	-	\$ 100,000		\$ 100,000			
2	Acquisition	-	-	-	-	-	-	-	-	\$ -		\$ -			
3	Design	-	-	-	-	-	-	-	-	\$ -		\$ -			
4	Construction	-	-	-	-	-	-	-	-	\$ -		\$ -			
5	Equipment	-	-	-	-	-	-	-	-	\$ -		\$ -			
6	Close-Out	-	-	-	-	-	-	-	-	\$ -		\$ -			
7	Other	-	-	-	-	-	-	-	-	\$ -		\$ -			
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -		\$ -			
Total Allocations		\$ -	\$ 50,000	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 100,000		\$ 100,000			
Source of Funds															
TIRZ Funds		-	50,000	-	100,000	-	-	-	-	\$ 100,000		\$ 100,000			
City of Houston		-	-	-	-	-	-	-	-	\$ -		\$ -			
Grants		-	-	-	-	-	-	-	-	\$ -		\$ -			
Other		-	-	-	-	-	-	-	-	\$ -		\$ -			
Total Funds		\$ -	\$ 50,000	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 100,000		\$ 100,000			

Project: 18th Pedestrian Improvements between Durham and 20th Street		City Council District		Key Map:		WBS.:		T-0522A							
		Location: C		Geo. Ref.:											
		Served: C		Neighborhood:											
Description: Construct pedestrian improvements to include sidewalks, pedestrian ramps landscaping and mid-block crossings to create an overall safer pedestrian environment		Operating and Maintenance Costs: (\$ Thousands)													
				2018		2019		2020		2021		2022		Total	
		Personnel		-		-		-		-		-		\$ -	
		Supplies		-		-		-		-		-		\$ -	
Justification: Existing conditions include discontinuous sidewalks segments, open ditch, non-ADA compliance pedestrian environment.		Svcs. & Chgs.		-		-		-		-		-		\$ -	
		Capital Outlay		-		-		-		-		-		\$ -	
		Total		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	
		FTEs													
Fiscal Year Planned Expenses															
Project Allocation		Projected Expenses thru 6/30/18	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)				
Phase															
1	Planning	-	15,000	33,329	-	-	-	-	-	\$ -	\$ -	\$ 33,329			
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
3	Design	-	-	-	-	-	90,000	-	-	\$ 90,000	\$ 90,000	\$ 90,000			
4	Construction	-	-	-	-	-	-	900,000	-	\$ 900,000	\$ 900,000	\$ 900,000			
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
Total Allocations		\$ -	\$ 15,000	\$ 33,329	\$ -	\$ -	\$ -	\$ 90,000	\$ 900,000	\$ 990,000	\$ 1,023,329				
Source of Funds															
TIRZ Funds		-	15,000	33,329	-	-	90,000	900,000	\$ 990,000	\$ 1,023,329					
City of Houston		-	-	-	-	-	-	-	\$ -	\$ -					
Grants		-	-	-	-	-	-	-	\$ -	\$ -					
Other		-	-	-	-	-	-	-	\$ -	\$ -					
Total Funds		\$ -	\$ 15,000	\$ 33,329	\$ -	\$ -	\$ 90,000	\$ 900,000	\$ 990,000	\$ 1,023,329					

Project: 19th Street Reconstruction between Durham and 20th		City Council District: C		Key Map:		WBS.:		T-0522B							
		Location: C		Geo. Ref.:											
		Served: All		Neighborhood:											
Description: Roadway reconstruction, installation of storm water drainage system, curb and gutter, sidewalks, street lights and landscaping.		Operating and Maintenance Costs: (\$ Thousands)													
				2014		2015		2016		2017		2018		Total	
		Personnel		-		-		-		-		-		\$ -	
		Supplies		-		-		-		-		-		\$ -	
Justification: Existing conditions include poor roadway, discontinuous sidewalk segments, open ditch, non ADA compliance pedestrian environment.		Svcs. & Chgs.		-		-		-		-		-		\$ -	
		Capital Outlay		-		-		-		-		-		\$ -	
		Total		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	
		FTEs													
Fiscal Year Planned Expenses															
Project Allocation		Projected Expenses thru 6/30/18	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total		Cumulative Total (To Date)			
Phase															
1	Planning	-	15,000	20,000	-	-	-	-	-	\$ -		\$ 20,000			
2	Acquisition	-	-	-	-	-	-	-	-	\$ -		\$ -			
3	Design	-	-	-	-	-	-	2,000,000	-	\$ 2,000,000		\$ 2,000,000			
4	Construction	-	-	-	-	-	-	-	-	\$ -		\$ -			
5	Equipment	-	-	-	-	-	-	-	-	\$ -		\$ -			
6	Close-Out	-	-	-	-	-	-	-	-	\$ -		\$ -			
7	Other	-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -		\$ -			
Total Allocations		\$ -	\$ 15,000	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ 2,000,000	\$ 2,000,000		\$ 2,020,000			
Source of Funds															
TIRZ Funds		-	-	20,000	-	-	-	-	2,000,000	\$ 2,000,000		\$ 2,020,000			
City of Houston		-	-	-	-	-	-	-	-	\$ -		\$ -			
Grants		-	-	-	-	-	-	-	-	\$ -		\$ -			
Other		-	-	-	-	-	-	-	-	\$ -		\$ -			
Total Funds		\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ 2,000,000	\$ 2,000,000		\$ 2,020,000			

Project: Shepherd Drive Reconstruction Project		City Council District		Key Map:		WBS.:		T-0523A			
		Location: C		Geo. Ref.:							
		Served: All		Neighborhood:							
Description: Roadway reconstruction between 11th street and 610 loop North, including hike and bike lanes, storm water drainage systems, curb and gutter section, streetlights, sidewalks and landscaping		Operating and Maintenance Costs: (\$ Thousands)									
			2018	2019	2020	2021	2022	Total			
		Personnel	-	-	-	-	-	-			
		Supplies	-	-	-	-	-	-			
Justification: Major north/south artery with poor to non-existent drainage system, no sidewalks, no curb, unsafe for pedestrians and bicyclists.		Svcs. & Chgs.	-	-	-	-	-	-			
		Capital Outlay	-	-	-	-	-	-			
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	-			
		FTEs									
Fiscal Year Planned Expenses											
Project Allocation		Projected Expenses thru 6/30/18	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	225,000	33,329	-	-	-	-	-	\$ -	\$ 33,329
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	100,000	700,000	2,300,000	-	-	-	\$ 3,000,000	\$ 3,100,000
4	Construction	-	-	-	-	-	25,000,000	-	-	\$ 25,000,000	\$ 25,000,000
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
	Other Sub-Total:	-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ 225,000	\$ 133,329	\$ 700,000	\$ 2,300,000	\$ 25,000,000	\$ -	\$ -	\$ 28,000,000	\$ 28,133,329
Source of Funds											
TIRZ Funds		-	-	133,329	700,000	2,300,000	5,000,000	-	-	\$ 8,000,000	\$ 8,133,329
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	20,000,000	-	-	\$ 20,000,000	\$ 20,000,000
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ -	\$ 133,329	\$ 700,000	\$ 2,300,000	\$ 25,000,000	\$ -	\$ -	\$ 28,000,000	\$ 28,133,329

Project: Durham Reconstruction Project		City Council District:		Key Map:				WBS.:		T-0523B					
		Location: C		Geo. Ref.:											
		Served: ALL		Neighborhood:											
Description: Roadway reconstruction between 11th Street and 610 Loop North, including pedestrian improvements, storm water drainage systems, curb and gutter section, streetlights, sidewalks and landscaping.		Operating and Maintenance Costs: (\$ Thousands)													
				2018		2019		2020		2021		2022		Total	
		Personnel		-		-		-		-		-		-	
		Supplies		-		-		-		-		-		-	
Justification: Major north/south artery with poor to non-existent drainage system, no sidewalks, no curb, unsafe for pedestrians and bicyclists.		Svcs. & Chgs.		-		-		-		-		-		-	
		Capital Outlay		-		-		-		-		-		-	
		Total		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	
		FTEs													
Fiscal Year Planned Expenses															
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)				
Phase															
1	Planning	-	225,000	20,000	-	-	-	-	-	\$ -	\$ -	\$ 20,000			
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
3	Design	-	-	-	-	-	2,700,000	-	300,000	\$ 3,000,000	\$ 3,000,000	\$ 3,000,000			
4	Construction	-	-	-	-	-	-	-	25,000,000	\$ 25,000,000	\$ 25,000,000	\$ 25,000,000			
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -	\$ -			
Total Allocations		\$ -	\$ 225,000	\$ 20,000	\$ -	\$ -	\$ -	\$ 2,700,000	\$ 25,300,000	\$ 28,000,000	\$ 28,020,000				
Source of Funds															
TIRZ Funds		-	225,000	20,000	-	-	-	2,700,000	5,300,000	\$ 8,000,000	\$ 8,020,000				
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -				
Grants		-	-	-	-	-	-	-	20,000,000	\$ 20,000,000	\$ 20,000,000				
Other		-	-	-	-	-	-	-	-	\$ -	\$ -				
Total Funds		\$ -	\$ 225,000	\$ 20,000	\$ -	\$ -	\$ -	\$ 2,700,000	\$ 25,300,000	\$ 28,000,000	\$ 28,020,000				

Project: Street Trees		City Council District		Key Map:		WBS.:		T-0524							
		Location: C		Geo. Ref.:											
		Served: C		Neighborhood:											
Description: Street Trees on TC Jester at West 11th Street adjacent to the Bryce Street Trail Head and White Oak Bayou pedestrian bridge, and on the south bank of the White Oak Bayou at TC Jester, adjacent to White Oak Trail.		Operating and Maintenance Costs: (\$ Thousands)													
				2018		2019		2020		2021		2022		Total	
Justification: Tree planting on City of Houston ROW, at high bank, adjacent to Flood Control ROW will allow shade and shelter to hike and bike trail users, without hindering conveyance of flood waters in channel.				-		-		-		-		-		\$ -	
				-		-		-		-		-		\$ -	
				-		-		-		-		-		\$ -	
				-		-		-		-		-		\$ -	
				\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	
				-		-		-		-		-		-	
Fiscal Year Planned Expenses															
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total		Cumulative Total (To Date)			
Phase															
1	Planning	-	-	-	-	-	-	-	-	\$ -		\$ -			
2	Acquisition	-	-	-	-	-	-	-	-	\$ -		\$ -			
3	Design	-	-	-	-	-	-	-	-	\$ -		\$ -			
4	Construction	-	50,000	-	50,000	-	-	-	-	\$ 50,000		\$ 50,000			
5	Equipment	-	-	-	-	-	-	-	-	\$ -		\$ -			
6	Close-Out	-	-	-	-	-	-	-	-	\$ -		\$ -			
7	Other	-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
		-	-	-	-	-	-	-	-	\$ -		\$ -			
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -		\$ -			
Total Allocations		\$ -	\$ 50,000	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000		\$ 50,000			
Source of Funds															
TIRZ Funds		-	50,000	-	50,000	-	-	-	-	\$ 50,000		\$ 50,000			
City of Houston		-	-	-	-	-	-	-	-	\$ -		\$ -			
Grants		-	-	-	-	-	-	-	-	\$ -		\$ -			
Other		-	-	-	-	-	-	-	-	\$ -		\$ -			
Total Funds		\$ -	\$ 50,000	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000		\$ 50,000			

Project: Concrete Panel Replacement Program		City Council District		Key Map:		WBS.:		T-0599			
		Location: C, H		Geo. Ref.:							
		Served: C, H		Neighborhood:							
Description:	Street maintenance program	Operating and Maintenance Costs: (\$ Thousands)									
			2018	2019	2020	2021	2022	Total			
		Personnel	-	-	-	-	-	-	\$ -		
		Supplies	-	-	-	-	-	-	\$ -		
		Svcs. & Chgs.	-	-	-	-	-	-	\$ -		
		Capital Outlay	-	-	-	-	-	-	\$ -		
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
		FTEs	-	-	-	-	-	-	-		
Justification:	Mobility improvements to extend life of roads.										
Fiscal Year Planned Expenses											
Project Allocation		Projected Expenses thru 6/30/16	2017 Budget	2017 Estimate	2018	2019	2020	2021	2022	FY18 - FY22 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4	Construction	-	-	-	-	-	-	-	-	\$ -	\$ -
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Source of Funds											
TIRZ Funds		-	-	-	-	-	-	-	-	\$ -	\$ -
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

MEMORIAL HEIGHTS REDEVELOPMENT AUTHORITY/TIRZ No. 5

BOARD UPDATE – OCTOBER 10, 2017

Tasks completed since September 19th Board Meeting:

- Work Authorization 1 – General Authorization
 - Attended Project Status Meeting with Sherry on 09/28/2017.
 - Projects Committee Conference Call on 10/03/2017.
 - Reviewed Lower White Oak Bayou Channel Restoration Study.
 - Prepared and delivered project invoices.
 - Prepared WA 4 AM 2 and WA 5 AM 1 to move funds from Shepherd to Durham.

- Work Authorization 2 – Houston Avenue/White Oak Drive Intersection Final Design [CIP Project T-0520]
 - Continued coordination with METRO related to plans for Quitman/White Oak.
 - Coordinated with Houston Parks and Recreation Department regarding White Oak Park corner extension and widening of path into Woodland Park property.
 - Coordinated with Greater Northside Management District (GNMD) regarding 10/06/2017 GNMD board meeting.
 - Coordinated with SWA to develop initial sketch of intersection concept and revisions to initial sketch based on meeting with Sherry.
 - Attended GNMD board meeting on 10/06/2017 to present MHRA/TIRZ 5 role, intersection reconfiguration, and conceptual design.
 - Continued design of intersection geometry and H&H analysis.
 - Discussed traffic control and construction phasing based on intersection design.
 - Continued preparation of plans for 50% submittal due on 10/27/2017.
 - Discussed potential for and cost of HAWK signal at Parkview.

- Work Authorization 3 – Front End Documents [CIP Project T-0518]
 - No action.

- Work Authorization 4 – Shepherd Drive PER [CIP Project T-0523A]
 - Prepared final procurement document for landscape architecture (LA) services.
 - Completed advertisement of LA RFQ in HBJ (09/29/2017 & 10/06/2017).
 - Set up LA RFQ on www.civcastusa.com on 09/29/2017.
 - Prepared for mandatory pre-proposal meeting for LA RFQ on 10/10/2017.
 - Developed memo of critical path items for the project.
 - Received and reviewed Drainage Memo from Civil Tech via Gunda.
 - Brainstormed ideas for drainage improvements to bolster grant application, including consideration of Durham.

- Work Authorization 5 – Durham Drive [CIP Project T-0523B]
 - No action.

- Work Authorization 6 – Little Thicket Park [CIP Project T-0521]
 - Finalized draft memo of findings, costs, and recommendations.
 - Released draft memo to Projects Committee review on 09/29/2017 for review.
 - Addressed comments received from Projects Committee.
 - Coordinating final version of draft with Lisa Johnson (HPARD).

EXHIBIT “D”

Form of Work Authorization

**AMENDMENT NO. 2
WORK AUTHORIZATION NO. 4
FOR
MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY**

This Work Authorization authorizes consultant services to be performed by JONES | CARTER (the “Consultant”) pursuant to the Agreement for Program Management and Engineering Services (the “Agreement”) between the Consultant and Memorial-Heights Redevelopment Authority (the “Owner”). Unless otherwise defined herein, all capitalized terms used in this Work Authorization are defined in the Agreement.

The Amendment to this Work Authorization consists of the following:

Project No.T-0523A Shepherd Drive Reconstruction Project – Preliminary Engineering Report (PER)

TOTAL COST:	<u>\$ 605,876.00</u>
Work Authorization No. 4:	\$ 961,000.00
Amendment No. 1:	\$ 16,200.00
Amendment No. 2:	-\$ 371,324.00

Remove Scope from Shepherd Drive

Scope of work for this amendment includes removal of scope from Shepherd Drive for future reallocation of funds to support grant applications for both Shepherd Drive and Durham Drive. A proposal and associated details are attached for reference.

5.0 PAYMENT

Payment to the Consultant for the Services rendered in connection with the Project shall be made in accordance with **Exhibit “B”** to the Agreement.

IN WITNESS WHEREOF, the parties have executed this Work Authorization as of _____, 20__.

**OWNER:
MEMORIAL-HEIGHTS REDEVELOPMENT
AUTHORITY**

**CONSULTANT:
JONES | CARTER**

By: _____
Name: _____
Title: _____

By: _____
Name: Erin Williford
Title: Department Manager

MEMO

TO: MHRA/TIRZ No. 5 Projects Committee

FROM: Erin Williford, P.E. and Kristen Hennings, P.E., Jones|Carter

DATE: October 5, 2017

RE: Reduction of Scope on Shepherd Drive to Support Grant Applications (Project No. T-0523A)

To advance in the best way to support grant applications for Shepherd Drive Reconstruction and Durham Drive Reconstruction, three (3) critical items must be addressed on both corridors.

- **Topographic and Boundary Surveys**
This information allows us to assess the existing conditions more accurately early in the design and determine costs for needed improvements or relocations of existing utilities and acquisitions of right-of-way.
- **Environmental Site Assessment**
Having this information early in the design process helps to identify and address environmental issues that could be encountered during construction and result in costly changes.
- **Drainage**
The earlier we understand the drainage in an area, the better equipped we are to coordinate with the City on regional and local improvements that are supported by the City and applicable to grant applications. We know that the drainage systems on Shepherd Drive and Durham Drive are intertwined and are best addressed together.

These three (3) items are currently included in the scope of services for Shepherd Drive but are also needed for Durham Drive. We recommend reallocating funds from scope items that are not on the critical path for Shepherd Drive to support these services on Durham Drive. Scope items that are not on the critical path for the grant applications include:

- Public Involvement
- Engineering Evaluation and Recommendations (Alternative Analysis for the Preliminary Engineering Report)

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Page 2

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- Preparation of the physical Preliminary Engineering Report (PER) and presentation to the City's Technical Review Committee (TRC)
- Geotechnical Investigation

Adequate funds have been authorized for Shepherd Drive to provide the services to support the grant application critical path items for both Shepherd Drive and Durham Drive.

DRAFT

		Corporate Manager	Senior Manager	Division Manager	Sr PM	Sr Project Eng.	EVI/Planner V	Planner III	EII	GIS Operator III	Sr Traffic PM	Construction MVII	Admin II	CAD IV	Sub-Total	Sub Cons.	Sub Cons.	Sub Cons. (cost + 8%)	Total Budget
		\$250.00	\$225.00	\$210.00	\$200.00	\$175.00	\$145.00	\$105.00	\$94.00	\$90.00	\$200.00	\$160.00	\$50.00	\$73.00					
BASIC SERVICES																			
Task 100 - Preliminary Phase Services																			
1	Project Management			8	40	20							20		\$14,180			\$0.00	\$14,180.00
2	Planning & Public Involvement														\$0			\$0.00	\$0.00
a.	Prepare Grant Application with The Goodman Corporation				4	6	12	24		30					\$8,810			\$0.00	\$8,810.00
b.	Assist with Procurement of Landscape Architect (SOQ Prep)			2	8	6	4						12		\$4,250			\$0.00	\$4,250.00
c.	Organize and Facilitate Public Meeting														\$0			\$0.00	\$0.00
d.	Organize and Analyze Collected Information for Potential Incorporation into Final Plan														\$0			\$0.00	\$0.00
e.	Present Final Plan from PER Process at Public Meeting														\$0			\$0.00	\$0.00
3	Coordination														\$0			\$0.00	\$0.00
a.	Coordinate with Projects Committee				12	18		20			3		4		\$8,450			\$0.00	\$8,450.00
b.	Coordinate with COH				16	12	6	8			8		4		\$8,810			\$0.00	\$8,810.00
c.	Coordinate with Other Agencies				6	4			8				4		\$2,852			\$0.00	\$2,852.00
d.	Coordinate with Private Utilities					4			20				4		\$2,780			\$0.00	\$2,780.00
4	Data Collection														\$0			\$0.00	\$0.00
a.	Obtain and Review As-Built Drawings				4	4	8		24						\$4,916			\$0.00	\$4,916.00
b.	List Public/Private Utility Information					2	4		8						\$1,682			\$0.00	\$1,682.00
c.	Collect Existing Drainage and TSARP Information				2	6	6		12						\$3,448			\$0.00	\$3,448.00
d.	Identify Existing Easement and Right-of-way Info as well as Permit or Agreement Requirements (ie. Pipelines)			2	4	4			8					8	\$3,256			\$0.00	\$3,256.00
e.	Obtain Model Information from HCFCD, COH, etc.				2	4	8		16						\$3,764			\$0.00	\$3,764.00
f.	Collect Information About Adjacent Projects				8	16									\$4,400			\$0.00	\$4,400.00
g.	Field Verify Existing Conditions (including photos)				12	16	24		30					20	\$12,960			\$0.00	\$12,960.00
5	H&H Analysis														\$0			\$0.00	\$0.00
a.	Identify Existing Drainage Areas				16	24	40		40						\$16,960			\$0.00	\$16,960.00
b.	Verify Existing Overland Flow and Ponding				8	16	30		30						\$11,570			\$0.00	\$11,570.00
c.	Develop Existing HouStorm Model (2-year design)				8	16	30		30						\$11,570			\$0.00	\$11,570.00
d.	Establish Proposed Drainage Areas				10	16	30		40						\$12,910			\$0.00	\$12,910.00
e.	Develop Proposed HouStorm Model (2-year design)				12	12	24		48						\$12,492			\$0.00	\$12,492.00
f.	Review Hydraulic Analysis and Route Evaluation Calcs and Make Corrections				12	16	24		40						\$12,440			\$0.00	\$12,440.00
g.	Establish Detained Proposed Drainage Area Map (Manhole Level)				20	24	30		24						\$14,806			\$0.00	\$14,806.00
h.	Review Previous Study				8	12	16		12						\$7,148			\$0.00	\$7,148.00
6	Engineering Evaluation and Recommendations														\$0			\$0.00	\$0.00
a.	Comparative Analysis of Alternatives														\$0			\$0.00	\$0.00
b.	Recommend One Alternative														\$0			\$0.00	\$0.00
c.	Recommend Drainage, Utility Roadway Improvements														\$0			\$0.00	\$0.00
d.	Recommend Required Utility Relocations														\$0			\$0.00	\$0.00
e.	Recommend Required ROW/Easement Acquisition														\$0			\$0.00	\$0.00
f.	Develop Preliminary Plans and Priorities														\$0			\$0.00	\$0.00
g.	Prepare for and Attend Pre-TRC Meeting														\$0			\$0.00	\$0.00
7	Preliminary Engineering Report														\$0			\$0.00	\$0.00
a.	Prepare PER														\$0			\$0.00	\$0.00
	Executive Summary														\$0			\$0.00	\$0.00
	Introduction/ Existing Conditions														\$0			\$0.00	\$0.00
	Roadway Alternatives/ Recommendations				2	4	10		8	4			3	16	\$4,980			\$0.00	\$4,980.00
	Drainage Analysis and Recommendations														\$0			\$0.00	\$0.00
	Utilities Assessment/ Recommendations														\$0			\$0.00	\$0.00
	Conclusion														\$0			\$0.00	\$0.00
b.	Prepare 30% Design Drawings (Appendix to PER)														\$0			\$0.00	\$0.00
	Cover Sheet/ Index of Drawings														\$0			\$0.00	\$0.00
	P&Ps (35 sheets)														\$0			\$0.00	\$0.00
	Paving Improvements														\$0			\$0.00	\$0.00
	Storm Sewer Improvements														\$0			\$0.00	\$0.00
	Sanitary Sewer Improvements														\$0			\$0.00	\$0.00
	Water Line Improvements														\$0			\$0.00	\$0.00
c.	Proposed ROW Acquisition (Appendix to PER)														\$0			\$0.00	\$0.00
d.	Prepare Preliminary Cost Estimate														\$0			\$0.00	\$0.00
e.	Develop Construction Phases														\$0			\$0.00	\$0.00


 JONES CARTER		Corporate Manager	Senior Manager	Division Manager	Sr PM	Sr Project Eng.	EVI/Planner V	Planner III	EII	GIS Operator III	Sr Traffic PM	Construction MVII	Admin II	CAD IV	Sub-Total	Sub Cons.	Sub Cons.	Sub Cons. (cost + 8%)	Total Budget
		\$250.00	\$225.00	\$210.00	\$200.00	\$175.00	\$145.00	\$105.00	\$94.00	\$90.00	\$200.00	\$160.00	\$50.00	\$73.00					
f.	Prepare Specification Outline														\$0			\$0.00	\$0.00
g.	Interim Meetings with CO (50, 70, 90, Final)														\$0			\$0.00	\$0.00
h.	Internal QA/QC Review of Report														\$0			\$0.00	\$0.00
i.	Prepare for and Attend Pre-TRC Meeting														\$0			\$0.00	\$0.00
8	Final PER														\$0			\$0.00	\$0.00
a.	Incorporate TRC Comments in PER														\$0			\$0.00	\$0.00
b.	Prepare and Submit Final PER														\$0			\$0.00	\$0.00
Task 400 - Additional Engineering Services																			
1	Geotechnical Investigation (25 0'-25" Deep Borings)(TBD)																	\$0.00	\$0.00
2	Phase I Environmental Site Assessment (TGC)															\$17,500.00		\$18,900.00	\$18,900.00
3	Traffic Analysis			2	12	36	60		80		24				\$30,140			\$0.00	\$30,140.00
4	Traffic Signal Design			4	16	48	80		120					160	\$47,000			\$0.00	\$47,000.00
5	Crash Data Analysis														\$0			\$0.00	\$0.00
6	Preliminary Impact Analysis				2	10	20		30					40	\$10,790			\$0.00	\$10,790.00
7	Dynamic Modeling (2-year design and 100-year)														\$0			\$0.00	\$0.00
8	Landscape Architecture (TBD)															\$46,296.30		\$50,000.00	\$50,000.00
9	Urban Forestry (TBD)																	\$0.00	\$0.00
Task 500 - Surveying Services																			
1	Topographic Survey (UNITED ENGINEERS)															\$83,333.33		\$90,000.00	\$90,000.00
2	Boundary Survey (4 parcels at 5 intersections) (UNITED ENGINEERS)															\$46,296.30		\$50,000.00	\$50,000.00
3	Subsurface Utility Engineering (Potholing)(TBD)																	\$0.00	\$0.00
4																		\$0.00	\$0.00
Task 800 - Reimbursable Expenses																			
1	Repro/Mileage/Plan Approval Expenses															\$1,851.85		\$2,000.00	\$2,000.00
																			\$0.00
Hours Subtotal		0	0	18	244	356	466	52	628	34	35	0	51	244					
SUBTOTAL BASIC SERVICES		\$ -	\$ -	\$ 3,780	\$ 48,800	\$ 62,300	\$ 67,570	\$ 5,460	\$ 59,032	\$ 3,060	\$ 7,000	\$ -	\$ 2,550	\$ 17,812	\$277,364	\$195,277.78	\$0.00	\$210,900.00	\$488,264.00

EXHIBIT “D”

Form of Work Authorization

**AMENDMENT NO. 1
WORK AUTHORIZATION NO. 5
FOR
MEMORIAL-HEIGHTS REDEVELOPMENT AUTHORITY**

This Work Authorization authorizes consultant services to be performed by JONES | CARTER (the “Consultant”) pursuant to the Agreement for Program Management and Engineering Services (the “Agreement”) between the Consultant and Memorial-Heights Redevelopment Authority (the “Owner”). Unless otherwise defined herein, all capitalized terms used in this Work Authorization are defined in the Agreement.

The Amendment to this Work Authorization consists of the following:

**Project No.T-0523B Durham Drive Reconstruction Project – Grant
Application Preparation**

TOTAL COST:	<u>\$ 386,324.00</u>
Work Authorization No. 5:	<u>\$ 15,000.00</u>
Amendment No. 1:	<u>\$ 371,324.00</u>

Scope of work for this amendment includes the addition of scope to Durham Drive to support grant applications for both Shepherd Drive and Durham Drive. A proposal and associated details are attached for reference.

5.0 PAYMENT

Payment to the Consultant for the Services rendered in connection with the Project shall be made in accordance with **Exhibit “B”** to the Agreement.

IN WITNESS WHEREOF, the parties have executed this Work Authorization as of _____, 20__.

**OWNER:
MEMORIAL-HEIGHTS REDEVELOPMENT
AUTHORITY**

**CONSULTANT:
JONES | CARTER**

By: _____
Name: _____
Title: _____

By: _____
Name: Erin Williford
Title: Department Manager

MEMO

TO: MHRA/TIRZ No. 5 Projects Committee

FROM: Erin Williford, P.E. and Kristen Hennings, P.E., Jones|Carter

DATE: October 5, 2017

RE: Addition of Scope on Durham Drive to Support Grant Applications (Project No. T-0523B)


To advance in the best way to support grant applications for Durham Drive Reconstruction and Shepherd Drive Reconstruction, three (3) critical items must be addressed on both corridors.

- **Topographic and Boundary Surveys**
This information allows us to assess the existing conditions more accurately early in the design and determine costs for needed improvements or relocations of existing utilities and acquisitions of right-of-way.
- **Environmental Site Assessment**
Having this information early in the design process helps to identify and address environmental issues that could be encountered during construction and result in costly changes.
- **Drainage**
The earlier we understand the drainage in an area, the better equipped we are to coordinate with the City on regional and local improvements that are supported by the City and applicable to grant applications. We know that the drainage systems on Durham Drive and Shepherd Drive are intertwined and are best addressed together.

These three (3) items are not currently included in the scope of services for Durham Drive. We recommend reallocating funds from scope items that are not on the critical path for Shepherd Drive to support these services on Durham Drive.

Adequate funds have been authorized for Shepherd Drive to provide the services to support the grant application critical path items for both Shepherd Drive and Durham Drive.

		Corporate Manager	Senior Manager	Division Manager	Sr PM	Sr Project Eng.	EVI/Planner V	Planner III	EII	GIS Operator III	Sr Traffic PM	Construction MVII	Admin II	CAD IV	Sub-Total	Sub Cons.	Sub Cons.	Sub Cons. (cost + 8%)	Total Budget
		\$250.00	\$225.00	\$210.00	\$200.00	\$175.00	\$145.00	\$105.00	\$94.00	\$90.00	\$200.00	\$160.00	\$50.00	\$73.00					
BASIC SERVICES																			
Task 100 - Preliminary Phase Services																			
1	Project Management			8	40	20							20		\$14,180			\$0.00	\$14,180.00
2	Planning & Public Involvement														\$0			\$0.00	\$0.00
	a. Prepare Grant Application with The Goodman Corporation (previously authorized)														\$0			\$0.00	\$0.00
	b. Assist with Procurement of Landscape Architect (SOQ Prep)														\$0			\$0.00	\$0.00
	c. Organize and Facilitate Public Meeting														\$0			\$0.00	\$0.00
	d. Organize and Analyze Collected Information for Potential Incorporation into Final Plan														\$0			\$0.00	\$0.00
	e. Present Final Plan from PER Process at Public Meeting														\$0			\$0.00	\$0.00
3	Coordination														\$0			\$0.00	\$0.00
	a. Coordinate with Projects Committee				12	18		20			3		4		\$8,450			\$0.00	\$8,450.00
	b. Coordinate with COH				16	12	6	8			8		4		\$8,810			\$0.00	\$8,810.00
	c. Coordinate with Other Agencies				6	4			8				4		\$2,852			\$0.00	\$2,852.00
	d. Coordinate with Private Utilities					4			20				4		\$2,780			\$0.00	\$2,780.00
4	Data Collection														\$0			\$0.00	\$0.00
	a. Obtain and Review As-Built Drawings				4	4	8		24						\$4,916			\$0.00	\$4,916.00
	b. List Public/Private Utility Information					2	4		8						\$1,682			\$0.00	\$1,682.00
	c. Collect Existing Drainage and TSARP Information				2	6	6		12						\$3,448			\$0.00	\$3,448.00
	d. Identify Existing Easement and Right-of-way Info as well as Permit or Agreement Requirements (ie. Pipelines)			2	4	4			8				8		\$3,256			\$0.00	\$3,256.00
	e. Obtain Model Information from HCFC, COH, etc.				2	4	8		16						\$3,764			\$0.00	\$3,764.00
	f. Collect Information About Adjacent Projects				8	16									\$4,400			\$0.00	\$4,400.00
	g. Field Verify Existing Conditions (including photos)				12	16	24		30				20		\$12,960			\$0.00	\$12,960.00
5	H&H Analysis														\$0			\$0.00	\$0.00
	a. Identify Existing Drainage Areas														\$0			\$0.00	\$0.00
	b. Verify Existing Overland Flow and Ponding														\$0			\$0.00	\$0.00
	c. Develop Existing HouStorm Model (2-year design)				8	16	30		30						\$11,570			\$0.00	\$11,570.00
	d. Establish Proposed Drainage Areas														\$0			\$0.00	\$0.00
	e. Develop Proposed HouStorm Model (2-year design)				12	12	24		48						\$12,492			\$0.00	\$12,492.00
	f. Review Hydraulic Analysis and Route Evaluation Calcs and Make Corrections														\$0			\$0.00	\$0.00
	g. Establish Detained Proposed Drainage Area Map (Manhole Level)				20	24	30		24						\$14,806			\$0.00	\$14,806.00
	h. Review Previous Study				8	12	16		12						\$7,148			\$0.00	\$7,148.00
6	Engineering Evaluation and Recommendations														\$0			\$0.00	\$0.00
	a. Comparative Analysis of Alternatives														\$0			\$0.00	\$0.00
	b. Recommend One Alternative														\$0			\$0.00	\$0.00
	c. Recommend Drainage, Utility Roadway Improvements														\$0			\$0.00	\$0.00
	d. Recommend Required Utility Relocations														\$0			\$0.00	\$0.00
	e. Recommend Required ROW/Easement Acquisition														\$0			\$0.00	\$0.00
	f. Develop Preliminary Plans and Priorities														\$0			\$0.00	\$0.00
	g. Prepare for and Attend Pre-TRC Meeting														\$0			\$0.00	\$0.00
7	Preliminary Engineering Report														\$0			\$0.00	\$0.00
	a. Prepare PER														\$0			\$0.00	\$0.00
	Executive Summary														\$0			\$0.00	\$0.00
	Introduction/ Existing Conditions														\$0			\$0.00	\$0.00
	Roadway Alternatives/ Recommendations				2	4	10		8	4			3	16	\$4,980			\$0.00	\$4,980.00
	Drainage Analysis and Recommendations														\$0			\$0.00	\$0.00
	Utilities Assessment/ Recommendations														\$0			\$0.00	\$0.00
	Conclusion														\$0			\$0.00	\$0.00
	b. Prepare 30% Design Drawings (Appendix to PER)														\$0			\$0.00	\$0.00
	Cover Sheet/ Index of Drawings														\$0			\$0.00	\$0.00
	P&Ps (35 sheets)														\$0			\$0.00	\$0.00
	Paving Improvements														\$0			\$0.00	\$0.00
	Storm Sewer Improvements														\$0			\$0.00	\$0.00
	Sanitary Sewer Improvements														\$0			\$0.00	\$0.00
	Water Line Improvements														\$0			\$0.00	\$0.00
	c. Proposed ROW Acquisition (Appendix to PER)														\$0			\$0.00	\$0.00
	d. Prepare Preliminary Cost Estimate														\$0			\$0.00	\$0.00

		Corporate Manager	Senior Manager	Division Manager	Sr PM	Sr Project Eng.	EVI/Planner V	Planner III	EII	GIS Operator III	Sr Traffic PM	Construction MVII	Admin II	CAD IV	Sub-Total	Sub Cons.	Sub Cons.	Sub Cons. (cost + 8%)	Total Budget
		\$250.00	\$225.00	\$210.00	\$200.00	\$175.00	\$145.00	\$105.00	\$94.00	\$90.00	\$200.00	\$160.00	\$50.00	\$73.00					
e.	Develop Construction Phases														\$0			\$0.00	\$0.00
f.	Prepare Specification Outline														\$0			\$0.00	\$0.00
g.	Interim Meetings with CO (50, 70, 90, Final)														\$0			\$0.00	\$0.00
h.	Internal QA/QC Review of Report														\$0			\$0.00	\$0.00
i.	Prepare for and Attend Pre-TRC Meeting														\$0			\$0.00	\$0.00
8	Final PER														\$0			\$0.00	\$0.00
a.	Incorporate TRC Comments in PER														\$0			\$0.00	\$0.00
b.	Prepare and Submit Final PER														\$0			\$0.00	\$0.00
Task 400 - Additional Engineering Services																			
1	Geotechnical Investigation (25 0'-25" Deep Borings)(TBD)																	\$0.00	\$0.00
2	Phase I Environmental Site Assessment (TGC)															\$17,500.00		\$18,900.00	\$18,900.00
3	Traffic Analysis			2	12	36	60		80		24				\$30,140			\$0.00	\$30,140.00
4	Traffic Signal Design			4	16	48	80		120					160	\$47,000			\$0.00	\$47,000.00
5	Crash Data Analysis														\$0			\$0.00	\$0.00
6	Preliminary Impact Analysis				2	10	20		30					40	\$10,790			\$0.00	\$10,790.00
7	Dynamic Modeling (2-year design and 100-year)														\$0			\$0.00	\$0.00
8	Landscape Architecture (TBD)																	\$0.00	\$0.00
9	Urban Forestry (TBD)																	\$0.00	\$0.00
Task 500 - Surveying Services																			
1	Topographic Survey (UNITED ENGINEERS)															\$83,333.33		\$90,000.00	\$90,000.00
2	Boundary Survey (4 parcels at 5 intersections) (UNITED ENGINEERS)															\$46,296.30		\$50,000.00	\$50,000.00
3	Subsurface Utility Engineering (Potholing)(TBD)																	\$0.00	\$0.00
4																		\$0.00	\$0.00
Task 800 - Reimbursable Expenses																			
1	Repro/Mileage/Plan Approval Expenses															\$1,851.85		\$2,000.00	\$2,000.00
																		\$0.00	\$0.00
Hours Subtotal		0	0	16	186	272	326	28	478	4	35	0	39	244					
SUBTOTAL BASIC SERVICES		\$ -	\$ -	\$ 3,360	\$ 37,200	\$ 47,600	\$ 47,270	\$ 2,940	\$ 44,932	\$ 360	\$ 7,000	\$ -	\$ 1,950	\$ 17,812	\$210,424	\$148,981.48	\$0.00	\$160,900.00	\$371,324.00



**Memorial Heights Redevelopment Authority
Monthly Financial Report Summary
October Board Meeting
Tuesday, October 10, 2017**

At the beginning of September, the Memorial Heights Redevelopment Authority (TIRZ #5) beginning Operating Fund Balance was \$6,121,985. TIRZ #5 received a total of \$2,259, the majority from Money Market interest (\$2,224). During the period, TIRZ #5 processed \$56,937 in disbursements during the period. 81% of the disbursements related to disbursements to Jones Carter (\$38,192) for CIP Projects and to SMW Principle Solution for Administration (\$8,028). The ending balance as of month end September 30, 2017 was \$6,067,307.

The invoices pending approval for October total \$128,631. See attached "Unpaid Bills Detail" Report on page 3. A transfer of \$30,000 is required from the Money Market Account to the Operating account to cover outstanding invoices.

There was \$3,370 spent for Capital Projects for the period. The project that utilized the majority of the funding was T-0515 11th & Bryce St Park (\$4,275) which is offset by an adjustment of (\$5,505) for T-0522. See attached "Capital Improvement Projects" Report on page 4.

**Memorial Heights Redevelopment Authority
General Operating Fund
As of September 30, 2017**

General Operating Fund

BEGINNING BALANCE		\$ 6,121,984.59
REVENUE		
Prosperity Money Market Interest	2,224.07	Monthly Interest
Prosperity	35.00	Service Charge Refund
Total Revenue		2,259.07
DISBURSEMENTS		
2200 Goodman Corporation	7,360.54	Consulting Services
2201 Jones & Carter	38,192.25	CIP Consulting
2204 The Morton Accounting	2,158.94	Accounting
2202 SK Law	1,197.60	Legal Services
2203 SMW Principle Solution	8,027.50	Admin Consulting
Total Disbursements		56,936.83
ENDING BALANCE		\$ 6,067,306.83
		-
		September 30, 2017
		Balance
LOCATION OF ASSETS		
Prosperity Operating		\$ 190,712.99
Prosperity Money Market		5,876,593.84
Total Account Balance		\$ 6,067,306.83

Memorial Heights Redevelopment Authority
Unpaid Bills Detail
As of October 5, 2017

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Memo</u>	<u>Due Date</u>	<u>Open Balance</u>
Edminster Hinshaw Russ & Assoc					
Bill	09/25/2017	71393	11th Street/Bryce - Landscape Plans 9/25/17	10/05/2017	450.00
Total Edminster Hinshaw Russ & Assoc					450.00
Goodman Corporation					
Bill	09/30/2017	9-2017-13	MRA100 Project - September	10/10/2017	15,545.43
Total Goodman Corporation					15,545.43
Jones & Carter Inc.					
Bill	10/03/2017	00254587	Work Order 1 - Through Sept 29, 2017	10/13/2017	5,528.75
Bill	10/03/2017	00254589	Work Order 2 - Through Sept 29, 2017	10/13/2017	51,948.37
Bill	10/03/2017	00254590	Shepherd Dr 6th to 610 - Through Sept 29, 2017	10/13/2017	15,094.75
Bill	10/03/2017	00254588	Little Thicket Park - Through Sept 29, 2017	10/13/2017	27,310.10
Total Jones & Carter Inc.					99,881.97
SMW Principle Solutions, Inc.					
Bill	09/30/2017	1038	Sept Consulting 2017	10/10/2017	8,176.48
Total SMW Principle Solutions, Inc.					8,176.48
The Morton Accounting Services					
Bill	09/30/2017	1667	September CPA Services	10/10/2017	1,652.58
Total The Morton Accounting Services					1,652.58
Trees for Houston					
Bill	09/05/2017	1117	Watering 21 trees for 13 months	09/15/2017	2,925.00
Total Trees for Houston					2,925.00
TOTAL					<u>128,631.46</u>

1:02 PM

10/05/17

Accrual Basis

Memorial Heights Redevelopment Authority
Capital Improvement Projects
September 2017

Type	Date	Num	Name	Memo	Amount
Capital Improvement Plan					
T-0515 11th & Bryce St Pk Trail					
Bill	09/05/2017	1117	Trees for Houston	Watering 21 trees for 13 months	2,925.00
Bill	09/25/2017	71393	Edminster Hinshaw Russ & A...	Work Order 6	450.00
Bill	09/30/2017	1038	SMW Principle Solutions, Inc.	Sept Consulting 2017	900.00
Total T-0515 11th & Bryce St Pk Trail					4,275.00
T-0517 Flood Remediation Chann					
Bill	09/30/2017	1038	SMW Principle Solutions, Inc.	Sept Consulting 2017	1,800.00
Total T-0517 Flood Remediation Chann					1,800.00
T-0520 Houston Ave & White Oak					
Bill	09/30/2017	1038	SMW Principle Solutions, Inc.	Sept Consulting 2017	1,400.00
Total T-0520 Houston Ave & White Oak					1,400.00
T-0521 Little Thicket Park Impr					
Bill	09/30/2017	1038	SMW Principle Solutions, Inc.	Sept Consulting 2017	400.00
Total T-0521 Little Thicket Park Impr					400.00
T-0522 18th & 19th Reconstruct					
Gen...	09/30/2017	CPA 17-2	Jones & Carter Inc.	Reclass charges to general engineering	-5,505.00
Total T-0522 18th & 19th Reconstruct					-5,505.00
T-0523 Shepherd/Durham Reconstr					
Bill	09/30/2017	1038	SMW Principle Solutions, Inc.	Sept Consulting 2017	1,000.00
Total T-0523 Shepherd/Durham Reconstr					1,000.00
Total Capital Improvement Plan					3,370.00
TOTAL					3,370.00

Memorial Heights Redevelopment Authority
Profit and Loss Budget to Actual
For the Month Ended Sep 30, 2017

	Sep 30, 2017 Actual
Revenue	
Interest Income	\$ <u>6,828.77</u>
Total Revenue	6,828.77
Capital Improvement Plan	
T-0515 11th & Bryce St Pk Trail	6,317.50
T-0517 Flood Remediation Chann	3,100.00
T-0518 Olivewo/Wichman Trail Hd	781.25
T-0520 Houston Ave & White Oak	28,012.25
T-0521 Little Thicket Park Impr	23,202.55
T-0523 Shepherd/Durham Reconstr	<u>7,575.00</u>
Total Capital Improvement Plan	<u>68,988.55</u>
Gross Profit	(62,159.78)
Operating Expenses	
Program and Project Consultants	
Engineering Consultants	29,928.86
Legal Expense	1,906.94
TIRZ Administration & Overhead	
Accounting	5,170.46
Administration	12,497.25
Tax Consultant	<u>1,800.00</u>
Total Operating Expenses	<u>51,303.51</u>
Net Income (Loss)	(113,463.29)

Memorial Heights Redevelopment Authority
BALANCE SHEET
Sep 30, 2017 and 2016

Assets

	2017	2016	Variance	%
Current Assets				
Prosperity - Money Market	\$ 5,876,593.84	\$ 3,862,229.25	\$ 2,014,364.59	52.16 %
Prosperity Bank - Operating	190,712.99	11,347.23	179,365.76	1,580.70 %
Prepaid Expense	<u>935.00</u>	<u>900.00</u>	<u>35.00</u>	<u>3.89 %</u>
Total Current Assets	6,068,241.83	3,874,476.48	2,193,765.35	56.62 %
 Total Assets	 <u>\$ 6,068,241.83</u>	 <u>\$ 3,874,476.48</u>	 <u>\$ 2,193,765.35</u>	 <u>56.62 %</u>

Liabilities and Fund Balance

	2017	2016	Variance	%
Current Liabilities				
Accounts Payable	<u>\$ 28,749.49</u>	<u>\$ 62,115.96</u>	<u>\$ (33,366.47)</u>	<u>(53.72)%</u>
Total Current Liabilities	28,749.49	62,115.96	(33,366.47)	(53.72)%
Fund Balance Equity				
Retained Earnings	6,152,955.63	4,215,579.49	1,937,376.14	45.96 %
Net Income	<u>(113,463.29)</u>	<u>(403,218.97)</u>	<u>289,755.68</u>	<u>(71.86)%</u>
Total Fund Balance Equity	<u>6,039,492.34</u>	<u>3,812,360.52</u>	<u>2,227,131.82</u>	<u>58.42 %</u>
Total Liabilities and Fund Balance	<u>\$ 6,068,241.83</u>	<u>\$ 3,874,476.48</u>	<u>\$ 2,193,765.35</u>	<u>56.62 %</u>

Memorial Heights Redevelopment Authority
Profit & Loss Detail
July through September 2017

Accrual Basis

Type	Date	Num	Adj	Name	Memo	Amount
Ordinary Income/Expense						
Income						
Interest Income						
Deposit	07/31/2017				Interest	2,264.23
Deposit	08/31/2017				Interest	2,340.47
Deposit	09/30/2017				Interest	2,224.07
Total Interest Income						6,828.77
Total Income						6,828.77
Cost of Goods Sold						
Capital Improvement Plan						
T-0515 11th & Bryce St Pk Trail						
Bill	07/31/2017	17-2064		Sanford Kuhl Hagan Kugle Parker Kahn	Legal services through July 2017	742.50
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July Consulting 2017	700.00
Bill	08/31/2017	1029		SMW Principle Solutions, Inc.	Aug Consulting 2017	600.00
Bill	09/05/2017	1117		Trees for Houston	Watering 21 trees for 13 months	2,925.00
Bill	09/25/2017	71393		Edminster Hinshaw Russ & Assoc	Work Order 6	450.00
Bill	09/30/2017	1038		SMW Principle Solutions, Inc.	Sept Consulting 2017	900.00
Total T-0515 11th & Bryce St Pk Trail						6,317.50
T-0517 Flood Remediation Chann						
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July Consulting 2017	400.00
Bill	08/31/2017	1029		SMW Principle Solutions, Inc.	Aug Consulting 2017	900.00
Bill	09/30/2017	1038		SMW Principle Solutions, Inc.	Sept Consulting 2017	1,800.00
Total T-0517 Flood Remediation Chann						3,100.00
T-0518 Olivewo/Wichman Trail Hd						
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July Consulting 2017	700.00
Bill	08/31/2017	17-2124		Sanford Kuhl Hagan Kugle Parker Kahn	Legal services through August 2017	81.25
Total T-0518 Olivewo/Wichman Trail Hd						781.25
T-0520 Houston Ave & White Oak						
Bill	07/31/2017	0251792		Jones & Carter Inc.	Work Order 2 - Through July 28, 2017	6,740.00
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July Consulting 2017	700.00
Bill	08/31/2017	0253154		Jones & Carter Inc.	Work Order 2 - Through Aug 25, 2017	17,972.25
Bill	08/31/2017	1029		SMW Principle Solutions, Inc.	Aug Consulting 2017	1,200.00
Bill	09/30/2017	1038		SMW Principle Solutions, Inc.	Sept Consulting 2017	1,400.00
Total T-0520 Houston Ave & White Oak						28,012.25
T-0521 Little Thicket Park Impr						
Bill	07/31/2017	0251864		Jones & Carter Inc.	Little Thicket Park - Through July 28, 2017	6,557.55
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July Consulting 2017	200.00
Bill	08/31/2017	0253156		Jones & Carter Inc.	Little Thicket Park - Through Aug 25, 2017	16,045.00
Bill	09/30/2017	1038		SMW Principle Solutions, Inc.	Sept Consulting 2017	400.00
Total T-0521 Little Thicket Park Impr						23,202.55
T-0522 18th & 19th Reconstruct						
Bill	07/31/2017	0251790		Jones & Carter Inc.	Work Order 1 - Through July 28, 2017	2,100.00
Bill	08/31/2017	0253153		Jones & Carter Inc.	Work Order 1 - Through Aug 25, 2017	3,405.00
General ...	09/30/2017	CPA 17-2	*	Jones & Carter Inc.	Reclass charges to general engineering	-2,100.00
General ...	09/30/2017	CPA 17-2	*	Jones & Carter Inc.	Reclass charges to general engineering	-3,405.00
Total T-0522 18th & 19th Reconstruct						0.00
T-0523 Shepherd/Durham Reconst						
Bill	07/31/2017	0251793		Jones & Carter Inc.	Shepherd Dr 6th to 610 - Through July 28, 2...	4,220.00
Bill	07/31/2017	0251794		Jones & Carter Inc.	Work Order 5 - Durham - Through July 28, 2...	285.00
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July Consulting 2017	700.00
Bill	08/31/2017	0253155		Jones & Carter Inc.	Shepherd Dr 6th to 610 - Through Aug 25, 2...	770.00
Bill	08/31/2017	1029		SMW Principle Solutions, Inc.	Aug Consulting 2017	600.00
Bill	09/30/2017	1038		SMW Principle Solutions, Inc.	Sept Consulting 2017	1,000.00
Total T-0523 Shepherd/Durham Reconst						7,575.00
Total Capital Improvement Plan						68,988.55
Total COGS						68,988.55
Gross Profit						-62,159.78

No assurance is provided on these financial statements

Memorial Heights Redevelopment Authority
Profit & Loss Detail
July through September 2017

Accrual Basis

Type	Date	Num	Adj	Name	Memo	Amount
Expense						
Program and Project Consultants						
Engineering Consultants						
Bill	07/31/2017	7-2017-2		Goodman Corporation	MRA100 Project - July	1,517.89
Bill	08/31/2017	8-2017-21		Goodman Corporation	MRA100 Project - August	7,360.54
Bill	09/30/2017	9-2017-13		Goodman Corporation	MRA100 Project - September	15,545.43
General ...	09/30/2017	CPA 17-2	*	Jones & Carter Inc.	Reclass charges to general engineering	5,505.00
Total Engineering Consultants						29,928.86
Legal Expense						
Bill	07/31/2017	17-2063		Sanford Kuhl Hagan Kugle Parker Kahn	General Legal services through July 2017	865.59
Bill	08/31/2017	17-2123		Sanford Kuhl Hagan Kugle Parker Kahn	General Legal services through August 2017	878.85
Bill	08/31/2017	17-2125		Sanford Kuhl Hagan Kugle Parker Kahn	Regents Square GID	162.50
Total Legal Expense						1,906.94
Total Program and Project Consultants						31,835.80
TIRZ Administration & Overhead						
Accounting						
Bill	07/31/2017	1646		The Morton Accounting Services	July CPA Services	1,358.94
Bill	08/31/2017	1660		The Morton Accounting Services	August CPA Services	2,158.94
Bill	09/30/2017	1667		The Morton Accounting Services	September CPA Services	1,652.58
Total Accounting						5,170.46
Administration						
Bill	07/31/2017	17-2062		Sanford Kuhl Hagan Kugle Parker Kahn	Admin/Meeting through July 2017	365.00
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July 2017 Consulting	4,600.00
Bill	07/31/2017	1022		SMW Principle Solutions, Inc.	July 2017 Expenses	53.27
Bill	08/31/2017	17-2122		Sanford Kuhl Hagan Kugle Parker Kahn	Admin/Meeting through August 2017	75.00
Bill	08/31/2017	1029		SMW Principle Solutions, Inc.	August 2017 Consulting	4,700.00
Bill	08/31/2017	1029		SMW Principle Solutions, Inc.	August 2017 Expenses	27.50
Bill	09/30/2017	1038		SMW Principle Solutions, Inc.	September 2017 Consulting	2,500.00
Bill	09/30/2017	1038		SMW Principle Solutions, Inc.	September 2017 Expenses	176.48
Total Administration						12,497.25
Tax Consultant						
Bill	07/01/2017	51255		Equi Tax Inc.	July 2017 - June 2018 Tax Consulting	1,800.00
Total Tax Consultant						1,800.00
Total TIRZ Administration & Overhead						19,467.71
Total Expense						51,303.51
Net Ordinary Income						-113,463.29
Net Income						-113,463.29



www.ehrainc.com

INVOICE

Remit Edminster Hinshaw Russ & Assoc
to: dba EHRA Engineering
10555 Westoffice Dr.
Houston, TX 77042
713.784.4500

City of Houston TIRZ No. 5
Julianne Kugle
c/o Sanford Kuhl Hagan Kugle Parker Kahn LLP
1980 Post Oak Boulevard, Suite 1380
Houston, TX 77056

Invoice number 71393
Date 09/25/2017
Terms: Due Upon Receipt

Project Manager: Chau Bao
Billing Manager: Chau Bao
Professional Services for the Date Ending 9/25/2017

Project: 131-067-03 Tax Increment Reinvestment Zone No. 5 / Memorial Heights Redevelopment Authority
Invoice Group: 01

11th Street and Bryce Trailhead Engineering-Landscape Plans, (CIP-T0515) Work Authorization No. 6 and Work Authorization #6 Additional Services No. 2

Professional engineering services rendered in connection with 11th Street and Bryce Trailhead engineering/landscape plans. Services include survey, engineering, construction phase services, and landscape architect.

Phase	Contract	Remaining Budget	% Complete	Total Billed	Prior Billing	Current Billing
1. Metes and Bounds Description	\$1,300.00	\$0.00	100.00 %	\$1,300.00	\$1,300.00	\$0.00
2. Topographic Survey	\$12,200.00	\$0.00	100.00 %	\$12,200.00	\$12,200.00	\$0.00
3. Final Eng. and Landscape Plans	\$33,500.00	\$0.00	100.00 %	\$33,500.00	\$33,500.00	\$0.00
4. Coordination with the COH PWE	\$3,000.00	\$0.00	100.00 %	\$3,000.00	\$3,000.00	\$0.00
5. Bid Phase Services	\$3,200.00	\$0.00	100.00 %	\$3,200.00	\$3,200.00	\$0.00
6. Construction Surveying Services NIC	\$0.00	\$0.00	0.00 %	\$0.00	\$0.00	\$0.00
7. Construction Phase Services	\$4,100.00	\$0.00	100.00 %	\$4,100.00	\$4,100.00	\$0.00
8. Project Site Observation	\$9,800.00	\$0.00	100.00 %	\$9,800.00	\$9,800.00	\$0.00
9. Additional Engineering Services No. 1	\$13,500.00	\$0.00	100.00 %	\$13,500.00	\$13,500.00	\$0.00
10. a. Project Closeout with W&R	\$7,500.00	\$0.00	100.00 %	\$7,500.00	\$7,500.00	\$0.00
10. b. Follow-Up Project	\$4,500.00	\$2,925.00	35.00 %	\$1,575.00	\$1,125.00	\$450.00
	\$92,600.00	\$0.00		\$89,675.00	\$89,225.00	\$450.00

***** Total Project Invoice Amount \$450.00**

MWSBE Participation

Subcontractor - N/A	Payment to Date	% of Total Contract
---------------------	-----------------	---------------------

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

Invoice

Bill To
Ann Lents MHRA 9 Greenway Plaza, Suite 2400 Houston, TX 77046

Date	Invoice #
9/30/2017	9-2017-13

Terms	Project
	MRA101

Item	Description	Rate	Prior %	Curr %	Amount
Contract Services	Task 1A - Project Coordination and Schematic Review for Shepherd and Durham	15,900.60	58%	5.00%	795.03
Contract Services	Task 1B - Preparation of Full Benefit Analysis and Associated Documentation for Shepherd/Durham	24,584.00	35%	60.00%	14,750.40
Contract Services	Task 1C - Facilitation of H-GAC TIP Call for Projects Process for Shepherd/Durham	19,488.00	0%	0.00%	0.00
Contract Services	Task 2A - Project Coordination and Schematic Review for 18th and 19th	7,156.40	85%	0.00%	0.00
Contract Services	Task 2B - Preparation of Full Benefit Analysis and Associated Documentation for 18th and 19th	0.00			0.00
Contract Services	Task 2C - Facilitation of H-GAC TIP Call for Projects Process for 18th and 19th	0.00			0.00
Contract Services	Task 3A - Project Coordination and Schematic Review for Houston and White Oak	7,160.00	100%	0.00%	0.00
Contract Services	Task 3B - Preparation of Full Benefit Analysis and Associated Documentation for Houston and White Oak	8,392.00	100%	0.00%	0.00
Contract Services	Task 3C - Pursue Funds va TP&W Recreation Trails Program related to Houston Avenue and White Oak	7,056.00	100%	0.00%	0.00
Contract Services	Task 3D - Facilitation of H-GAC TIP Call for Projects Process for Houston and White Oak`	0.00			0.00

Total	\$15,545.43
Balance Due	\$15,545.43

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

BILLING MEMO

TO: Sherry Weesner

FROM: Kristin Landry

DATE: October 3, 2017

RE: Jones|Carter Invoice – For Services from August 26, 2017 to September 29, 2017

TASK	Original Budget	Additional Authroization	Total Authorization	Previously Invoiced	Current Invoice	Remaining Budget	Current MWDBE Participation
Work Authorization No. 1							
General	\$ 51,598.00	\$ 65,380.00	\$ 116,978.00	\$ 104,493.41	\$ 5,528.75	\$ 6,955.84	3.42%
Work Authorization No. 2							
Houston Ave/White Oak Dr	\$ 30,000.00	\$ 220,810.00	\$ 250,810.00	\$ 70,643.78	\$ 51,948.37	\$ 128,217.85	9.66%
Basic Services	\$ -	\$ 110,000.00	\$ 110,000.00	\$ 26,462.25	\$ 24,805.50	\$ 58,732.25	
Additional Services	\$ -	\$ 95,000.00	\$ 95,000.00	\$ 2,621.25	\$ 27,138.27	\$ 65,240.48	
Reimbursabile Expenses	\$ -	\$ 5,000.00	\$ 5,000.00	\$ 204.03	\$ 4.60	\$ 4,791.37	
Work Authorization No. 3							
Front End Specifications	\$ 5,380.00	\$ -	\$ 5,380.00	\$ 5,380.00	\$ -	\$ -	0.00%
Work Authorization No. 4							
Shepherd Drive PER	\$ 997,000.00	\$ -	\$ 997,000.00	\$ 56,254.01	\$ 15,094.75	\$ 925,651.24	0.00%
Basic Services	\$ 551,000.00	\$ -	\$ 551,000.00	\$ 54,012.50	\$ 14,674.75	\$ 482,312.75	
Additional Services	\$ 436,000.00	\$ -	\$ 436,000.00	\$ 2,196.50	\$ 420.00	\$ 433,383.50	
Reimbursabile Expenses	\$ 10,000.00	\$ -	\$ 10,000.00	\$ 45.01	\$ -	\$ 9,954.99	
Work Authorization No. 5							
Durham Drive Grant App.	\$ 15,000.00	\$ -	\$ 15,000.00	\$ 5,988.00	\$ -	\$ 9,012.00	0.00%
Work Authorization No. 6							
Little Thicket Park	\$ 70,899.00	\$ -	\$ 70,899.00	\$ 24,310.05	\$ 27,310.10	\$ 19,278.85	14.81%
Basic Services	\$ 21,575.00	\$ -	\$ 21,575.00	\$ 4,973.29	\$ 10,251.50	\$ 6,350.21	
Additional Services	\$ 48,824.00	\$ -	\$ 48,824.00	\$ 19,336.76	\$ 17,058.60	\$ 12,428.64	
Reimbursabile Expenses	\$ 500.00	\$ -	\$ 500.00	\$ -	\$ -	\$ 500.00	
TOTAL	\$ 1,169,877.00	\$ 286,190.00	\$ 1,456,067.00	\$ 267,069.25	\$ 99,881.97	\$ 1,089,115.78	

Tasks Completed for Current Invoicing Period:

- Work Authorization 1 – General Authorization
 - Projects Committee meeting (09/12/2017)
 - Board Meeting (09/19/2017)
 - Project status meeting with Sherry (09/28/2017).
 - Reviewed Lower White Oak Bayou Channel Restoration Study.

- Work Authorization 2 – Houston Avenue/White Oak Drive Intersection
 - Continued design of intersection geometry.
 - Continued development of concepts for intersection.
 - Coordinated with Houston Parks and Recreation Department.
 - Coordinated with Greater Northside Management District regarding October 6 board meeting.
 - Continued coordination with METRO regarding Quitman connection.
 - Continued drainage analysis.
 - Began plan preparation.

- Work Authorization 3 – Front End Documents
 - No action.

- Work Authorization 4 – Shepherd Drive
 - Prepared final final procurement description for landscape architect.
 - Began advertisement of LA RFQ in Houston Business Journal.
 - Set up LA RFQ on www.civcastusa.com.
 - Developed critical path items for the project.
 - Reviewed TIGER grant application requirements for discussion with Projects Committee.
 - Brainstormed to develop potential drainage improvement options.
 - Continued drainage analysis.
 - Continued coordination with METRO regarding bus stop design and locations.

- Work Authorization 5 – Durham Drive
 - No action.

- Work Authorization 6 – Little Thicket Park
 - Coordinated with subconsultants.
 - Developed contours from topographic survey.
 - Cibor continued geotechnical analysis.
 - Prepared preliminary cost estimates and exhibits.



JONES | CARTER

6330 West Loop South, Suite 150
Bellaire, Texas 77401

Invoice Total \$5,528.75

October 3, 2017
Project No: 14760-0001-00
Invoice No: 00254587

Memorial Heights Redevelopment Authority (TIRZ No. 5)
8588 Katy Fwy
Houston, TX 77024

PLEASE NOTE OUR NEW REMIT INFO
(Effective 10/1/17)

REMIT ADDRESS:	ACH INFORMATION:
Jones & Carter, Inc.	BB&T
P.O. Box 95562	Account #: 1440002564231
Grapevine, TX 76099-9708	Routing #: 111017694

Please send remittance advice to:
AccountsReivable@jonescarter.com

Payment Terms: Due upon Receipt

Project 14760-0001-00 MHRA WA1

Services include:

- * On-going communication and reporting.
- * Preparation of materials for meetings including updates to maps, agendas, notes as needed.
- * Review of Lower White Oak Bayou Channel Restoration Study.

Professional Services from August 26, 2017 to September 29, 2017

Task 100 Program Management

	Hours	Rate	Amount	
Division Manager	2.00	210.00	420.00	
Senior Project Manager	12.00	200.00	2,400.00	
Senior Project Engineer	7.25	175.00	1,268.75	
Planner IV	12.00	120.00	1,440.00	
Totals	33.25		5,528.75	
Total Labor				5,528.75

Billing Limits	Current	Prior	To-Date
Total Billings	5,528.75	104,493.41	110,022.16
Limit			116,978.00
Remaining			6,955.84

TOTAL THIS INVOICE \$5,528.75



JONES | CARTER

6330 West Loop South, Suite 150
Bellaire, Texas 77401

Invoice Total \$51,948.37

October 3, 2017
Project No: 14760-0002-00
Invoice No: 00254589

Memorial Heights Redevelopment Authority (TIRZ No. 5)
8588 Katy Fwy
Houston, TX 77024

PLEASE NOTE OUR NEW REMIT INFO
(Effective 10/1/17)
REMIT ADDRESS: Jones & Carter, Inc.
P.O. Box 95562
Grapevine, TX 76099-9708
ACH INFORMATION: BB&T
Account #: 1440002564231
Routing #: 111017694
Please send remittance advice to:
AccountsReivable@jonescarter.com
Payment Terms: Due upon Receipt

Project 14760-0002-00 MHRA WA2

Services include:

- * Coordination with the City, GNMD, METRO
- * Subconsultant Coordination and Effort
- * Horizontal and Vertical Alignment Design
- * Drainage Analysis
- * Plan Preparation

Professional Services from August 26, 2017 to September 29, 2017

Task 200 Final Design

	Hours	Rate	Amount	
CAD Operator IV	3.50	73.00	255.50	
Senior Project Manager	33.00	200.00	6,600.00	
Senior Project Engineer	9.25	175.00	1,618.75	
Engineer VI	.50	145.00	72.50	
Engineer IV	10.50	115.00	1,207.50	
Engineer II	153.75	94.00	14,452.50	
Engineer Assistant III	.50	75.00	37.50	
GIS Operator I	1.25	65.00	81.25	
Planner IV	4.00	120.00	480.00	
Totals	216.25		24,805.50	
Total Labor				24,805.50

Billing Limits	Current	Prior	To-Date
Total Billings	24,805.50	26,462.25	51,267.75
Limit			110,000.00
Remaining			58,732.25

Task 410 Traffic Signal Design

	Hours	Rate	Amount	
Division Manager	3.50	210.00	735.00	
Engineer IV	8.25	115.00	948.75	
Totals	11.75		1,683.75	
Total Labor				1,683.75

Billing Limits	Current	Prior	To-Date
Total Billings	1,683.75	908.75	2,592.50
Limit			20,835.00
Remaining			18,242.50

Task 430 Geotechnical Investigation

Geotech/Testing/Lab Consult

9/18/2017 HVJ Associates, Inc. Inv 000000018682 2,911.68

Total Consultants 2,911.68

Billing Limits

	Current	Prior	To-Date
Total Billings	2,911.68	0.00	2,911.68
Limit			7,090.00
Remaining			4,178.32

Task 440 Phase I ESA

Geotech/Testing/Lab Consult

9/7/2017 HVJ Associates, Inc. Inv 000000018680 3,888.00

Total Consultants 3,888.00

Billing Limits

	Current	Prior	To-Date
Total Billings	3,888.00	0.00	3,888.00
Limit			4,593.00
Remaining			705.00

Task 500 Topographic Survey

Surveying Services

9/18/2017 United Engineers, Inc. Inv 817.241 10,434.96

9/18/2017 United Engineers, Inc. Inv 917.279 8,219.88

Total Consultants 18,654.84

Billing Limits

	Current	Prior	To-Date
Total Billings	18,654.84	0.00	18,654.84
Limit			29,216.00
Remaining			10,561.16

Task 800 Reimbursable Expenses

Research/Abstracting Services

9/5/2017 CourthouseDirect.com, Inc. Inv 621022 4.60

Total Reimbursables 4.60

TOTAL THIS INVOICE \$51,948.37



JONES | CARTER

6330 West Loop South, Suite 150
Bellaire, Texas 77401

Invoice Total \$15,094.75

October 3, 2017
Project No: 14760-0004-00
Invoice No: 00254590

Memorial Heights Redevelopment Authority (TIRZ No. 5)
8588 Katy Fwy
Houston, TX 77024

PLEASE NOTE OUR NEW REMIT INFO
(Effective 10/1/17)
REMIT ADDRESS: Jones & Carter, Inc.
P.O. Box 95562
Grapevine, TX 76099-9708
ACH INFORMATION: BB&T
Account #: 1440002564231
Routing #: 111017694
Please send remittance advice to:
AccountsReivable@jonescarter.com
Payment Terms: Due upon Receipt

Project 14760-0004-00 Shepherd Drive 6th St. to 610 PER

- Services include:
- * Preparation and Advertisement of Landscape Architect RFQ.
 - * Development of Critical Path items.
 - * Review of and Meeting to Discuss TIGER Grant Application.
 - * Brainstorming to Develop Potential Drainage Improvement Options.
 - * Drainage Analysis.
 - * Team Meetings/Calls.

Professional Services from August 26, 2017 to September 29, 2017

Task 100 PER Basic Services

	Hours	Rate	Amount	
Division Manager	2.00	210.00	420.00	
Senior Project Manager	24.50	200.00	4,900.00	
Engineer VII	21.50	160.00	3,440.00	
Engineer IV	18.25	115.00	2,098.75	
Engineer III	5.50	107.00	588.50	
Engineer II	22.50	94.00	2,115.00	
Admin III	.50	65.00	32.50	
Planner IV	9.00	120.00	1,080.00	
Totals	103.75		14,674.75	
Total Labor				14,674.75

Billing Limits	Current	Prior	To-Date
Total Billings	14,674.75	54,012.50	68,687.25
Limit			515,000.00
Remaining			446,312.75

Task 400 Traffic Analysis

	Hours	Rate	Amount	
Division Manager	2.00	210.00	420.00	
Totals	2.00		420.00	
Total Labor				420.00

Billing Limits	Current	Prior	To-Date
Total Billings	420.00	2,160.00	2,580.00
Limit			31,120.00
Remaining			28,540.00

TOTAL THIS INVOICE \$15,094.75



JONES | CARTER

6330 West Loop South, Suite 150
Bellaire, Texas 77401

Invoice Total \$27,310.10

October 3, 2017
Project No: 14760-0006-00
Invoice No: 00254588

Memorial Heights Redevelopment Authority (TIRZ No. 5)
8588 Katy Fwy
Houston, TX 77024

PLEASE NOTE OUR NEW REMIT INFO
(Effective 10/1/17)
REMIT ADDRESS: Jones & Carter, Inc.
P.O. Box 95562
Grapevine, TX 76099-9708
ACH INFORMATION: BB&T
Account #: 1440002564231
Routing #: 111017694
Please send remittance advice to:
AccountsReivable@jonescarter.com
Payment Terms: Due upon Receipt

Project 14760-0006-00 Little Thicket Park

- Services include:
* Coordination with subconsultants.
* Topographic Survey.
* Geotechnical Analysis.
* Preliminary cost estimates and exhibits.

Professional Services from August 26, 2017 to September 29, 2017

Task 100 Preliminary Services

	Hours	Rate	Amount	
Senior Project Engineer	4.00	175.00	700.00	
Engineer VII	17.50	160.00	2,800.00	
Engineer IV	39.75	115.00	4,571.25	
Engineer II	23.00	94.00	2,162.00	
Admin IV	.25	73.00	18.25	
Totals	84.50		10,251.50	
Total Labor				10,251.50

Billing Limits	Current	Prior	To-Date
Total Billings	10,251.50	4,973.29	15,224.79
Limit			21,575.00
Remaining			6,350.21

Task 410 Preliminary Geotechnical Investigation

Geotech/Testing/Lab Consult 9/14/2017 Cibor, Inc.	Consulting Services	17,058.60	
Total Consultants			17,058.60

Billing Limits	Current	Prior	To-Date
Total Billings	17,058.60	0.00	17,058.60
Limit			26,244.00
Remaining			9,185.40

TOTAL THIS INVOICE \$27,310.10

SMW Principle Solutions, Inc.
1900 West Gray- P.O. Box130627
Houston, TX 77219
sherry@SMWPrincipleSolutions.com

INVOICE

BILL TO
MHRA/TIRZ 5

INVOICE # 1038
DATE 10/01/2017
DUE DATE 10/31/2017
TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Consulting Agreement Standard Consulting Agreement - September 2017	1	8,000.00	8,000.00
Reimbursable Expenses	1	132.40	132.40
Mileage Reimbursement	1	44.08	44.08

BALANCE DUE **\$8,176.48**

Project Charges September 2017

- Projects - 55 hours
 - T – 0512 White Oak Bayou Trail System– 0
 - T- 0515 Bryce Street Trailhead - 9
 - T- 0516 Heights Boulevard Connector Trail -0
 - T- 0517 White Oak Bayou Remediation/Channel – 18
 - T-0518 Olivewood Trailhead- 0
 - T- 0520 Houston Avenue – 14
 - T- 0521 Little Thicket Park Improvements-4
 - T-0523A Shepherd Drive Reconstruction Project -10
 - T-0523B Durham Drive Reconstruction Project–0
 - T-0524 Street Trees - 0

Mileage Log

Sherry Weesner

September 1-30, 2017

Reimbursement Rate (2017)

0.535

Date	Business Purpose	Start Location	End Location	One Way or Round Trip	Miles- Per Google Map	Reimbursement
9/11/17	Meeting with Andy Icken and Steve C	Office	900 Bagby	RT	3.6	\$1.93
9/12/17	Project Committee Meeting	Office	9 Greenway Plaza	RT	10.8	\$5.78
9/14/17	Meeting with CM Knox	Office	901 Bagby	RT	3.6	\$1.93
9/21/17	Meeting with CM Robinson	Office	901 Bagby	RT	3.6	\$1.93
9/26/17	Meeting with CM Cisneros	Office	901 Bagby	RT	3.6	\$1.93
9/19/17	Board Meeting	Office	1980 Post Oak Blvd	RT	16.2	\$8.67
9/28/17	Meeting with J&C	Office	6220 West Loop South	RT	15	\$8.03
9/29/17	HGAC - Workshop Instant Impact	Office	7603 Antoine	RT	26	\$13.91
						\$0.00
						\$0.00
						\$0.00
			Total Mileage		82.4	
			Total Reimbursement			\$44.08



Invoice

Date	Invoice #
9/30/2017	1667

Bill To
Memorial Heights Redevelopment Authority Sanford Kuhl Hagan Kugle Parker Kahn 1980 Post Oak Blvd Ste 1380 Houston, TX 77056

Terms	Due Date
Net 15	10/15/2017

Serviced	Description	Hours	Rate	Amount
9/30/2017	September 2017 CPA Services and Investment officer	1	1,350.00	1,350.00
9/30/2017	Check signatures	2.6	100.00	260.00
9/30/2017	Postage		8.61	8.61
9/30/2017	Mileage reimbursement	63.5	0.535	33.97

Please Remit Payment to:
The Morton Accounting Service
1125 Cypress Station Dr. Bldg H-4
Houston, TX 77090

or via the Intuit payment link in the email.

Total	\$1,652.58
Payments/Credits	\$0.00
Balance Due	\$1,652.58



Trees For Houston
 P. O. Box 270477
 Houston, TX 77277-0477

Invoice

Invoice #: 1117
Invoice Date: 9/5/2017

MHRA/TIRZ5
 Ms. Sherry Weesner
 1900 West Gray
 PO Box 130627
 Houston, TX 77219

Terms
Due on receipt

Description	Amount
Watering of the 21 trees planted along 11th St. and Bryce Street for 13 months period between 2017 and 2018	2,925.00

Trees For Houston is a 501(c)3 nonprofit organization, Federal Tax ID 760046318.

Phone #	Fax:	Web Site
713-840-8733	713-840-8734	treesforhouston.org

Total	\$2,925.00
Payments/Credits	\$0.00
Balance Due	\$2,925.00