

**MINUTES OF THE MEETING OF THE
HOBBY AREA MANAGEMENT DISTRICT
BOARD OF DIRECTORS**

June 11, 2015

DETERMINE QUORUM; CALL TO ORDER.

The Board of Directors of the Hobby Area Management District held a regular meeting on Thursday, June 11, 2015, at 1:00 p.m. in the Doubletree Hilton Hobby, 8181 Airport Blvd., Houston, Texas 77061, inside the boundaries of the District, open to the public, and the roll was called of the duly appointed members of the Board, to-wit:

Position 1 -	Danny Perkins, <i>Chairman</i>	Position 7 -	Marjorie Evans
Position 2 -	Helen Bonsall, <i>Vice-Chair</i>	Position 8 -	Joe Edd Nelson
Position 3 -	Todd Szilagyi	Position 9 -	Darryl Bailey
Position 4 -	Perry J. Miller	Position 10 -	Vic J. Zachary
Position 5 -	Ann Collum	Position 11 -	Alberto Cardenas
Position 6 -	Sue De Haven, <i>Secretary</i>		

and all were present, with the exception of Directors Szilagyi, Miller, Evans and Zachary, thus constituting a quorum. Also present were David Hawes, Josh Hawes, Gretchen Larson, Eoles Whitaker, Tony Allender, Linda Clayton and Jerry Lowry, all with Hawes Hill Calderon, LLP; Clark Lord, Bracewell & Giuliani; and Jack Roland, Roland Fry & Warren. Others attending the meeting were Tom Guarned and Rodrick Davis, both with Cox Automotive; O'Brien McFadden and Rhedonda Cox, both with S.E.A.L. Security; and Mario Ramirez. Chairman Perkins called the meeting to order at 1:12 p.m.

RECEIVE PUBLIC COMMENTS.

There were no public comments.

APPROVE MINUTES OF MEETING HELD MAY 14, 2015.

Upon a motion duly made by Director Collum, and being seconded by Director De Haven, the Board voted unanimously to approve the Minutes of the May 14, 2015, Board meeting, as presented.

RECEIVE ASSESSMENT COLLECTION REPORT.

Mr. Sonnheim presented the Assessment Collection Report, included in the Board agenda materials, and answered questions. He reported 96% collected through today's date with no uncertified property. He reported penalties begin July 1. He reported the preliminary numbers for 2015 were in for the District at \$1.240 billion assessed value. No action from the Board was required.

RECEIVE BOOKKEEPER'S REPORT AND APPROVE INVOICES FOR PAYMENT.

Mr. Roland presented the Bookkeeper's Report and went over invoices, included in the Board agenda materials. It was noted the Amegy Bank credit card receipts were not included in the Board materials and J. Hawes would email them to the Board for their review. Upon a motion duly made by Director De Haven, and being seconded by Director Nelson, the Board voted to accept the Bookkeeper's Report and approved invoices for payment. Director Cardenas abstained.

RECEIVE REPORT FROM THE ENVIRONMENT, URBAN DESIGN AND MOBILITY COMMITTEE.

Mr. Allender provided an update on the Broadway enhancement project and answered questions. Mr. J. Hawes reported METRO had indicated they would be looking at the bus shelters in the District and the ones uncovered would be covered. Mr. D. Hawes provided an update on the new owners of Broadway Square Apartments. Mr. Allender answered questions regarding the Livable Centers grant. No action from the Board was required.

RECEIVE REPORT FROM THE ECONOMIC DEVELOPMENT COMMITTEE

- a. Consider recommendations from Committee to engage the services of Amber Ambrose as a social media strategist for the District and HobbyFest Facebook and Twitter accounts. Monthly fees for services \$1,700.
- b. Consider recommendations from the Committee to engage the services of Mario Ramirez as an independent contractor to perform the duties of Business Ambassador for the District. Monthly fees for services \$1,600 plus mileage reimbursement.

Ms. Larson reported the Committee met and was recommending the Board approve to engage the services of Mario Ramirez as Business Ambassador for the District. There was general discussion regarding the duties of the Business Ambassador. She reported the Committee was recommending engaging the services of Amber Ambrose as a social media strategist for the District to begin October 1. She reported Ms. Ambrose worked on HobbyFest this year. There was general discussion regarding what the general duties of Ms. Ambrose would be. Upon a motion duly made by Director De Haven, and being seconded by Director Collum, the Board voted unanimously to (a) engage the services of Amber Ambrose beginning October 1, 2015, as a social media strategist for the District and HobbyFest Facebook and Twitter accounts for a monthly fee of \$1,700; and (b) engage the services of Mario Ramirez as an independent contractor to perform the duties of Business Ambassador for the District for the monthly fee of \$1,600, plus mileage reimbursement.

RECEIVE REPORT FROM THE PUBLIC SAFETY COMMITTEE


Mr. J. Hawes provided an update on the County Attorney nuisance program. He reported a lawsuit had been filed against the owners of Broadway Village Apartments at 8400 Broadway. He answered questions regarding the lawsuit and reported high crime, gang activity and poor conditions as part of the reason for the lawsuit. O'Brien McFadden presented the SEAL Report, a copy is attached as Exhibit A, and answered questions. Rhedonda Cox with SEAL Security answered questions regarding the solar paneled mobile cameras. No action from the Board was required.

RECEIVE EXECUTIVE DIRECTOR'S MONTHLY REPORT ON ACTIONS/INITIATIVES IN SUPPORT OF THE DISTRICT'S SERVICE PLAN.

Mr. D. Hawes reported everything had been covered in the Agenda. Mr. Lord answered questions on the 501c timeframe, including monitoring and filing tax reports for the Hobby Area Improvement Corporation.

ADJOURN.

There being no further business to come before the Board, Chairman Perkins adjourned the meeting at 1:49 p.m.


Secretary

(Seal)

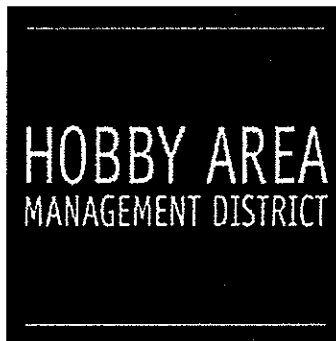


List of Exhibits:

- A. S.E.A.L. Security Incident Report, May 2015



HOBBY DISTRICT

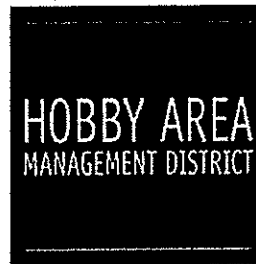


INCIDENT REPORT

MAY 2015

Prepared For:

Hobby Area Management District



About Incident Reports:

This is an incident report prepared by SEAL Security Solutions, LLC each month for the Hobby Area Management District. Throughout the month of May, SEAL's dispatch center received calls from residents and SEAL officers concerning dangerous or potentially threatening situations or activity, and observations of incidents that occurred in the area. Our 24 hour dispatch center also received calls from clients inquiring about information on our services. These calls have been thoroughly recorded to provide Hobby Area Management District on pertinent information that impacts the community.

About SEAL Security:

SEAL Security was contracted to safeguard your community and be on call during high risk situations. All SEAL officers are armed and patrol in marked patrol units. SEAL Security takes a proactive position on patrolling and securing the Hobby District. Our expanded canine (K-9) division includes foot patrol in your community. In addition to patrol services, our dogs are trained in drug and explosive detection. Our specially-trained experts and their canine partners can be one of the most effective and productive security tools available to dissuade, discourage, and prevent crime. In the interest of safety, we ask that clients and residents do not approach the dogs or attempt to pet them. We appreciate everyone's assistance.

SUMMARY PAGE

Assistance	4
Alarm	0
Animal	0
Burglary of Habitation	0
Burglary of Motor Vehicle	0
Calls to Call Center	30
Damage/Defacing of Property	3
Disturbance	8
Emergency Medical Services	1
Solicitors	0
Suspicious Activity	2
Suspicious Person(s)	12
Suspicious Vehicle(s)	2
Theft	2
Vehicle Collision	1

Call Center: 713.489.6300

Please call SEAL Security for any suspicious activity or anything that seems out of place.

MAY 1, FRIDAY

[05:17 PM] Resident on the block of 7800 Pecan Villa Dr. called to report that there was a homeless, wheelchair bound Caucasian male in her yard. Subject was wearing a brown cap and gray shirt. [05:42 PM] Officer arrived and reported it was the same male that had been trespassed multiple times at the Burger King and Belfort Shopping Center on Belfort St. and Broadway St. [05:59 PM] Officer reported the individual was out of the yard, but was now in the street in front of the Texaco at 7702 Belfort St. HPD was notified. [06:59 PM] HPD arrived and made contact with subject.

MAY 4, MONDAY

[02:45 PM] Employee at Payless Shoe Store, located at 10013 Almeda Genoa Rd., called to report an African American female was threatening her. HPD was notified. [03:00 PM] Officer remained on scene until HPD arrived. HPD arrived and issued subject a CTW and filed a police report. HPD case number 566091-15.

[06:28 PM] Officer on duty reported graffiti on Belfort St. and Telephone Rd. under bridge.

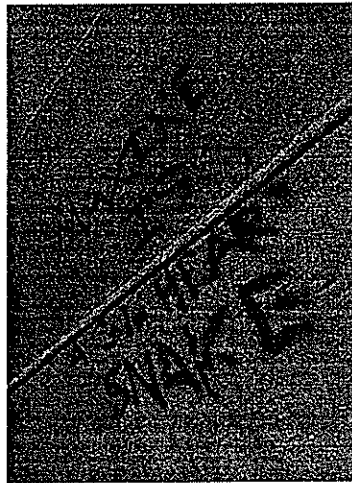


Figure 1: Officer found tagging under bridge.

MAY 5, TUESDAY

[12:00 AM] Officer on duty noticed a subject outside of the 45 Ink & Piercing located at 8328 Gulf Fwy. Officer issued subject a CTW and escorted him off property. Subject left without incident.

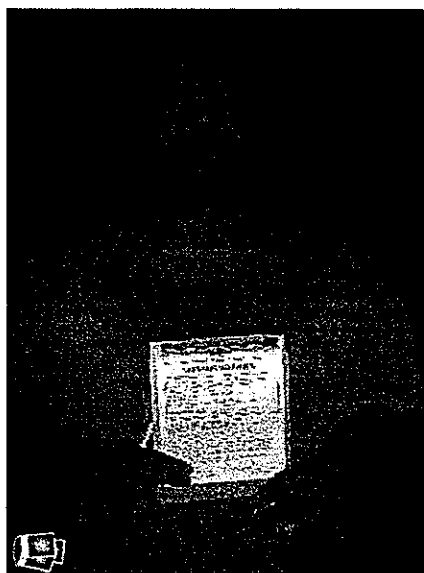


Figure 2: Subject was issued a CTW.

[10:00 PM] Officer on duty observed an individual loitering and drinking alcohol beverages then throwing his beer cans on the ground at the Shell Gas Station on Airport Blvd. and Gulf Fwy. Management said they did not want him back on the property. Officer issued the violator a criminal trespass warning and escorted him off property.

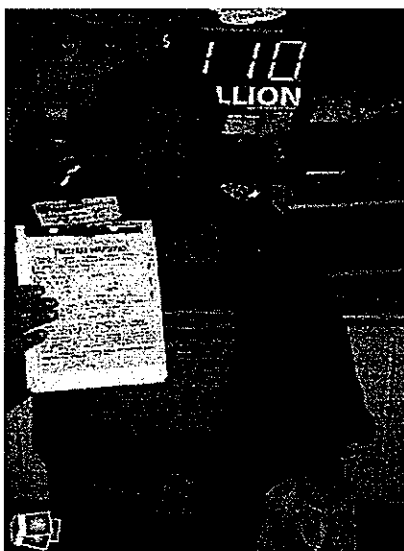


Figure 3: Officer issued subject a CTW.

MAY 7, THURSDAY

[04:45 AM] Resident on the block of 7700 Braniff St. called to report a suspicious, older model white Cadillac parked near his residence with people inside. Resident stated it had been sitting there for a while. HPD was notified.

[11:00 PM] Officer on duty reported an individual loitering and drinking by the door at Shell Gas Station on Airport Blvd. and Gulf Fwy. Management said he goes there all the time and chases their customers away. Management advised to officer that they did not want him back on the premises anymore. Violator was issued a CTW.

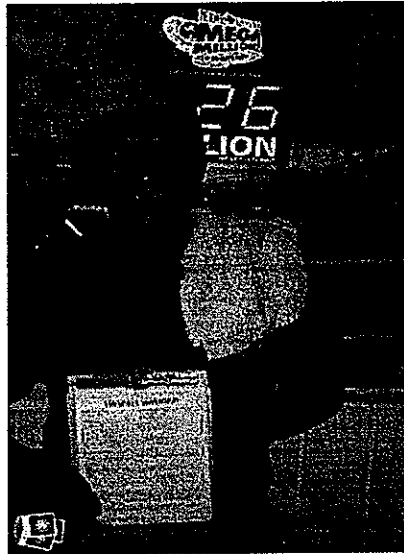


Figure 4: Subject was issued a CTW.

MAY 11, MONDAY

[12:09 AM] Employee at Citgo Gas Station, located at 10512 Gulf Fwy., called to report a Hispanic male asking for money outside of the store. HPD was notified.

[03:00 PM] Officer on duty observed an aggressive panhandler with tattoos at the Citgo Gas Station located on Clearwood St. and Gulf Fwy. Management wanted him removed from property and explained that the violator has always been trouble. Violator was issued a criminal trespass warning and escorted off property.



Figure 5: Officer issued subject a CTW.

MAY 13, WEDNESDAY

[02:00 PM] Officer on duty reported a fallen tree at Stuart Park on Belfort St. Tree fell on the walk way at the park.



Figure 6: Officer reported a fallen tree at park.

[02:59 PM] Manager at Crawfish Pot, located at 9820 Gulf Fwy., called to report customers being rowdy and loud inside restaurant. Customers were refusing to pay. Officer arrived and reported the customers were claiming to have found a bug inside their drink. Customers paid and left property.

[06:00 PM] Officer on duty reported that employee at New Haven Spa, located on the block of 8300 Gulf Fwy., informed him of a robbery that occurred a few weeks ago.

[06:55 PM] Business owner at Beauty Supply Store, located at 8326 Broadway St., called to report a group of people refusing to leave the parking lot and harassing customers. [07:01 PM] Officer arrived to parking lot and reported group scattered off property immediately.

MAY 15, FRIDAY

[01:00 PM] Officer on duty reported seeing a handwritten sign reading "This Way to The Fuck Barrel" at the corner of I45 and Monroe Rd. Officer reported no unusual activity in the area at the time.

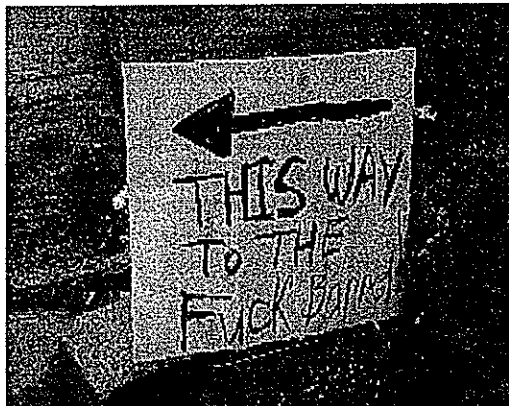


Figure 7: Sign found on I45 and Monroe Rd.

[05:00 PM] Officer on duty made contact with owner of Galaxy Autoplex, located at 8433 Telephone Rd. The owner claimed to have been several burglaries lately, mostly at night and on weekends. One of the vehicles involved was a white cargo van and a late 90's red Chevrolet Silverado.

MAY 17, SUNDAY

[04:00 PM] Manager at Citgo Gas Station, located at 10512 Gulf Fwy., called to report two African American males loitering outside of the store. Officer arrived and first gave the two subjects verbal warnings, but they refused to comply. Officer then issued both CTWs. Subjects then left property without incident.

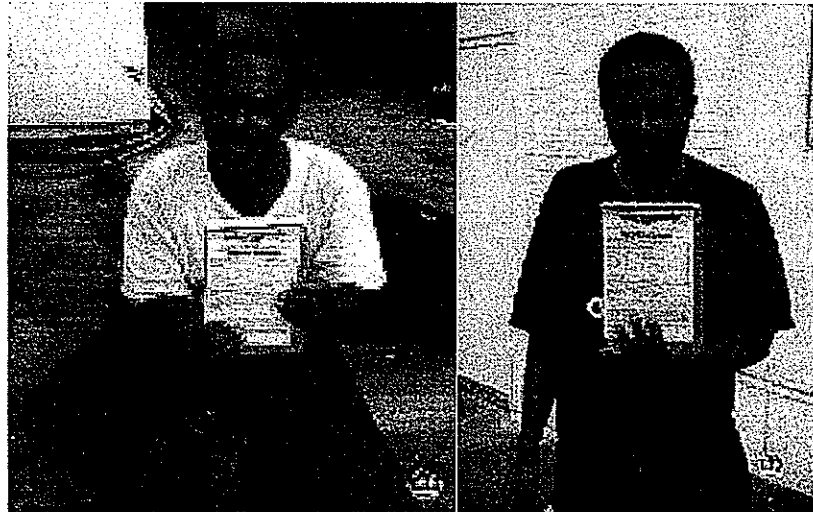


Figure 8: Officer issued the two subjects CTW's.

MAY 18, MONDAY

[05:00 PM] Officer on duty reported seeing a Hispanic male who was aggressively panhandling at the Shopping Center located on the block of 8300 Gulf Fwy. Violator even asked officer for money. Violator was issued a CTW and was escorted off property.



Figure 9: Subject was issued a CTW.

MAY 19, TUESDAY

[01:00 PM] Officer on duty reported a vehicle accident on Monroe Rd. and I45. Driver fell asleep at the wheel and hit a telephone pole, several vehicles and a building. Officer reported there was major property damage. HPD and EMS arrived on scene along with Center Point Energy. Officer issued subject a traffic citation and released subject. HPD case number 063998415J.

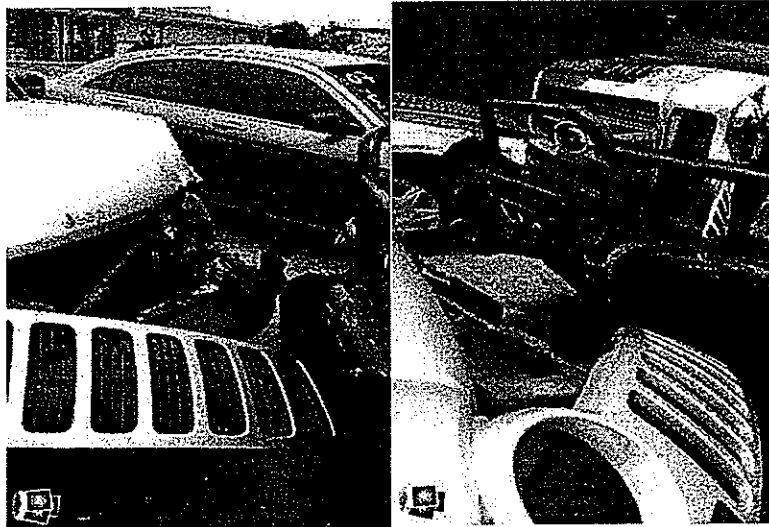


Figure 10: Driver fell asleep behind wheel.

[04:00 PM] Officer on duty was patrolling the Hong Kong Market, located at 9820 Gulf Fwy., reported seeing a person sleeping inside their vehicle at the parking garage. Officer advised subject that he needed to leave. Subject complied and left property.

MAY 22, FRIDAY

[09:09 AM] Officer on duty reported furniture dumped near Stuart Park on Belfort St.



Figure 11: Officer reported furniture dumped near Stuart Park.

MAY 25, MONDAY

[04:25 PM] Employee at CVS Pharmacy, located at 6161 Telephone Rd., called reported a suspicious African American male with a bicycle near the dumpster area. [04:34 PM] Officer checked area and reported subject was gone on arrival.

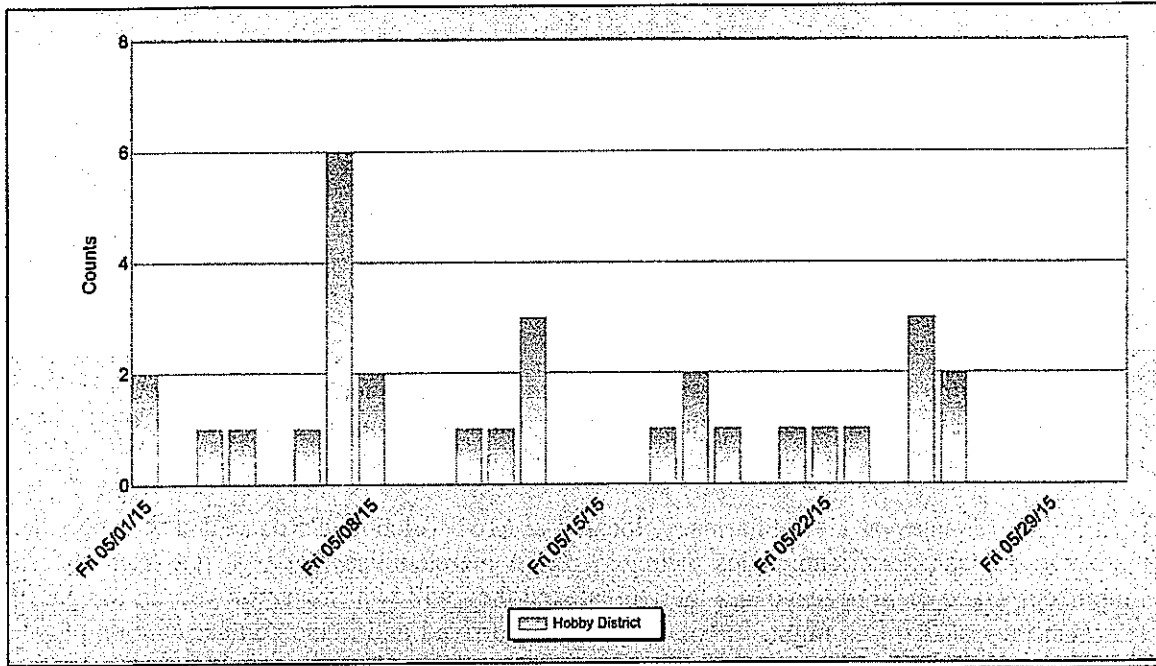
[07:51 PM] Manager at CVS Pharmacy, located at 6161 Telephone Rd., called to report there were two African American males trying to return merchandise that was not from the store. Employees asked them to leave and they threatened they will wait for employees in the parking lot when they closed that night. [08:52 PM] Officer arrived and made contact with employees, Officer returned when employees locked up to announce presence and ensure employees' safety.

MAY 28, THURSDAY

[10:02 AM] Officer on duty made contact with HPD who informed officer that copper was stolen from the Cell Phone Tower station, located at the intersection of East Haven Dr. and Clearwood St. Theft occurred around midnight on the previous evening. This caused 2000 customers to go without signal.

CALL CENTER: 713.489.6300

Calls Received During the Month of May



Criminal Trespass Warnings

There were 7 total criminal trespass warnings issued.

Call Center

We received 30 calls into our call center from the district for information and tips.

Hobby Year-to-Date Summary

Incidents:	Jan.	Feb.	Mar.	Apr.	May	Jun.	Jul.	Aug.	Sept.	Oct.	Nov.	Dec.	YTD
Calls	20	57	21	52	30								180
CTW	0	0	10	8	7								25
Assistance	0	1	1	5	4								11
Alarm	0	0	0	1	0								1
Animal	0	0	0	0	0								0
Assault	0	0	0	0	0								0
Auto Theft	0	0	1	1	0								2
BMV	0	0	1	0	0								1
Burglary of Habitation	0	0	0	2	0								2
Damage/Defacing of Property	2	2	8	3	3								18
Disturbance	2	4	6	8	8								28
Emergency Medical Services	0	0	1	0	1								2
Solicitors	0	0	0	1	0								1
Suspicious Activity	1	2	6	11	2								22
Suspicious Person	3	3	6	12	12								36
Suspicious Vehicle	0	2	0	0	2								4
Theft	0	1	2	1	2								6
Vehicle Collision	0	0	2	2	1								5

During our daily patrols, we made contact with several businesses to introduce S.E.A.L. Security to the district and offer our assistance to the owners and employees as well as support to other security companies working inside the district.

END OF REPORT

Hobby Area Management District Constituent Contacts

Business	Address	Constituent's name	Email	Number	Officer
BURGER KING	7806 BELLFORT	CORY		(713) 640-1727	MASON
HOUSTON Tribes				(713) 670-6333	
SECURITY Services	7718 BELLFORT	OLIVER	houstontibes@yahoo.com		McFadden
Mcray Crane and Rigging	8431 Mosley Rd., 77075	Glenda	glenda@mcraycrane.com	713.944.2843	McNabb
Mission Petroleum				713.943.8250	McNabb
Carriers Inc	8450 Mosley Rd., 77075	Felicia	kdonovan@mipe.com		
Sonic Drive IN	9931 ALMEDA Genoa	KADEJIA		(713) 941-7274	McNabb
Central Texas BAR-B-Q	8101 Airport BLVD	TOMMY		(713) 641-3360	McNabb
Brownies Market	8449 ALMEDA Genoa	WUSHAW		(713) 991-3740	McNabb
TAQUERIA De JALISCO	9505 ALMEDA Genoa	BESSY		(713) 943-1331	Mason
Space City	8311 TELEPHONE	MOSES	SPACECITYAS@AOL.COM	(281) 989-7248	Mason
Bayou Well Service	8400 Nelms St., 77061	Turner			McNabb
Phillips 66	6750 Telephone Rd., 77061	James		713.643.1070	McNabb
				713.643.0623	
Gateway Ace Hardware	6806 Telephone Rd., 77061	Kman	keyur@gatewayace.com		McNabb
HOUSTON AUTO LOAN	10512 GULF FREEWAY, 77034	SAMI KARIMAN	SAMIHJK@YAHOO.COM	(832) 495-7902	Mason
Gold Rush AUTOS	10050 Gulf FWY	BRICE	CONTACTEZKEYS@GMAIL.COM	(281) 727-0381	McFadden
Material Services				(713) 947-0880	
MASONRY Supply	8309 Monroe Rd	David Flanagan			Limonta
	8555 WEST Monroe Rd,			(800) 777-3444	
Clarke DISTRIBUTING	77061	TRISHA Smith			Limonta
WEIDMANN	8406 Scranton St.	DARLA FOGIE		(713) 595-1030	Limonta