



HOBBY AREA DISTRICT

HOBBY AREA DISTRICT MEETING

TO: THE BOARD OF DIRECTORS OF THE HOBBY AREA DISTRICT AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that a regular meeting of the Board of Directors of the Hobby Area District (the "District") will be held on **Thursday, October 10, 2019, at 1:00 PM** at the Doubletree Hilton Hobby, 8181 Airport Blvd, Houston, TX 77061, inside the boundaries of the District, 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:

AGENDA

1. Determine Quorum; Call to Order.
2. Receive Public Comments (*Limited to 3 minutes per person*).
3. Approve Minutes of August 8, 2019, Board Meeting.
4. Review and Accept Bookkeeper's Report, including Invoices for Payment and Investments Report, and consider adopting standards regarding ongoing District expenditures and approvals.
5. Review and Accept Assessments Collection and Delinquency Report.
6. Adopt Order Establishing a Records Management Program and Designating a Records Management Officer.
7. Authorize a public hearing on the Supplemental Assessment Roll.
8. Approve notice by first class mail of public hearing to consider advisability of supplementing assessment roll.
9. Appoint Hearing Examiner to conduct hearing on the Supplemental Assessment Roll.
10. Budget for fiscal year ending December 31, 2020.
11. Review and Approve Service Agreement with OneFootOver for marketing and social media services.
12. Review and Approve contract for cyber security assessment with Arthur Perez.
13. Authorize Holiday Social expenses and engage entertainment.
14. Review and Approve Recommendation from the Public Safety Committee, including:
 - a. payment of \$30,000 to HPD's Overtime Project;
 - b. contract amendment with SEAL Security; and
 - c. contract with SEAL Security/Zaladium for security cameras.
15. Approve proposals for maintenance of pavers at Broadway and Belfort.
16. Ratify contract for business ambassador services with Twisted Mister Promotion LLC.
17. Ratify agreement for District expense review by Auxillary Support, LLC.
18. Convene in Executive Session pursuant to Texas Government Code, Section 551.071 (private consultation with attorney) and Section 551.074 (personnel matters).
19. Reconvene in Open Session and authorize appropriate action regarding pending or contemplated litigation, or a settlement offer and the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee
20. Next Meeting – December 12, 2019
21. Adjourn




Danny Perkins, Chairman

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

3. Approve Minutes of August 8, 2019, Board meeting

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

August 8, 2019

DETERMINE QUORUM; CALL TO ORDER

The Board of Directors (the "Board") of the Hobby Area District (the "District") held a regular meeting on August 8, 2019, at The Doubletree Hotel, 8181 Airport Blvd, located inside the boundaries of the District, open to the public, and the roll was called of duly appointed members of the Board, to-wit:

Position 1 - Danny Perkins, *Chairman*
Position 2 - Helen Bonsall, *Vice-Chair*
Position 3 - Liliana Rambo
Position 4 - Ann Collum
Position 5 - Sue De Haven
Position 6 - Keyur Amin
Position 7 - Joe Edd Nelson
Position 8 - Darryl Bailey
Position 9 - James Brown, *Secretary/Treasurer*

and the above were present constituting a quorum. Directors Helen Bonsall arrived at 1:04 p.m. and Darryl Bailey arrived at approximately 3:00 p.m.

Also present at the meeting were Rosalind Clifford of Meadowbrook Civic Club; Walter Funes-Field Services and Special Projects Manager for the District; Pamela Guerra-Manager, Office Administration & Support Services for the District; Joe Huang of Belt Harris; John Innes of Auxiliary Support; Amber Ambrose of Ambrose McDowell Communications; Lee Barrett, General Manager for Hudson Group; Joaquin Martinez-CM Robert Gallegos' office; Jack Roland of Roland, Fry & Warren LLC; Deborah Bessire of Equi-Tax, Inc.; and Katie Carner of Allen Boone Humphries Robinson LLP.

DETERMINE QUORUM; CALL TO ORDER

Chairman Perkins called the meeting to order at 1:00 p.m.

RECEIVE PUBLIC COMMENTS

Mr. Barrett submitted his resignation from the HobbyFest Committee, a copy of which is filed in the District's official records.

Ms. Ambrose presented a notice of cancellation of the agreement between the District and Ambrose McDowell Communications, a copy of which is filed in the District's official records.

Rosalind Clifford requested the District expand its boundaries.

APPROVE MINUTES OF BOARD MEETING

Director Bonsall made a motion to approve the minutes of the regular meeting held June 13, 2019, as submitted. Director DeHaven seconded the motion, which passed by unanimous vote.

REVIEW AND ACCEPT BOOKKEEPER'S REPORT AND INVOICES FOR PAYMENT

Following review and discussion, Director DeHaven made a motion to approve the May 31, 2019, and the July 31, 2019, bookkeeper's reports and payment of the invoices. Director Nelson seconded the motion, which passed by unanimous vote.

REVIEW AND ACCEPT ASSESSMENTS COLLECTION AND DELINQUENCY REPORTS

Following review and discussion, Director DeHaven made a motion to accept the assessments collection and delinquency reports as presented. Director Nelson seconded the motion, which passed by unanimous vote.

AUTHORIZE RESOLUTION PROVIDING FOR ADDITIONAL PENALTY FOR ASSESSMENT COLLECTION COST

Ms. Carner reviewed a Resolution Providing for Additional Penalty for Assessment Collection Costs, which provides that the District adopts the additional 20% penalty to defray the District's costs of collection of delinquent assessments for the current year and each succeeding year thereafter. Following review and discussion, Director Collum made a motion to adopt the Resolution Providing for Additional Penalty for Assessment Collection Costs. Director Nelson seconded the motion, which passed by unanimous vote.

REVIEW AND APPROVE 2018 AUDIT REPORT

Director Brown presented the Audit Report for the fiscal year end December 31, 2018. The Board differed action on the Audit Report until after the Executive Session.

CONVENE IN EXECUTIVE SESSION PURSUANT TO TEXAS GOVERNMENT CODE, SECTION 551.071 (PRIVATE CONSULTATION WITH ATTORNEY) AND SECTION 551.074 (PERSONNEL MATTERS)

The Board convened in Executive Session at 2:00 p.m.

RECONVENE IN OPEN SESSION AND AUTHORIZE APPROPRIATE ACTION REGARDING PENDING OR CONTEMPLATED LITIGATION OR A SETTLEMENT OFFER AND THE APPOINTMENT, EMPLOYMENT, EVALUATION, REASSIGNMENT, DUTIES, DISCIPLINE, OR DISMISSAL OF A PUBLIC OFFICER OR EMPLOYEE

The Board reconvened in Open Session at 3:35p.m. Director Brown made a motion to authorize solicitation of proposals for bookkeeping services. Director Rambo seconded the motion, which passed by unanimous vote.

REVIEW AND APPROVE 2018 AUDIT REPORT

Following review and discussion, Director Brown moved to approve the Audit Report for the fiscal year end December 31, 2018. Director Bonsall seconded the motion, which passed by unanimous vote.

AMENDED AND RESTATED AGREEMENT BY AND BETWEEN THE DISTRICT AND HAWES HILL & ASSOCIATES LLP

Following review and discussion, Director Amin moved to approve the Amended and Restated Agreement between the District and Hawes Hill & Associates LLP, subject to the selection committee's setting of timetable for completion of tasks, and direct that the Amended and Restated Agreement be filed appropriately and retained in the District's official records. Director Bonsall seconded the motion, which passed by unanimous vote.

NEXT MEETING

The Board concurred to hold its next meeting on October 10, 2019.

ADJOURN

There being no further business to come before the Board, upon a motion made by Director Brown and seconded by Director Bonsall, Chairman Perkins adjourned the meeting, which passed by unanimous vote.



Chair, Vice Chair or Secretary

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

4. Review and Accept Bookkeeper's Report, including Invoices for Payment and Investments Report, and consider adopting standards regarding ongoing District expenditures and approvals.

HOBBY AREA MANAGEMENT DISTRICT

MONTHLY FINANCIAL REPORT

AUGUST 31, 2019

*G*overnmental
*F*inancial
*R*eporting, LLC

Hobby Area Management District
Balance Sheet
As of August 31, 2019

	<u>Aug 31, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
1010 · Amegy Bank	55,024.63
1020 · Wells Fargo Bank	41,654.57
1030 · Plains State Bank - CD	247,356.26
1032 · Plus4 Credit Union - CD	5.34
1040 · TexSTAR-Operating	<u>1,232,547.34</u>
Total Checking/Savings	1,576,588.14
Other Current Assets	
1200 · Assessment Receivable	<u>51,941.66</u>
Total Other Current Assets	<u>51,941.66</u>
Total Current Assets	1,628,529.80
Other Assets	
1230 · Due From Improvement Corp	2,440.16
1235 · Toyota Tacoma	<u>34,060.46</u>
Total Other Assets	<u>36,500.62</u>
TOTAL ASSETS	<u><u>1,665,030.42</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	<u>91,420.00</u>
Total Accounts Payable	91,420.00
Other Current Liabilities	
2100 · Assessment Refunds Payable	24,136.30
2200 · Deferred Assessment Revenue	<u>635,246.47</u>
Total Other Current Liabilities	<u>659,382.77</u>
Total Current Liabilities	<u>750,802.77</u>
Total Liabilities	750,802.77
Equity	
3000 · Retained Earnings	996,829.18
Net Income	<u>-82,601.53</u>
Total Equity	<u>914,227.65</u>
TOTAL LIABILITIES & EQUITY	<u><u>1,665,030.42</u></u>

Hobby Area Management District
Statement of Sources & Uses - Budget vs Actual
August 2019

MAINTENANCE & OPERATIONS FUND

M&O SOURCES OF FUNDS

	<u>Aug 19</u>	<u>Budget</u>	<u>Jan - Aug 19</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
4000 · District Assessments	156,474.05	158,333.00	1,264,644.30	1,266,664.00	1,900,000.00
4010 · Penalty & Interest Revenue	2,674.01	2,083.00	17,184.95	16,664.00	25,000.00
4020 · Overpayments	20,502.95	5,583.00	50,974.71	44,664.00	67,000.00
4030 · Assessment Refunds	-23,621.48	-5,667.00	-55,372.26	-45,336.00	-68,000.00
4060 · Interest Revenue	2,268.51	1,250.00	20,632.14	10,000.00	15,000.00
4065 · Non-Income Funds	762.37	625.00	762.37	5,000.00	7,500.00
TOTAL M&O SOURCES OF FUNDS	159,060.41	162,207.00	1,298,826.21	1,297,656.00	1,946,500.00

M&O USES OF FUNDS

Public Safety

6010 · Contract Public Safety	12,489.76	22,917.00	141,204.71	183,336.00	275,000.00
6012 · Specific Sites High Density Patrol	0.00	2,083.00	0.00	16,664.00	25,000.00
6014 · Special Operations	0.00	833.00	0.00	6,664.00	10,000.00
6015 · Apartment Life Initiatives	1,641.25	1,667.00	13,070.00	13,336.00	20,000.00
6020 · Mobile Cameras	0.00	833.00	0.00	6,664.00	10,000.00
6025 · Nuisance Abatement Program	980.04	1,250.00	7,965.49	10,000.00	15,000.00
6035 · Graffiti Abatement	2,720.00	3,125.00	21,760.00	25,000.00	37,500.00
6037 · Public Safety Programs	0.00	333.00	4,722.22	2,664.00	4,000.00
Total Public Safety	17,831.05	33,041.00	188,722.42	264,328.00	396,500.00

Community Development

6050 · Porter Service	13,562.51	13,750.00	108,650.08	110,000.00	165,000.00
6051 · Community Enhancement Programs	339.15	6,750.00	17,840.41	54,000.00	81,000.00
6052 · Corridor & ROW Maintenance	24,707.05	30,417.00	211,813.04	243,336.00	365,000.00
6053 · Field Services Vehicle	0.00	3,312.00	164.92	26,502.00	39,750.00
6054 · Street Sweeping	7,617.20	7,167.00	60,937.60	57,336.00	86,000.00
8055 · Project/Contract Management	6,750.00	8,750.00	36,500.00	70,000.00	105,000.00
8063 · Esplanade/Roadway Enhancement	0.00	4,167.00	12,576.63	33,336.00	50,000.00
8065 · METRO Bus Shelter Enhancement	0.00	12,146.00	-6,535.54	97,168.00	145,750.00
8074 · Streetscape Assessories	0.00	583.00	0.00	4,664.00	7,000.00
Total Community Development	52,975.91	87,042.00	441,947.14	696,342.00	1,044,500.00

Economic Development

6060 · Economic Developmt Programs	0.00	9,067.00	36,479.30	72,536.00	108,800.00
8053 · Market Feasibility Study	0.00	8,333.00	21,436.54	66,664.00	100,000.00
Total Economic Development	0.00	17,400.00	57,915.84	139,200.00	208,800.00

Communication, Public Affairs, Marketing

6065 · Events	0.00	2,917.00	1,999.49	23,336.00	35,000.00
6068 · CPA&M Programs	0.00	1,683.00	1,183.00	13,464.00	20,200.00
6070 · Creative Support	5,530.00	5,208.00	44,261.00	41,664.00	62,500.00
6075 · Marketing Mtls & Promo Items	1,817.86	4,167.00	4,725.29	33,336.00	50,000.00
6078 · Advertisement	0.00	10,417.00	47,981.75	83,336.00	125,000.00
6235 · Hobby Area Improvement Corp.	0.00	4,167.00	0.00	33,336.00	50,000.00
Total Comm., Public Affairs, Marketing	7,347.86	28,559.00	100,150.53	228,472.00	342,700.00

Hobby Area Management District Statement of Sources & Uses - Budget vs Actual

August 2019

	<u>Aug 19</u>	<u>Budget</u>	<u>Jan - Aug 19</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
Administration					
6112 · Administration Programs	0.00	853.00	10,090.00	6,824.00	10,240.00
6115 · Meeting Expense	2,181.89	1,792.00	10,523.92	14,336.00	21,500.00
6120 · Reimbursable Expenses	95.53	1,250.00	3,756.73	10,000.00	15,000.00
6125 · Postage	84.68	42.00	795.80	336.00	500.00
6130 · Office Supplies	649.54	625.00	6,434.10	5,000.00	7,500.00
6135 · Public Notices, Advertising	0.00	142.00	0.00	1,136.00	1,700.00
6140 · Legal Services	11,732.38	3,958.00	43,745.82	31,664.00	47,500.00
6145 · Audit Services	0.00	1,633.00	15,258.00	13,064.00	19,600.00
6145 · Audit Services (Internal Audit)	18,880.00	0.00	18,880.00	0.00	0.00
6150 · Bookkeeping	850.00	875.00	6,800.00	7,000.00	10,500.00
6155 · Assessment Billing	2,384.09	2,917.00	23,874.81	23,336.00	35,000.00
6160 · Assessment Database Mgmt.	300.00	333.00	2,400.00	2,664.00	4,000.00
6165 · Office Equipment	1,487.96	1,250.00	6,825.01	10,000.00	15,000.00
6170 · Insurance	7,375.48	625.00	7,775.48	5,000.00	7,500.00
6072 · Office Lease	2,450.00	2,500.00	19,600.00	20,000.00	30,000.00
6073 · Communication & Technologies	973.59	2,412.00	10,025.05	19,302.00	28,950.00
6175 · Other	30.38	25.00	1,567.77	200.00	300.00
Employee Payroll & Benefits					
6180 · Gross Wages	9,166.66	50,488.00	273,588.31	403,904.00	605,859.00
6181 · Payroll Taxes	695.54	2,964.00	18,922.21	23,712.00	35,568.00
6182 · Payroll Service	987.16	1,021.00	8,301.09	8,168.00	12,250.00
6183 · Health Insurance	1,285.32	5,783.00	43,077.97	46,264.00	69,395.00
6184 · Retirement Fund	0.00	1,553.00	10,449.74	12,424.00	18,636.00
Total Employee Payroll & Benefits	<u>12,134.68</u>	<u>61,809.00</u>	<u>354,339.32</u>	<u>494,472.00</u>	<u>741,708.00</u>
Total Administration	<u>61,610.20</u>	<u>83,041.00</u>	<u>542,691.81</u>	<u>664,334.00</u>	<u>996,498.00</u>
TOTAL M&O USES OF FUNDS	<u>139,765.02</u>	<u>249,083.00</u>	<u>1,331,427.74</u>	<u>1,992,676.00</u>	<u>2,988,998.00</u>
Other Expense					
9000 · Transfer to Improvement Corp.	0.00	0.00	50,000.00	0.00	0.00
Total Other Expense	<u>0.00</u>	<u>0.00</u>	<u>50,000.00</u>	<u>0.00</u>	<u>0.00</u>
EXCESS (DEFICIT) OF SOURCES OVER USES	<u>19,295.39</u>	<u>-86,876.00</u>	<u>-82,601.53</u>	<u>-695,020.00</u>	<u>-1,042,498.00</u>
Total Projected Revenue & Reimbursements					1,946,500
Total Projected Uses of Funds					2,988,998
Prior Year Reserves					<u>1,335,142</u>
Projected Year End Cash Reserves					292,644

Hobby Area Management District
Bank Account Registers
As of October 10, 2019

<i>Type</i>	<i>Date</i>	<i>Num</i>	<i>Name</i>	<i>Memo</i>	<i>Amount</i>	<i>Balance</i>
Amegy Bank						106,283.42
Bill Pmt -Check	01/16/2019	2462	Site Selectors	Void	1,632.00	107,915.42
Bill Pmt -Check	07/30/2019	2682	Pro Mo Stuf, LLC	Void Lost Check	166.87	108,082.29
Check	08/09/2019	2704	ARC Hospitality Portfolio I NTC	Tax Assessment Refund	-2,171.70	105,910.59
Check	08/09/2019	2706	Autozone Texas LP	Tax Assessment Refund	-164.42	105,746.17
Check	08/09/2019	2707	HWC Wire & Cable Company	Tax Assessment Refund	-870.00	104,876.17
Check	08/09/2019	2701	Syndex Corporation	Tax Assessment Refund	-600.00	104,276.17
Check	08/09/2019	2708	Telephone Square LLC	Tax Assessment Refund	-164.47	104,111.70
Bill Pmt -Check	08/09/2019	2709	Amegy Visa Credit Card	Miscellaneous	-3,212.51	100,899.19
Bill Pmt -Check	08/09/2019	2710	Hawes Hill & Associates LLC	Admin. Management	-4,250.00	96,649.19
Bill Pmt -Check	08/09/2019	2711	Mister Sweeper LP	Street Sweeping	-3,808.60	92,840.59
Bill Pmt -Check	08/09/2019	2712	SMC Logistics	Sprinkler Repair	-250.00	92,590.59
Bill Pmt -Check	08/09/2019	2713	Texas Excavation Safety System	Message Fees for July	-378.10	92,212.49
Bill Pmt -Check	08/09/2019	2714	TML Intergovernmental Risk Pool	Liability Insurance	-7,375.48	84,837.01
Check	08/09/2019	2705	Void	Printer malfunction	0.00	84,837.01
Check	08/09/2019	Debit	Amegy Bank	Wire Transaction Fee	-14.00	84,823.01
General Journal	08/15/2019	Payroll	Payroll	Payroll	-3,578.33	81,244.68
General Journal	08/15/2019	Payroll	Payroll	Payroll Taxes	-1,131.94	80,112.74
General Journal	08/15/2019	Payroll	Payroll	401K & UME	-220.83	79,891.91
General Journal	08/15/2019	Payroll	Payroll	Fee	-493.58	79,398.33
Deposit	08/19/2019	Dep.	Deposit	Deposit	762.37	80,160.70
Bill Pmt -Check	08/20/2019	2715	Mister Sweeper LP	Street Sweeping	-3,808.60	76,352.10
Bill Pmt -Check	08/20/2019	2716	SEAL Security Solutions LLC	Security	-6,098.63	70,253.47
Bill Pmt -Check	08/22/2019	2717	Auxiliary Support Services, LLC	Void	0.00	70,253.47
Bill Pmt -Check	08/22/2019	2718	Office Systems of Texas	Copier	-128.53	70,124.94
Bill Pmt -Check	08/22/2019	2719	Twisted Mister	Promote HAD to local bus.	-1,400.00	68,724.94
Bill Pmt -Check	08/29/2019	2721	Amegy Visa Credit Card	Miscellaneous	-5,705.00	63,019.94
Check	08/29/2019	2720	Void	Void	0.00	63,019.94
Bill Pmt -Check	08/30/2019	ACH	BlueCross BlueShield of Texas	Health Insurance	-2,570.63	60,449.31
General Journal	08/31/2019	Payroll	Payroll	Payroll	-3,578.34	56,870.97
General Journal	08/31/2019	Payroll	Payroll	Payroll Taxes	-1,131.93	55,739.04
General Journal	08/31/2019	Payroll	Payroll	401K & UME	-220.83	55,518.21
General Journal	08/31/2019	Payroll	Payroll	Fee	-493.58	55,024.63
Bill Pmt -Check	09/04/2019	ACH	8121 Broadway Interests LLC	Office Rent	-2,450.00	52,574.63
Bill Pmt -Check	09/06/2019	2722	Auxiliary Support Services, LLC	Internal Audit	-18,880.00	33,694.63
Bill Pmt -Check	09/10/2019	2723	Pro Mo Stuf, LLC	Magnetic Name Badges	-166.87	33,527.76
Bill Pmt -Check	09/10/2019	2724	Pamela Guerra	August Expense Report	-152.73	33,375.03
Bill Pmt -Check	09/10/2019	2725	Walter Funes	August Expense Report	-182.23	33,192.80
Bill Pmt -Check	09/10/2019	2726	Allen Boone Humphries Robinson	Legal Fees	-8,142.75	25,050.05
Bill Pmt -Check	09/10/2019	2727	Ambrose Communications, LLC	Social Media Management	-2,730.00	22,320.05
Bill Pmt -Check	09/10/2019	2728	Busy Bee Creatives LLC	Website Maintenance	-350.00	21,970.05
Bill Pmt -Check	09/10/2019	2729	Core Logic Safe Rent	Apartment Life Initiatives	-1,641.25	20,328.80
Bill Pmt -Check	09/10/2019	2730	East End District	Graffiti Abatement	-3,700.04	16,628.76
Bill Pmt -Check	09/10/2019	2731	Equi-tax Inc.	Monthly Assessor Services	-2,684.09	13,944.67
Bill Pmt -Check	09/10/2019	2732	Governmental Financial Reporting	Bookkeeping	-977.60	12,967.07
Bill Pmt -Check	09/10/2019	2733	Hawes Hill & Associates LLC	Admin. Management	-6,750.00	6,217.07
Bill Pmt -Check	09/10/2019	2734	Perdue, Brandon, Fielder, Collins	Legal Fees	-3,589.63	2,627.44
Bill Pmt -Check	09/10/2019	2735	Sandra Yakelin Pompa	Office Cleaning	-60.00	2,567.44
Bill Pmt -Check	09/10/2019	2736	SEAL Security Solutions LLC	Security	-13,908.38	-11,340.94
Bill Pmt -Check	09/10/2019	2737	SMC Logistics	Liter & Landscape Maint.	-32,729.56	-44,070.50
Bill Pmt -Check	09/10/2019	2738	Texas Excavation Safety System	Message Fees for August	-339.15	-44,409.65
Bill Pmt -Check	09/10/2019	2739	TML Intergovernmental Risk Pool	Liability Insurance	-431.00	-44,840.65
Bill Pmt -Check	09/10/2019	2740	Twisted Mister	Promote HAD to Local Bus.	-1,400.00	-46,240.65
Transfer	09/12/2019		TexSTAR	Transfer	100,000.00	53,759.35
General Journal	09/15/2019	Payroll	Payroll	Payroll	-3,578.33	50,181.02
General Journal	09/15/2019	Payroll	Payroll	Payroll Taxes	-1,131.94	49,049.08

Hobby Area Management District
Bank Account Registers
As of October 10, 2019

<i>Type</i>	<i>Date</i>	<i>Num</i>	<i>Name</i>	<i>Memo</i>	<i>Amount</i>	<i>Balance</i>
General Journal	09/15/2019	Payroll	Payroll	401K & UME	-220.83	48,828.25
General Journal	09/15/2019	Payroll	Payroll	Fee	-493.58	48,334.67
Bill Pmt -Check	09/18/2019	2741	Danny R. Perkins	August Expense Report	-192.92	48,141.75
Bill Pmt -Check	09/18/2019	2742	Mister Sweeper LP	Street Sweeping	-3,808.60	44,333.15
Bill Pmt -Check	09/18/2019	2743	Twisted Mister	Promote HAD to Local Bus.	-1,400.00	42,933.15
Check	09/18/2019	2744	2ML Real Estate Interest Inc.	Tax Assessment Refund	-701.12	42,232.03
Check	09/18/2019	2745	Acquisition 8800 Broadway LLC	Tax Assessment Refund	-718.71	41,513.32
Check	09/18/2019	2746	Acquisition Broadway Square LLC	Tax Assessment Refund	-4,470.78	37,042.54
Check	09/18/2019	2747	Acquisition Broadway Square LLC	Tax Assessment Refund	-4,237.74	32,804.80
Check	09/18/2019	2748	Acquisition Broadway Square LLC	Tax Assessment Refund	-4,528.17	28,276.63
Check	09/18/2019	2749	Acquisition Broadway Square LLC	Tax Assessment Refund	-4,090.84	24,185.79
Check	09/18/2019	2750	Almeda Center 45 LP	Tax Assessment Refund	-2,326.47	21,859.32
Check	09/18/2019	2751	APTBC LLC	Tax Assessment Refund	-675.22	21,184.10
Check	09/18/2019	2752	Hospitality LP	Tax Assessment Refund	-514.62	20,669.48
Check	09/18/2019	2753	Macey Family Properties LTD	Tax Assessment Refund	-696.64	19,972.84
Check	09/18/2019	2754	Northden Holdings Ltd	Tax Assessment Refund	-176.03	19,796.81
Check	09/18/2019	2755	Pingree 2000 Real Estate Holdings	Tax Assessment Refund	-792.06	19,004.75
Check	09/18/2019	2757	Wells Fargo Bank -	Tax Assessment Refund	-206.80	18,797.95
Check	09/18/2019	2756	Acquisition Broadway Square LLC	Tax Assessment Refund	-4,529.07	14,268.88
General Journal	09/30/2019	Payroll	Payroll	Payroll	-3,578.33	10,690.55
General Journal	09/30/2019	Payroll	Payroll	Payroll Taxes	-1,131.94	9,558.61
General Journal	09/30/2019	Payroll	Payroll	401K & UME	-220.83	9,337.78
General Journal	09/30/2019	Payroll	Payroll	Fee	-493.58	8,844.20
Bill Pmt -Check	09/30/2019	Online	8121 Broadway Interests LLC	Office Rent	-2,450.00	6,394.20
Transfer	10/08/2019		TexSTAR	Transfer	150,000.00	156,394.20
Bill Pmt -Check	10/10/2019	2758	Allen Boone Humphries Robinson	Legal Fees	-3,531.25	152,862.95
Bill Pmt -Check	10/10/2019	2759	Core Logic Safe Rent	Apartment Life Initiatives	-1,641.25	151,221.70
Bill Pmt -Check	10/10/2019	2760	East End District	Graffiti Abatement	-4,327.76	146,893.94
Bill Pmt -Check	10/10/2019	2761	Equi-tax Inc.	Monthly Assessor Services	-2,684.09	144,209.85
Bill Pmt -Check	10/10/2019	2762	Great America Financial Services	Copier	-696.84	143,513.01
Bill Pmt -Check	10/10/2019	2763	Magoo's Print Shop	Bellfort Station Posters	-208.00	143,305.01
Bill Pmt -Check	10/10/2019	2764	Mister Sweeper LP	Street Sweeping	-7,617.20	135,687.81
Bill Pmt -Check	10/10/2019	2765	Office Systems of Texas	Copier	-176.56	135,511.25
Bill Pmt -Check	10/10/2019	2766	SEAL Security Solutions LLC	Security	-11,919.46	123,591.79
Bill Pmt -Check	10/10/2019	2767	SMC Logistics	Liter & Landscape Maint.	-33,932.36	89,659.43
Bill Pmt -Check	10/10/2019	2768	Governmental Financial Reporting	Bookkeeping	-916.51	88,742.92
Bill Pmt -Check	10/10/2019	2769	Pamela Guerra	Sept. Expense Report	-152.73	88,590.19
Bill Pmt -Check	10/10/2019	2770	Walter Funes	Sept. Expense Report	-174.36	88,415.83
Total Amegy Bank					-17,867.59	88,415.83
Wells Fargo Bank						21,181.68
Deposit	08/31/2019	Dep.	Tax Revenue	August Tax Revenue	20,467.43	41,649.11
Deposit	08/31/2019	Dep.	Interest	August Interest	5.46	41,654.57
Total Wells Fargo Bank					20,472.89	41,654.57
Plains State Bank - CD						247,356.26
					0.00	247,356.26
Plus4 Credit Union - CD						0.00
Deposit	12/31/2018	Dep.	Interest	11/27 to 12/31 interest	5.34	5.34
Total Plus4 Credit Union					5.34	5.34
TexSTAR-Operating						1,230,284.29
Deposit	08/31/2019	Dep.	Interest	August Interest	2,263.05	1,232,547.34
Transfer	09/12/2019	Trf.	Amegy	Transfer to Amegy	-100,000.00	1,132,547.34
Transfer	10/09/2019	Trf.	Amegy	Transfer to Amegy	-150,000.00	982,547.34
Total TexSTAR-Operating					-247,736.95	982,547.34
TOTAL					-245,131.65	1,359,979.34



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

7/18/2019

ARC HOSPITALITY PORTFOLIO I NTC OWN

c/o Popp Hutcheson PLLC
1301 S MoPac Expressway, Ste 430
Austin, TX 78746
HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000201170 / 911184500010001
LEGAL DESCRIPTION: RES A BLK 1 SOUTH HOUSTON SHONEYS CENTER
SITUS: 7922 MOSLEY RD 122
YEAR: 2018

DATE PROCESSED: 7/18/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-61057 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$2,171.70.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

7/18/2019

AUTOZONE TEXAS LP

c/o Wilson & Franco

11000 Richmond Ave Ste 350

Houston, TX 77042

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000200282 / 910572590000046

LEGAL DESCRIPTION: TR 11A BROADVIEW

SITUS: 6629 TELEPHONE RD

YEAR: 2018

DATE PROCESSED: 7/18/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-53418 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$164.42.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090

P. O. Box 73109, Houston, Texas 77273

7/18/2019

Customer Service 281.444.3946 fax 281.440.8304

HWC WIRE & CABLE COMPANY

10201 NORTH LOOP E

HOUSTON, TX 77029

ATTN: TAMIKA HOWARD

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201328 / 911362070010001

LEGAL DESCRIPTION: RES A BLK 1 SOUTHWEST WIRE ROPE

SITUS: 8641 MOERS RD

YEAR: 2018

DATE PROCESSED: 7/18/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-58907 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$870.00.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

7/18/2019

Telephone Square LLC
3657 Briarpark Dr #188
Houston, TX 77042

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201330 / 911364530010001

LEGAL DESCRIPTION: RES A BLK 1 GLENBROOK SEC 1

SITUS: 6300 TELEPHONE RD 1

YEAR: 2018

DATE PROCESSED: 7/18/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-68187 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$164.67.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



CONTROL ACCOUNT
HOBBY AREA DISTRICT
Account Number :
XXXX XXXX XXXX 0536



ACCOUNT SUMMARY

Account Number	XXXX XXXX XXXX 0536	Previous Balance	\$3,555.29
Credit Limit	\$10,000.00	Payments	\$3,555.29
Available Credit	\$6,625.00	Credits	\$0.00
Statement Closing Date	July 22, 2019	Purchases	\$3,212.51
Payment Due Date	August 11, 2019	Other Charges	\$0.00
Amount Past Due	\$0.00	Cash Advances	\$0.00
Min Payment Due	\$80.00	Finance Charges	\$0.00
Days in Billing Cycle	28	New Balance	\$3,212.51

REWARDS SUMMARY

BEGINNING REWARDS BALANCE	150,185	Log into Internet banking www.amegybank.com to redeem your AmaZing Rewards points or call 1-855-662-9200.
1X CATEGORY EARNED THIS STATEMENT	2,731	
2X CATEGORY EARNED THIS STATEMENT	0	
3X CATEGORY EARNED THIS STATEMENT	1,446	
TOTAL REWARDS EARNED THIS STATEMENT	4,177	
REWARDS REDEEMED THIS STATEMENT	0	
ENDING REWARDS BALANCE	154,362	

TRANSACTIONS

Trans Date	Post Date	Reference Number	Transaction Description	Amount
07/08	07/08	74768005YBKDTA389	PAYMENT - THANK YOU	-\$3,555.29
TOTAL XXXXXXXXXXXXXXX0536				\$3,555.29-

GABRIELLE DIRDEN

06/26	06/26	24137465J2X920DD8	OFFICE DEPOT #1127	800-463-3768 TX	\$31.51
06/26	06/26	24137465J2X920DJQ	OFFICE DEPOT #1127	800-463-3768 TX	\$16.01
06/27	06/27	24137465J8PXF32Q8	OFFICE DEPOT #1127	800-463-3768 TX	\$23.38
06/27	06/27	24377355J0001SWGH	HOUSTON'S COURIER INC	713-5920000 TX	\$40.00

See Reverse Side for Important Information About Your Account.

5543 0001 BAH 3 7 16 190722 0 PAGE 1 of 2 12 5398 0000 TBAR 01AA5543 6980



P O BOX 30833
SALT LAKE CITY UT 84130-0833

For prompt credit, mail payment to location shown below.
Payment sent to any other location may delay crediting your account.
Please detach this portion and return it with your payment to ensure proper credit.

Make Checks Payable to :

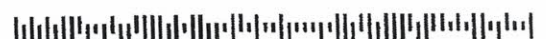
PAYMENT INFORMATION

Account Number	XXXX XXXX XXXX 0536
Payment Due Date	08/11/19
New Balance	\$3,212.51
Minimum Payment Due	\$80.00
Past Due Amount	\$0.00
Cash Enclosed	
Total Payment Amount	\$

BANKCARD CENTER
PO BOX 30833
SALT LAKE CTY UT 84130-0833



CONTROL ACCOUNT
HOBBY AREA DISTRICT
8121 BROADWAY ST STE 199
HOUSTON TX 77061-1340



5066 00005398000000 2020536

CONTROL ACCOUNT

Account Number :

XXXX XXXX XXXX 0536

TRANSACTIONS (Continued)

Trans Date	Post Date	Reference Number	Transaction Description	Amount
07/06	07/06	24247605V8PS3VQBT	DOUBLETREE HOBBY HOUSTON TX	\$326.44
07/12	07/12	2420429610041HXFA	FACEBK 4D47ZKEP22 650-5434800 CA	\$275.70
07/12	07/12	2442806615SFNT4GJ	HARRYS RESTAURANT HOUSTON HOUSTON TX	\$38.31
07/16	07/16	244273365M82T623S	FOODARAMA #20 HOUSTON TX	\$15.16
07/18	07/18	241374668010RGRF1	USPS PO 4801240047 HOUSTON TX	\$55.00
07/20	07/20	247619769BLT4Y38S	SHAN HU RESTAURANT HOUSTON TX	\$265.08

TOTAL XXXXXXXXXXXXX0619 \$1,086.59

DANNY PERKINS

06/28	06/28	24055225LRDZ4QR8G	LAZ PARKING 610714 HOUSTON TX	\$8.00
07/03	07/03	24247605T8PVM1DFL	DOUBLETREE HOBBY FB HOUSTON TX	\$58.42
07/03	07/03	24492155RJHMOW33F	BLOOMSCAPE.COM HTTPSWWW.BLOO MI	\$68.90
07/03	07/03	24717055T501K920Y	TLF*FANCY FLOWERS 713-6217673 TX	\$157.98
07/08	07/08	24493985Y60W1J7E1	KIM SON RESTAURANT HOUSTON TX	\$12.01
07/17	07/17	241374667HEWY4WFH	TST* CAFE EXPRESS - UPTOW HOUSTON TX	\$24.76
07/19	07/19	242263869BLH01PT0	WAL-MART #3572 PEARLAND TX	\$27.93

TOTAL XXXXXXXXXXXXX0635 \$358.00

WALTER FUNES

07/01	07/01	24692165N2X6W4JKE	OOMA,INC 888-711-6662 CA	\$212.56
07/02	07/02	24137465R2X95SD8L	OFFICE DEPOT #12 HOUSTON TX	\$95.78
07/08	07/08	24692165Y2X48DGLT	DILLARDS 779 BAYBROOK FRIENDSWOOD TX	\$100.00
07/10	07/10	24445006000H9LBRM	WALGREENS #5035 HOUSTON TX	\$59.35
07/10	07/10	24692165Z2XN0W00F	Amazon.com*MH0UX5VH2 Amzn.com/bill WA	\$82.77
07/15	07/15	242697965EJ5J582Z	GATEWAY ACE HARDWARE HOUSTON TX	\$13.00
07/16	07/16	24269796600TW942B	SPANKYS PIZZA - TELEPHONE HOUSTON TX	\$27.44
07/17	07/17	243160567FYSDKG0B	SHELL OIL 42641220041 HOUSTON TX	\$58.37
07/17	07/17	243268867173NB2FQ	ADVANCE AUTO PARTS #7750 HOUSTON TX	\$19.98
07/17	07/17	2439900668JPNYA67	BEST BUY 00002337 HOUSTON TX	\$86.57
07/17	07/17	244273366MHD8YTN	H-E-B #540 HOUSTON TX	\$123.13
07/17	07/17	24610436709FTS1DH	THE HOME DEPOT #6509 HOUSTON TX	\$64.89
07/18	07/18	2449398678B5B3W6V	EASYKEYSCOM INC 877-839-5397 NC	\$43.43
07/18	07/18	249064167278JPVWX	WAYFAIR*Wayfair wayfair.com MA	\$487.11
07/20	07/20	2469216692XKLRAZ8	AMZN Mktp US*MA2BA0OE1 Amzn.com/bill WA	\$119.95
07/20	07/20	2469216692X4B3S06	COMCAST OF HOUSTON 713-341-1000 TX	\$173.59

TOTAL XXXXXXXXXXXXX1304 \$1,767.92

Finance Charge Summary	Daily Periodic Rate (May Vary)	Total Finance Charge	Balance Subject to Finance Charge	Annual Percentage Rate
Purchase	0.03697%	\$0.00	\$0.00	13.50%
Cash Advances	0.04931%	\$0.00	\$0.00	18.00%

Questions:

Cardholder Services 1-866-749-7459
Lost or Stolen 1-866-749-7459

Remit To:

Bankcard Center
PO Box 30833
Salt Lake City UT 84130

Or Write:

Bankcard Center
PO Box 25787
Salt Lake City UT 84125-0787

Visit us on the web at: www.amegybank.com

Change of address? Please call 1-866-749-7459 or visit your local branch.

Hobby Area District - Business Expense Report

Control Account

EMPLOYEE NAME (PRINT or TYPE)

July

FOR PERIOD

DATE	ADDRESS & LOCATION NAME; PURPOSE (Meeting, Supplies, Training, etc.); EXPLANATION THAT INCLUDES INDIVIDUAL & COMPANY NAMES AND SUPPORTING REASON FOR EXPENSE	ACCOUNT CODE	COMMERCIAL TRANSPORT	HOTEL CHARGES (EXCL. MEALS)	MEALS	PHONE	SUPPLIES	PARKING & TOLLS	OTHER	Personal Auto # of Miles	2018 Total @ .68	TOTAL
Gabrielle Dirden												
6/26/2019	Office Depot-Office Supplies Expandable Folders	6130					\$31.51				\$0.00	\$31.51
6/26/2019	Office Depot-Office Supplies Manila Folders	6130					\$16.01				\$0.00	\$16.01
6/27/2019	Office Depot- Self Inking Stamp	6130					\$23.38				\$0.00	\$23.38
6/27/2019	Houston Courier INC- Regina's Things delivered to Tim's Office.	6112	\$40.00								\$0.00	\$40.00
7/6/2019	Double Tree Hobby- June Board Meeting	6115		\$326.44							\$0.00	\$326.44
7/12/2019	Facebook- Advertising for District	6075							\$275.70		\$0.00	\$275.70
7/12/2019	Harrys Restaurant- Breakfast Meeting with Amber McDowell to discuss Website.	6115			\$38.31						\$0.00	\$38.31
7/16/2019	Foodarama- Drinks for office	6130					\$15.16				\$0.00	\$15.16
7/18/2019	USPS PO- Stamps for office	6125					\$55.00				\$0.00	\$55.00
7/20/2019	Shan Hu Restaurant- Airport PIP meeting Food.	6115			\$265.08						\$0.00	\$265.08
Danny Perkins											\$0.00	
6/28/2019	LAZ Parking- Meeting at METRO	6115						\$8.00			\$0.00	\$8.00
7/3/2019	Bloomscape- Plant for Board Member	6115							\$68.90		\$0.00	\$68.90
7/3/2019	Double Tree- Cyber Security with Brown/Perez	6115			\$58.42						\$0.00	\$58.42
7/3/2019	Fancy Flowers- Board Member Bonsall	6115							\$157.98		\$0.00	\$157.98
7/8/2019	Kim Son-METRO Meeting Meal	6115			\$12.01						\$0.00	\$12.01
7/17/2019	Café Express- Board Member Brown / Audit	6115			\$24.76						\$0.00	\$24.76
7/19/2019	Walmart-Office SD Card	6130					\$27.93				\$0.00	\$27.93
Walter Funes											\$0.00	
43647	OOMA	6173				212.6					\$0.00	\$212.56
43648	Office Depot	6130					95.78				\$0.00	\$95.78
43654	Dillards	6130					100				\$0.00	\$100.00
43656	Amazon	6130					82.77				\$0.00	\$82.77
43656	Walgreens	6130					59.35				\$0.00	\$59.35

HAWES HILL & ASSOCIATES
LLP



8/7/2019

Invoice #: 43016076

Bill To:

Hobby Area Management District (HCID #9)
8121 Broadway, Suite 199
Houston, TX 77061

Balance Due: \$4,250.00

DESCRIPTION	Amount
Professional consulting fee, July 2019	\$4,250.00

Terms:

C.O.D.

Total

\$4,250.00

Hawes Hill & Associates, LLP, P.O. Box 22167, Houston TX 77227-2167
713-595-1200 FEIN 76-0565638

Balance Due: \$3,808.60

Invoice No: 291141

Cust ID: 10331-13734-WO

Amount Enclosed: \$

Bill To Information:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Please Return To:

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048

PLEASE TEAR OFF TOP PORTION AND RETURN WITH PAYMENT.

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048
(214) 688-4444 phone
(214) 638-2833 fax

Invoice No: 291141

Cust ID: 10331-13734-WO

**** INVOICE ****

Bill To:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Ship To:

Hobby Area Mgmt. District
Various Streets
HOUSTON, TX 77001

Date		P.O. No.	Terms	Due Date
7/24/2019			Net 30	8/23/2019
Hrs	Description	Unit Price	Amount	
3.5	Telephone Rd from Dixie Rd to Almeda Genoa Rd	139.00	486.50	
3.5	Broadway from Park Place Ave to Airport Blvd	139.00	486.50	
3.5	Monroe from Gulf Frwy to Almeda Genoa Rd	139.00	486.50	
3	Bellfort from Gulf Frwy to Mykawa	139.00	417.00	
4.5	Almeda Genoa from Gulf Frwy to Mykawa	139.00	625.50	
2.25	Airport Blvd from Gulf Frwy to Monroe and from Telephone Rd to Mykawa	139.00	312.75	
1.5	Reveille from Dixie Rd to Telephone Rd	139.00	208.50	
4.5	I45 south bound feeder road from Kingsley St to Almeda Genoa Rd	139.00	625.50	
1.15	Circle intersection @ I45 and Park Place Blvd and Broadway St (both side of the circle under I45)	139.00	159.85	

77268 Job done on July 15-16 and 18, 2019

Invoice No: 291141

Cust ID: 10331-13734-WO

Subtotal \$3,808.60
Sales Tax (8.25%) \$0.00
Invoice Total \$3,808.60
Payments/Credits \$0.00

Balance Due **\$3,808.60**

✶ 6054



**Know what's below.
Call before you dig.**

DATE	INVOICE NO.
7/31/2019	19-14422

BILL TO
Hobby Area District Attn: Walter Funes 8121 Broadway St, Suite 199 Houston, TX 77061

ADDITIONAL INFORMATION

DUE DATE
8/30/2019

DESCRIPTION	QUANTITY	RATE	AMOUNT
Message Fees for July 2019 / HOD	404	0.95	383.80
Credit for cancelled notifications / HOD	6	-0.95	-5.70
		Total	\$378.10
		Payments/Credits	\$0.00
		Balance Due	\$378.10

**Questions? Please contact Carol Platt at
cplatt@tmlirp.org or extension 2415**

Texas Municipal League
Intergovernmental Risk Pool
1821 Rutherford Lane, First Floor
Austin, Texas 78754
(512) 491-2300 • (800) 537-6655

Hobby Area District
Attn: Ms. Pamela Guerra
8121 Broadway St Ste 199
HOUSTON, TX 77061

Statement Date: 8/01/19
Due Date . . : **DUE UPON RECEIPT**
Contract No . : 6830

Date	Description	Total Amount
7/01/19	BALANCE FROM PREVIOUS STATEMENT	.00
7/31/19	Automobile Liab 17/18FY	22.00
	endorsement #1	
7/31/19	Liab 2% Pre-Pay Disc	.44-
7/31/19	Auto Phys Damage 17/18FY	14.00
	endorsement #4	
7/31/19	Prop 2% Pre-Pay Disc	.28-
8/01/19	Automobile Liab 18/19FY	746.00
8/01/19	Errors & Omission 18/19FY	1,377.00
8/01/19	General Liability 18/19FY	749.00
8/01/19	Liab 2% Pre-Pay Disc	57.44-
8/01/19	Auto Phys Damage 18/19FY	459.00
8/01/19	Real & Pers Prop 18/19FY	2,782.00
8/01/19	Prop 2% Pre-Pay Disc	64.82-
8/01/19	Workers' Comp 18/19FY	1,377.00
8/01/19	W/C 2% Pre-Pay Disc	27.54-

TOTAL DUE: \$7,375.48

RETURN THE BOTTOM PORTION WITH PAYMENT

[illegible]

Hobby Area District
Attn: Ms. Pamela Guerra
8121 Broadway St Ste 199
HOUSTON, TX 77061

TML Intergovernmental Risk Pool
PO BOX 388
SAN ANTONIO TX 78292-0388
(512) 491-2300

Balance Due: \$3,808.60

Invoice No: 292189

Cust ID: 10331-13734-WO

Amount Enclosed: \$

Bill To Information:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Please Return To:

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048

PLEASE TEAR OFF TOP PORTION AND RETURN WITH PAYMENT.

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048
(214) 688-4444 phone
(214) 638-2833 fax

Invoice No: 292189

Cust ID: 10331-13734-WO

** **INVOICE** **

Bill To:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Ship To:

Hobby Area Mgmt. District
Various Streets
HOUSTON, TX 77001

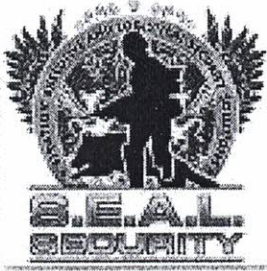
Date		P.O. No.	Terms	Due Date
8/13/2019			Net 30	9/12/2019
Hrs	Description	Unit Price	Amount	
3.5	Telephone Rd from Dixie Rd to Almeda Genoa Rd	139.00	486.50	
3.5	Broadway from Park Place Ave to Airport Blvd	139.00	486.50	
3.5	Monroe from Gulf Frwy to Almeda Genoa Rd	139.00	486.50	
3	Bellfort from Gulf Frwy to Mykawa	139.00	417.00	
4.5	Almeda Genoa from Gulf Frwy to Mykawa	139.00	625.50	
2.25	Airport Blvd from Gulf Frwy to Monroe and from Telephone Rd to Mykawa	139.00	312.75	
1.5	Reveille from Dixie Rd to Telephone Rd	139.00	208.50	
4.5	I45 south bound feeder road from Kingsley St to Almeda Genoa Rd	139.00	625.50	
1.15	Circle intersection @ I45 and Park Place Blvd and Broadway St (both side of the circle under I45)	139.00	159.85	

78015 Job done on Aug 01, 2019

Subtotal \$3,808.60
Sales Tax (8.25%) \$0.00
Invoice Total \$3,808.60
Payments/Credits \$0.00

Invoice No: 292189
Cust ID: 10331-13734-WO

Balance Due \$3,808.60



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com

713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
7/29/2019	43480

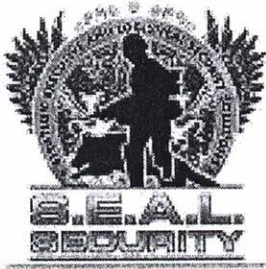
Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms

Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 07/22/2019 through 07/28/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	108	29.25	3,159.00
NOTE: A 3% convenience fee will be charged on all payments made by credit card.		Sales Tax (8.25%)	\$0.00
Thank you for allowing us to earn your business.	Total	\$3,159.00	



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com

713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
8/5/2019	43610

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms

Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 07/29/2019 through 08/04/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	100.5	29.25	2,939.63
NOTE: A 3% convenience fee will be charged on all payments made by credit card.		Sales Tax (8.25%)	\$0.00
Thank you for allowing us to earn your business.	Total	\$2,939.63	



INVOICE

Auxiliary Support Services, LLC
134 Vintage Park Boulevard, Suite A-505
Houston, TX 77070
Phone 713-591-0285

Invoice No : 201904
Date : August 12, 2019
PO# N/A

Hobby Area District
8121 Broadway Street, Suite 199
Houston, TX 77061

Quantity	Description	Rate	Line Total
118.0	2018-2019 HAD Expense Review (Hrs thru 08/12/2019)	\$160 / hour	\$18,880

Resource: John Innes

TOTAL \$ 18,880.00

THANK YOU FOR YOUR BUSINESS!



2018 - 2019 Hobby Area Distric Expense Review

Resource: John Innes

	<u>Hours</u>
Planning	12
Data Gathering & Analysis	8
Sample preparation	4
Work with HAD on gathering materials	6
Testing of Sample & Folow-up	80
Reporting & Presentation	<u>8</u>
	<u>118</u>

Office Systems of Texas

104 Lockhaven Dr Houston, TX 77073
P: 281 443-2996 F: 281 443-1494



CONTRACT INVOICE

Invoice Number: 446522

Invoice Date: 08/20/2019

Bill To: Hobby Area District
8121 Broadway #199
Houston, TX 77061

Customer: Hobby Area District
8121 Broadway #199
Houston, TX 77061

Account No	Payment Terms	Due Date	Invoice Total	Balance Due	
HA02	Net Due 30 days	09/19/2019	\$128.53	\$128.53	
Invoice Remarks					
Contract Number	Contact	Contract Amount	P.O. Number	Start Date	Exp. Date
CONT4623-01	Pamela Guerra 832 982-2048	\$128.53		04/24/2017	
Contract Remarks					
We at Office Systems of Texas appreciate your business.					

Summary:

Contract base rate charge for the 07/24/2019 to 08/23/2019 billing period	\$33.00
Contract overage charge for the 07/24/2019 to 08/23/2019 overage period	\$95.53 **
	<hr/>
	\$128.53

**See overage details below

Detail:

Equipment included under this contract

Konica Minolta/C458

Number	Serial Number	Base Adj.	Location
2154	A79M011004884	\$0.00	Hobby Area District 8121 Broadway #199 Houston, TX 77061

Meter Type	Meter Group	Begin Meter	End Meter	Credits	Total	Covered	Billable	Rate	Overage
B/W	B/W	44,034	45,862		1,828	2,500	0	\$0.013000	\$0.00
Color	Color	49,922	51,179		1,257	0	1,257	\$0.076000	\$95.53
									\$95.53

*** You can now order supplies and place service calls at www.osot.com ***

If you prefer to receive your invoices via email or make payments via ACH please call us or email deborah@osot.com to set up your account.

Thank you for your business

Invoice SubTotal	\$128.53
Tax:	\$0.00
Invoice Total	\$128.53
Balance Due:	\$128.53



KONICA MINOLTA
Authorized Dealer Since 1977

Twisted Mister Promotions, Productions and Events

6144 Indigo Street
Houston, Texas 77074

Invoice

Date	Invoice #
8/15/2019	8-1 2019

Bill To
Hobby Area District 8121 Broadway, Suite 199 Houston Texas 77061 Attn: Danny Perkins

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
40	Promote the Managment District services to local Businesss for the betterment of the Distirct as the ideal Destination to Live, Work and Invest.	35.00	1,400.00
		Total	\$1,400.00



Pro Mo Stuf, LLC
18406 Driftwood Shores Ct.
Cypress, Texas 77433

Invoice

Date	Invoice #
7/24/2019	6201

"Leave The Imagination To Us"

www.promostuf.com

281.213.3441 office/fax

Sold to:

laura@promostuf.com

Hobby Area District
8121 Broadway, Ste 199
Houston, TX 77061

Pro Mo Stuf, LLC is:
W/DBE Certified
HUB Certified

				Account #	
Customer PO	Terms	Sales Rep	Ship Date	Ship Via	Due Date
	Net 30	LM	7/23/2019	UPS	8/23/2019
Quantity	Description		Price Each	Amount	
10	Sublimated aluminum badges with name. silver and gold. Same art/names. Includes pin back. 1 for each name in both colors.		11.50	115.00T	
10	Magnetic backings		2.00	20.00T	
4	Badge release cost including postage for future shipping. Shipping		3.00	12.00T	
			19.87	19.87T	

Thank You for your order!
Make all checks Payable to: Pro Mo Stuf, LLC
Payment is due according to the terms listed above. A finance charge of 1.5% per month will be charged on balances over 30 days.



Subtotal	\$166.87
Sales Tax (0.0%)	\$0.00
Total	\$166.87
Payments/Credits	\$0.00
Balance Due	\$166.87

Paid on 7/30
Ch. # 2682

Hobby Area District - Business Expense Report

Pamela Guerra

EMPLOYEE NAME (PRINT or TYPE)

August

FOR PERIOD

DATE	ADDRESS & LOCATION NAME; PURPOSE (Meeting, Supplies, Training, etc.); EXPLANATION THAT INCLUDES INDIVIDUAL & COMPANY NAMES AND SUPPORTING REASON FOR EXPENSE	ACCOUNT CODE	COMMERCIAL TRANSPORT	HOTEL CHARGES (EXCL. MEALS)	MEALS	PHONE	SUPPLIES	PARKING & TOLLS	OTHER	Personal Auto # of Miles	2018 Total @ .545	TOTAL
8/1/2019	Communication Allowance	6173				\$150.00					\$0.00	\$150.00
8/29/2019	Mileage	6120								5	\$2.73	\$2.73
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
SUBTOTAL			\$0.00	\$0.00	\$0.00	\$150.00	\$0.00	\$0.00	\$0.00	5	\$2.73	\$152.73
TOTAL EXPENSES											\$152.73	
<Less Personal Expense>												
<Less Advance>												
AMOUNT DUE EMPLOYEE											\$152.73	

EMPLOYEE SIGNATURE

Pamela Guerra

DATE

8/4/19

August

Approved by

[Signature]

Mileage Detail

DATE	ADDRESS & LOCATION NAME	PURPOSE OF TRIP	Toll of Parking Fees	Personal Auto # of Miles
8/26/2019	Post Office- Drop off payment for Auxiliary Support	Send Payment		1
8/27/2019	Double Tree-Hobby	Meeting with Joe Ed Nelson about Holiday Social and METRO Community Meeting		4
TOTAL			\$ -	5

Walter Funes

EMPLOYEE NAME (PRINT OR TYPE)

August 2019
FOR PERIOD

[illegible]

0.58 IRS Mileage Reimbursement Rate

Receipt Form

Name: WALTER FUNOZ

Code: 6115

Reason for Expense and or Description:

MEETING To DISCUSS PUBLIC SAFETY ITEM w/ DANNY PERKINS.

Kelley's Country Cookin'
Established 1984
8015 Parkplace @
Gulf Freeway
713.645-6428

Server: AM
01:53 PM
Table 56/1

DOB: 08/29/2019
08/29/2019
4/40038

SALE

Visa
Card #XXXXXXXXXX7045
Magnetic card present:
Card Entry Method: S

2097270

Approval: 035314

Amount: \$ 21.27
+ gratuity: 4.00
= Total: 25.27

I agree to pay the above
total amount according to the
card issuer agreement.

X

[Signature]
www.kelleysrestaurant.com
Thank you and come again!
713-645-6428

Server Copy for checkout

ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP

Taxpayer ID 74-3091731

August 27, 2019

HOBBY AREA DISTRICT

Mr. Danny R. Perkins
ESC Polytech Consultants, Inc.
8800 Paul B. Koonce Street
Houston, TX 77061

Client/Matter: HOB000-01
Statement Number: 105332
Billing Attorney: Timothy Austin

General

Professional Fees

Fees for services posted through August 23, 2019, as follows:

<u>Date</u>	<u>Professional</u>		<u>Hours</u>
07/22/19	Timothy Austin	Travel to and attend District meeting to fire employee; review handbook.	3.00
07/23/19	Cheryl Panozzo	Matters regarding termination of Regina Lindsey, including continuation of healthcare coverage and delivery of personal items	1.00
07/24/19	Timothy Austin	Coordinate regarding employee issues with Cheryl Panozzo.	0.50
07/24/19	Cheryl Panozzo	Discussion regarding various personnel matters	0.50
07/25/19	Cheryl Panozzo	Discussion regarding personnel matters; review and revise draft of the minutes to the Board of Directors meeting on June 13, 2019	1.00
07/26/19	Timothy Austin	Conference with Cheryl Panozzo regarding release for employee termination.	0.25
07/26/19	Cheryl Panozzo	Discussion regarding Release of Claim letter to Gabby Dirden, prepare same, and send to Ms. Dirden	1.00
07/28/19	Timothy Austin	Review and revise monthly minutes.	0.25
07/29/19	Cheryl Panozzo	Send Release of Claim letter to Board Chairman for execution; review and revise draft of minutes to the Board of Directors meeting on June 13, 2019, and send to District staff for Board approval	0.50
07/30/19	Cheryl Panozzo	Review the annual agenda calendar; review draft of the agenda for the upcoming Board of Directors meeting on August 8, 2019	0.25
07/31/19	Cheryl Panozzo	Discussion with District staff regarding preparation of a letter of insurance coverage status requested by Regina Lindsey	0.25

08/01/19	Timothy Austin	Review and revise meeting agenda; review Hawes Hill contract.	0.75
08/01/19	Cheryl Panozzo	Prepare for the upcoming Board of Directors meeting on August 8, 2019; review and revise draft of the agenda; review Amended and Restated Agreement with Hawes Hill & Associates LLP	1.00
08/02/19	Cheryl Panozzo	Review fiscal year end December 31, 2019 audit and management letter; prepare Affidavit for filing audit with the Texas Commission on Environmental Quality; prepare Resolution Providing for Additional Penalty for Assessment collection Costs	1.25
08/06/19	Katie S. Carner	Prepare for Board of Directors meeting	0.25
08/06/19	Cheryl Panozzo	Coordinate a conference call with Directors Perkins and Brown and attorneys to prepare for upcoming Board of Directors meeting on August 8, 2019	0.50
08/07/19	Timothy Austin	Call regarding pending items.	0.50
08/07/19	Katie S. Carner	Prepare for Board of Directors meeting, including telephone conference regarding same	1.00
08/07/19	Cheryl Panozzo	Conference with attorneys and Directors Perkins and Brown; prepare for Board meeting, including review Boardbook	2.00
08/08/19	Katie S. Carner	Prepare for, travel to, and attend Board of Directors meeting	4.50
08/09/19	Katie S. Carner	Follow up from regular Board of Directors meeting	0.25
08/09/19	Cheryl Panozzo	Discussion regarding Board of Directors meeting follow-up	0.25
08/11/19	Cheryl Panozzo	Register as the authorized representative to review the Texas Commission on Environmental Quality compliance history information for the District	0.25
08/14/19	Cheryl Panozzo	Discussion with Board Chairman regarding District pending matters	0.25
08/15/19	Cheryl Panozzo	File the fiscal year end December 31, 2019 audit with various agencies as required	0.50
08/19/19	Cheryl Panozzo	Review Notice regarding Pending Trademark Cancellation	0.25
08/22/19	Cheryl Panozzo	Discussion with Pamela Guerra regarding agreement with Twisted Mister, review same, and prepare letter to Twisted Mister Promotion LLC regarding House Bill 1295 requirements and provide contract identification number and description for submittal to the Texas Ethics Commission	0.50

Total Fees: 8,081.25

Expenses and Other Items

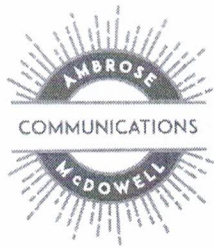
Expenses and Other Items posted through August 23, 2019, as follows:

07/22/19	TA	Mileage expense	23.20
07/26/19	CMP	Postage	19.15
08/08/19	KSC	Mileage expense	17.40

08/16/19 CMP Postage

	1.75
Total Expenses and Other Items:	<u>61.50</u>

Total Fees:	\$	8,081.25
Total Expenses and Other Items:	\$	<u>61.50</u>
Total Amount Due:	\$	8,142.75



Ambrose Communications, LLC
2309 Ann St.
Houston, TX 77003
361-813-6681
amber@ambrosemcowell.com

INVOICE

BILL TO

Danny Perkins
Hobby Area Management
District
8121 Broadway, Suite
199
Houston, TX 77061

INVOICE # 1234

DATE 08/26/2019

DUE DATE 09/25/2019

TERMS Net 30

DESCRIPTION	QTY	RATE	AMOUNT
Marketing:Social Media Management Managing, maintaining of District's Facebook, Twitter and Instagram accounts, community management	0.65	2,000.00	1,300.00
Communications:Content Management & Creation Original content creation (blog posts, written communication materials, etc.)	0.65	1,200.00	780.00
Communications:Project Management Project management and content support (special projects like the website)	0.65	1,000.00	650.00

Monthly digital content and communications retainer for 2019, prorated for August 20 out of 31 days of this month

BALANCE DUE

\$2,730.00

**busy bee creatives**

JOIN THE HIVE

INVOICE

Busy Bee Creatives LLC

P.O. Box 1993

Spring, TX 77383-1993

United States

281.658.0741

BusyBeeCreatives.com

BILL TO**Hobby Area Management District**

Pamela Guerra

P.O. Box 22167

Houston, Texas 77227

United States

832.982.2026

pguerra@hadistrict.org

Invoice Number: 381**Invoice Date:** August 7, 2019**Payment Due:** August 22, 2019**Amount Due (USD):** \$350.00

Items	Quantity	Price	Amount
Website Maintenance <ul style="list-style-type: none">• Hosting of the site• Regular security scans and malware protection• Daily back-up of database, weekly back-up of complete website• Restore of website from back-up if needed• Update of WordPress core system as needed• Update of plug-ins as needed• Posting of news and board materials• Maintenance of email database• Monthly e-news letter• Mass email campaigns as needed	1	\$350.00	\$350.00

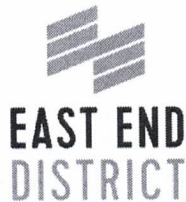
Total: \$350.00**Amount Due (USD) :** \$350.00

Hobby Area Management District
P.O. Box 22167
Houston, TX 77227

**Core Logic Safe Rent
P.O. Box 402453
Atlanta, GA 30384-2453**

Invoice Date	Parent #	Act #	Hobby Area Apartments	Management Company	HAA	Units	RCR Sub Fees
9/1/2019	T6412	T3376	7065 Bellfort	Boyce Group Investments	Yes	23	\$5.75
9/1/2019	T6412	T6607	Alta Verde	First Choice Management	Yes	1430	\$357.50
9/1/2019	T6412	T6452	Bellestone Villas	Hive Capital Partners	Yes	60	\$15.00
9/1/2019	T6412	T1152	Bellfort East	Captain Investment Corp	Yes	58	\$14.50
9/1/2019	T6412	T3294	Bellfort Plaza	Andy Hernandez	Yes	154	\$38.50
9/1/2019	T6412	T6064	Broadway Casa	Gatesco	Yes	150	\$37.50
9/1/2019	T6412	T5099	Broadway Village	Gatesco	Yes	210	\$52.50
9/1/2019	T6412	T6454	Cabo San Lucas	Nova Property Management	Yes	1066	\$266.50
9/1/2019	T6412	T6462	Casa Anita	Haroks Management	Yes	24	\$6.00
9/1/2019	T6412	T6461	Casa Cruz	Indus Management Group	Yes	262	\$65.50
9/1/2019	T6412	T6451	Casa Grande	Northline Management	Yes	63	\$15.75
9/1/2019	T6412	T2631	Clearwood Villas Apts	Alpha Barnes Real Estate Services	Yes	276	\$69.00
9/1/2019	T6412	T5778	Crescent City	GPI Real Estate Management	Yes	328	\$82.00
9/1/2019	T6412	T1068	Del Lago	GWR Interests	Yes	162	\$40.50
9/1/2019	T6412	T2604	Dover Place Apts	TAZRock Asset Management	Yes	32	\$8.00
9/1/2019	T6412	T6450	Esperanza	CKR Property Management LLC	Yes	29	\$7.25
9/1/2019	T6412	T6453	Grahamcrest Manor	Foteh & Shanar Properties	Yes	50	\$12.50
9/1/2019	T6412	T6459	Las Palmas	Heritage Gulf Coast Properties	Yes	140	\$35.00
9/1/2019	T6412	T1150	Lennox	Captain Investment Corp	Yes	41	\$10.25
9/1/2019	T6412	T6460	Leonora	Infinitum Property Management	No	62	\$15.50
9/1/2019	T6412	T5759	Leonora Square	Infinitum Property Management	No	38	\$9.50
9/1/2019	T6412	T6480	Los Arcos	T&N Enterprises	Yes	66	\$16.50
9/1/2019	T6412	T6590	Morley Street Apts	Palm Villa Investments	Yes	6	\$1.50
9/1/2019	T6412	T1403	Pebble Walk	Gatesco	Yes	228	\$57.00
9/1/2019	T6412	T6683	Pecan Villa Apts	Pecan Villa Apts, LLC	Yes	20	\$5.00
9/1/2019	T6412	T4966	Redford Square	Condesa Property Group	Yes	61	\$15.25
9/1/2019	T6412	T6371	Savannah Apts	8800 Broadway LLC	Yes	306	\$76.50
9/1/2019	T6412	T6458	Sterling Court Apt Homes	Greater Coastal Management Co	Yes	140	\$35.00
9/1/2019	T6412	T6993	Tropicana Apts	Creative Property Management	Yes	40	\$10.00
9/1/2019	T6412	T6463	Vista Verde	First Choice Management	Yes	1040	\$260.00

REMIT THIS STATEMENT WITH PAYMENT



East End District
P.O. Box 230099
Houston, TX 77223-0099
713-928-9916
eva@eastenddistrict.com

INVOICE

BILL TO

Danny Perkins
Hobby Area Management
District
8121 Broadway, Ste. 199
Houston, Texas 77061

INVOICE # 28-29

DATE 08/31/2019

DUE DATE 09/30/2019

TERMS Net 30

DATE	ACTIVITY	QTY	RATE	AMOUNT
08/02/2019	Field Services Inspections, surveying, and follow-ups	4	35.00	140.00
08/02/2019	Reporting - Field Services Reporting and follow-up.	2	35.00	70.00
08/02/2019	Mileage Reimbursement 75.3 Miles	75.30	0.58	43.67
08/09/2019	Field Services Inspections, surveying, and follow-ups	4	35.00	140.00
08/09/2019	Reporting - Field Services Reporting and follow-up.	2	35.00	70.00
08/09/2019	Mileage Reimbursement 69.8 Miles	69.80	0.58	40.48
08/23/2019	Field Services Inspections, surveying, and follow-ups	4	35.00	140.00
08/23/2019	Reporting - Field Services Reporting and follow-up.	1	35.00	35.00
08/23/2019	Mileage Reimbursement 76.6 Miles	76.60	0.58	44.43
08/30/2019	Field Services Inspections, surveying, and follow-ups	4	35.00	140.00
08/30/2019	Reporting - Field Services Reporting and follow-up.	2	35.00	70.00
08/30/2019	Mileage Reimbursement 80.1 Miles	80.10	0.58	46.46

BALANCE DUE

\$980.04



East End District
P.O. Box 230099
Houston, TX 77223-0099
713-928-9916
eva@eastenddistrict.com

INVOICE

BILL TO

Danny Perkins
Hobby Area Management
District
8121 Broadway, Ste. 199
Houston, Texas 77061

INVOICE # 23-66

DATE 08/31/2019

DUE DATE 09/30/2019

TERMS Net 30

DATE	ACTIVITY	QTY	RATE	AMOUNT
08/05/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 12	8	85.00	680.00
08/12/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 5	8	85.00	680.00
08/19/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 11	8	85.00	680.00
08/28/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 12	8	85.00	680.00

Total Sites Abated: 40

BALANCE DUE

\$2,720.00

Invoice

DATE	INVOICE #
9/1/2019	54386

DESCRIPTION	AMOUNT
Monthly Assessor Services fee per Contract	2,384.09
Roll Management	300.00

Total	\$2,684.09
--------------	-------------------

Governmental Financial Reporting, LLC

1525 Lakeville Drive, Suite 121
Kingwood, TX 77339
(281) 348-9151
FAX (281) 348-9199

9/9/2019

Hobby Area District
8121 Broadway Blvd, Ste 199
Houston, TX 77061

For Professional Services Rendered

Bookkeeping services provided during August 2019 for the month of July 2019	850.00
Postage and Deliveries	84.68
Mileage - August Board Meeting	42.92

\$977.60

HAWES HILL & ASSOCIATES
LLP



9/5/2019

Invoice #: 43016111

Bill To:

Hobby Area Management District (HCID #9)
8121 Broadway, Suite 199
Houston, TX 77061

Balance Due: \$6,750.00

DESCRIPTION	Amount
Professional consulting fee, special studies/economic & community development, August 2019 (T. Allender)	\$4,250.00
Professional consulting fee, staffing issues, August 2019 (S. Hill)	\$2,500.00

Terms:

C.O.D.

Total

\$6,750.00

Hawes Hill & Associates, LLP, P.O. Box 22167, Houston TX 77227-2167

713-595-1200 FEIN 76-0565638

INVOICE	IVC00048256
Type	
Date	7/30/2019
Page	1

Harris County ID #9 (Hobby Area Management Dis
c/o Equi-Tax, Inc.
PO Box 73109
Houston, TX 77273

Description	Ext. Price
Professional Services rendered in the collection of delinquent taxes, penalties and interest July 2019	\$178.39
Total	\$178.39

INVOICE	IVC00048744
Type	
Date	8/30/2019
Page	1

Harris County ID #9 (Hobby Area Management Dis
c/o Equi-Tax, Inc.
PO Box 73109
Houston, TX 77273

Description	Ext. Price
Professional Services rendered in the collection of delinquent taxes, penalties and interest August 2019	\$3,411.24
Total	\$3,411.24

INVOICE

Sandra Yakelin Pompa

6410 Georgianna Dr. Pasadena TX 77503

Jackydiamond93@gmail.com

Date: 9/9/19

Invoice: 14

To

Walter Funes

Hobby Area District

8121 Broadway St. Suite 199

Houston, TX 77061

832-703-1103

Salesperson	Job	Payment Terms	Due Date
Sandra Yakelin Pompa	Office Clean	Due on receipt	30 days from Invoice date.

Qty	Description	Unit Price	Line Total
1	Office Cleaning	60.00	60.00
Subtotal			60.00
Sales Tax			0.00
Total			60.00

Make all checks payable to Sandra Yakelin Pompa

Thank you for your business!

Sandra Yakelin Pompa 6410 Georgianna Dr. Pasadena TX 77503 Email: Jackydiamond93@l



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com
713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
8/12/2019	43706

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms

Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 08/05/2019 through 08/11/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	92	29.25	2,691.00
NOTE: A 3% convenience fee will be charged on all payments made by credit card.		Sales Tax (8.25%)	\$0.00
Thank you for allowing us to earn your business.	Total	\$2,691.00	



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com
713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
8/19/2019	43793

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms

Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 08/12/2019 through 08/18/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	107.5	29.25	3,144.38
NOTE: A 3% convenience fee will be charged on all payments made by credit card.		Sales Tax (8.25%)	\$0.00
Thank you for allowing us to earn your business.	Total	\$3,144.38	



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com
713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
8/26/2019	43888

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms

Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 08/19/2019 through 08/25/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	127	29.25	3,714.75
NOTE: A 3% convenience fee will be charged on all payments made by credit card.		Sales Tax (8.25%)	\$0.00
Thank you for allowing us to earn your business.	Total	\$3,714.75	



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com
713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
9/2/2019	44016

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

			Terms
			Net 30
Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 08/26/2019 through 09/01/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	149	29.25	4,358.25
NOTE: A 3% convenience fee will be charged on all payments made by credit card.		Sales Tax (8.25%)	\$0.00
Thank you for allowing us to earn your business.	Total	\$4,358.25	

SMC Logistics, LLC
13107 James Ln.
Stafford, TX 77477 US
sonia@smclogisticsworks.com
smclogisticsworks.com



INVOICE

BILL TO

Hobby Area Management
District
PO Box 22167
Houston, TX 77227

INVOICE # 2302

DATE 09/09/2019

DUE DATE 09/09/2019

ACTIVITY	QTY	RATE	AMOUNT
Hobby Broadway Landscape Maintenance 2019 August Broadway Landscape Maintenance	1	11,364.25	11,364.25
Hobby Special Projects 2019 August Litter abatement of right-of-way for Hobby Area Management District	1	13,562.51	13,562.51
Hobby Gulf Freeway Landscape Maintenance August Gulf Freeway Landscape Maintenance	1	7,057.80	7,057.80
Hobby Metro Bus Shelter Maintenance August METRO Bus Shelter Maintenance	1	745.00	745.00

We appreciate your prompt payment.

BALANCE DUE

\$32,729.56



**Know what's below.
Call before you dig.**

DATE	INVOICE NO.
8/31/2019	19-16081

BILL TO
Hobby Area District Attn: Walter Funes 8121 Broadway St, Suite 199 Houston, TX 77061

ADDITIONAL INFORMATION

DUE DATE
9/30/2019

[illegible]

* 6051

**Questions? Please contact Carol Platt at
cplatt@tmlirp.org or extension 2415**

Texas Municipal League
Intergovernmental Risk Pool
1821 Rutherford Lane, First Floor
Austin, Texas 78754
(512) 491-2300 • (800) 537-6655

Statement Date: 9/01/19
Due Date . . : **DUE UPON RECEIPT**
Contract No . : 6830

Date	Description	Total Amount
8/01/19	BALANCE FROM PREVIOUS STATEMENT	7,375.48
8/14/19	PAYMENT	7,375.48-
8/31/19	17/18FY W/C Audit	431.00

TOTAL DUE: \$431.00

RETURN THE BOTTOM PORTION WITH PAYMENT

[illegible]

TML Intergovernmental Risk Pool
PO BOX 388
SAN ANTONIO TX 78292-0388
(512) 491-2300

Twisted Mister Promotions, Productions and Events

6144 Indigo Street
Houston, Texas 77074

Invoice

Date	Invoice #
8/15/2019	8-1 2019

Bill To
Hobby Area District 8121 Broadway, Suite 199 Houston Texas 77061 Attn: Danny Perkins

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
40	Promote the Managment District services to local Businesss for the betterment of the Distirct as the ideal Destination to Live, Work and Invest.	35.00	1,400.00
		Total	\$1,400.00

FOR PERIOD

0.58 IRS Mileage Reimbursement Rate

Mileage Detail

DATE	ADDRESS & LOCATION NAME	PURPOSE OF TRIP	Toll or Parking Fees	Personal Auto # of Miles
7/25/2019	Shan Hu Restaurant	Upper Kirby District Meeting		2
8/1/2019	DoubleTree Hotel	Rotary Meeting		4
8/1/2019	DoubleTree Hotel	Economic Development Committee Meeting		4
8/2/2019	Kelly's Kitchen	Meeting on Social Media Contract		2
8/8/2019	DoubleTree Hotel	Audit Meeting w Boardmember Brown		4
8/16/2019	HPD Mykaway Station	Back to School- Backpack Distribution		15
8/20/2019	Boudreaux's Cajun Kitchen	Business Dev Meeting with BB&T Bank		23
8/30/2019	City Hall- Mayor's Office	Discuss District Buisness		20
TOTAL			\$ -	74

Balance Due: \$3,808.60

Invoice No: 293239
Cust ID: 10331-13734-WO

Amount Enclosed: \$

Bill To Information:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Please Return To:

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048

PLEASE TEAR OFF TOP PORTION AND RETURN WITH PAYMENT.

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048
(214) 688-4444 phone
(214) 638-2833 fax

Invoice No: 293239
Cust ID: 10331-13734-WO

** **INVOICE** **

Bill To:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Ship To:

Hobby Area Mgmt. District
Various Streets
HOUSTON, TX 77001

Date		P.O. No.	Terms	Due Date
9/10/2019			Net 30	10/10/2019
Hrs	Description	Unit Price	Amount	
3.5	Telephone Rd from Dixie Rd to Almeda Genoa Rd	139.00	486.50	
3.5	Broadway from Park Place Ave to Airport Blvd	139.00	486.50	
3.5	Monroe from Gulf Frwy to Almeda Genoa Rd	139.00	486.50	
3	Bellfort from Gulf Frwy to Mykawa	139.00	417.00	
4.5	Almeda Genoa from Gulf Frwy to Mykawa	139.00	625.50	
2.25	Airport Blvd from Gulf Frwy to Monroe and from Telephone Rd to Mykawa	139.00	312.75	
1.5	Reveille from Dixie Rd to Telephone Rd	139.00	208.50	
4.5	I45 south bound feeder road from Kingsley St to Almeda Genoa Rd	139.00	625.50	
1.15	Circle intersection @ I45 and Park Place Blvd and Broadway St (both side of the circle under I45)	139.00	159.85	

78584 Job done on Sept 01, 2019

Subtotal \$3,808.60
Sales Tax (8.25%) \$0.00
Invoice Total \$3,808.60
Payments/Credits \$0.00

Invoice No: 293239
Cust ID: 10331-13734-WO

Balance Due \$3,808.60

Twisted Mister Promotions, Productions and Events

6144 Indigo Street
Houston, Texas 77074

Invoice

Date	Invoice #
9/15/2019	9-1 2020

Bill To
Hobby Area District 8121 Broadway, Suite 199 Houston Texas 77061 Attn: Danny Perkins

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
40	Promote the Managment District services to local Businesss for the betterment of the Distirct as the ideal Destination to Live, Work and Invest.	35.00	1,400.00
		Total	\$1,400.00

TH
9/15



Equi-Tax Inc.

Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090

P. O. Box 73109, Houston, Texas 77273

Customer Service 281.444.3946 fax 281.440.8304

8/16/2019

2ML REAL ESTATE INTEREST INC

952 ECHO LN STE 314

HOUSTON, TX 77024

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000200077 / 910402390000041

LEGAL DESCRIPTION: TRS 15A & 15G ABST 27 J R HARRIS

SITUS:

YEAR: 2017

DATE PROCESSED: 8/16/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-71214 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$701.12.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/16/2019

ACQUISITION 8800 BROADWAY LLC

c/o Popp Hutcheson PLLC
1301 S MoPac Expressway, Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000200111 / 910402390000111

LEGAL DESCRIPTION: TR 40 ABST 27 J R HARRIS

SITUS: 8800 BROADWAY ST 306

YEAR: 2018

DATE PROCESSED: 8/16/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47548 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$718.71.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000200106 / 910402390000100

LEGAL DESCRIPTION: TRS 39 & 39A ABST 27 J R HARRIS

SITUS:

YEAR: 2017

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$1093.47.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000200107 / 910402390000101
LEGAL DESCRIPTION: TR 38 ABST 27 J R HARRIS
SITUS:
YEAR: 2017

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$799.73.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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Ad Valorem Tax Assessors / Collectors

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P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000200109 / 910402390000108
LEGAL DESCRIPTION: TR 40B ABST 27 J R HARRIS
SITUS:
YEAR: 2017 DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$799.73.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000201138 / 911097860000001
LEGAL DESCRIPTION: RES A BROADWAY SQUARE BUSINESS PARK
SITUS:
YEAR: 2017 DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$782.23.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000201139 / 911097860000002
LEGAL DESCRIPTION: RES B BROADWAY SQUARE BUSINESS PARK
SITUS:
YEAR: 2017 DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$995.62.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090

P. O. Box 73109, Houston, Texas 77273

8/15/2019

Customer Service 281.444.3946 fax 281.440.8304

Acquisition Broadway Square LLC

440 N Wells St Ste 410

Chicago IL 60654-4975

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201140 / 911097860000003

LEGAL DESCRIPTION: RES C & D1 BROADWAY SQUARE BUSINESS PARK

SITUS:

YEAR: 2017

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$1,069.38.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090

P. O. Box 73109, Houston, Texas 77273

Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201142 / 911097870000007

LEGAL DESCRIPTION: RES G & H1 BROADWAY SQUARE BUSINESS PARK

SITUS:

YEAR: 2017

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$821.44.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201143 / 911097870000008

LEGAL DESCRIPTION: RES H BROADWAY SQUARE BUSINESS PARK

SITUS:

YEAR: 2017

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$811.43.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201146 / 911141690000001

LEGAL DESCRIPTION: RES E BROADWAY SQUARE PH J

SITUS:

YEAR: 2017

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$778.39.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
440 N Wells St Ste 410
Chicago IL 60654-4975

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201147 / 911141750000001

LEGAL DESCRIPTION: RES E1 & F BROADWAY SQUARE PH K

SITUS:

YEAR: 2017

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2017-57233 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$757.10.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201140 / 911097860000003

LEGAL DESCRIPTION: RES C & D1 BROADWAY SQUARE BUSINESS PARK

SITUS: 8801 GLENCREST ST 322

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$1,058.57.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201142 / 911097870000007

LEGAL DESCRIPTION: RES G & HI BROADWAY SQUARE BUSINESS PARK

SITUS: 8900 GLENCREST ST 208

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$813.15.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201143 / 911097870000008

LEGAL DESCRIPTION: RES H BROADWAY SQUARE BUSINESS PARK

SITUS: 8950 GLENCREST ST 200

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$803.24.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201146 / 911141690000001

LEGAL DESCRIPTION: RES E BROADWAY SQUARE PH J

SITUS: 8950 GLENCREST ST 200

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-49554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$666.43.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201147 / 911141750000001

LEGAL DESCRIPTION: RES E1 & F BROADWAY SQUARE PH K

SITUS: 8955 BROADWAY ST 208

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$749.45.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/23/2019

Customer Service 281.444.3946 fax 281.440.8304

ALMEDA CENTER 45 LP
8554 KATY FWY STE 301
HOUSTON, TX 77024

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000201260 / 911280490010001
LEGAL DESCRIPTION: RES A BLK 1 GUAVA
SITUS: 11130 GULF FWY
YEAR: 2018

DATE PROCESSED: 8/23/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|---|---|
| <input checked="" type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input type="checkbox"/> Lawsuit Cause No.: |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$2,326.47.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/16/2019

APTBC LLC

2205 AVENUE I STE 117
ROSENBERG, TX 77471

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000200088 / 910402390000061

LEGAL DESCRIPTION: TR 35C ABST 27 J R HARRIS

SITUS: 8405 BROADWAY BLVD 150

YEAR: 2018

DATE PROCESSED: 8/16/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-74093 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of **\$675.22**.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.

Cindy Craig

From: Valente, Valerie <vvalente@higurnee.com>
Sent: Wednesday, August 28, 2019 2:08 PM
To: Cindy Craig
Subject: RE: Acct# 91-118-422-001-0009

Can you direct the check to the hotel directly?

Hilton Garden Inn
8001 Monroe Blvd.

Houston, Texas 77061

Reprint

From: Cindy Craig <ccraig@houston-cpas.com>
Sent: Wednesday, August 28, 2019 11:44 AM
To: Valente, Valerie <vvalente@higurnee.com>
Subject: RE: Acct# 91-118-422-001-0009

Check Lost

Good Afternoon, Valerie.

This refund was paid on 3/20 with check # 2514 for \$514.62. The address on the check is the correct address per your email. The check has not cleared our bank.

I will stop payment on this check and reissue. The district director and a board member signs the checks and the next signing will be around Sept. 15th.

Thanks,

Cindy

Roland, Fry & Warren LLC
1525 Lakeville Dr, Ste 121
Kingwood, TX 77339
281-348-9151

From: Valente, Valerie <vvalente@higurnee.com>
Sent: Thursday, August 22, 2019 3:21 PM
To: Cindy Craig <ccraig@houston-cpas.com>
Subject: Acct# 91-118-422-001-0009

Hi Cindy,

I am filing up on a duplicate payment we made for our Hobby Area District tax in the amount of \$517.61.

Hospitality LP
3949 Ann Arbor Dr
Houston, TX 77063



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P. O. Box 73109, Houston, Texas 77273
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8/16/2019

MACEY FAMILY PROPERTIES LTD
1717 SAINT JAMES PL STE 118
HOUSTON, TX 77056

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000199893 / 910342030020101
LEGAL DESCRIPTION: TR 101 SOUTH HOUSTON GARDENS SEC 6
SITUS: 9001 AIRPORT BLVD
YEAR: 2018

DATE PROCESSED: 8/16/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-57932 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$696.64.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/16/2019

NORTHDEN HOLDINGS LTD
7825 PARK PLACE BLVD
HOUSTON, TX 77087

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000199898 / 910342030020108
LEGAL DESCRIPTION: LT 108 SOUTH HOUSTON GARDENS SEC 6
SITUS: 8329 HANSEN RD
YEAR: 2018

DATE PROCESSED: 8/16/2019

NOTICE OF CHANGE IN TAX LIABILITY

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The explanation of the change is:

- | | |
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| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-62459 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of **\$176.03**.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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7/25/2019

PINGREE 2000 REAL ESTATE HOLDINGS L
600 CORPORATE PARK DR
SAINT LOUIS, MO 63105

HARRIS COUNTY IMP DIST 9
ACCOUNT NUMBER: R000201099 / 910963210000004
LEGAL DESCRIPTION: TRS 1A & 3A BLK 5 CENTRAL INDUSTRIAL PARK 2 R/P
SITUS:
YEAR: 2017

DATE PROCESSED: 7/25/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2017 tax year.

The explanation of the change is:

- | | |
|--|--|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input type="checkbox"/> Lawsuit Cause No.: 2017-69951 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$792.06.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/16/2019

Wells Fargo Bank
333 Market St 11th Floor
San Francisco CA 94105

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000201243 / 911260630010010
LEGAL DESCRIPTION: RES E1 BLK 1 I-45 AND ALMEDA SHOPPING CENTER SEC 1
SITUS: 10009 ALMEDA GENOA RD
YEAR: 2018 DATE PROCESSED: 8/16/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-55195 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$206.80.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000200106 / 910402390000100

LEGAL DESCRIPTION: TRS 39 & 39A ABST 27 J R HARRIS

SITUS: 8501 BROADWAY ST 380

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$1,186.50.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT
ACCOUNT NUMBER: R000200107 / 910402390000101
LEGAL DESCRIPTION: TR 38 ABST 27 J R HARRIS
SITUS: 8751 BROADWAY ST 224
YEAR: 2018 DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$791.65.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000200109 / 910402390000108

LEGAL DESCRIPTION: TR 40B ABST 27 J R HARRIS

SITUS: 8750 BROADWAY ST 222

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$791.65.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



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8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201138 / 911097860000001

LEGAL DESCRIPTION: RES A BROADWAY SQUARE BUSINESS PARK

SITUS: 8751 BROADWAY ST 213

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$773.71.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090

P. O. Box 73109, Houston, Texas 77273

Customer Service 281.444.3946 fax 281.440.8304

8/15/2019

Acquisition Broadway Square LLC
c/o Popp Hutcheson PLLC
1301 S MoPac Expressway Ste 430
Austin, TX 78746

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201139 / 911097860000002

LEGAL DESCRIPTION: RES B BROADWAY SQUARE BUSINESS PARK

SITUS: 7900 MORLEY ST 292

YEAR: 2018

DATE PROCESSED: 8/15/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-47554 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$985.56.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.



Equi-Tax Inc.
Ad Valorem Tax Assessors / Collectors

www.equitaxinc.com

17111 Rolling Creek Drive, Suite 200, Houston, Texas 77090
P. O. Box 73109, Houston, Texas 77273
Customer Service 281.444.3946 fax 281.440.8304

8/16/2019

Wells Fargo Bank
333 Market St 11th Floor
San Francisco CA 94105

HOBBY AREA DISTRICT

ACCOUNT NUMBER: R000201243 / 911260630010010

LEGAL DESCRIPTION: RES E1 BLK 1 I-45 AND ALMEDA SHOPPING CENTER SEC 1

SITUS: 10009 ALMEDA GENOA RD

YEAR: 2018

DATE PROCESSED: 8/16/2019

NOTICE OF CHANGE IN TAX LIABILITY

We have been notified by the Appraisal District of a change in the appraisal of your property that has resulted in a change in you tax liability for the 2018 tax year.

The explanation of the change is:

- | | |
|--|---|
| <input type="checkbox"/> Decrease in Appraised Value | <input type="checkbox"/> Account Prorated |
| <input type="checkbox"/> Exemption(s) Added | <input type="checkbox"/> Account Deleted |
| <input type="checkbox"/> Homestead | <input type="checkbox"/> Rendition Penalty Waived |
| <input type="checkbox"/> Over 65 | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Disabled Person | |
| <input type="checkbox"/> Disabled Veteran | <input checked="" type="checkbox"/> Lawsuit Cause No.: 2018-55195 |

This action has resulted in a decrease in the amount you owe. Accordingly, we are issuing you a refund in the amount of \$206.80.

Note: Questions regarding the changes in value should be directed to the Appraisal District.

If you need more information, call Customer Service at 281.444.3946.

ABHR

ALLEN BOONE HUMPHRIES ROBINSON LLP

Taxpayer ID 74-3091731

October 01, 2019

HOBBY AREA DISTRICT

Mr. Danny R. Perkins
ESC Polytech Consultants, Inc.
8800 Paul B. Koonce Street
Houston, TX 77061

Client/Matter: HOB000-01
Statement Number: 106088
Billing Attorney: Timothy Austin

General

Professional Fees

Fees for services posted through September 20, 2019, as follows:

<u>Date</u>	<u>Professional</u>		<u>Hours</u>
08/26/19	Timothy Austin	Call and conference with Cheryl Panozzo regarding special audit bill.	0.50
08/26/19	Cheryl Panozzo	Correspondence regarding submittal of Form 1295 from Auxiliary Support, LLC	0.25
08/29/19	Cheryl Panozzo	Open and review mail from the Texas Commission on Environmental Quality and forward proof of receipt of the 2018 audit to staff for the District's files; access the Texas Ethics Commission website and acknowledge a House Bill Form 1295 from Neon Electric, Hawes Hill & Associates, and Auxiliary Support and send acknowledged forms to staff for the District's files	0.75
08/30/19	Timothy Austin	Respond to mayor's office regarding positions.	0.25
09/04/19	Cheryl Panozzo	Discussion with District staff regarding upcoming Public Hearing on supplementing the assessment roll	0.25
09/06/19	Diana Soriano	Correspond with District consultants regarding pavers replacement	0.25
09/11/19	Timothy Austin	Conference with Cheryl Panozzo regarding agreements.	0.50
09/11/19	Cheryl Panozzo	Review of pending matters and related discussion, including review contract with Arthur Perez for Cyber Security, review contract with One Foot Over, review contracts with Anteroservices to perform paver repairs; discussion regarding upcoming Public Hearing to supplement the assessment roll; review mail from Patent and Trademark Office for renewal of Hobby Fest trademark	2.25
09/12/19	Timothy Austin	Conference with Cheryl Panozzo regarding agreement issues.	0.50
09/12/19	Cheryl Panozzo	Follow up regarding matters related to District holiday party;	0.50

Allen Boone Humphries Robinson LLP

October 01, 2019

		discussion regarding contract with One Foot Over for social media services; discussion with assessment collector regarding the 2019 Public Hearing to supplement the assessment roll	
09/12/19	Anne C. Stanford	Receive and review proposal and contract from One Foot Over; draft Service Agreement for One Foot Over including applicable, agreeable terms from One Foot Over proposed contract; modify One Foot Over proposal for use as Task Order; draft email outlining terms of Service Agreement for Board consideration.	1.00
09/18/19	Cheryl Panozzo	Review attorney comments to the contract with One Foot Over for marketing and social media services; Service Agreement and letter to One Foot Over regarding House Bill 1295 requirements and email correspondence forwarding same	2.50
09/19/19	Cheryl Panozzo	Prepare Notice for Mailing and Notice for Publication of the upcoming Public Hearing to supplement the assessment roll and send same to District staff for review	0.50
09/20/19	Cheryl Panozzo	Discussion regarding Amended and Restated Agreement with Hawes Hill & Associates	0.25

Total Fees: 3,531.25

Total Fees:	\$	3,531.25
Total Expenses and Other Items:	\$	0.00
Total Amount Due:	\$	3,531.25

Ledger: October 2019

Hobby Area Management District

P.O. Box 22167

Houston, TX 77227

Make check payable to:

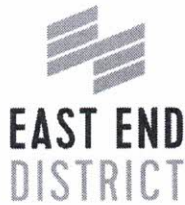
Core Logic Safe Rent

P.O. Box 402453

Atlanta, GA 30384-2453

Invoice Date	Parent #	Act #	Hobby Area Apartments	Management Company	HAA	Units	RCR Sub Fees
10/1/2019	T6412	T3376	7065 Bellfort	Boyce Group Investments	Yes	23	\$5.75
10/1/2019	T6412	T6607	Alta Verde	First Choice Management	Yes	1430	\$357.50
10/1/2019	T6412	T6452	Bellestone Villas	Hive Capital Partners	Yes	60	\$15.00
10/1/2019	T6412	T1152	Bellfort East	Captain Investment Corp	Yes	58	\$14.50
10/1/2019	T6412	T3294	Bellfort Plaza	Andy Hernandez	Yes	154	\$38.50
10/1/2019	T6412	T6064	Broadway Casa	Gatesco	Yes	150	\$37.50
10/1/2019	T6412	T5099	Broadway Village	Gatesco	Yes	210	\$52.50
10/1/2019	T6412	T6454	Cabo San Lucas	Nova Property Management	Yes	1066	\$266.50
10/1/2019	T6412	T6462	Casa Anita	Haroks Management	Yes	24	\$6.00
10/1/2019	T6412	T6461	Casa Cruz	Indus Management Group	Yes	262	\$65.50
10/1/2019	T6412	T6451	Casa Grande	Northline Management	Yes	63	\$15.75
10/1/2019	T6412	T2631	Clearwood Villas Apts	Alpha Barnes Real Estate Services	Yes	276	\$69.00
10/1/2019	T6412	T5778	Crescent City	GPI Real Estate Management	Yes	328	\$82.00
10/1/2019	T6412	T1068	Del Lago	GWR Interests	Yes	162	\$40.50
10/1/2019	T6412	T2604	Dover Place Apts	TAZRock Asset Management	Yes	32	\$8.00
10/1/2019	T6412	T6450	Esperanza	CKR Property Management LLC	Yes	29	\$7.25
10/1/2019	T6412	T6453	Grahamcrest Manor	Foteh & Shanar Properties	Yes	50	\$12.50
10/1/2019	T6412	T1150	Lennox	Captain Investment Corp	Yes	41	\$10.25
10/1/2019	T6412	T6460	Leonora	Infinitum Property Management	No	62	\$15.50
10/1/2019	T6412	T5759	Leonora Square	Infinitum Property Management	No	38	\$9.50
10/1/2019	T6412	T6480	Los Arcos	T&N Enterprises	Yes	66	\$16.50
10/1/2019	T6412	T6590	Morley Street Apts	Palm Villa Investments	Yes	6	\$1.50
10/1/2019	T6412	T1403	Pebble Walk	Gatesco	Yes	228	\$57.00
10/1/2019	T6412	T6683	Pecan Villa Apts	Pecan Villa Apts, LLC	Yes	20	\$5.00
10/1/2019	T6412	T4966	Redford Square	Condesa Property Group	Yes	61	\$15.25
10/1/2019	T6412	T6458	Sterling Court Apt Homes	Greater Coastal Management Co	Yes	140	\$35.00
10/1/2019	T6412	T6459	The Reserve at Bellfort	Lampost Capital Mgmt	Yes	140	\$35.00
10/1/2019	T6412	T6371	The Savannah Apts	8800 Broadway LLC	Yes	306	\$76.50
10/1/2019	T6412	T6993	Tropicana Apts	Creative Property Management	Yes	40	\$10.00
10/1/2019	T6412	T6463	Vista Verde	First Choice Management	Yes	1040	\$260.00
						6565	\$1,641.25

REMIT THIS STATEMENT WITH PAYMENT



East End District
P.O. Box 230099
Houston, TX 77223-0099
713-928-9916
eva@eastenddistrict.com

INVOICE

BILL TO

Danny Perkins
Hobby Area Management
District
8121 Broadway, Ste. 199
Houston, Texas 77061

INVOICE # 28-30

DATE 09/30/2019

DUE DATE 10/31/2019

TERMS Net 30

DATE	ACTIVITY	QTY	RATE	AMOUNT
09/06/2019	Field Services Inspections, surveying, and follow-ups	4	35.00	140.00
09/06/2019	Reporting - Field Services Reporting and follow-up.	2	35.00	70.00
09/06/2019	Mileage Reimbursement 80.0 Miles	80	0.58	46.40
09/13/2019	Field Services Inspections, surveying, and follow-ups	4	35.00	140.00
09/13/2019	Reporting - Field Services Reporting and follow-up.	2	35.00	70.00
09/13/2019	Mileage Reimbursement 72.2 Miles	72.20	0.58	41.88
09/19/2019	Field Services Inspections, surveying, and follow-ups	3	35.00	105.00
09/19/2019	Reporting - Field Services Reporting and follow-up.	1	35.00	35.00
09/19/2019	Mileage Reimbursement 53.8 Miles	53.80	0.58	31.20
09/26/2019	Field Services Inspections, surveying, and follow-ups	4	35.00	140.00
09/26/2019	Reporting - Field Services Reporting and follow-up.	2	35.00	70.00
09/26/2019	Mileage Reimbursement 66.0 Miles	66	0.58	38.28

BALANCE DUE

\$927.76



East End District
P.O. Box 230099
Houston, TX 77223-0099
713-928-9916
eva@eastenddistrict.com

INVOICE

BILL TO

Danny Perkins
Hobby Area Management
District
8121 Broadway, Ste. 199
Houston, Texas 77061

INVOICE # 23-67

DATE 09/30/2019

DUE DATE 10/31/2019

TERMS Net 30

DATE	ACTIVITY	QTY	RATE	AMOUNT
09/03/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 5	8	85.00	680.00
09/09/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 6	8	85.00	680.00
09/16/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 10	8	85.00	680.00
09/23/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 3	8	85.00	680.00
09/30/2019	Graffiti Abatement Constituent visits, waiver collection, follow-up visits, graffiti identification, reporting, and graffiti abatement. Sites Abated: 7	8	85.00	680.00

Total Sites Abated: 31

BALANCE DUE

\$3,400.00

Invoice

DATE	INVOICE #
10/1/2019	54490

DESCRIPTION	AMOUNT
Monthly Assessor Services fee per Contract	2,384.09
Roll Management	300.00

\$2,684.09

7749728YNNNN



GreatAmerica Financial Svcs.
PO Box 660831
Dallas, TX 75266-0831

Invoice Number: 25450439
Agreement Number: 013-1245091-000
Invoice Print Date: 08/30/2019
Due Date: 09/24/2019
Total Due: \$348.42

Return Service Requested

☐ Check here for change of address (see reverse for details)

Use enclosed envelope and make check payable to:



MDG2015 00004228 1 MB 0.42
ATTN: ACCOUNTS PAYABLE
HOBBY AREA DISTRICT
8121 BROADWAY ST # 199
HOUSTON TX 77061-1340

GreatAmerica Financial Svcs.
PO Box 660831
Dallas, TX 75266-0831



000013124509100000000002545043900000000000348424

Keep lower portion for your records - Please return upper portion with your payment



GreatAmerica Financial Svcs.
PO Box 660831
Dallas, TX 75266-0831

Invoice Number: 25450439
Due Date: 09/24/2019
Total Due: \$348.42

Important Messages

We appreciate your business!

We are glad you chose GreatAmerica Financial Services Corporation. Please remove the remittance portion of this invoice and include it with your payment.



Invoice Detail

		Amount	Tax	Total
Agreement 013-1245091-000: Konica Minolta C458 with PC-415 Paper Feed Cabinet		348.42	0.00	348.42
	1 Standard Payment			\$348.42

For questions about these charges, please call 866-339-9781 or visit www.AccountServicing.com. (Para Español, pida la extensión 2344.)



Total Due

\$348.42

Dishonored Checks, Drafts Or Orders Shall Be Subject To A Surcharge Of \$30



Invoice #
25450439

For questions about these charges, please call 866-339-9781 or visit www.AccountServicing.com. (Para Español, pida la extensión 2344.)

Page 1
NNNNNN 01 01 004228 004363 P

Remittance Section

Invoice Number: 25642475
 Agreement Number: 013-1245091-000
 Invoice Print Date: 09/30/2019
 Due Date: 10/24/2019
 Current Charges: \$348.42
 Past Due Amount: \$348.42
 Total Due: ~~\$696.84~~



GreatAmerica Financial Svcs.
 PO Box 660831
 Dallas, TX 75266-0831

Return Service Requested

☐ Check here for change of address (see reverse for details)

Use enclosed envelope and make check payable to:

ATTN: ACCOUNTS PAYABLE
 HOBBY AREA DISTRICT
 8121 BROADWAY ST # 199
 HOUSTON TX 77061-1340

GreatAmerica Financial Svcs.
 PO Box 660831
 Dallas, TX 75266-0831



000013124509100000000002564247500000000000696841

Keep lower portion for your records - Please return upper portion with your payment



GreatAmerica Financial Svcs.
 PO Box 660831
 Dallas, TX 75266-0831

Invoice Number: 25642475
 Due Date: 10/24/2019
 Total Due: \$696.84

Important Messages

Your payment is past due. Please remit the total due.

If you wish to complete a check-by-phone payment, please call the customer support number on this invoice. This option is provided to you for a nominal fee.

Invoice Detail

Agreement 013-1245091-000: Konica Minolta C458 with PC-415 Paper Feed Cabinet		Amount	Tax	Total
1 Standard Payment		348.42	0.00	348.42
				\$348.42
Subtotal of Current Charges				\$348.42
Summary of Past Due Charges				
Invoice 25450439 - Due 09/24/2019				348.42
Subtotal of Past Due Charges				\$348.42

For questions about these charges,
 please call 866-339-9781 or visit
www.AccountServicing.com. (Para
 Español, pida la extensión 2344.)



Total Due

Dishonored Checks, Drafts Or Orders Shall Be Subject To A Surcharge Of \$30



INVOICE

Date 9/30/2019 Invoice # 19-9126

Bill To:

Hobby Area Management District
8121 Broadway Suite 199
Houston, TX 77061

Customer Will Call

P.O. Number Customer Contact Rep Account # Terms
Walter Funes Net 30

Item Code	Quantity	Description	Amount
Posters/Ba...	4 each	Poster Boards - Bellfort Station	208.00
Credit card payments are subject to a 3% convenience fee. Thank you for choosing Magoo's! EIN # 20-0544930			Total \$208.00

Balance Due: \$3,808.60

Invoice No: 292251

Cust ID: 10331-13734-WO

Amount Enclosed: \$

Bill To Information:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Please Return To:

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048

PLEASE TEAR OFF TOP PORTION AND RETURN WITH PAYMENT.

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048
(214) 688-4444 phone
(214) 638-2833 fax

Invoice No: 292251

Cust ID: 10331-13734-WO

** **INVOICE** **

Bill To:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Ship To:

Hobby Area Mgmt. District
Various Streets
HOUSTON, TX 77001

Date		P.O. No.	Terms	Due Date
8/21/2019			Net 30	9/20/2019
Hrs	Description	Unit Price	Amount	
3.5	Telephone Rd from Dixie Rd to Almeda Genoa Rd	139.00	486.50	
3.5	Broadway from Park Place Ave to Airport Blvd	139.00	486.50	
3.5	Monroe from Gulf Frwy to Almeda Genoa Rd	139.00	486.50	
3	Bellfort from Gulf Frwy to Mykawa	139.00	417.00	
4.5	Almeda Genoa from Gulf Frwy to Mykawa	139.00	625.50	
2.25	Airport Blvd from Gulf Frwy to Monroe and from Telephone Rd to Mykawa	139.00	312.75	
1.5	Reveille from Dixie Rd to Telephone Rd	139.00	208.50	
4.5	I45 south bound feeder road from Kingsley St to Almeda Genoa Rd	139.00	625.50	
1.15	Circle intersection @ I45 and Park Place Blvd and Broadway St (both side of the circle under I45)	139.00	159.85	

78046 Job done on Aug 13, 15 and 16, 2019

Subtotal \$3,808.60
Sales Tax (8.25%) \$0.00
Invoice Total \$3,808.60
Payments/Credits \$0.00

Invoice No: 292251

Cust ID: 10331-13734-WO

Balance Due \$3,808.60

Balance Due: \$3,808.60

Invoice No: 293348

Cust ID: 10331-13734-WO

Amount Enclosed: \$

Bill To Information:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Please Return To:

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048

PLEASE TEAR OFF TOP PORTION AND RETURN WITH PAYMENT.

Mister Sweeper LP
P. O. Box 560048
Dallas, TX 75356-0048
(214) 688-4444 phone
(214) 638-2833 fax

Invoice No: 293348

Cust ID: 10331-13734-WO

**** INVOICE ****

Bill To:

Hobby Area Management District
8121 Broadway St. Ste 199
HOUSTON, TX 77061

Ship To:

Hobby Area Mgmt. District
Various Streets
HOUSTON, TX 77001

Date		P.O. No.	Terms	Due Date
9/24/2019			Net 30	10/24/2019
Hrs	Description	Unit Price	Amount	
3.5	Telephone Rd from Dixie Rd to Almeda Genoa Rd	139.00	486.50	
3.5	Broadway from Park Place Ave to Airport Blvd	139.00	486.50	
3.5	Monroe from Gulf Frwy to Almeda Genoa Rd	139.00	486.50	
3	Bellfort from Gulf Frwy to Mykawa	139.00	417.00	
4.5	Almeda Genoa from Gulf Frwy to Mykawa	139.00	625.50	
2.25	Airport Blvd from Gulf Frwy to Monroe and from Telephone Rd to Mykawa	139.00	312.75	
1.5	Reveille from Dixie Rd to Telephone Rd	139.00	208.50	
4.5	I45 south bound feeder road from Kingsley St to Almeda Genoa Rd	139.00	625.50	
1.15	Circle intersection @ I45 and Park Place Blvd and Broadway St (both side of the circle under I45)	139.00	159.85	

78585 Job done on Sept 16 & 23, 2019

Subtotal \$3,808.60
Sales Tax (8.25%) \$0.00
Invoice Total \$3,808.60
Payments/Credits \$0.00

Invoice No: 293348

Cust ID: 10331-13734-WO

Balance Due \$3,808.60

Office Systems of Texas

104 Lockhaven Dr Houston, TX 77073
P: 281 443-2996 F: 281 443-1494



CONTRACT INVOICE

Invoice Number: 448472

Invoice Date: 09/20/2019

Bill To: Hobby Area District
8121 Broadway #199
Houston, TX 77061

Customer: Hobby Area District
8121 Broadway #199
Houston, TX 77061

Account No	Payment Terms	Due Date	Invoice Total	Balance Due	
HA02	Net Due 30 days	10/20/2019	\$176.56	\$176.56	
Invoice Remarks					
Contract Number	Contact	Contract Amount	P.O. Number	Start Date	Exp. Date
CONT4623-01	Pamela Guerra 832 982-2048	\$176.56		04/24/2017	
Contract Remarks					
We at Office Systems of Texas appreciate your business.					

Summary:

Contract base rate charge for the 08/24/2019 to 09/23/2019 billing period
Contract overage charge for the 08/24/2019 to 09/23/2019 overage period

\$33.00

\$143.56 **

**See overage details below

\$176.56

Detail:

Equipment included under this contract

Konica Minolta/C458

Number	Serial Number	Base Adj.			Location				
2154	A79M011004884	\$0.00			Hobby Area District 8121 Broadway #199 Houston, TX 77061				
Meter Type	Meter Group	Begin Meter	End Meter	Credits	Total	Covered	Billable	Rate	Overage
B\W	B\W	45,862	46,585		723	2,500	0	\$0.013000	\$0.00
Color	Color	51,179	53,068		1,889	0	1,889	\$0.076000	\$143.56
									\$143.56

*** You can now order supplies and place service calls at www.osot.com ***

If you prefer to receive your invoices via email or make payments via ACH please call us or email deborah@osot.com to set up your account.

Thank you for your business

Invoice SubTotal	\$176.56
Tax:	\$0.00
Invoice Total	\$176.56
Balance Due:	\$176.56



KONICA MINOLTA
Authorized Dealer Since 1977



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com
713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
9/9/2019	44101

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms

Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9	121	29.25	3,539.25
Labor Day billed at the Holiday Rate	16	43.88	702.08
Patrol Period 09/02/2019 through 09/08/2019			
Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date.			
This invoice is Monday through Sunday inclusive.			
NOTE: A 3% convenience fee will be charged on all payments made by credit card.		Sales Tax (8.25%)	\$0.00
Thank you for allowing us to earn your business.	Total		\$4,241.33



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com
713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
9/16/2019	44195

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms

Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 09/09/2019 through 09/15/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	132	29.25	3,861.00
		Sales Tax (8.25%)	\$0.00
NOTE: A 3% convenience fee will be charged on all payments made by credit card.			
Thank you for allowing us to earn your business.	Total	\$3,861.00	



SEAL Security Solutions LLC

1525 Blalock Road
Houston, TX 77080-7318
www.SEALSecurity.com
713-979-2388
TX DPS Lic. #C15942

Invoice

Date	Invoice #
9/23/2019	44283

Bill To

Hobby Management District
8121 Broadway, Suite 199
Houston, TX 77061

Terms
Net 30

Description	Hours	Rate/ Hour	Amount
Commissioned Security Officer with Vehicle and K-9 Patrol Period 09/16/2019 through 09/22/2019 Patrols are billed every Monday for the hours patrolled the week preceding the above invoice date. This invoice is Monday through Sunday inclusive.	130.5	29.25	3,817.13
		Sales Tax (8.25%)	\$0.00
NOTE: A 3% convenience fee will be charged on all payments made by credit card.			
Thank you for allowing us to earn your business.	Total	\$3,817.13	

SMC Logistics, LLC
13107 James Ln.
Stafford, TX 77477 US
sonia@smclogisticsworks.com
smclogisticsworks.com



INVOICE

BILL TO

Walter Funes
Hobby Area Management
District
8121 Broadway Suite 199
Houston, TX 77061

INVOICE # 2328

DATE 10/01/2019

DUE DATE 10/31/2019

TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Irrigation Services	4	75.00	300.00
8221 Broadway main line leak repair			
Irrigation Services	1	25.00	25.00
supplies			

BALANCE DUE

\$325.00

SMC Logistics, LLC
13107 James Ln.
Stafford, TX 77477 US
sonia@smclogisticsworks.com
smclogisticsworks.com



INVOICE

BILL TO

Hobby Area Management
District
PO Box 22167
Houston, TX 77227

INVOICE # 2332

DATE 10/03/2019

DUE DATE 11/02/2019

TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Hobby Broadway Landscape Maintenance 2019 September Broadway Landscape Maintenance	1	11,364.25	11,364.25
Hobby Special Projects 2019 September Litter abatement of right-of-way for Hobby Area Management District	1	13,562.51	13,562.51
Hobby Gulf Freeway Landscape Maintenance September Gulf Freeway Landscape Maintenance	1	7,057.80	7,057.80
Hobby Metro Bus Shelter Maintenance September METRO Bus Shelter Maintenance	1	745.00	745.00

We appreciate your prompt payment.

BALANCE DUE

\$32,729.56

SMC Logistics, LLC
13107 James Ln.
Stafford, TX 77477 US
sonia@smclogisticsworks.com
smclogisticsworks.com



INVOICE

BILL TO

Walter Funes
Hobby Area Management
District
8121 Broadway Suite 199
Houston, TX 77061

INVOICE # 2333

DATE 10/03/2019

DUE DATE 11/02/2019

TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Irrigation Services	1	200.00	200.00
20 ft of fabric, gravel and pipes			
Plants	20	3.89	77.80
Monkey grass			
Irrigation Services	8	75.00	600.00
Labor			

BALANCE DUE

\$877.80

Governmental Financial Reporting, LLC

1525 Lakeville Drive, Suite 121
Kingwood, TX 77339
(281) 348-9151
FAX (281) 348-9199

10/3/2019

Hobby Area District
8121 Broadway Blvd, Ste 199
Houston, TX 77061

For Professional Services Rendered

Bookkeeping services provided during September 2019 for the month of August 2019	850.00
Postage and Deliveries	66.51
Mileage - No Board Meeting	0.00

\$916.51

Hobby Area District - Business Expense Report

Pamela Guerra

EMPLOYEE NAME (PRINT or TYPE)

9/01/2019-9/30/2019

FOR PERIOD

DATE	ADDRESS & LOCATION NAME; PURPOSE (Meeting, Supplies, Training, etc.); EXPLANATION THAT INCLUDES INDIVIDUAL & COMPANY NAMES AND SUPPORTING REASON FOR EXPENSE	ACCOUNT CODE	COMMERCIAL TRANSPORT	HOTEL CHARGES (EXCL. MEALS)	MEALS	PHONE	SUPPLIES	PARKING & TOLLS	OTHER	Personal Auto # of Miles	2018 Total @ .545	TOTAL
9/1/2019	Phone Allowance	6173				\$150.00					\$0.00	\$150.00
9/30/2019	Mileage	6120								5	\$2.73	\$2.73
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
											\$0.00	\$0.00
SUBTOTAL			\$0.00	\$0.00	\$0.00	\$150.00	\$0.00	\$0.00	\$0.00	5	\$2.73	\$152.73
											TOTAL EXPENSES	\$152.73
											<Less Personal Expense>	
											<Less Advance>	
											AMOUNT DUE EMPLOYEE	\$152.73

Approved by

9/01/2019-9/30/2019

DATE

EMPLOYEE SIGNATURE

0.545 IRS Mileage Reimbursement Rate

Mileage Detail

DATE	ADDRESS & LOCATION NAME	PURPOSE OF TRIP	Toll of Parking Fees	Personal Auto # of Miles
9/26/2019	DoubleTree	METRO Next (roundtrip)		5
TOTAL			\$ -	5

September 2019
FOR PERIOD

0.58 IRS Mileage Reimbursement Rate

Mileage Detail

DATE	ADDRESS & LOCATION NAME	PURPOSE OF TRIP	Toll of Parking Fees	Personal Auto # of Miles
9/23/2019	Magoo's Print Shop	Print outs for METRO Next Meeting		30
9/24/2019	DoubleTree	METRO NEXT (3 Round Trips)		12
TOTAL			\$ -	42

**HOBBY AREA DISTRICT
ASSESSMENT COLLECTION REPORT
September 2019
BILLING AND COLLECTION SUMMARY
FISCAL YEAR
01/01/19 - 12/31/19**

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2018	0.15000	\$1,877,688.71	\$1,844,700.99	\$32,987.72	98%
2017	0.15000	\$1,786,728.48	\$1,776,684.80	\$10,043.68	99%
2016	0.15000	\$1,739,126.30	\$1,735,181.95	\$3,944.35	99%
2015	0.15000	\$1,685,910.78	\$1,684,270.77	\$1,640.01	99%
2014	0.15000	\$1,524,784.44	\$1,523,470.70	\$1,313.74	99%
2013	0.15000	\$1,358,121.73	\$1,356,410.73	\$1,711.00	99%

Current Month Activity

Revenue:	<u>Current Month</u>	<u>Year to Date</u>
2018 Assessment Collected	301.16	1,553,172.57
2017 Assessment Collected	0.00	-10,575.15
2016 Assessment Collected	0.00	219.42
2015 Assessment Collected	0.00	899.87
2014 Assessment Collected	0.00	648.72
2013 Assessment Collected	0.00	475.34
Penalty & Interest	58.83	17,243.78
Overpayments	0.00	3,099.08
CAD Lawsuits	0.00	47,875.63
CAD Corrections	0.00	4,572.92
Collection Fees	72.00	7,858.45
Court Fees	0.00	0.00
Estimated Payments	0.00	0.00
Total Revenue	431.99	1,625,490.63
Overpayments Presented for Refund	0.00	55,372.26
Overpayments Applied to Assessment	0.00	0.00

ASSESSED VALUE FOR 2018:	1,275,036,476	Uncertified:	3,710,193
ASSESSED VALUE FOR 2017:	1,217,888,246	Uncertified:	654,390
ASSESSED VALUE FOR 2016:	1,176,722,550	Uncertified:	0
ASSESSED VALUE FOR 2015:	1,137,542,865	Uncertified:	0
ASSESSED VALUE FOR 2014:	1,029,864,792	Uncertified:	0
ASSESSED VALUE FOR 2013:	919,950,929	Uncertified:	0

Assessment Collection Account: Wells Fargo, Account No. 3402018257

ASSESSMENT PLAN PROJECTIONS

YEAR	CURRENT RATE	PROJECTED LEVY 2%	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR AVERAGE
2013	0.15000	1,358,122	1,290,216	\$1,356,410.73	
2014	0.15000	1,385,284	1,316,020	\$1,523,470.70	
2015	0.15000	1,412,990	1,342,340	\$1,684,270.77	
2016	0.15000	1,441,250	1,369,187	\$1,735,181.95	
2017	0.15000	1,470,075	1,396,571	\$1,776,684.80	
2018	0.15000	1,499,476	1,424,502	\$1,844,700.99	
2019	0.15000	1,529,466	1,452,992		
2020	0.15000	1,560,055	1,482,052		
2021	0.15000	1,591,256	1,511,693		
2022	0.15000	1,623,081	1,541,927		
		14,871,054	24,048,221		1,487,105

The Projected Levy is based on the rate remaining at 0.15000

Prepared by: Equi-Tax Inc.
Collector for the District

HOBBY AREA DISTRICT

September 2019						
TOP TEN ASSESSMENT PAYERS						
PROPERTY OWNER	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT	
VERDE COMMUNITIES LLC 440 N WELLS ST STE 410 CHICAGO, IL 60654-4975	1097860000001	8751 BROADWAY ST #213 77061	MULTI-FAMILY	63,246,617	94,869.93	
	1097860000002	7900 MORLEY ST #292 77061				
	1097860000003	8801 GLENCREST ST #322 77061				
	1097890000008	8950 GLENCREST ST #200 77061				
	0402390000108	8750 BROADWAY ST #222 77061				
	1141750000001	8955 BROADWAY ST #208 77061				
	0402390000101	8200 BROADWAY ST #224 77061				
	1097870000007	8900 GLENCREST ST #208 77061				
	1141690000001	8915 BROADWAY ST #200 77061				
	0402390000100	8501 BROADWAY ST #380 77061				
ARCP MT HOUSTON TX LLC 2325 E CAMELBACK RD STE 1100 PHOENIX AZ 85016-9078	1258210010001	0 MELDRUM 77075	WAREHOUSE STORE	34,283,625	51,413.06	
	1260630010012	0 ROWLETT ST 77075				
	1260630010005	10013 ALMEDA GENOA RD 77075				
	1260630010006	10025 ALMEDA GENOA RD 77075				
	1260630010010	10009 ALMEDA GENOA RD 77075				
INLAND DIVERSIFIED HOUSTON OREM LLC ATTN PM DEPT 4714 11995 EL CAMINO REAL SAN DIEGO CA 92130-2539	1260630010011	0 MELDRUM 77075	WAREHOUSE	22,088,523	22,104.20	
	1307400010001	6905 E OREM DR 77075				
	1296790010001	6903 E OREM DR 77075				
ATRIUM FINANCE II LP MARRIOTT HOBBY 4243 HUNT RD BLUE ASH OH 45242-6645	0342030040003	9100 GULF FWY 77061	HOTEL	21,953,009	32,929.51	
	0342030020130	9100 GULF FWY 77061				
	0342030020118	9100 GULF FWY #287 77017				
1859 HISTORIC HOTELS LTD 2302 POST OFFICE ST GALVESTON TX 77550-1935	0963850000001	8181 AIRPORT BLVD #303 77061	HOTEL	20,974,128	31,461.19	
	0963850000003	0 RUTHBY 77061				
VIVA PROPERTIES LLC P O BOX 405 LOLITA TX 77971-0405	0971580000001	0 VILLA DR 77061	WAREHOUSE	20,240,821	30,361.23	
	1199160010001	0 NEUHAUS AVE 77061				
	0971580000002	8300 TEWANTIN DR				

September 2019
TOP TEN ASSESSMENT PAYERS

GALILEO APOLLO III TX LP	1254930010002	10235 ALMEDA GENOA RD 77034	RETAIL CENTER	18,318,526	27,477.79
3901 BELLAIRE BLVD	1254930010001	10225 ALMEDA GENOA RD 77034			
HOUSTON TX 77025-1100					
POWELL ELECTRICAL SYSTEMS LLC	1193970010001	7232 AIRPORT BLVD 77061	MANUFACTURING	17,604,876	26,407.31
8550 MOSLEY RD					
HOUSTON TX 77075-1116					
C G 7600 LP	0421910000006	7600 S SANTA FE DR 77061	WAREHOUSE	16,159,529	24,239.29
% GARVER	0421910000117	7600 S SANTA FE DR 77061			
1901 LEXINGTON ST	0421910000132	0 MYKAWA ROAD 77061			
HOUSTON TX 77098-4219					
OREILLY AUTO ENTERPRISES LLC	0342070120005	8601 TAVENOR LN 77075	WAREHOUSE	15,852,064	23,778.10
233 S PATTERSON AVE	1250380010001	8910 TAVENOR LN 77075			
SPRINGFIELD MO 65802-2210					

HOBBY AREA DISTRICT

September 2019						
TOP TEN DELINQUENT ACCOUNTS						
PROPERTY OWNER	ACCOUNT NO	SITUS	PROPERTY TYPE	ASSESSMENT YEAR(S)	ASSESSMENT	
YES PREP PUBLIC SCHOOLS INC 5515 SOUTH LOOP E HOUSTON TX 77033-1603	91 120 962 001 0001	8787 TALLYHO RD 77061	OFFICE BUILDINGS	2018	6,801.87	
INDUSTRIAL SURPLUS INC 6532 RUPLEY CIR HOUSTON TX 77087-3442	91 048 001 000 0195	9200 TELEPHONE RD 77075	INDUSTRIAL	2017 - 2018	6,054.71	
HAMS AVIATION MAINTENANCE SRV INC 7766 BRANIFF ST HOUSTON TX 77061-5120	91 043 228 000 0031	8703 TELEPHONE RD 77061	STORAGE HANGAR	2013 - 2018	4,558.37	
H L ALBRIGHT CO INC 8560 FREELAND ST HOUSTON TX 77075-1560	91 034 203 001 0036	8560 FREELAND ST 77061	WAREHOUSE	2016 - 2018	2,922.88	
BLACKBURN INSTRUMENTS CO 7525 WYNLEA ST HOUSTON TX 77061-2833	91 040 239 000 0050	7525 WYNLEA ST 77061	WAREHOUSE	2017 - 2018	2,489.25	
MILLIKEN KATHERINE P O BOX 131454 HOUSTON TX 77219-1454	91 065 050 003 0014	8244 TRAVELAIR ST 77061	WAREHOUSE	2013 - 2018	1,740.22	
BERLANGA JUVENTINO M 8100 STONE ST APT 1311 HOUSTON TX 77061-1950	91 034 203 001 0037	0 MONROE RD 77061	VACANT	2016 - 2018	1,478.42	
MARTA ENTERPRISES 6206 CANYON CHASE DR RICHMOND TX 77469-6224	91 040 239 001 0003	8320 GULF FWY 77017	SERVICE STATION	2018	1,014.98	
CASTILLO WALTER S 14432 BONHAM ST HOUSTON TX 77015-5308	91 076 121 004 0015	7614 PECAN VILLAS DR 77061	SHOPPING CENTER	2016 - 2018	946.74	
TASARIM LLC 6206 CANYON CHASE DR RICHMOND TX 77469-6224	91 121 607 001 0001	7991 BELLFORT ST #1 77061	CAR WASH	2018	894.05	

* Pending HCAD Value Lawsuits

Hobby Area District

Jur 943

Lawsuit and Arbitration Status Summary as of 9/6/2019

Summary

Settled

2,447,351,174	Original value of Settled accounts as of 9/6/2019
753	Number of Settled accounts as of 9/6/2019
323,820,470	Reduction in value of Settled accounts
13.23%	Average % reduction in value of Settled accounts

Unsettled

312,642,033	Original value of Unsettled accounts as of 9/6/2019
108	Number of Unsettled accounts as of 9/6/2019

0.15 Tax rate per \$100 valuation

\$62,051	Estimated* reduction in assessment on	108	Unsettled accounts,
	based on	13.23%	average

Historical data from Tax Years 2007 through 2012 were used to establish initial statistics for the "average % reduction in value of Settled accounts."

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

- 5. Review and Accept Assessments Collection and Delinquency Report.**

PERDUE, BRANDON, FIELDER, COLLINS & MOTT L.L.P.
DELINQUENT ASSESSMENT REPORT
HOBBY AREA DISTRICT
October 10, 2019

Amounts shown are 2018 base assessment amounts unless indicated.

Item needing Board direction:

Meritex Investments Inc. \$504.77, 7710 Bellfort St.-0950620000042

We spoke to Meyer Monk who said that he had problems with Hurricane Harvey and he just completed repairs to a property in Spring. He requested a waiver of penalty and interest. **Please advise of the Board's decision on this matter.**

Suit pending:

Industrial Surplus Inc. 17-18 assessments \$6,054.71, 9200 Telephone Rd – 0480010000195

We have intervened in a suit filed by Harris County. Judgment was signed on 8/23/19; the judgment is final. A judgment letter has been sent and we have filed an abstract of judgment. They made a partial payment and filed a correction request with the appraisal district; HCAD says their request was denied.

H L Albright Co. Inc. 16-18 assessments \$2,922.88, 8560 Freeland St – 0342030010036

We now work for Pasadena ISD, we are proceeding with the pending suit. A hearing date will be set when service is complete.

Juventino M. Berlanga 16-17 assessments \$982.49, Tract 37 A Section 6 South Houston Gardens on Monroe Rd – 0342030010037

We have intervened in a suit filed by Pasadena ISD before we were its attorney. The ISD taxes were paid so we have taken the lead. Judgment was set to be submitted on 9/20/19 but was not submitted due to Tropical Storm Imelda; a new hearing date will be set.

Norman E. Crosby, Jr. \$632.59, 9519 Monroe Rd.-0441350000005

We have intervened in a suit filed by Harris County; judgment was signed on 7/1/19. The judgment is final; a judgment letter has been sent.

Charles Walker 17-18 assessments \$501.87, 8310 Lockheed Ave – 0650500050023

We have intervened in a suit filed by Harris County; the county taxes got paid but their suit has not been dismissed because the owner owes court costs. We are reviewing the case to see if we should take the lead in the suit. We sent a balance letter to the owner advising that the account needs to be paid in full.

Terry A. Owens 15-18 assessments \$486.81, 7437 Alameda Genoa Rd – 0480340000025

We have intervened in a suit filed by Harris County; judgment was signed 6/3/19. The judgment is final; a judgment letter has been sent but there has been no response. We have filed an abstract of judgment.

Rodney E. Underwood d/b/a Uplift House 13-18 assessments \$443.66, 6549 Northdale St.-0600770090019

We have intervened in a suit filed by Harris County; we will monitor the case.

Victor & Maria E. Caraveo 15-18 assessments \$398.53, 6902 Telephone Rd – 0600170290001

We have intervened in a suit filed by Harris County; we will monitor the case.

Kenneth Narinesingh 16-17 assessments \$394.94, 8243 Telephone Rd – 0650500040007

We have intervened in a suit filed by Harris County; judgment was signed on 5/14/18. The judgment is final. A judgment letter has been sent but there has been no response.

The county had the property set for tax sale on 12/4/18 but the sale was cancelled when the county taxes were paid.

JSO Properties LLC/Jerry O'Brien \$216.12, 7500 & 7535 Morley Stl-0402390000069, 0740390060022
We have intervened in a suit filed by Harris County. We have received **payment in full** and we have forwarded the payment to the assessment office.

R. L. Cate 16-18 assessments \$128.53, 7550 Morley St – 0740390070009

We have intervened in a suit filed by Harris County; judgment was submitted on 9/13/19.

JSO Properties LLC/Jerry O'Brien \$80.37, Lot 20 Block 6 on Morley St.-0740390060020

We have intervened in a suit filed by Harris County. Judgment was signed 7/31/19; a judgment letter has been sent.

JSO Properties LLC/Jerry O'Brien \$53.78, 7535 Morley St.-0740390070006

We have intervened in a suit filed by Harris County; we will monitor the case.

JSO Properties LLC/Jerry O'Brien \$43.88, 7530 Morley St.-0740390070005

We have intervened in a suit filed by Harris County; we will monitor the case.

Paid in full:

Jan M. Larsson & Susan V. Sample \$161.67, 6543 Ledbetter St.-0600770050021

Troy J. Johnson \$69.90, 6518 Luce St.-0600770040002

2018 accounts:

Yes Prep Public Schools Inc. \$3,741.03, 8787 Tallyho Rd.-1209620010001

The appraisal district has granted a total exemption for 2019 and they have prorated 2018. The assessment office has processed the change and we have sent a new statement.

- In addition to the 2018 account listed above, there are 40 accounts with 2018 base assessments ranging from \$3 to \$1,015; 26 of these accounts have base assessments of less than \$400. Demand letters have been sent, we are trying to reach each owner by phone and we are contacting lienholders, where appropriate.

Other accounts:

Ham's Aviation Maintenance Service Inc. 13-18 assessments \$4,558.37, improvements only account at 8703 Telephone Rd – 0432280000031

We have spoken to Carla Ham who said they left Houston many years ago and that Million Air is now the owner of this location. This is a building on city owned land at Hobby Airport. We have told HCAD what we know and we have asked them twice to let us know what they know about this account and they have not replied, the county tax office has over \$259,000 due on this account, it is odd that HCAD is unresponsive and nothing seems to have been done on this. A tax service contacted us on 5/18/17 and again on 6/23/17 for a payoff balance.

Bluebonnet Industrial Brush Company Inc. 17-18 assessments \$2,489.25, 7525 Wynlea St.-0402390000050

On 7/3, we spoke to Patsy who said she would try to get the 2017 assessments paid shortly and then she would take care of the 2018 assessments. On 6/26 and again on 9/16, a tax service contacted us for a payoff balance. There has been no response to our most recent demand letter.

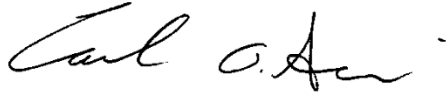
Katherine Milliken 13-18 assessments \$1,740.22, 8244 Travelair St – 0650500030014

There has been no response to our demand letters. In preparing to sue we found a state suit where a receiver was appointed to handle her assets. We are checking with him to see if he is administering this property.

- In addition to the accounts listed above, there are 29 accounts with base assessments between \$2 and \$1,155. Demand letters have been sent, we are trying to reach each owner by phone and we are

contacting lienholders, where appropriate. Due to the size of the accounts, further action is not recommended at this time.

If you have any questions, please feel free to contact me.



Carl O. Sandin



Email: csandin@pbfc.com

Office: 713-802-6965 (Direct Line)

Mobile: 713-824-1290

Fax: 713-862-1429

Hobby Area District Lawsuit and Arbitration Status Detail as of 9/6/2019

Tax Year	CAD Account No.	Owner Name	ARB Hearing Value	Assessment Collected	Cause Number	Date Received from HC/AD	Settled Value	Reduction in Assessment	% Reduction in Assessment	Date Designation Form Sent to Owner	Date Refund Notice Sent to Bkpr
Tax Year 2016											
Settled											
Tax Year 2016	034-203-002-0101	Macey Family Properties Ltd	2,985,175	\$4,477.76	2016-65700	5/9/2019	2,552,000	\$649.76	14.51%	5/24/2019	5/31/2019
			304,271,964				265,703,385				
			89								
Unsettled											
Tax Year 2016	119-227-001-0005	HTD Corp	761,000		101-16-006152						
Tax Year 2016	034-203-001-0075	Incline Development Inc	475,520		101-16-007356						
Tax Year 2016	128-433-001-0001	Cosart Joseph L	471,247		101-16-007399						
Tax Year 2016	034-203-003-0123	Comerica Bank	1,970,965		2016-61261						
Tax Year 2016	034-203-002-0100	Sexton Interests Ltd	2,035,314		2016-67130						
Tax Year 2016	064-215-000-0053	CG Gulf Freeway LLC	1,350,019		2016-71724						
Tax Year 2016	062-031-005-0005	Kainer Expt Crating Inc	1,118,957		2016-80596						
Tax Year 2016	034-203-003-0127	MPT Interest LLC	1,158,000		2016-80783						
Tax Year 2016	Total	Unsettled Accounts, original value	9,341,022								
Tax Year 2016	Total	Unsettled Accounts, number of accounts	8								
Tax Year 2017											
Settled											
Tax Year 2017	040-239-000-0100	Broadway Post Partners LLC	8,074,399	\$12,111.60	2017-57233	8/5/2019	7,345,421	\$1,093.47	9.03%	8/16/2019	8/29/2019
Tax Year 2017	040-239-000-0101	Broadway Post Partners LLC	5,905,400	\$8,858.10	2017-57233	8/5/2019	5,372,245	\$799.73	9.03%	8/16/2019	8/29/2019
Tax Year 2017	040-239-000-0108	Broadway Post Partners LLC	5,905,400	\$8,858.10	2017-57233	8/5/2019	5,372,245	\$799.73	9.03%	8/16/2019	8/29/2019
Tax Year 2017	109-786-000-0001	Acquisition Broadway Square LLC	5,776,139	\$8,664.21	2017-57233	8/5/2019	5,254,654	\$782.23	9.03%	8/16/2019	8/29/2019
Tax Year 2017	109-786-000-0002	Acquisition Broadway Square LLC	7,351,900	\$11,027.85	2017-57233	8/5/2019	6,688,151	\$995.62	9.03%	8/16/2019	8/29/2019
Tax Year 2017	109-786-000-0003	Acquisition Broadway Square LLC	7,896,500	\$11,844.75	2017-57233	8/5/2019	7,183,583	\$1,069.38	9.03%	8/16/2019	8/29/2019
Tax Year 2017	109-787-000-0007	Broadway Post Partners LLC	6,065,750	\$9,098.62	2017-57233	8/5/2019	5,518,118	\$821.44	9.03%	8/16/2019	8/29/2019
Tax Year 2017	109-787-000-0008	Acquisition Broadway Square LLC	5,991,800	\$8,987.70	2017-57233	8/5/2019	5,430,844	\$811.43	9.03%	8/16/2019	8/29/2019
Tax Year 2017	114-169-000-0001	Broadway Post Partners LLC	5,747,800	\$8,621.70	2017-57233	8/5/2019	5,228,873	\$778.39	9.03%	8/16/2019	8/29/2019
Tax Year 2017	114-175-000-0001	Broadway Post Partners LLC	5,590,600	\$8,385.90	2017-57233	8/5/2019	5,085,866	\$757.10	9.03%	8/16/2019	8/29/2019
Tax Year 2017	040-239-000-0041	2ML Real Estate Interests Inc	2,467,416	\$3,701.12	2017-71214	8/5/2019	2,000,000	\$701.12	18.94%	Received	8/29/2019
			269,146,671				240,941,342				
			74								
Unsettled											
Tax Year 2017	034-203-002-0100	Sexton Interests Ltd	2,539,658		2016-67130						
Tax Year 2017	096-294-000-0001	Heritage Gulf Coast LLC	3,602,464		2017-69192						
Tax Year 2017	034-203-001-0010	Clarke Distributing LLC	881,762		2017-69461						
Tax Year 2017	096-294-000-0003	Heritage Gulf Coast LLC	12,606		2017-78745						
Tax Year 2017	096-294-000-0004	Heritage Gulf Coast LLC	1,185,957		2017-78745						
Tax Year 2017	132-245-001-0001	Heritage Gulf Coast LLC	843,386		2017-78745						
Tax Year 2017	Total	Unsettled Accounts, original value	9,065,833								
Tax Year 2017	Total	Unsettled Accounts, number of accounts	6								

Hobby Area District

Jur 943

Lawsuit and Arbitration Status Detail as of 9/6/2019

Tax Year	CAD Account No.	Owner Name	ARB Hearing Value	Assessment Collected	Cause Number	Date Received from HC/AD	Settled Value	Reduction in Assessment	% Reduction in Assessment	Date Designation Form Sent to Owner	Date Refund Notice Sent to Bkpr
Tax Year 2018											
Settled											
Tax Year 2018	034-203-003-0307	Commercial Properties Inc	1,945,534		101-18-000546	1/17/2019	1,700,000				
Tax Year 2018	034-203-001-0011	Spencer Bluebonnet LLC	620,000	NO CHANGE	101-18-001548	1/17/2019	620,000	NA	NA	NA	NA
Tax Year 2018	133-112-001-0001	DAD REH LLC	500,868		101-18-001585	1/17/2019	430,000	NA	NA	NA	NA
Tax Year 2018	065-050-003-0010	Myers Design & Manufacturing Inc	388,160	\$582.24	101-18-001872	1/17/2019	335,483	\$79.02	13.57%	25.25b	2/1/2019
Tax Year 2018	132-115-001-0001	Hycos Industrial Inc	2,793,245	NO CHANGE	101-18-000594	1/17/2019	2,793,245	NA	NA	NA	NA
Tax Year 2018	042-191-000-0117	C G 7600 LP	4,705,000	\$7,057.50	2017-59479	1/17/2019	4,150,000	\$832.50	11.80%	1/24/2019	2/1/2019
Tax Year 2018	070-072-028-0001	Triangle Shopping Center LP	1,800,000	\$2,700.00	101-18-000490	5/9/2019	1,600,000	\$300.00	11.11%	Received	5/31/2019
Tax Year 2018	034-203-003-0471	1922 LP	750,000	\$1,125.00	101-18-000537	5/9/2019	540,000	\$315.00	28.00%	Received	5/31/2019
Tax Year 2018	040-239-000-0051	CFS 2907 Houston LLC	1,880,394	\$2,820.59	101-18-000596	5/9/2019	1,370,000	\$765.59	27.14%	5/24/2019	5/31/2019
Tax Year 2018	120-681-001-0001	Mambo Holdings LP	1,772,000	no change	101-18-001224	na	1,772,000	\$0.00	0.00%	na	na
Tax Year 2018	128-049-001-0001	Alameda Center 45 LP	6,550,977		2017-60704		5,000,000				
Tax Year 2018	104-827-000-0001	Grace Business Investments LLC	1,891,373	\$2,837.06	101-18-000794	3/20/2019	1,643,895	\$371.22	13.08%	3/26/2019	3/28/2019
Tax Year 2018	034-207-011-0070	Wejeca Limited Partnership	385,360	\$578.04	101-18-001545	3/20/2019	265,520	\$179.76	31.10%	3/26/2019	3/28/2019
Tax Year 2018	034-203-002-0118	Atrium Finance II LP	19,827,991	\$29,741.99	2018-50084	3/20/2019	16,860,000	\$4,451.99	14.97%	Received	3/28/2019
Tax Year 2018	034-203-002-0130	Atrium Finance II LP	1,581,088	\$2,371.63	2018-50084	3/20/2019	1,350,000	\$346.63	14.62%	Received	3/28/2019
Tax Year 2018	034-203-004-0003	Atrium Finance II LP	543,930	\$815.90	2018-50084	3/20/2019	465,000	\$118.40	14.51%	Received	3/28/2019
Tax Year 2018	126-063-001-0003	Wal-Mart Real Estate usiness Tr	11,600,000	\$17,400.00	2018-54799	3/20/2019	11,175,464	\$636.80	3.66%	Received	3/28/2019
Tax Year 2018	034-207-002-0161	John Q Hammons Trust	2,836,624	\$4,254.94	2018-61052	3/20/2019	2,425,000	\$617.44	14.51%	Received	3/28/2019
Tax Year 2018	040-239-000-0040	JMD Apartments LLC	7,731,000	\$11,596.50	2018-52589	5/1/2019	6,875,000	\$1,284.00	11.07%	Received	5/31/2019
Tax Year 2018	034-207-012-0005	O'Reilly Auto Enterprises LLC	12,695,000	\$19,042.50	2018-75175	5/1/2019	11,900,000	\$1,192.50	6.26%	5/7/2019	5/31/2019
Tax Year 2018	125-038-001-0001	O'Reilly Auto Enterprises LLC	3,157,064	\$4,735.60	2018-75175	5/1/2019	2,700,000	\$685.60	14.48%	5/7/2019	5/31/2019
Tax Year 2018	119-800-001-0001	Ghormley Cecil D	2,413,000	\$3,619.50	2018-60891	6/18/2019	2,200,000	\$319.50	8.83%	Received	7/3/2019
Tax Year 2018	040-239-000-0056	Flight Safety Inc	3,218,781		2018-65983		2,850,000				
Tax Year 2018	057-259-000-0046	Autozone Texas LP	1,075,968	\$1,613.95	2018-53418	7/18/2019	966,354	\$164.42	10.19%	Received	8/1/2019
Tax Year 2018	126-063-001-0003	Wal-Mart Real Estate usiness Tr	11,175,464		2018-53650		11,175,464				
Tax Year 2018	136-207-001-0001	HWC Wire & Cable Company	4,100,000	\$3,150.00	2018-58907	7/18/2019	3,520,000	\$870.00	27.62%	Received	8/1/2019
Tax Year 2018	034-203-001-0324	Medallion Investment IV	4,636,000	\$6,954.00	2018-60983	7/2/2019	3,950,000	\$1,029.00	14.80%	Received	7/3/2019
Tax Year 2018	118-450-001-0001	ARC Hospitality Portfolio I NTC	7,697,800	\$11,546.70	2018-61057	7/18/2019	6,250,000	\$2,171.70	18.81%	Received	8/1/2019
Tax Year 2018	119-602-001-0001	Syndex Corporation	5,750,000	\$8,625.00	2018-61576	7/18/2019	5,350,000	\$600.00	6.96%	7/22/2019	8/1/2019
Tax Year 2018	136-453-001-0001	Telephone Square LLC	7,519,783	\$11,279.67	2018-68187	7/18/2019	7,410,000	\$164.67	1.46%	Received	8/1/2019
Tax Year 2018	132-838-001-0001	Cosart Joseph Incline Development Inc	3,350,000		2018-72768		3,350,000				
Tax Year 2018	040-239-000-0111	Acquisition 8800 Broadway LLC	8,904,143	\$13,356.21	2018-47548	8/5/2019	8,425,000	\$718.71	5.38%	Received	8/29/2019
Tax Year 2018	040-239-000-0100	Acquisition Broadway Square LLC	8,705,670	\$13,058.50	2018-47554	8/5/2019	7,914,668	\$1,186.50	9.09%	Received	8/29/2019
Tax Year 2018	040-239-000-0101	Acquisition Broadway Square LLC	5,808,553	\$8,712.83	2018-47554	8/5/2019	5,280,785	\$791.65	9.09%	Received	8/29/2019
Tax Year 2018	040-239-000-0108	Acquisition Broadway Square LLC	5,808,553	\$8,712.83	2018-47554	8/5/2019	5,280,785	\$791.65	9.09%	Received	8/29/2019
Tax Year 2018	109-786-000-0001	Acquisition Broadway Square LLC	5,676,894	\$8,515.34	2018-47554	8/5/2019	5,161,089	\$773.73	9.09%	Received	8/29/2019
Tax Year 2018	109-786-000-0002	Acquisition Broadway Square LLC	7,231,363	\$10,847.04	2018-47554	8/5/2019	6,574,318	\$985.56	9.09%	Received	8/29/2019
Tax Year 2018	109-786-000-0003	Acquisition Broadway Square LLC	7,766,978	\$11,650.47	2018-47554	8/5/2019	7,061,267	\$1,058.57	9.09%	Received	8/29/2019
Tax Year 2018	109-787-000-0007	Acquisition Broadway Square LLC	5,966,279	\$8,949.42	2018-47554	8/5/2019	5,424,180	\$813.15	9.09%	Received	8/29/2019
Tax Year 2018	109-787-000-0008	Acquisition Broadway Square LLC	5,893,602	\$8,840.40	2018-47554	8/5/2019	5,358,107	\$803.24	9.09%	Received	8/29/2019
Tax Year 2018	114-169-000-0001	Acquisition Broadway Square LLC	4,889,816	\$7,334.72	2018-47554	8/5/2019	4,445,525	\$666.43	9.09%	Received	8/29/2019
Tax Year 2018	114-175-000-0001	Acquisition Broadway Square LLC	5,498,909	\$8,248.36	2018-47554	8/5/2019	4,999,276	\$749.45	9.09%	Received	8/29/2019
Tax Year 2018	126-063-001-0010	ARCP MT Houston TX LLC	1,367,133	\$2,050.70	2018-55195	8/5/2019	1,229,270	\$206.80	10.08%	8/16/2019	8/29/2019

Hobby Area District

Jur 943

Lawsuit and Arbitration Status Detail as of 9/6/2019

Tax Year	CAD Account No.	Owner Name	ARB Hearing Value	Assessment Collected	Cause Number	Date Received from HCAD	Settled Value	Reduction in Assessment	% Reduction in Assessment	Date Designation Form Sent to Owner	Date Refund Notice Sent to Bkpr
Tax Year 2018	034-203-002-0101	Macey Family Properties Ltd	3,164,428	\$4,746.64	2018-57932	8/5/2019	2,700,000	\$696.64	14.68%	Received	8/29/2019
Tax Year 2018	034-203-002-0108	Northden Holdings Ltd	1,229,857	\$1,844.79	2018-62459	8/5/2019	1,112,510	\$176.03	9.54%	Received	8/29/2019
Tax Year 2018	034-203-002-0145	Northden Holdings Ltd	324,920	no change	2018-62459	8/5/2019	324,920	na	na	na	na
Tax Year 2018	040-239-000-0061	APTBC LLC	4,550,145	\$6,825.22	2018-74093	8/5/2019	4,100,000	\$675.22	9.89%	8/16/2019	8/29/2019
Tax Year 2018	062-031-003-0003	R Pennington Investments LP	1,167,000		2018-52636		980,000				
Tax Year 2018	034-203-003-0123	Comerica Bank	2,317,221		2018-52917		2,055,091				
Tax Year 2018	129-785-001-0004	Kucinski Family Trust	930,347		2018-52917		825,104				
Tax Year 2018	096-319-000-0004	Icon Owner Pool 6 West Southwest LLC	5,372,581		2018-52994		4,849,717				
Tax Year 2018	122-722-001-0001	Damij Ltd	2,750,000		2018-61545		2,250,000			Received	
Tax Year 2018	126-063-001-0005	ARCP MT Houston TX LLC	14,783,066		2018-63194		13,750,201				
Tax Year 2018	126-063-001-0006	ARCP MT Houston TX LLC	18,057,519		2018-63194		16,000,201				
Tax Year 2018	129-578-001-0002	Capview Income & Value Fund IV LP	1,063,940		2018-63341		967,591				
Tax Year 2018	098-435-000-0001	DDC Hotels Inc	7,874,092		2018-75238		6,650,000			Received	
			288,842,246				261,558,862				
			71								
Unsettled											
Tax Year 2018	034-203-002-0100	Sexton Interests Ltd	2,824,371		2016-67130						
Tax Year 2018	096-294-000-0001	Heritage Gulf Coast LLC	3,882,330		2017-69192						
Tax Year 2018	096-294-000-0003	Heritage Gulf Coast LLC	12,575		2017-78745						
Tax Year 2018	096-294-000-0004	Heritage Gulf Coast LLC	1,273,989		2017-78745						
Tax Year 2018	132-245-001-0001	Heritage Gulf Coast LLC	850,972		2017-78745						
Tax Year 2018	129-785-001-0001	Advance Stores Company Inc	706,236		2018-53438						
Tax Year 2018	047-123-000-0064	Gulf Towers Houston LLC	5,159,043		2018-53999						
Tax Year 2018	047-123-000-0066	Gulf Towers Houston LLC	5,081,338		2018-53999						
Tax Year 2018	034-203-001-0050	Best Western Plus Hobby Airport	4,900,000		2018-56256						
Tax Year 2018	121-614-001-0001	SAI Inc Regency Inn & Suites	2,564,875		2018-59410						
Tax Year 2018	040-239-001-0020	Smith Jim R	2,306,986		2018-59994						
Tax Year 2018	040-239-001-0038	Smith Jim R	750,000		2018-60630						
Tax Year 2018	096-318-000-0007	Discount Rags Properties LLC	3,598,729		2018-61104						
Tax Year 2018	064-052-000-0045	Awad Mustafa	480,840		2018-61146						
Tax Year 2018	040-239-000-0078	GHC Property LLC	6,070,752		2018-61370						
Tax Year 2018	015-115-011-0008	Adelaide Holdings LLC	1,782,567		2018-62446						
Tax Year 2018	040-239-000-0005	Global New Millennium Partners Ltd	367,193		2018-63223						
Tax Year 2018	123-155-001-0001	Gulf Freeway Quality Hotel Inc	4,900,000		2018-63410						
Tax Year 2018	123-155-001-0002	Houston Hobby Express Hotel Inc	5,100,000		2018-63410						
Tax Year 2018	028-059-000-0016	Stiles Properties Braniff Road Ltd	1,697,100		2018-65344						
Tax Year 2018	136-453-001-0001	Telephone Square LLC	7,519,783		2018-67518						
Tax Year 2018	096-321-000-0004	Pingree 2000 Real Estate Holdings	3,517,502		2018-67607						
Tax Year 2018	123-174-001-0001	Lauren Holdings	2,739,675		2018-68431						
Tax Year 2018	043-228-000-0073	Friedkin Realty Hobby Airport	3,555,419		2018-68598						
Tax Year 2018	040-239-000-0041	2ML Real Estate Interests Inc	2,411,364		2018-68687						
Tax Year 2018	129-096-001-0001	Standard Morgan Partners Ltd	2,046,572		2018-68703						
Tax Year 2018	078-051-001-0007	Grace Business Investments LLC	5,923,328		2018-69515						
Tax Year 2018	064-215-000-0027	Phoenix Huang Inc	778,618		2018-70953						
Tax Year 2018	062-031-008-0004	Garza Norberto / Askew Mellanie	560,000		2018-71743						
Tax Year 2018	062-031-010-0001	Garza Norberto / Askew Mellanie	705,000		2018-71743						
Tax Year 2018	034-203-001-0010	Clarke Distributing LLC	901,793		2018-71785						

Hobby Area District
Lawsuit and Arbitration Status Detail as of 9/6/2019

[illegible]

Hobby Area District Lawsuit and Arbitration Status Detail as of 9/6/2019

Tax Year	CAD Account No.	Owner Name	ARB Hearing Value	Assessment Collected	Cause Number	Date Received from HC/AD	Settled Value	Reduction in Assessment	% Reduction in Assessment	Date Designation Form Sent to Owner	Date Refund Notice Sent to Bkpr
Tax Year 2019	034-203-002-0130	Atrium Finance II LP	1,581,088		2019-48883						
Tax Year 2019	034-203-004-0003	Atrium Finance II LP	543,930		2019-48883						
Tax Year 2019	040-239-000-0100	Verde Communities LLC	10,256,380		2019-49259						
Tax Year 2019	040-239-000-0101	Verde Communities LLC	6,827,410		2019-49259						
Tax Year 2019	040-239-000-0108	Verde Communities LLC	6,827,400		2019-49259						
Tax Year 2019	109-786-000-0001	Verde Communities LLC	6,648,690		2019-49259						
Tax Year 2019	109-786-000-0002	Verde Communities LLC	8,217,840		2019-49259						
Tax Year 2019	109-786-000-0003	Verde Communities LLC	8,849,980		2019-49259						
Tax Year 2019	109-787-000-0007	Verde Communities LLC	6,787,720		2019-49259						
Tax Year 2019	109-787-000-0008	Verde Communities LLC	6,707,590		2019-49259						
Tax Year 2019	114-169-000-0001	Verde Communities LLC	6,442,020		2019-49259						
Tax Year 2019	114-175-000-0001	Verde Communities LLC	6,270,470		2019-49259						
Tax Year 2019	131-366-001-0001	First Service Credit Union	1,105,160		2019-52528						
Tax Year 2019	040-239-001-0038	Smith, Jim R	752,750		2019-53611						
Tax Year 2019	040-239-000-0111	Acquisition 8800 Broadway LLC	12,750,438		2019-53645						
Tax Year 2019	034-203-002-0101	Macey Family Properties Ltd	3,440,230		2019-54101						
Tax Year 2019	034-203-002-0108	Northern Holdings Ltd	1,309,607		2019-54298						
Tax Year 2019	096-294-000-0003	Heritage Gulf Coast LLC	12,575		2019-55847						
Tax Year 2019	070-072-028-0001	Triangle Shopping Center LP	1,850,000		2019-56586						
Tax Year 2019	057-259-000-0046	Autozone Texas LP	1,246,093		2019-56953						
Tax Year 2019	047-123-000-0064	Gulf Towers Houston LLC	5,013,279		2019-59816						
Tax Year 2019	047-123-000-0066	Gulf Towers Houston LLC	4,975,233		2019-59816						
Tax Year 2019	040-239-000-0052	Lam Airport LP	1,900,000		2019-60193						
Tax Year 2019	128-049-001-0001	Alameda Center 45 LP	6,657,162		2019-60600						
Tax Year 2019	034-203-001-0050	Best Western Plus Hobby Airport	4,562,239		2019-60843						
Tax Year 2019	034-203-001-0100	Best Western Plus Hobby Airport	100,361		2019-60843						
Tax Year 2019	034-203-003-0204	Hazari LLC	740,269		2019-60849						
Tax Year 2019	034-203-003-0315	Hazari LLC	3,004,849		2019-60849						
Tax Year 2019	Total	Unsettled Accounts, original value	168,723,412								
Tax Year 2019	Total	Unsettled Accounts, number of accounts	43								

Hobby Area District Lawsuit and Arbitration Status Detail as of 9/6/2019

Jur 943

Tax Year	CAD Account No.	Owner Name	ARB Hearing Value	Assessment Collected	Cause Number	Date Received from HCAD	Settled Value	Reduction in Assessment	% Reduction in Assessment	Date Designation Form Sent to Owner	Date Refund Notice Sent to Bkpr
Cumulative											
Settled											
Cumulative	Grand Total	Settled Accounts, original value	2,447,351,174				2,123,530,704				
Cumulative	Grand Total	Settled Accounts, number of accounts	753								
Unsettled											
Cumulative	Grand Total	Unsettled Accounts, original value	312,642,033								
Cumulative	Grand Total	Unsettled Accounts, number of accounts	108								
Color Legend											
	Light Gray	Settled previously									
	Yellow	Settled as of this report									
	White	Unsettled									
	Pink	Unsettled and new since previous report									
Abbreviations											
	NA	Not applicable									
	x	Previous to implementation of Designation Form									
	DELQ	Refund was not issued -- Reduction in assessment was applied to the account, and account still has a balance due.									
	PAID	Refund was not issued -- Reduction in assessment was applied to the account, and account is now paid in full.									
	NYB	Not yet billed									
	25.25b	Settled under Tax Code 25.25b; refund processed									

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

- 6. Adopt Order Establishing a Records Management Program and Designating a Records Management Officer.**

CERTIFICATE FOR ORDER

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

I, the undersigned officer of the Board of Directors of Hobby Area District, hereby certify as follows:

1. The Board of Directors of Hobby Area District convened in regular session on October 10, 2019, inside the boundaries of the District, and the roll was called of the members of the Board:

Danny R. Perkins	Chairman
Helen Bonsall	Vice Chair
James Brown	Secretary/Treasurer
Liliana Rambo	Director
Ann Collum	Director
Sue De Haven	Director
Keyur Amin	Director
Joe Edd Nelson	Director
Darryl Bailey	Director

and all of said persons were present except Director(s) _____, thus constituting a quorum. Whereupon, among other business, the following was transacted at the meeting: a written

ORDER ESTABLISHING A RECORDS MANAGEMENT PROGRAM AND
DESIGNATING A RECORDS MANAGEMENT OFFICER

was introduced for the consideration of the Board. It was then duly moved and seconded that the Order be adopted, and, after due discussion, the motion, carrying with it the adoption of the Order, prevailed and carried unanimously.

2. A true, full, and correct copy of the aforesaid Order adopted at the meeting described in the above and foregoing paragraph is attached to and follows this certificate; the action approving the Order has been duly recorded in the Board's minutes of the meeting; the persons named in the above and foregoing paragraph are the duly chosen, qualified, and acting officers and members of the Board as indicated therein; each of the officers and members of the Board was duly and sufficiently notified officially and personally, in advance, of the time, place, and purpose of the aforesaid meeting, and that the order would be introduced and considered for adoption at the meeting, and each of the officers and members consented, in advance, to the holding of the meeting for such purpose; the meeting was open to the public as required by law; and public notice of the time, place, and subject of the meeting was given as required by Chapter 551, Texas Government Code, and Section 49.063, Texas Water Code.

SIGNED AND SEALED on October 10, 2019.

(SEAL)

Secretary, Board of Directors

ORDER ESTABLISHING A RECORDS MANAGEMENT PROGRAM
AND
DESIGNATING A RECORDS MANAGEMENT OFFICER

WHEREAS, Section 201 et. seq., of the Texas Local Government Code (the "Code") provides that a local unit of government must establish by Order an active and continuing Records Management Program to be administered by a Records Management Officer; and

WHEREAS, Hobby Area District, (the "District"), is a local unit of government, within the meaning of the Code; and

WHEREAS, the District has previously designated the District's office at 8121 Broadway, Suite 199, Houston, Texas, 77061 as its official office; and

WHEREAS, the District desires to adopt an Order for the purpose of complying with the Code and to prescribe policies and procedures consistent with the Code for the effective and efficient permanent retention of all District records; Now, therefore,

BE IT ORDERED BY THE BOARD OF DIRECTORS OF HOBBY AREA DISTRICT THAT:

Section 1. All documents, papers, letters, books, maps, photographs, sound or video recordings, microfilm, magnetic tape, electronic media, or other information recording medium, regardless of physical form or characteristic and regardless of whether public access to it is open or restricted under the laws of the State of Texas, created or received by the District or any of its officers, employees or consultants pursuant to law or in the transaction of public business ("Records") are hereby declared to be the records of the District and shall be created, maintained, and disposed of in accordance with the provisions of this Order or procedures authorized by it and in no other manner.

Section 2. All Records are hereby declared to be the property of the District, and as such are public. No district official, employee or consultant has, by virtue of his or her position, any personal or property right to such Records even though he or she may have developed, compiled or maintained them. The unauthorized destruction, removal from files, or use of such records is prohibited.

Section 3. The District's Manager of Administration and Support Services, shall serve as Records Management Officer for the District. As provided by state law, each Manager of Administration and Support Services hired by the District shall be deemed to be the District's Records Management Officer. The District shall file the designation with the Director and Librarian of the Texas State Library within 30 days of the initial designation or of taking up the office, as applicable.

Section 4. It is the duty of the Records Management Officer to adequately protect the records of the District and to properly preserve the records of the District.

Section 5. Pursuant to §203.041(g) of the Code, the District intends to retain all records permanently and, therefore, it is not required to submit a Records Control Schedule to the Director and Librarian of the Texas State Library.

Section 6. All District officers, employees, and consultants who develop, compile or temporarily maintain District Records shall forward all Records to the Records Management Officer, as soon as practicable.

Section 7. The District's Records Management Officer is to work with the District's officers, employees, and consultants to assure that all District Records are retained permanently.

Section 8. A certified copy of this Order shall constitute as the District's Records Management Program and the designation of the District's Manager of Administration and Support Services as its Records Management Officer which is to be filed with the Director and Librarian of the Texas State Library.

Section 9. The District's Records Management Officer is authorized and directed to do any and all things necessary and proper to carry out this Order and any other duties required by the Records Management Officer under state law.

Section 10. The District's Records Management Program and the designation of the District's Manager of Administration and Support Services as its Records Management Officer is effective as set forth below.

[EXECUTION PAGE FOLLOWS]

PASSED AND APPROVED on October 10, 2019

HOBBY AREA DISTRICT

Chairman, Board of Directors

ATTEST:

Secretary, Board of Directors

(SEAL)

Texas State Library and Archives Commission

MODEL ORDER OR ORDINANCE

WHEREAS, Title 6, Subtitle C, Local Government Code (Local Government Records Act), provides that each local government must establish an active and continuing records management program; and

WHEREAS, the [name of government] desires to adopt a plan for that purpose and to prescribe policies and procedures consistent with the Local Government Records Act and in the interests of cost-effective and efficient recordkeeping; **NOW THEREFORE:**

SECTION 1. DEFINITION OF RECORDS OF THE [NAME OF GOVERNMENT]. All documents, papers, letters, books, maps, photographs, sound or video recordings, microfilm, magnetic tape, electronic media, or other information recording media, regardless of physical form or characteristic and regardless of whether public access to it is open or restricted under the laws of the state, created or received by the [name of government] or any of its officers or employees pursuant to law or in the transaction of public business are hereby declared to be the records of the [name of government] and shall be created, maintained, and disposed of in accordance with the provisions of this ordinance or procedures authorized by it and in no other manner.

SECTION 2. RECORDS DECLARED PUBLIC PROPERTY. All records as defined in Sec. 1 of this plan are hereby declared to be the property of the [name of government]. No official or employee of the [name of government] has, by virtue of his or her position, any personal or property right to such records even though he or she may have developed or compiled them. The unauthorized destruction, removal from files, or use of such records is prohibited.

SECTION 3. POLICY. It is hereby declared to be the policy of the [name of government] to provide for efficient, economical, and effective controls over the creation, distribution, organization, maintenance, use, and disposition of all records of this office through a comprehensive system of integrated procedures for the management of records from their creation to their ultimate disposition, consistent with the requirements of the Local Government Records Act and accepted records management practice.

SECTION 4. RECORDS MANAGEMENT OFFICER. The [name of person or title of officer who will serve as records management officer] will serve as records management officer for the [name of government] as provided by law and will ensure that the maintenance, destruction, electronic storage, or other disposition of the records of this office are carried out in accordance with the requirements of the Local Government Records Act.

SECTION 5. RECORDS CONTROL SCHEDULES. Appropriate records control schedules issued by the Texas State Library and Archives Commission shall be adopted by the records management officer for use in [name of government], as provided by law. Any destruction of records of the [name of government] will be in accordance with these schedules and the Local Government Records Act.

Texas State Library and Archives Commission

MODEL ORDER OR ORDINANCE

WHEREAS, Title 6, Subtitle C, Local Government Code (Local Government Records Act), provides that each local government must establish an active and continuing records management program; and

WHEREAS, the Hobby Area Management District desires to adopt a plan for that purpose and to prescribe policies and procedures consistent with the Local Government Records Act and in the interests of cost-effective and efficient recordkeeping; **NOW THEREFORE:**

SECTION 1. DEFINITION OF RECORDS OF THE HOBBY AREA MANAGEMENT DISTRICT. All documents, papers, letters, books, maps, photographs, sound or video recordings, microfilm, magnetic tape, electronic media, or other information recording media, regardless of physical form or characteristic and regardless of whether public access to it is open or restricted under the laws of the state, created or received by the Hobby Area Management District or any of its officers or employees pursuant to law or in the transaction of public business are hereby declared to be the records of the Hobby Area Management District and shall be created, maintained, and disposed of in accordance with the provisions of this ordinance or procedures authorized by it and in no other manner.

SECTION 2. RECORDS DECLARED PUBLIC PROPERTY. All records as defined in Sec. 1 of this plan are hereby declared to be the property of the Hobby Area Management District. No official or employee of the Hobby Area Management District has, by virtue of his or her position, any personal or property right to such records even though he or she may have developed or compiled them. The unauthorized destruction, removal from files, or use of such records is prohibited.

SECTION 3. POLICY. It is hereby declared to be the policy of the [name of government] to provide for efficient, economical, and effective controls over the creation, distribution, organization, maintenance, use, and disposition of all records of this office through a comprehensive system of integrated procedures for the management of records from their creation to their ultimate disposition, consistent with the requirements of the Local Government Records Act and accepted records management practice.

SECTION 4. RECORDS MANAGEMENT OFFICER. The [name of person or title of officer who will serve as records management officer] will serve as records management officer for the Hobby Area Management District as provided

by law and will ensure that the maintenance, destruction, electronic storage, or other disposition of the records of this office are carried out in accordance with the requirements of the Local Government Records Act.

SECTION 5. RECORDS CONTROL SCHEDULES. Appropriate records control schedules issued by the Texas State Library and Archives Commission shall be adopted by the records management officer for use in Hobby Area Management District, as provided by law. Any destruction of records of the Hobby Area Management District will be in accordance with these schedules and the Local Government Records Act.

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

- 7. Authorize a public hearing on the Supplemental Assessment Roll.**

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

8. **Approve notice by first class mail of public hearing to consider advisability of supplementing assessment roll.**

NOTICE OF PUBLIC HEARING OF HOBBY AREA DISTRICT
TO CONSIDER ADVISABILITY OF SUPPLEMENTING ASSESSMENT ROLL

Hobby Area District, formerly known as Harris County Improvement District No. 9 (the "District"), has provided and proposes to continue to provide services and improvements to the Hobby Airport area of the City of Houston, Texas, as authorized by Chapter 375, Texas Local Government Code and Chapter 3859, Texas Special District Local Laws Code. Such services include: (i) security and public safety; (ii) business development; (iii) transportation planning; (iv) visual improvements and cultural promotion; and (v) administration, as further described in the District's Service and Improvement Plan and Assessment Plan (the "Plan").

The cost of the services to be provided is estimated to average \$1,440,958 annually and \$14,409,580 over the period of the Plan. The Board of Directors of the District has levied an assessment for the period of 2014-2023. Assessments are levied in accordance with the Plan.

The District proposes to supplement its assessment roll to add new improvements under construction on January 1, 2019, or constructed in the District after January 1, 2018, and land and improvements omitted from the District's current assessment roll.

All residents and property owners within the District and all other interested persons are hereby invited to appear in person, or by their attorney, 10:00 a.m. on Tuesday, October 29, 2019, at 8121 Broadway St., Suite 199, Houston, TX 77061, and contend for or contest the assessment plans of the District and each proposed assessment, and offer testimony pertinent to any issue presented on the amount of the assessments, purpose of the assessments, special benefits of the assessments, and the penalties and interest on delinquent assessments.

For further information, please call the District's Manager, Administration and Support Services, Pamela Guerra, at (832) 982-2048.

<p style="text-align: center;">NOTICE OF PUBLIC HEARING OF HOBBY AREA DISTRICT TO CONSIDER ADVISABILITY OF SUPPLEMENTING ASSESSMENT ROLL</p>
--

DATE: Tuesday, October 29, 2019
TIME: 10:00 a.m.
PLACE: Hobby Area District office
8121 Broadway St., Suite 199
Houston, TX 77061

GENERAL NATURE OF THE PROPOSED IMPROVEMENTS AND SERVICES:

Hobby Area District, formerly known as Harris County Improvement District No. 9 (the "District"), has provided and proposes to continue to provide services and improvements to the Hobby Airport area of the City of Houston, Texas, as authorized by Chapter 375, Texas Local Government Code and Chapter 3859, Texas Special District Local Laws Code. Such services include: (i) security and public safety; (ii) business development; (iii) transportation planning; (iv) visual improvements and cultural promotion; and (v) administration, as further described in the District's Service and Improvement Plan and Assessment Plan (the "Plan").

ESTIMATED COST OF THE PROPOSED SERVICES AND IMPROVEMENTS:

\$1,440,958 annually and \$14,409,580 over the period of the Plan.

METHOD OF ASSESSMENT:

The Board of Directors of the District has levied an assessment for the ten-year period of 2014-2023. Assessments are levied in accordance with the Plan.

SUPPLEMENT TO THE DISTRICT'S ASSESSMENT ROLL:

The District proposes to supplement its assessment roll to add new improvements under construction on January 1, 2019, or constructed in the District after January 1, 2018, and land and improvements omitted from the District's current assessment roll.

You are receiving this notice because the District believes that you own (i) a new improvement or (ii) land and improvements omitted from the District's current assessment roll, that ought to be added to the District's assessment roll.

All residents and property owners within the District and all other interested persons are hereby invited to appear in person, or by their attorney, at 10:00 a.m. on Tuesday, October 29, 2019, at the Hobby Area District office, 8121 Broadway St., Suite 199, Houston, TX 77061, and contend for or contest the assessment plans of the District and each proposed assessment, and offer testimony pertinent to any issue presented on the amount of the assessments, purpose of the assessments, special benefits of the assessments, and the penalties and interest on delinquent assessments.

For further information, please call the District's Manager, Administration and Support Services, Pamela Guerra, at (832) 982-2048.

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

- 9. Appoint Hearing Examiner to conduct hearing on the Supplemental Assessment Roll.**

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

10. Budget for fiscal year ending December 31, 2020.

FY 2018_FY 2019_FY 2020 BUDGET

	FY 2017 Budget	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	Change
Income- M&O SOURCES OF FUNDS					
4000 District Assessments	1,825,614	1,882,401	1,900,000	1,900,000	0
4010 Penalty & Interest Revenue	36,000	36,000	25,000	36,000	11,000
4020 Overpayments	66,000	66,000	67,000	67,000	0
4030 Assessment Refunds	(66,500)	(66,500)	(68,000)	(68,000)	0
4050 Grant and Donations	0	0	0	0	0
4060 Interest Revenue	4,500	4,500	15,000	20,000	5,000
4065 Non-Income Funds		557,432	0	0	0
Scenic Houston		357,432	0	0	0
METRO Reimbursement		200,000	7,500	0	(7,500)
Total Income	1,865,614	2,479,833	1,946,500	1,955,000	8,500
	FY 2017 Budget	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	Change
Expense- M&O USES OF FUNDS					
Public Safety					
6010 Contract Public Safety	219,024	230,000	275,000	302,500	27,500
6012 Site Specific High Density Patrols (Hot Spots)	91,520	100,000	25,000	65,000	40,000
6014 Special Operations (HPD Crime Initiative)	40,000	10,000	10,000	120,000	110,000
6015 Apartment Life Initiatives-RCR	25,000	20,000	20,000	20,000	0
6020 Mobile Cameras	81,000	83,430	10,000	30,560	20,560
6025 Nuisance Abatement/Code Enforcement Program	0	15,000	15,000	15,000	0
6035 Graffiti Abatement	35,000	35,000	37,500	37,500	0
6037 Public Safety Programs		2,500	4,000	4,000	0
6040 Staff Allocation	72,825	108,045	187,927	0	(187,927)
Total Public Safety	564,369	603,975	584,427	594,560	(19,548)
	FY 2017 Budget	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	Change
Community Development					
6051 Community Enhancement Programs	240,000	81,000	81,000	81,000	0
6053 Field Services Vehicle	0	0	39,750	11,200	(28,550)
6050 Porter Service	150,000	163,000	165,000	165,000	0
6052 Corridor and ROW Maintenance	140,000	315,000	365,000	415,000	50,000
6054 Street Sweeping	75,000	75,000	86,000	86,000	0
8063 Esplanade/Roadway Enhancement	50,000	50,000	50,000	50,000	0
8065 METRO Bus Shelter Maintenance	400,000	569,287	145,750	22,000	(123,750)
8074 Streetscape Accessories	35,000	6,400	7,000	7,000	0
8055 Project/Contract Management - Consultant	200,000	125,000	105,000	125,000	20,000
6055 Staff Allocation	52,318	79,205	141,337	0	(141,337)
Total Community Development	1,342,318	1,463,892	1,185,837	962,200	(223,637)
	FY 2017 Budget	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	Change
Economic Development					
6060 Economic Development Programs	90,000	90,000	108,800	100,000	(8,800)
8050 Eco Devo Strategic Plan	25,000	72,500	0	0	0
8053 Market Feasibility Study (Bellfort Station)	50,000	300,000	100,000	100,000	0
6080 Staff Allocation	90,426	107,985	134,206	0	(134,206)
Total Economic Development	255,426	570,485	343,006	200,000	(143,006)
	FY 2017 Budget	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	Change
Communications, Public Affairs, Marketing					
6068 CPA&M Programs	0	22,000	20,200	10,000	(10,200)
6065 Events	20,000	35,500	35,000	36,500	1,500
6070 Creative Support	45,000	52,500	62,500	107,500	45,000
6075 Marketing Mtls & Promo Items	50,000	50,000	50,000	50,000	0
6235 Hobby Area Improvement Corporation	50,000	50,000	50,000	50,000	0
6078 Advertisement	0	125,000	125,000	125,000	0
6080 Staff Allocation	99,469	110,479	148,284	0	(148,284)
Total Communications, Public Affairs, Marketing	264,469	445,479	490,984	379,000	(111,984)

FY 2018_FY 2019_FY 2020 BUDGET

Administration	FY 2017 Budget	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	Change
6112 Administration Programs	0	15,990	10,240	7,815	(2,425)
6110 Staff Allocation	117,528	117,333	129,954	0	(129,954)
6115 Meeting Expenses	16,500	21,500	21,500	24,000	2,500
6120 Reimbursable Expenses	15,000	15,000	15,000	16,500	1,500
6125 Postage	280	280	500	550	50
6130 Office Supplies	7,500	7,500	7,500	10,000	2,500
6135 Public/Legal Notices	1,500	1,400	1,700	1,700	0
6140 Legal Services	47,500	47,500	47,500	55,000	7,500
6145 Audit Services	7,550	12,500	19,600	45,000	25,400
6150 Bookkeeping	9,000	10,500	10,500	12,000	1,500
6155 Assessment Billing	32,500	35,000	35,000	38,500	3,500
6160 Assessment Database Mgmt.	3,600	4,000	4,000	4,400	400
6165 Office Equipment	30,000	15,000	15,000	15,000	0
6170 Insurance	2,500	20,000	7,500	15,000	7,500
6172 Office Lease	25,800	30,000	30,000	40,000	10,000
6173 Communication & Technologies	25,000	24,950	28,950	34,350	5,400
6175 Other (Ex. Bank Wire Transaction Fees)	750	750	300	1,500	1,200
Employee Payroll & Benefits					
6180 Gross Wages				TBD	
6181 Payroll Taxes				TBD	
6182 Payroll Sevices				TBD	
6183 Health Insurance				TBD	
6184 Retirement Funds				TBD	
Total Administration	342,508	379,203	384,744	321,315	(63,429)
Total M&O USES OF FUNDS	2,769,090	3,463,034	2,988,998	2,457,075	(531,923)
M&O USES OF FUNDS	FY 2017 Budget	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	
Total Projected Revenue and Reimbursements	2,479,833	2,517,715	1,946,500		-100.0%
Total M&O Uses of Funds	3,475,134	3,463,034	2,985,398		-100.0%
Prior Year Reserves	1,511,104	1,511,104	1,335,142		-100.0%
Projected Year End Cash Reserves	515,803	565,785	296,244	0	
Budget Distribution	\$ Amount	\$ Amount	\$ Amount	\$ Amount	% Share
Public Safety	603,975	603,975	584,427	594,560	24.2%
Community Development	1,538,892	1,463,892	1,185,837	962,200	39.2%
Economic Development	582,485	570,485	343,006	200,000	8.1%
Communications, Public Affairs, Marketing	370,479	445,479	490,984	379,000	15.4%
Administration	379,303	379,203	384,744	321,315	13.1%
	3,475,134	3,463,034	2,988,998	2,457,075	

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

- 11. Review and Approve Service Agreement with OneFootOver for marketing and social media services.**

SERVICE AGREEMENT

This Service Agreement (this "Agreement") is entered into on October 10, 2019 (the "Effective Date") by and between HOBBY AREA DISTRICT, a conservation and reclamation district and a body politic and a political subdivision of the State of Texas, created under the authority of Article XVI, Section 59 of the Texas Constitution and operating under and governed by the provisions of Chapters 49 and 54, Texas Water Code, as amended (the "Owner"), and Vietbino, LLC dba One Foot Over (the "Contractor").

RECITALS

WHEREAS, the Owner has determined it is in the Owner's best interest to engage a professional service provider for the services described herein; and

WHEREAS, the Parties have read and understood the terms and provisions set forth in this Agreement and have been afforded a reasonable opportunity to review this Agreement with their respective legal counsel;

NOW, THEREFORE, in consideration of the premises, mutual promises, covenants, obligations and benefits herein contained, the Owner and Contractor agree as follows:

I. SERVICES

Section 1.01. Services. Contractor shall perform marketing and social media services (the "Services") for the Owner as authorized from time to time by written task orders ("Task Orders") approved by Owner's Board of Directors (the "Board"), and Contractor shall be compensated for such Services as approved by the Board. Contractor may not deviate from approved Services without the prior written consent of the Board. Task Orders shall be evidenced by a written proposal or service order, which shall include the Services to be performed, the location, and the fees. Currently approved Task Orders are attached hereto as Exhibit A. Each Task Order shall be added as another exhibit to this Agreement, signed and dated by Owner and Contractor. The exhibits added shall be sequenced in alphabetical order beginning with Exhibit B and shall be dated when approved by the Board. All fees described in the Task Orders shall include charges for labor, materials, insurance, equipment and any other items required to perform the work in the Services. The terms of this Agreement shall supersede any standard or preprinted terms appearing on the face or reverse side of any task order.

II. COMPENSATION

Section 2.01. Payment for Services. Contractor shall submit a detailed monthly invoice (together with any back-up documentation requested by the Owner) indicating the Services performed for that month under the terms of this Agreement. Contractor shall submit detailed invoices to the Owner's bookkeeper:

Roland, Fry & Co., PC
Email: jroland@houston-cpas.com

With a copy to:

Pamela Guerra
pguerra@hadistrict.org

Payment shall be made within forty-five (45) days of the approval of Contractor's invoice by the Owner. Interest shall not be paid on service invoices.

Contractor agrees that upon completion of the work called for hereunder, it will furnish the Owner with proof, satisfactory to the Owner, that all labor, material and equipment for which Contractor has been paid, have been satisfied and paid, unless the Owner waives such proof. Upon furnishing such proof, or waiver thereof, the amount billed by Contractor will be reviewed by the Owner for approval and all undisputed amounts shall be paid to Contractor in accordance with this Section.

III. GENERAL CONDITIONS

Section 3.01. Contractor's Duties. Contractor covenants with the Owner to furnish its best skill and judgment in performing the Services for the Owner. Contractor agrees to furnish efficient business administration and superintendence and to use its best efforts to perform the Services in the most expeditious and economical manner. Contractor agrees to abide by all relevant laws applicable to the Services. Contractor agrees to exercise reasonable diligence in performing the Services, using the degree of care and skill that a prudent person and company in the same or similar profession would use.

Section 3.02. Relationship of Owner and Contractor. Contractor has been retained by the Owner for the sole purpose and to the extent set forth in this Agreement. It is understood and agreed that all work so done by Contractor shall meet with Owner approval, but that the detailed manner and method of performing the Services shall be under the control of Contractor. Contractor's relationship to the Owner during the term of this Agreement is that of an independent contractor. The relationship between the Owner and Contractor is not exclusive.

Section 3.03. Insurance. Before commencing any work hereunder, Contractor shall furnish certificates of its insurance and copies of any required endorsements to the Owner evidencing the following insurance coverage, which coverage shall be maintained throughout the term of this Agreement. Certified copies of each policy shall be furnished to the Owner upon the Owner's request. Contractor shall not violate or knowingly permit to be violated any condition of the insurance policies required by this Agreement. Nothing contained in this Section shall limit or waive Contractor's legal or contractual responsibilities to the Owner or others. Cancellation or expiration of any of said insurance policies shall not preclude the Owner from recovery thereunder for any liability arising under this Agreement.

Contractor shall obtain the following insurance from companies having a Best's rating of B+/VII or better and licensed to transact business in the State of Texas:

- A. Workers' Compensation Insurance covering liability arising out of Contractor's employment of workers and anyone for whom the employer may be liable for workers' compensation claims at limits as imposed by statute. Workers' compensation insurance is required, and no alternative forms of insurance shall be permitted.
- B. Employer's Liability Insurance Limitations with limits of not less than \$500,000.
- C. Commercial General Liability Insurance with limits not less than:
 - 1. Each occurrence - \$1,000,000
 - 2. General aggregate - \$2,000,000
 - 3. Products-Completed Operations Aggregate - \$2,000,000
 - 4. Personal & Advertising Injury - \$1,000,000
- D. Comprehensive Automobile Liability Insurance with limits not less than \$1,000,000 (combined).
- E. Excess Liability: \$2,000,000/\$2,000,000.
- F. Cyber Liability insurance with limits not less than \$500,000 each claim/aggregate. The cyber liability insurance shall include coverage for regulatory violations and copyright infringement.

Contractor's insurance shall include the following endorsements:

- A. The Owner and the Owner's agents and employees shall be added as additional insureds to all coverage required under this Agreement for all liability arising out of Contractor's work under this Agreement, except for workers' compensation insurance, as to the full limits of liability provided by each insurance policy (including limits greater than the minimum limits required herein).
- B. All required insurance shall be endorsed to provide that coverages afforded under the policy will not be canceled or modified without at least seven (7) days prior written notice to the Owner. Renewal certificates shall be

provided at least thirty (30) days prior to the termination date of the current certificates of insurance during the term of this Agreement.

- C. Inasmuch as Owner and Contractor intend that all of Contractor's insured loss and liabilities fall upon Contractor's insurers, without recourse against Owner, Contractor agrees to cause all of its policies of insurance maintained in force or procured by Contractor to provide, if necessary by endorsement, that each such insurer fully waives subrogation against the Owner and its agents and employees.
- D. All of the aforesaid policies shall be endorsed to provide that the coverage provided to the Owner as an additional insured will be on a primary basis, and not in excess of other insurance coverage available to the Owner, and that neither Contractor nor its insurer will seek contribution or recovery from the Owner or such other insurance available to the Owner.
- E. Contractor shall cause its subcontractors, including all persons hired by Contractor who are not Contractor's employees, who perform any part of the work hereunder, to be added as additional insureds to all coverage required under this Agreement, as to the full limits of liability provided by each insurance policy (including limits greater than the minimum limits required herein).

Section 3.04. Indemnification.

TO THE FULLEST EXTENT PERMITTED BY LAW, THE CONTRACTOR, FOR ITSELF AND ITS SUCCESSORS AND ASSIGNS, AGREES TO DEFEND, INDEMNIFY AND HOLD HARMLESS THE OWNER AND ITS OFFICERS, DIRECTORS, REPRESENTATIVES, AND AGENTS, FROM EVERY LOSS, DAMAGE, INJURY, COST, EXPENSE, CLAIM, JUDGMENT, OR LIABILITY OF EVERY KIND OR CHARACTER (INCLUDING SPECIFICALLY ATTORNEYS' FEES, COURT COSTS AND OTHER EXPENSES INCURRED IN ENFORCING THIS INDEMNITY PROVISION), WHETHER IN CONTRACT, TORT, OR OTHERWISE, WHICH ARISES DIRECTLY OR INDIRECTLY FROM THE CONTRACTOR'S WILLFUL, INTENTIONAL, RECKLESS OR NEGLIGENT (WHETHER ACTIVE, PASSIVE, OR GROSS) ACTS OR OMISSIONS RELATED TO OR ARISING FROM THIS AGREEMENT. THIS INDEMNITY AND HOLD HARMLESS PROVISION WILL APPLY WHETHER SUCH ACTS OR OMISSIONS ARE CONDUCTED BY THE CONTRACTOR OR ANY SUBCONTRACTOR OR AGENT OF THE CONTRACTOR.

THIS INDEMNITY AGREEMENT IS INTENDED TO MEET THE TEXAS "EXPRESS NEGLIGENCE RULE" BECAUSE CONTRACTOR AGREES THAT IT APPLIES AND IS ENFORCEABLE EVEN AS TO LOSSES, DAMAGES, INJURIES, EXPENSES, CLAIMS, CAUSES OF ACTION, JUDGMENTS OR LIABILITIES JOINTLY OR CONCURRENTLY CAUSED BY THE NEGLIGENCE OR OTHER FAULT OF THE OWNER. THE TERM "FAULT" IN THE PREVIOUS SENTENCE INCLUDES THE VIOLATION OR BREACH BY THE OWNER OF ANY COMMON

LAW DUTY, ANY TERM OF THIS CONTRACT, OR ANY STATUTE OR REGULATION.

THIS INDEMNIFICATION OBLIGATION IS IN ADDITION TO ALL OTHER LEGAL, EQUITABLE, OR INDEMNIFICATION REMEDIES AVAILABLE TO THE OWNER. THIS INDEMNIFICATION OBLIGATION SURVIVES THE TERMINATION OR EXPIRATION OF THIS CONTRACT.

CONTRACTOR DOES HEREBY WAIVE, RELEASE AND FOREVER RELINQUISH AND DISCHARGE THE OWNER FROM ALL OF CONTRACTOR'S CAUSES OF ACTION ARISING FROM BODILY INJURY OR DEATH OR DAMAGE TO ANY PROPERTY ARISING OUT OF THE WORK, REGARDLESS OF WHETHER THE INJURY OR DAMAGE IS CAUSED IN FULL OR IN PART BY THE NEGLIGENCE OR OTHER FAULT OF THE OWNER.

Section 3.05. Term and Termination. This Agreement shall expire on October 10, 2020, and thereafter automatically renew for successive one-year periods until terminated as provided herein. Following the initial term, either party may terminate this Agreement at any time, without cause, upon sixty (60) days written notice to the other party. Contractor shall not be entitled to any payment or further payment other than for work performed or material, equipment, or supplies furnished prior to such termination. The Owner does not waive any other remedy allowed under Texas law.

Section 3.06. Agreement Controls. To the extent that there is any inconsistency between the provisions of this Agreement and any attachments or exhibits hereto, the terms of this Agreement shall control.

Section 3.07. Regulatory Requirements. All work will be done in strict compliance with all applicable city, county, state and federal rules, regulations and laws and any codes which may apply to the Services being provided. Contractor will obtain all permits and licenses required to perform the Services and will be responsible for securing inspections and approvals of its work from any authority having jurisdiction over Contractor's Services.

Section 3.08. Safety and Health Standards. Contractor shall observe and comply with all applicable federal, state and local health and safety laws and regulations.

Section 3.09. Inspection. The Owner and its duly authorized representatives shall have the right to inspect all Services being performed hereunder at any time. Contractor agrees to maintain adequate books, payrolls and records satisfactory to the Owner in connection with any and all Services performed hereunder and to maintain such books, payrolls and records for at least four years. The Owner and its duly authorized representatives shall have the right to audit such books, payrolls and records at any reasonable time or times.

Section 3.10. Warranty. In addition to other common law and statutory warranties, whether implied or express, Contractor's warranty applies to materials, parts, labor and workmanship for one (1) year from the date of completion of the Project. Contractor shall transfer all manufacturers' warranties to the Owner.

Section 3.11. Assignability. Contractor shall not assign its rights or obligations or any sum that may accrue to it hereunder without the written consent of the Owner, which shall be granted or denied in the Owner's sole discretion.

Section 3.12. Modifications. This Agreement shall be subject to amendment, change or modification only with the prior mutual written consent of the Owner and Contractor, except to add any future exhibits pursuant to Section 1.01.

Section 3.13. Force Majeure. In the event either party to this Agreement is rendered unable, wholly or in part, by force majeure including an act of God; strikes; lockouts, or other industrial disturbances; acts of the public enemy; orders of any kind of government of the United States or the State of Texas or any civil or military authority (other than a party to this Agreement); insurrections; riots; epidemics; landslides; lightning; earthquakes; fires; hurricanes; storms; floods; droughts; arrests; civil disturbances; explosions; or other inability similar to those enumerated; to carry out its obligations under this Agreement, it is agreed that party shall give written notice of such act to the other party as soon as possible after the occurrence of the cause relied on and shall, thereafter, be relieved of its obligations, so far as they are affected by such act, during the continuance of any inability so caused, but for no longer.

Section 3.14. Agreement Subject to Applicable Law. This Agreement and the obligations of the parties hereunder are subject to all rules, regulations and laws which may be applicable by the United States, the State of Texas or any regulatory agency having jurisdiction.

Section 3.15. Governing Law. This Agreement is governed in accordance with the laws of the State of Texas and shall be enforceable in the county in which the Owner is located.

Section 3.16. Waiver. No waiver or waivers of any breach or default by a party hereto of any term, covenant or condition or liability hereunder of performance by the other party of any duty or obligation hereunder will be deemed a waiver thereof in the future, nor will any such waiver or waivers be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, character or description, under any circumstances.

Section 3.17. Intended Beneficiaries. This Agreement is for the sole and exclusive benefit of the Owner and Contractor and will not be construed to confer any benefit upon any other party.

Section 3.18. Severability. The provisions of this Agreement are severable, and if any provision or part of this Agreement or the application thereof to any person or circumstance is ever held by any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Agreement and the application of such provision or part of this Agreement to other persons or circumstances will not be affected hereby.

Section 3.19. House Bill 89 Verification. By signing and entering into this Agreement, Contractor verifies that it does not boycott Israel and will not boycott Israel during the term of this Agreement.

ARTICLE IV. INTELLECTUAL PROPERTY RIGHTS

Section 4.01. Definitions. The following terms are defined as stated below:

“Client Materials” means any documents, data, know-how, methodologies, software and other materials provided to Contractor by Owner including logo, collateral, and relevant organizational information), whether in hard copy, digital format, or on-line.

“Deliverables” means all work product, including digital and print format, designs, data, analysis, and other materials that are delivered to Owner hereunder or prepared by or on behalf of Contractor in the course of performing the Services, including any items identified as such in a Task Order.

“Intellectual Property Rights” means all (a) patents, patent disclosures and inventions (whether patentable or not); (b) trademarks, service marks, trade dress, trade names, logos, corporate names and domain names, together with all of the goodwill associated therewith; (c) copyrights and copyrightable works (including computer programs), mask works, and rights in data and databases; (d) trade secrets, know-how and other confidential information; and (e) all other intellectual property rights, in each case whether registered or unregistered and including all applications for, and renewals or extensions of, such rights, and all similar or equivalent rights or forms of protection in any part of the world.

“Pre-Existing Materials” means all documents, data, know-how, methodologies, software, tools, and other materials, including computer programs, reports and specifications, provided by or used by Contractor in connection with performing the Services, in each case developed or acquired by Contractor prior to the commencement or independently of this Agreement or developed concurrently with providing the Services in order to aid or effect the provision of Services or production of Deliverables

Section 4.02. Ownership of Deliverables. Except as set forth in Section 4.04, Owner is, and shall be, the sole and exclusive owner of all right, title and interest in and to the Deliverables, including all Intellectual Property Rights therein. Contractor agrees with respect to any Deliverables that may qualify as “work made for hire” as defined in 17 U.S.C. §101, that such Deliverables are deemed a “work made for hire” for Owner. To the extent that any of the Deliverables do not constitute a “work made for hire,” Contractor assigns to Owner, in each case without additional consideration, all right, title and interest throughout the world in and to the Deliverables, including all Intellectual Property Rights therein.

Section 4.03. Cooperation. Upon the reasonable request of Owner, Contractor shall promptly take action, including execution and delivery of all appropriate instruments of conveyance, as may be reasonably necessary to assist Owner to prosecute, register, perfect or record its rights in or to any Deliverables. Contractor does not agree to indemnify or defend Owner in any legal or other proceeding in connection with the enforcement of Owner’s rights against a third party.

Section 4.04. Ownership of Pre-Existing Materials. Contractor and its licensors are, and shall remain, the sole and exclusive owners of all right, title and interest in and to the Pre-Existing Materials, including all Intellectual Property Rights therein. Contractor hereby grants Owner a limited, irrevocable, perpetual, fully paid-up, royalty-free, non-transferable (except in accordance with the assignment of this Agreement), non-sub-licensable, worldwide license to any Pre-Existing Materials to the extent incorporated in, combined with or otherwise necessary for the use of the Deliverables to the extent reasonably required in connection with Owner’s receipt or use of the Services and Deliverables. All other rights in and to the Pre-Existing Materials are expressly reserved by Contractor.

Section 4.05. Ownership of Client Materials. Owner and its licensors are, and shall remain, the sole and exclusive owner of all right, title and interest in and to the Client Materials, including all Intellectual Property Rights therein. Contractor shall have no right or license to use any Client Materials except solely during the Term of the Agreement to the extent necessary to provide the Services to Owner. All other rights in and to the Client Materials are expressly reserved by Owner.

Section 4.06. Notwithstanding anything to the contrary herein, Owner agrees that Contractor may use: (a) any Deliverables that are visible to the public or otherwise in the public domain unless Deliverables were not supposed to be visible to the public or otherwise in the public domain; and (b) any other Deliverables on an anonymized basis only, for Contractor’s own marketing purposes.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement in multiple copies, each of equal dignity, as of the date set forth on the first page hereof.

[EXECUTION PAGE FOLLOWS]

HOBBY AREA DISTRICT

Chairman, Board of Directors

ATTEST:

Secretary, Board of Directors

(SEAL)

VIETBINO, LLC dba ONE FOOT OVER

By: _____

Name: _____

Title: _____



HOBBY AREA DISTRICT

Scope of Work

Marketing and Social Media Services

August 5, 2019

Revised August 26, 2019

Offered to: Danny Perkins, Hobby Area District

Prepared by: Hami Arrington, Vietbino, LLC dba One Foot Over

Email: hami@getonefootover.com

Phone: 770 329 3855

Notice of Confidentiality

This document is One Foot Over Proprietary and Confidential Information. Neither this document nor its contents may be revealed or disclosed to unauthorized persons or sent outside the aforementioned institution without prior permission from One Foot Over.

Fees & Costs

This quote is valid for 30 days.

Marketing Services Retainer

Monthly Retainer*	\$5,000
-------------------	---------

*The monthly retainer is subject to 8.25% sales tax, unless you are a tax exempt organization. The monthly retainer includes management of online advertising up to a \$10,000 per month online advertising spend. Should the advertising spend exceed \$10,000 per month, One Foot Over will charge a fee of 10% of the overage for the additional spend the month following the occurrence. For example, if the monthly spend for April is \$12,000, the May invoice will reflect an additional charge of \$200.

Payment Schedule

Monthly Retainer	Net 30
------------------	--------

One Foot Over will send you an initial invoice on receipt of your signature on this Scope of Work. That invoice is due and payable upon receipt, and is a non-refundable retainer.

Subsequent invoices will be sent monthly or in accordance with the payment schedule above, and are due and payable within 45 days of receipt.

Executive Summary

The Hobby Area District is an area of Houston surrounding Hobby Airport. Your long-term vision is focused on transforming the Hobby Area District into a celebrated place where commerce and community thrive.

Currently, you're undergoing a website redesign to better communicate your priorities, vision, and personality. Now you need more hands and more people to keep your efforts going, so you're considering a new marketing partner to join forces with you to reach your goals.

That's where we come in. One Foot Over is a digital marketing agency that creates award-winning, high-powered marketing. We have thousands of hours of experience in the things you need most. We work as an extension of your team, complementing their core competencies and extending your bandwidth.

If you're ready to take your marketing to the next level, we'd love to help you get it there. This proposal outlines what you can expect, but your only real expectation should be one of success.

Goal

The immediate goal is to develop and launch campaigns that drive quality traffic to your new website, generate awareness for district events, and help promote local businesses.

Scope and Deliverables

30-Day Discovery: We begin our engagements with a 30-day discovery period where we dive in and get to know your team and business. We want to understand what marketing activities you have done, what has worked, what hasn't, and where we can have the most impact. At the end of the discovery period, we will have the first 90-day marketing plan ready to implement.

90-Day Sprints: What works today may not work 10 months from now, so we create 90-day sprints in order to build effective strategies that maximize value for you and your potential customers. We work with you to determine the highest priority initiatives for the upcoming quarter, implement changes to achieve your goals, and measure the effectiveness along the way. At the end of the sprint, we review what worked well, what didn't, and what we can adapt or change for the next sprint.

We have created a custom package that we believe meets your current needs.

Top of the Funnel (TOFU) Custom Package

Foundational Marketing		
Monthly Email Newsletter Strategy & Support		✓
Blog Content Strategy & Support	Up to 4 blogs per month	
Online Advertising	As needed	
Social Media		
Social Media Plan & Content Calendar		✓
Social Community Management		✓
Facebook	Up to 4 posts per week	
Twitter	Up to 4 posts per week	
LinkedIn	Up to 4 posts per week	
Instagram	Up to 4 posts per week	
Media Relations		
Media outreach on behalf of Hobby Area District	Up to 4 times per year	
Reporting		
Monthly Reports		✓
Analysis & Optimization Recommendations		✓

Meetings

We'll work with your team to establish a meeting cadence. At the time of this scope of work, we have established the following:

- Quarterly 90-minute sprint meetings
- Every other week 30-minute check-in calls
 - One will be in-person once every other month
- Every other week optional 30-minute check-in calls (in-between weeks)
- Board meetings, as needed

Monthly Email Newsletter Strategy & Support

We will implement a monthly email newsletter that pushes out relevant information to your list via your email system. We'll first create an email template for monthly use and then populate with local happenings for promotion.

Blog Content Strategy & Support

Based on your team's information, our team will create informative blog content to explain what's happening in the Hobby Area District.

Online Advertising

A healthy mix of paid advertising and promotion is essential to getting the word out, and as a Google Partner, we will recommend and implement paid search, display, and social media campaigns as part of the marketing strategy as needed.

Social Media Plan + Content Calendar

With help from your team to keep us in the loop of district happenings and provision of a few photos, we'll build a monthly social media plan and corresponding content calendar using original content. Facebook, Twitter, LinkedIn, and Instagram will each have up to four posts per week. We'll help identify a social media tool that works best for your team and encourages transparency among stakeholders.

Social Community Management

Managing comments, replies, and messages can be a sensitive process at times. We will develop social media guidelines to filter out inappropriate comments, responses for criticism, and humble ways of accepting praise from your fans. We will do our best to monitor activity, but we always recommend an internal team member is involved, as they can answer questions about your organization better than we can outside of standard business hours.

Photos and Video

At least one member of the One Foot Over team will be onsite to take videos/photos and post to social media during these Hobby Area District high profile events:

- State of the District
- HobbyFest
- Bellfort Station Activities (as needed)

Should you need us on site for events outside of the three listed above, we request a minimum of 24 hours notice. We will do our best to be onsite, and rare circumstances, we may not have a team member available.

We'll cover District Business Breakfasts, Evening Socials, local Grand Openings, New Service Plan and Assessment Plan, and other events as needed in coordination with the Hobby Area District team. To support these activities, we will work with your internal team to provide photos. If photos are not needed or available, then we'll create graphics to supplement as a visual element.

Should you need social media support during special circumstances (e.g., crisis communications) outside of normal business hours, One Foot Over will charge \$150 per standby hour.

Media Relations

We'll build a list of Houston media and send outreach on behalf of the district when appropriate—up to four times per year.

Reporting

Monthly Reports: We believe in tracking results for marketing efforts and we believe in full transparency. You'll get monthly reports showing KPIs to show you how everything is performing.

Analysis & Optimization Recommendations: Along with reporting the numbers, we'll also make recommendations as to what to change, when to change them, and why.

While we work on value-based billing model, the scope and deliverables are estimated to be ~25 hours per month, allocated based on the priorities and marketing team needs.

One Foot Over project status reports are available anytime in our project management system.

Scheduled Start Date and Duration of Engagement

This engagement shall start from the date you execute the Service Agreement. This engagement shall run for one year, unless earlier terminated in accordance with the Service Agreement.

Notwithstanding anything to the contrary in this Proposal, any projections regarding start and completion dates for any projects or deliverables are estimates only and subject to change.

General Terms

Goals, objectives, and timelines are essential to successful initial marketing planning and will remain somewhat flexible based on your needs and potential ongoing requirements but shall

not exceed the parameters of the Scope and Deliverables listed above except pursuant to a Change Order issued in accordance with the Terms of Service.

We will work closely with your team to determine the best use of time for the maximum results.

Commitments

We will submit monthly reports to you by the fifth of the following month. Interim Campaign reporting will be submitted within two business days of the client's request.

While we cannot guarantee success, we can improve the probability of it through thoughtful marketing strategy and tactics.

We agree to adhere to all agreed-upon deadlines or provide ample notice if additional time is required for a reasonable reason.

You agree to make sufficient and appropriate Resources (as defined in the Terms of Service) available to us during the project.

You agree that your Client Contact has or can easily obtain any Resources reasonably requested by One Foot Over, and has the authority to make decisions on behalf of your organization and approve direction of the project.

To keep projects on track, we mutually agree to communicate regularly and provide timely feedback (within one business day).

Designated Client Contact

The following client employee shall serve as the primary contact with respect to this Scope of Work and will have the authority to act on behalf of Client with respect to matters pertaining to this Agreement (the "Client Contact"):

Title:	Executive Director or designee
Email:	dperkins@hadistrict.org
Phone number:	(832) 982-2048

If the Client Contact listed above leaves your company or is otherwise unavailable to serve as the Client Contact for two or more weeks, you agree to provide One Foot Over the name and contact information for a replacement or substitute Client Contact.

Acceptance

Your signature below indicates acceptance of this Scope of Work, and agreement to be bound by its terms, beginning on the date of signature.

In the absence of a signature, your initial payment per the terms above will represent acceptance of this proposal, and agreement to be bound by its terms, beginning on the date of payment receipt.

Hobby Area District (“Client”)

Signature

Printed Name

Date

**Vietbino, LLC dba One Foot Over
 (“One Foot Over”)**

Signature

Printed Name

Date



HOBBY AREA DISTRICT

Scope of Work

Marketing and Social Media Services

August 5, 2019

Revised August 26, 2019

Offered to: Danny Perkins, Hobby Area District

Prepared by: Hami Arrington, Vietbino, LLC dba One Foot Over

Email: hami@getonefootover.com

Phone: 770 329 3855

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This quote is valid for 30 days.

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Monthly Retainer*	\$5,000
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*The monthly retainer is subject to 8.25% sales tax, unless you are a tax exempt organization. The monthly retainer includes management of online advertising up to a \$10,000 per month online advertising spend. Should the advertising spend exceed \$10,000 per month, One Foot Over will charge a fee of 10% of the overage for the additional spend the month following the occurrence. For example, if the monthly spend for April is \$12,000, the May invoice will reflect an additional charge of \$200.

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Currently, you're undergoing a website redesign to better communicate your priorities, vision, and personality. Recently you've experienced a turnover in your marketing department and partner. Now you need more hands and more people to keep your efforts going, so you're considering a new marketing partner to join forces with you to reach your goals.

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While we work on value-based billing model, the scope and deliverables are estimated to be ~25 hours per month, allocated based on the priorities and marketing team needs.

One Foot Over project status reports are available anytime in our project management system.

Scheduled Start Date and Duration of Engagement

This engagement shall start from the date you execute this Scope of Work (the "Start Date"). This engagement shall run for one year, unless earlier terminated in accordance with the Terms of Service, thereafter, the engagement term will automatically renew for successive one-year periods.

Notwithstanding anything to the contrary in this Proposal, any projections regarding start and completion dates for any projects or deliverables are estimates only and subject to change.

General Terms

Included in this Scope of Work are the Terms of Service available at <https://getonefootover.com/TOS201906>. These Terms of Service are integrated into this

Scope of Work as if fully set forth below. All terms not defined in this Scope of Work are defined as per the Terms of Service.

Unless a term or condition is specifically identified in this Scope of Work as overriding the Terms of Service, the Terms of Service will control in the event of a conflict between it and this Scope of Work.

By initialing here, you confirm that you have read and agree to be bound by the Terms of Service: _____

Goals, objectives, and timelines are essential to successful initial marketing planning and will remain somewhat flexible based on your needs and potential ongoing requirements but shall not exceed the parameters of the Scope and Deliverables listed above except pursuant to a Change Order issued in accordance with the Terms of Service.

We will work closely with your team to determine the best use of time for the maximum results.

Commitments

We will submit monthly reports to you by the fifth of the following month. Interim Campaign reporting will be submitted within two business days of the client's request.

While we cannot guarantee success, we can improve the probability of it through thoughtful marketing strategy and tactics.

We agree to adhere to all agreed-upon deadlines or provide ample notice if additional time is required for a reasonable reason.

You agree to make sufficient and appropriate Resources (as defined in the Terms of Service) available to us during the project.

You agree that your Client Contact has or can easily obtain any Resources reasonably requested by One Foot Over, and has the authority to make decisions on behalf of your organization and approve direction of the project.

To keep projects on track, we mutually agree to communicate regularly and provide timely feedback (within one business day).

Designated Client Contact

The following client employee shall serve as the primary contact with respect to this Scope of Work and will have the authority to act on behalf of Client with respect to matters pertaining to this Agreement (the "Client Contact"):

Name:

Title:

Email:

Phone number:

If the Client Contact listed above leaves your company or is otherwise unavailable to serve as the Client Contact for two or more weeks, you agree to provide One Foot Over the name and contact information for a replacement or substitute Client Contact.

Draft

Acceptance

Your signature below indicates acceptance of this Scope of Work, and agreement to be bound by its terms, beginning on the date of signature.

In the absence of a signature, your initial payment per the terms above will represent acceptance of this proposal, and agreement to be bound by its terms, beginning on the date of payment receipt.

Hobby Area District (“Client”)

Signature

Printed Name

Date

**Vietbino, LLC dba One Foot Over
 (“One Foot Over”)**

Signature

Printed Name

Date

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

12. Review and Approve contract for cyber security assessment with Arthur Perez.

August 27, 2019

Danny R. Perkins, Chair
Hobby Area Management District
8121 Broadway Street
Houston, Texas 77061

Arthur Perez
4714 Silver Spruce Lane
Friendswood, TX 77546

Mr. Perkins,

This proposal is for a security assessment of the Houston Area Management District's IT systems. The purpose of this assessment is to identify any gaps in security risks and standard practices. I am an IT Infrastructure and Security professional who specializes in this field, I have over 30 years of technical experience. I am currently employed as the Director of IT Operations for Powell Industries, Inc., a publicly traded Manufacturing / ETO Company in the Hobby Area. I would be performing this assessment as a private individual contractor. I often help small to midsize companies and organizations with their system architecture and general IT and Security Consulting.

Purpose:

To perform an initial security technology assessment of the Hobby Area District local office.

Delivery:

Report with detailed recommendations and follow up items from any security issues uncovered from the assessment.

Estimated Time to complete:

3-5 Hours

Rate for Evaluation:

\$ 175 / hour

Prerequisites needed to perform assessment

1. Inventory of hardware and software. (if available)
2. Physical access to PCs, server, and firewall.
3. Administrator passwords for systems.

- a. Admin account for Active Directory
 - b. Local Admin account for PCs.
 - c. Admin account for Firewall and Gateway from the ISP (internet service provider).
 - d. Admin account for wireless routers / access points.
4. List of all Active and Terminated users.

Initial Assessment Steps in order of Priority:

1. Check any missions critical PCs / Laptops
2. Check firewall configuration rules.
3. Check all open ports.
4. Check Server configurations and admin accounts.
5. Check server(s) for malware.
6. Check active and disabled user accounts.
7. Check Remote access systems and VPN account logs.
8. Check email server configuration.
9. Inventory all assets if not available.
10. Operating systems and applications.
11. Account for any PCs / laptops not in the office.
12. Check all PCs for patches and security fixes.
13. Check Backup and recovery processes
14. Check physical security / cameras, etc.
15. Phone systems security. Invoices, etc.

What will not be performed during this assessment?

1. Updates to security software
2. Updates to Firewall unless there is an emergency
3. Configurations updates to servers and / or any PC applications.

If you have any questions, please feel free to contact me.

Thanks

Arthur Perez
arthur_perez@live.com
832-309-6937

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

13. Authorize Holiday Social expenses and engage entertainment.



Contract Agreement #1698

This Contract for the personal services between the two undersigned parties known as Purchaser and Artist/ Management on the engagement described below is made this 11th day of September 2019.

1. **DATE OF ENGAGEMENT:** Thursday, December 12 2019
2. **PLACE OF ENGAGEMENT:** The Houston Club - 910 Louisiana
One Shell Plaza, 49th floor Houston, TX 77002
Venue Information contact: Pamela Guerra: 832.982.2248
3. **TYPE ON ENGAGEMENT:** "Hobby Area District's Holiday Social "
4. **NUMBER OF PERFORMERS:** 6
5. **SCHEDULE:** 6:30 pm -9:00 pm
6. **COMPENSATION AGREED UPON:** \$3,500.00 (Three thousand five hundred dollars)
Overtime rate: N/A
7. **TERMS OF PAYMENTS:** A 50% non - refundable deposit is expected upon signature of this contract in order to secure Artist for the date. Remainder balance shall be paid either on the day of performance prior to the show or by mail the week of the event
8. **REMARKS AND STIPULATIONS:**
 - a. If purchaser decides to cancels this agreement for any reason, deposit will not be refunded.
 - b. Artist performance is subject to conditions beyond their control, e.g.: the detention by accident, strikes, epidemic, acts of God. We'll try to provide another entertainment subject to purchaser approval. Otherwise deposit will be returned to buyer.
 - c. Stage. Purchaser will make arrangements with Venue to provide a stage of, at least, 8ft. x 20ft. x 1ft. A 12ft. x 24ft. x 2ft. is ideal.
 - d. Electrical requirements. Three separate circuits of 20 amps each one.
 - e. Sound check. Artist requests the stage to be set 4 hours before the performance to set up the equipment and make an appropriate sound check.
 - f. Contract must be returned within fifteen (15) days of receipt or it becomes null and void.

PURCHASER

WALTER SUHR & MANGO PUNCHI

X_____

Name
Adress:
Tel:
e-mail:

X_____

Susana Trimmer, Manager
P.O. BOX 820325, Houston TX 77282
Of. (281) 556-6889 Fax (281) 596-9569
Susana@mangopunch.com



INVOICE

Invoice # 1175
September 11th 2019

Attn: Pamela Guerra
Manager, Administration and Support Services/Public Notary
Hobby Area District
8121 Broadway, Suite 199
Houston, TX 77061

Request of 50% deposit for the Hobby Area District's Holiday Social event on Thursday, December 12th 2019 from 6:30 p.m. to 9:00 p.m. at the Houston Club for the total amount of \$3,500.00

Deposit amount due..... \$1,750.00

Balance amount due on December 12th 2019..... \$1,750.00

Punch Productions, Inc.
DBA. Mango Punch!
Fed ID: 76-0383926
P.O. Box 820325
Houston, TX 77282

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

- 14.** Review and Approve Recommendation from the Public Safety Committee, including:
- a. payment of \$30,000 to HPD's Overtime Project;
 - b. contract amendment with SEAL Security; and
 - c. contract with SEAL Security/Zaladium for security cameras.



HOBBY AREA DISTRICT

October 10, 2019

Re:

Houston Police Department ("HPD")

Chief of Police

1200 Travis St. 16th Floor

Houston, TX 77002

Dear Chief Acevedo:

On behalf of the Board of Directors (the "Board") of Hobby Area District (the "District"), I am writing to confirm the Board's authorization at its October 10, 2019, meeting to request \$30,000 in overtime for the remainder of calendar year 2019 for the HPD Crime Initiative Overtime program. We would request for these funds to be focused on the prostitution and homeless encampment epidemic within the Hobby Area District. The explosion of homeless encampments that have proliferated in our area have raised numerous concerns i.e., public safety, panhandling in traffic, health and safety issues related to the lack of sanitary conditions, and the large amounts of trash these encampments generate. These hotspots are particularly located along the under passes of Gulf Freeway from Park Place Blvd and Almeda Genoa Rd.

The Hobby Area District is a major gateway to Houston for anyone traveling from the Hobby Airport and we want to thrive on have a great first impression. Please forward an agreement between the District and HPD that includes HPD's plan to address crime and disorder in the District to my attention.

Sincerely,

Danny Perkins
Chairman, Board of Directors

cc: Council Member Robert Gallegos

8121 BROADWAY, SUITE 199 • HOUSTON, TX 77061 • 832.703.1103

HADISTRICT.ORG



S.E.A.L. Security Solutions, LLC

Info@SealSecurity.com | www.SealSecurity.com

September 9, 2019

Dear Walter Funes

RE: Hobby Area Management District

Good afternoon -

We have always strived to keep our client's prices down and absorb additional cost, therefore we have not asked for any price increases for our service since (2017). However, with the continuing rising cost of fuel, labor, maintenance and insurance; we are now asking our clients for an increase in our hourly rate from \$29.25 an hour \$32.00 an hour. This will help us to continue providing the highest level of security for the District.

S.E.A.L. Security remains committed to delivering outstanding innovation, superior quality and exceptional service levels to our valued partners. I would be happy to meet with you to discuss this in person, please let me know.

We appreciate your continued support and loyalty.

Respectfully submitted,

James Alexander

Chief Operating Officer

S.E.A.L. Security Solutions, LLC

Phone: 1-800-641-4211

Fax: 1-800-281-1044

www.sealsecuritytexas.com (Homeland)

www.sealsecurity.com (International)

Corpus Christi

5526 Leopard St.
Corpus Christi, TX 78408

361.336.0077

TX PSB C15942B

Houston - HQ

1525 Blalock Rd.
Houston, TX 77080

713.979.2388

TX PSB C15942B

San Antonio

1805 Old Perrin Beitel Rd.
San Antonio, TX 78214

713.489.2744

TX PSB C15942A



ZALADIUM

A N A L Y T I C S

Camera System Rental Proposal

Anti-Dumping and Security/Surveillance Camera Systems

Please find herein a proposal for portable anti-dumping camera systems and security/surveillance camera systems for use by the Hobby Area District.

For:
Hobby Area District
Danny Perkins, Chairman of the Board
8121 Broadway St. 199
Houston, TX 77061
832-703-1103

Prepared by:
Michael Tager, Director of Security Services
Zaladium Analytics, LLC
1525 Blalock Rd
Houston, TX 77080
(832) 851-0406

1525 Blalock Rd, Houston, TX 77080
(832) 774-4228
TX PSB # C20262

Below are some details and options for the district:

Our monitored mobile security cameras help prevent theft, illegal dumping, trespassing, burglary of vehicles and businesses as well as other unwanted activities. Our cameras record 24/7 and are monitored during “off-hours”. We monitor all our cameras here locally in our Houston office. All our cameras are HD quality. Our cameras pan, tilt, and zoom so that we zoom 800-900 feet during the day and over 300 feet at night, even with no lighting. If there is lighting at night, we can zoom closer to the daytime distances. We also do what we call double-dispatch, where we send our armed SEAL security officers and local law enforcement and see who gets there first. Law enforcement can sometimes be slower to respond when it’s just a suspicious vehicle with no active threat being observed, but our officers can and will respond to every trespass regardless of severity or risk level. Many of our officers are dispatched with trained K-9’s as well.

Stand-alone pole unit with 4 PTZ (pan/tilt/zoom) cameras

\$850/mo. plus applicable tax

One-time install fee: \$350 plus applicable tax

*This unit requires a standard 110 outlet to plug into.



Yellow mobile trailer unit with 4 PTZ (pan/tilt/zoom) cameras

\$1,200/mo. plus applicable tax

No install fees

*This unit requires a standard 110 outlet to plug into.

These are great to move around to different areas as needed.



Solar trailer unit with 4 PTZ (pan/tilt/zoom) cameras

\$1,500/mo. plus applicable tax

No install fees

These are great to move around to areas where power is not accessible.



Stand-alone solar pole unit with 2 PTZ (pan/tilt/zoom) cameras

\$850/mo. plus applicable tax

One-time install fee: \$425 plus applicable tax



We have a new 4 camera solar pole that we have just developed that is not pictured here. It is like the 2-camera solar pole pictured above but with 4 cameras instead of 2 and it has one additional solar panel. This 4-camera solar pole cost is \$1,200/ mo. plus tax with a one-time install fee of \$600 plus tax.

The rates reflected above are what we offer other districts that we work with and would offer the same for Hobby Area District.

Michael Tager

Director, Security Services



Office: (832) 900-9969

Cell: (832) 774-4228

Email: michael@zaladium.com

Web Site: www.zaladium.com

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

15. Approve proposals for maintenance of pavers at Broadway and Bellfort.

Estimate:

PaversBellfortNE0919

To: Walter Funes
Hobby Area District
8121 Broadway Suite 199
Houston, TX 77061

From: Shaun Broaden
Antero Services
33130 Magnolia Circle P
Magnolia, TX 77354

Date: 09-05-2019

Term: 50:50

Description of Services:
The location at the NE corner of Bellfort is need of paver repairs. AnteroServices will repair the pavers at Northeast crosswalk as agreed upon. This has been discussed and agreed upon by both parties.

Antero Services Turn Key:

- o Inspect cross walk at concrete pads
- o Remove and dispose existing pavers
- o Level and Stabilize crosswalk
- o Install new pavers provided by HAD

Thank you for your consideration of Antero Services. We are looking forward to working with you soon. Please call our office if you have any more questions.

- Kristel Williams

Description:	Quantity:	Unit Price:	Total:
Paver repairs	1	\$3,750.00	\$3,750.00
Subtotal			\$3,750.00
Grand Total			\$3,750.00

Contact Information:

Email: kristel@anteroservices.com

Phone: (281) 965-6529

*This estimate does not include any unforeseen issues outside the job scope.

Estimate:

PaversBroadwayNW0919

To: Walter Funes
Hobby Area District
8121 Broadway Suite 199
Houston, TX 77061

From: Shaun Broaden
Antero Services
33130 Magnolia Circle P
Magnolia, TX 77354

Date: 09-05-2019

Term: 50:50

Description of Services:
The location at the NW corner of Broadway is need of paver repairs. AnteroServices will repair the pavers at Northwest West crosswalk as agreed upon. This has been discussed and agreed upon by both parties.

Antero Services Turn Key:

- o Inspect cross walk at concrete pads
- o Remove and dispose existing pavers
- o Level and Stabilize crosswalk
- o Install new pavers provided by HAD

Thank you for your consideration of Antero Services. We are looking forward to working with you soon. Please call our office if you have any more questions.

- Kristel Williams

Description:	Quantity:	Unit Price:	Total:
Paver repairs	1	\$3,750.00	\$3,750.00
Subtotal			\$3,750.00
Grand Total			\$3,750.00

Contact Information:

Email: kristel@anteroservices.com

Phone: (281) 965-6529

*This estimate does not include any unforeseen issues outside the job scope.

Estimate:

PaversBroadwaySW0919

To: Walter Funes
Hobby Area District
8121 Broadway Suite 199
Houston, TX 77061

From: Shaun Broaden
Antero Services
33130 Magnolia Circle P
Magnolia, TX 77354

Date: 09-05-2019

Term: 50:50

Description of Services:
The location at the SW corner of Broadway is need of paver repairs. AnteroServices will repair the pavers at Southbound West crosswalk as agreed upon. This has been discussed and agreed upon by both parties.

Antero Services Turn Key:

- o Inspect cross walk at concrete pads
- o Remove and dispose existing pavers
- o Level and Stabilize crosswalk
- o Install new pavers provided by HAD

Thank you for your consideration of Antero Services. We are looking forward to working with you soon. Please call our office if you have any more questions.

- Kristel Williams

Description:	Quantity:	Unit Price:	Total:
Paver repairs	1	\$3,750.00	\$3,750.00
Subtotal			\$3,750.00
Grand Total			\$3,750.00

Contact Information:

Email: kristel@anteroservices.com

Phone: (281) 965-6529

*This estimate does not include any unforeseen issues outside the job scope.

Estimate:

PaversBellfortNW0919

To: Walter Funes
Hobby Area District
8121 Broadway Suite 199
Houston, TX 77061

From: Shaun Broaden
Antero Services
33130 Magnolia Circle P
Magnolia, TX 77354

Date: 09-05-2019

Term: 50:50

Description of Services:
The location at the NW corner of Bellfort is need of paver repairs. AnteroServices will repair the pavers at Northwest crosswalk as agreed upon. This has been discussed and agreed upon by both parties.

Antero Services Turn Key:

- o Inspect cross walk at concrete pads
- o Remove and dispose existing pavers
- o Level and Stabilize crosswalk
- o Install new pavers provided by HAD

Thank you for your consideration of Antero Services. We are looking forward to working with you soon. Please call our office if you have any more questions.

- Kristel Williams

Description:	Quantity:	Unit Price:	Total:
Paver repairs	1	\$3,750.00	\$3,750.00
Subtotal			\$3,750.00
Grand Total			\$3,750.00

Contact Information:

Email: kristel@anteroservices.com

Phone: (281) 965-6529

*This estimate does not include any unforeseen issues outside the job scope.

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

Antero Services
Houston, TX United States

Certificate Number:
2019-546670

Date Filed:
10/01/2019

Date Acknowledged:

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

Hobby Area District

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

101020192
Maintenance Repair for Pavers

4	Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
			Controlling	Intermediary

5 Check only if there is NO Interested Party.



6 UNSWORN DECLARATION

My name is Shaun Breeden, and my date of birth is 01/20/19080.

My address is 7235 Basque Country, Magnolia, TX, 77354, U.S.A.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in Harris County, State of Texas, on the 1st day of October, 2020.
(month) (year)



Signature of authorized agent of contracting business entity
(Declarant)

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors
FROM: Executive Director
SUBJECT: Agenda Item Materials

16. Ratify contract for business ambassador services with Twisted Mister Promotion LLC.

Exhibit A

Terms and Duties of Business Ambassador

Costs for an independent contractor would be based upon authorized hours of work which are recommended to be a minimum of 20 hours per week for a total of 80 hours per month at a contracted amount of \$35/hr. monthly fee \$2,800 plus mileage reimbursement.

Conduct weekly visits to businesses within in the District.

Track (via survey form) and log all visits using an Excel spreadsheet and turn in weekly reports.

Report immediately to Executive Director and/or his designee any issue(s) encountered during the visits that are of concern to the Business Ambassador (BA) or to the safety of the businesses and general public.

Coordinate with staff and other retained consultants on dissemination of information related to services and programs offered by the District such as HobbyFest, State of the District, PIP, etc...

Work with staff and area businesses to help create marketing programs that will help promote the District as the ideal destination to invest, live and work.

Promote businesses and district related services and programs through use of social media and coordinate with current website services provider to insure consistent messaging.

Target goal is 20 completed visits per week.

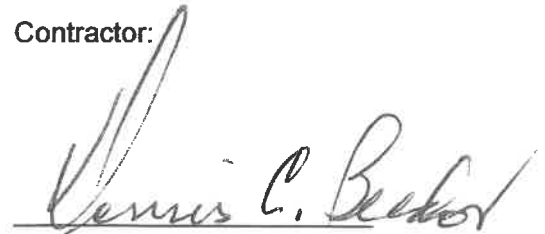
- A completed visit is a visit where the BA has made contact with an owner or manager and has left the required marketing materials (typically a District NL) and no further follow up is required, unless requested.
- In addition, if the BA has made three attempts to visit a business and the owner/manager does not respond to a request for a visit then the visit is considered completed. The business will not be visited again until such time as requested by the business or at the request of the committee/board or Executive Director.

Owner



Danny R. Perkins, Chair
Hobby Area District

Contractor:



Dennis C. Beedon
Twisted Mister Promotion, LLC

SERVICE AGREEMENT

This Service Agreement (this "Agreement") is entered into on July 15th, 2019 (the "Effective Date") by and between the Hobby Area District, a conservation and reclamation district and a body politic and a political subdivision of the State of Texas, created under the authority of Article XVI, Section 59 of the Texas Constitution and operating under and governed by the provisions of Chapters 49 and 54, Texas Water Code, as amended (the "Owner"), and **Twisted Mister Promotion LLC., 6144 Indigo Street, Houston, Texas 77074** (the "Contractor").

RECITALS

WHEREAS, the Owner has determined it is in the Owner's best interest to engage a service provider for the services described herein; and NOW, THEREFORE, in consideration of the premises, mutual promises, covenants, obligations and benefits herein contained, the Owner and Contractor agree as follows:

I.

SERVICES

Section 1.01. Services. Contractor shall perform certain services (the "Services") for the Owner from time to time as approved in writing by the Board of Directors (the "Board"), and Contractor shall be compensated for such services as approved by the Board. Contractor may not deviate from approved Services without the prior written consent of the Board. Approval of Services shall be evidenced by a written proposal or service order, which shall include the service to be performed, the location and the fees. Currently approved proposals and service orders are attached hereto as **Exhibit A**. During the term of this Agreement, Contractor or Owner may recommend certain additions or changes to the Services. In such case, the additions or changes shall be submitted to the Owner for approval in the form of a new proposal or service order. When any new Services or changes to Services are approved, another exhibit shall be added to this Agreement, signed and dated by each Party. The exhibits added shall be sequenced in alphabetical order beginning with **Exhibit B** and shall be dated when approved by the Board. All fees described in the proposal or service order shall include charges for labor, materials, insurance, equipment and any other items required to perform the work in the Services.

11.

COMPENSATION

Section 2.01. Payment for Services. Contractor shall submit a detailed invoice (together with any back-up documentation requested by the Owner) indicating the Services performed for the prior billing period under the terms of this Agreement. Contractor shall submit detailed invoices to the Owner's bookkeeper:

Ms. Pamela Guerra
8121 Broadway Street, #199
Houston, TX 77061
(832) 703-1103

Payment shall be made within forty-five (45) days of the approval of Contractor's invoice by the Owner. Interest shall not be paid on service invoices. Contractor agrees that upon completion of the work called for hereunder, it will furnish the Owner with proof, satisfactory to the Owner, that all labor, material and equipment for which Contractor has been paid, have been satisfied

DOB

and paid, unless the Owner waives such proof. Upon furnishing such proof, or waiver thereof, the amount billed by Contractor will be reviewed by the Owner for approval and all undisputed amounts shall be paid to Contractor in accordance with this Section.

III. GENERAL CONDITIONS

Section 3.01. Contractor's Duties. Contractor covenants with the Owner to furnish its best skill and judgment in performing the Services for the Owner. Contractor agrees to furnish efficient business administration and superintendence and to use its best efforts to furnish at all times an adequate supply of workmen, materials and equipment and to perform the Services in the most expeditious and economical manner. Contractor agrees to exercise reasonable diligence in performing the Services, using the degree of care and skill that a prudent person in the same or similar profession would use.

Section 3.02. Relationship of Owner and Contractor. Contractor has been retained by the Owner for the sole purpose and to the extent set forth in this Agreement. It is understood and agreed that all work so done by Contractor shall meet with Owner approval, but that the detailed manner and method of performing the Services shall be under the control of Contractor. Contractor's relationship to the Owner during the term of this Agreement is that of an independent contractor. The relationship between the Owner and Contractor is not exclusive.

Section 3.03. Hold Harmless.

CONTRACTOR, FOR ITSELF AND ITS SUCCESSORS AND ASSIGNS, AGREES TO WAIVE ANY CLAIMS AGAINST AND HOLD HARMLESS THE OWNER AND ITS OFFICERS, DIRECTORS, REPRESENTATIVES, AND AGENTS FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, OR CAUSES OF ACTION ARISING PERSONAL INJURY OR PROPERTY DAMAGE ARISING FROM THIS AGREEMENT OR THE SERVICES CONTEMPLATED THEREIN.

Section 3.04. Term and Termination. Either party may terminate this Agreement at any time, without cause, upon thirty (30) days written notice to the other party. Contractor shall not be entitled to any payment or further payment other than for work performed or material, equipment, or supplies furnished prior to such termination. The Owner does not waive any other remedy allowed under Texas law.

Section 3.05. Agreement Controls. To the extent that there is any inconsistency between the provisions of this Agreement and any attachments or exhibits hereto, the terms of this Agreement shall control.

Section 3.06. Regulatory Requirements. All work will be done in strict compliance with all applicable city, county, state and federal rules, regulations and laws and any codes which may apply to the Services being provided. Contractor will obtain all permits and licenses required to perform the Services and will be responsible for securing inspections and approvals of its work from any authority having jurisdiction over Contractor's Services.

Section 3.07. Safety and Health Standards. Contractor shall observe and comply with all applicable federal, state and local health and safety laws and regulations.

Section 3.08. Inspection. The Owner and its duly authorized representatives shall have the right to inspect all Services being performed hereunder at any time. Contractor agrees to maintain adequate books, payrolls and records satisfactory to the Owner in connection with any and all Services performed hereunder and to maintain such books, payrolls and records for at least four years. The Owner and its duly authorized representatives shall have the right to audit such books, payrolls and records at any reasonable time or times.

Section 3.09. Warranty. In addition to other common law and statutory warranties, whether implied or express, Contractor's warranty applies to materials, parts, labor and workmanship for one year from the date of completion of the Project. Contractor shall transfer all manufacturers' warranties to the Owner.

Section 3.10. Assignability. Contractor shall not assign its rights or obligations or any sum that may accrue to it hereunder without the written consent of the Owner, which shall be granted or denied in the Owner's sole discretion.

Section 3.11. Modifications. This Agreement shall be subject to amendment, change or modification only with the prior mutual written consent of the Owner and Contractor, except to add any future exhibits pursuant to Section 1.01.

Section 3.12. Force Majeure. In the event either party to this Agreement is rendered unable, wholly or in part, by force majeure including an act of God; strikes; lockouts, or other industrial disturbances; acts of the public enemy; orders of any kind of government of the United States or the State of Texas or any civil or military authority (other than a party to this Agreement); insurrections; riots; epidemics; landslides; lightning; earthquakes; fires; hurricanes; storms; floods; droughts; arrests; civil disturbances; explosions; or other inability similar to those enumerated; to carry out its obligations under this Agreement, it is agreed that party shall give written notice of such act to the other party as soon as possible after the occurrence of the cause relied on and shall, thereafter, be relieved of its obligations, so far as they are affected by such act, during the continuance of any inability so caused, but for no longer.

Section 3.13. Agreement Subject to Applicable Law. This Agreement and the obligations of the parties hereunder are subject to all rules, regulations and laws which may be applicable by the United States, the State of Texas or any other regulatory agency having jurisdiction.

Section 3.14. Governing Law. This Agreement is governed in accordance with the laws of the State of Texas and shall be enforceable in the county in which the Owner is located.

Section 3.15. Waiver. No waiver or waivers of any breach or default by a party hereto of any term, covenant or condition or liability hereunder of performance by the other party of any duty or obligation hereunder will be deemed a waiver thereof in the future, nor will any such waiver or waivers be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, character or description, under any circumstances.

Section 3.16. Intended Beneficiaries. This Agreement is for the sole and exclusive benefit of the Owner and Contractor and will not be construed to confer any benefit upon any other party.

Section 3.17. Severability. The provisions of this Agreement are severable, and if any provision or part of this Agreement or the application thereof to any person or circumstance is ever held by

any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Agreement and the application of such provision or part of this Agreement to other persons or circumstances will not be affected hereby.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement in multiple copies, each of equal dignity, as of the date set forth on the first page hereof.

[EXECUTION PAGE FOLLOWS]

A handwritten signature, possibly reading "J. B. Smith", is written in dark ink. A long, straight diagonal line extends from the bottom of the signature towards the bottom left of the page.

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

17. Ratify agreement for District expense review by Auxiliary Support, LLC.



June 5, 2019

James Brown, Chairman - Audit Committee
Hobby Area District
8121 Broadway Street, Suite 199
Houston, Texas 77061

Dear James,

We are pleased that Hobby Area District ("HAD", the "Company," "you" or "your") has selected the Auxiliary Support, LLC team ("AST", "we" or "us") to provide you with outsourced professional services in support of your District Expense Review based upon need as determined by the Company and upon the mutual written agreement of the parties.

We appreciate the opportunity to serve you and believe this Agreement accurately reflects our mutual understanding of the terms upon which the Services will be provided. We would be pleased to discuss this Agreement with you at your convenience. If the foregoing is in accordance with your understanding, please sign a copy of this Agreement and return it to my attention.

Sincerely,

Ray Keller



Terms and Conditions

1. **Relationship of the Parties.** You will be solely responsible for providing the AST resource(s) day-to-day guidance, supervision, direction, assistance and other information necessary for the successful and timely completion of the Services. AST will have no oversight, control, or authority over the resource(s) provided with respect to the Services. The Company acknowledges that it is solely responsible for the sufficiency of the Services for its purposes. The Company will be responsible for overseeing the Services, and the AST Resource will report directly to such individual as directed by the Company with respect to the provision of the Services. The Company will not permit or require the AST resource to be the ultimate decision making authority for any material decision relating to your business, including, without limitation, any proposed merger, acquisition, recapitalization, financial strategy or restructuring.
2. **Payment Terms.** Fees for Services and out-of-pocket expenses will be billed at project's end and will be due upon receipt. In accordance with our firm policies, work may be suspended if your account becomes overdue and will not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment or any reason, our engagement will be deemed to have been completed. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket expenditures through the date of termination.
3. **Effective Date and Termination.** This agreement will be effective as of the earlier of (i) the date AST begins providing Services to the Company, and (ii) the date of the last signature to this agreement as indicated on the signature page. In the event that a party commits a breach of this agreement and fails to cure the same within 10 days following delivery by the non-breaching party of written notice specifying the nature of the breach, the non-breaching party may terminate this agreement or the applicable Schedule effective upon written notice of such termination.
4. **Hiring AST Resources.** During the term of this Agreement and for the 12-month period following the termination or expiration of this Agreement the Company agrees that it will not nor will its subsidiaries or affiliates employ any AST resource, or engage any AST resource as independent contractor. The parties recognize and agree that a breach by the Company or its subsidiaries or affiliates of this provision would result in the loss to AST of the AST resource's valuable expertise and revenue potential and that such injury will be impossible or very difficult to ascertain. Therefore, in the event this provision is breached, the Company will pay AST as liquidated damages an amount equal to 50% of the Resource annualized salary. The parties agree that this amount is reasonably proportionate to the probable loss to AST and is not intended as a penalty. If as court or arbitrator determines that liquidated damages are not appropriate for such breach, AST will have the right to seek actual damages and/or injunctive relief.
5. **Warranties and Disclaimers.** We disclaim all representations and warranties, whether express, implied or statutory, including, but not limited to any warranties of quality, performance, merchantability, or fitness of use or purpose. Without limiting the foregoing, we make no representation or warranty with respect to the AST Resource or the Services provided hereunder, and we will not be responsible for any action taken by you in following or declining to follow any of the AST Resource's advice or recommendations. The Services provided by AST and the AST Resource hereunder are for the sole benefit of the Company and not any unnamed third parties. The Services will not constitute an audit, review, opinion, or compilation, or any other type of financial statement reporting or attestation engagement that is subject to the rules of the AICPA or other similar state or national professional bodies or laws and will not result in an opinion or any form of assurance on internal controls.



6. Limitation of Liability; Indemnity.

- a) AST liability in any and all categories and for any and all causes arising under this agreement, whether based in contract, tort, negligence, strict liability or otherwise, will, in the aggregate, not exceed the actual fees paid by you to us over the previous two months' of the agreement with respect to the AST Resource from whom the liability arises. In no event will we be liable for incidental, consequential, punitive, indirect or special damages, including, without limitation, interruption or loss of business, profit or goodwill. As a condition for recovery of any liability, you must assert any claim against us within three months after discovery or 60 days after the termination or expiration of the applicable Exhibit under which the liability arises, whichever is earlier.
- b) You agree to indemnify us and the AST Resource to the full extent permitted by law for any losses, costs, damages, and expenses (including reasonable attorneys' fees), as they are incurred, in connection with any cause of action, suit, or other proceeding arising in connection with the AST Resource's services to you.

7. Governing Law, Arbitration and Witness Fees. The laws of the State of Texas shall govern this Agreement. Both parties consent to the jurisdiction of the courts in the State of Texas in the event of any litigation arising out of or in any way connected with this Agreement. Both parties agree that the exclusive jurisdiction and the proper venue for any such action brought hereunder will be the courts of the State of Texas or the federal courts sitting in Harris County.

8. Miscellaneous.

- a) This agreement constitutes the entire agreement between the parties with regard to the subject matter hereof and supersedes any and all agreements, whether oral or written, between the parties with respect to its subject matter. No amendment or modifications to this agreement will be valid unless in writing and signed by both parties.
- b) If any portion of this agreement is found to be invalid or unenforceable, such provision will be deemed severable from the remainder of this agreement and will not cause the invalidity or unenforceability of the remainder of this agreement, except to the extent that the severed provision deprives either party of a substantial portion of its bargain.
- c) Neither party will be deemed to have waived any rights or remedies accruing under this agreement unless such waiver is in writing and signed by the party electing to waive the right or remedy. The waiver by any party of a breach or violation of any provision of this agreement will not operate or be constructed as waiver of any subsequent breach of such provision or any other provision of this agreement.
- d) Neither party will be liable for any delay or failure to perform under this agreement (other than with respect to payment obligations) to the extent such delay or failure is a result of an act of God, war, earthquake, civil disobedience, court order, labor dispute, or other cause beyond such party's reasonable control.
- e) You agree to allow us to use the Company's logo and name on AST website and other marketing materials for the sole purpose of identifying the Company as a client of AST.



Statement of Work

AST will assist HAD with completing its 2019 District Expense Review. The objective of this engagement is to review the HAD expenses from January 1, 2018 through May, 2019 incurred by employees and agents of the HAD (client). The HAD Expense Review will include other types of employee reimbursements for expense related items. The review will be in accordance with clients' policies and / or reasonable industry standards. The following provides the scope and approach for this engagement:

- A judgmental and statistical sampling approach will be applied to the population to expense items to ensure a confidence level of 95 percent. Testing coverage will also ensure at least one expense item from each expense category i.e. airline, hotel, mileage etc.
- Testing will consist of reviewing employee expense reports submitted along with supporting documents such as receipts and invoices to ensure accuracy and proper recording. Review will attempt to determine relevance of expense items to the organization through appropriate authorization.
- Review will include determining the types of HAD expense processes that are conducted i.e. employee reimbursements through check, credit card, petty cash, advances, etc. and evaluating the existence of internal controls within each process.
- During the review process, HAD policies for expense types, appropriateness, and reimbursement processes will be scrutinized for efficiency and effectiveness of controls as well as adherence to said policies and the extent of correlation between support, expenditures processed, associated bookkeeping entries, and related budget amounts.

In performing the services outlined above, we will communicate our observations and work closely with the executive leadership to enhance policies, processes, procedures, and activities over the course of this engagement and include the observations in the report.

However, these services do not constitute an attestation engagement as described in the U.S. Generally Accepted Auditing Standards or any agreed-upon procedures engagements conducted in accordance with the attestation standards established by the American Institute of Certified Public Accountants. Accordingly, we will not express an opinion or any other form of assurance with respect to HAD's overall system of internal control over financial reporting or its compliance with laws, regulations, or other matters.

All work papers will be the property of HAD.

Deliverables

The deliverables for this engagement will include a report detailing the scope of the work, a summary of our procedures performed, and the results of those procedures, including a detailed account of any observations and/or process and policy suggested improvements or additions. Auxiliary Support will provide detailed documentation for all observations, as requested by client management.



Engagement Time Line

We anticipate HAD to initiate this engagement on or around May 20, 2019, with a projected completion date of approximately June 14, 2019. This timeline is dependent on the appropriate access to required records being granted by HAD and its vendors/contractors.

Key Personnel Profile

We will assign the following key personnel to this engagement:

John Innes will be responsible for conducting HAD Expense review and testing, John is a certified accountant, with 10+ years' experience. He has conducted multiple expense assessments over that time period. We submitted a detailed resume detailing John's experience and qualifications under a separate cover.

Professional Fees and Expenses

We will bill for the identified AST resource at a rate of \$160 per hour for the services to be provided as outlined in the Statement of Work. We will bill all reimbursable out-of-pocket expenses for travel based on actual costs incurred. We understand that you will reimburse AST for all reasonable expenses incurred by our staff in performing the services outlined in the Scope of Services section of this engagement letter. We understand these expenses to include our reasonable travel, meals, and lodging. However, no such travel expense is anticipated.

Consultant	Hourly Rate	Estimated Hours	Total Estimated Fees
John Innes	160	160	\$25,200

If at any time during this engagement unforeseen circumstances or issues arise that may increase the scope of services initially agreed to in this engagement letter, we will discuss it with you and obtain your written approval of additional services in a separate engagement letter before performing additional services. Additionally, if the observations identified raise questions to be added to the scope AST is happy to provide these services at the negotiated rates.



Acceptance:

This letter correctly sets forth our understanding of the terms of this engagement and is accepted and agreed to by Hobby Area District.

By: _____

Title: _____

Date: _____

This letter correctly sets forth our understanding of the terms of this engagement and is accepted and agreed to by Auxiliary Support.

By: _____

Title: _____

Date: _____



Acceptance:

This letter correctly sets forth our understanding of the terms of this engagement and is accepted and agreed to by Hobby Area District.

By: _____

Title: Chair

Date: 3 Jun 2019

This letter correctly sets forth our understanding of the terms of this engagement and is accepted and agreed to by Auxiliary Support.

By: _____

Title: _____

Date: _____

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

- 18. Convene in Executive Session pursuant to Texas Government Code, Section 551.071 (private consultation with attorney) and Section 551.074 (personnel matters).**

HOBBY AREA DISTRICT
(HARRIS COUNTY IMPROVEMENT DISTRICT NUMBER NINE)
CITY OF HOUSTON HARRIS COUNTY, TEXAS

AGENDA MEMORANDUM

TO: Hobby Area District Board of Directors

FROM: Executive Director

SUBJECT: Agenda Item Materials

- 19. Reconvene in Open Session and authorize appropriate action regarding pending or contemplated litigation, or a settlement offer and the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee**

