

OLD SIXTH WARD REDEVELOPMENT AUTHORITY

JOINT MEETING OF THE BOARDS OF DIRECTORS

April 15, 2020

**REINVESTMENT ZONE NUMBER THIRTEEN, CITY OF
HOUSTON, TEXAS**

**OLD SIXTH WARD REDEVELOPMENT AUTHORITY
AND
REINVESTMENT ZONE NUMBER THIRTEEN, CITY OF HOUSTON, TEXAS**

NOTICE OF JOINT MEETING

TO: THE BOARD OF DIRECTORS OF THE OLD SIXTH WARD REDEVELOPMENT AUTHORITY AND REINVESTMENT ZONE NUMBER THIRTEEN, CITY OF HOUSTON, TEXAS, AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of the Old Sixth Ward Redevelopment Authority (the "Authority") will hold a joint meeting with the Board of Directors of the Reinvestment Zone Number Thirteen, City of Houston, Texas (the "Zone") to be held on **April 15, 2020, at 5:30 p.m.**, via telephonic communication*, dial **US Toll free 1.855.282.6330**, when prompted enter **Access Code 497 532 088** and join as a participant to consider and take action upon the following matters:

* In accordance with section 418.016 of the Texas Government Code, as amended, the Texas Governor has temporarily suspended various open meeting statutes that require government officials and members of the public to be physically present at a specified meeting location. As a result, governmental entities, such as the Authority and the Zone, are permitted to meet via telephonic meeting. Members of the public are invited to join the telephonic meeting and may make public comments during the public comment portion of the agenda. For an electronic copy of agenda documents, please refer to the following link: <https://old6wardtirz.files.wordpress.com/2020/04/tirz-13-board-book.pdf>

Introductions and Meeting Guidelines.

1. Receive public comment.

*Members of the public are invited to speak during this portion of the agenda. If you would like to speak please contact the Authority/Zone by referencing the following email Sherry Weesner sherry@old6wardtirz.org and let us know before the meeting that you wish to speak.

2. Minutes of the previous meetings:

- a. the Authority; and
- b. the Zone.

3. Discussion and Possible Action Committee Assignments.

4. Administrator Report.

- a. Discussion Governance Guidelines;
- b. Discussion Rules and Procedures for the Operation of Board Meetings; and
- c. Discussion Mobility Study RFQ.

5. Projects and Engineering:

- a. Project Committee Report;
 - i. Discussion and Possible Action 2021 CIP; and
 - ii. Committee Approval of Developer Design Submittals.
- b. Engineering Consultant's Report;
 - i. Update on Dow School Park;
 - ii. Update Substitute Sanitary Sewer Service; and
 - iii. Discussion and Possible Action Hemphill Project
- c. Approve related pay estimates or change orders, or other design, construction or management contract administration items, and authorize other appropriate action.

6. Financial Matters:

- a. Finance Committee Report;
 - i. Discussion and Possible Action – Revisions to Invoice Management Procedure
 - ii. Discussion and Possible Action – Electronic Banking

- b. Discussion and Possible Action audit engagement letter for fiscal year end 2020
 - c. Receive Financial Report Summary, including account and fund activity statements, and investment report;
 - d. Authorize payment of invoices; and
 - e. Other matters, if any.
7. Executive Session – the Authority:
- a. confer with legal counsel, Open Meetings Act, V.T.C.A., Government Code § 551.071;
 - b. purchase, exchange, lease or value of real property, Open Meetings Act, V.T.C.A., Government Code § 551.072; and
 - c. economic development negotiations, Open Meetings Act, V.T.C.A., Government Code § 551.087.
8. Executive Session – the Zone:
- a. confer with legal counsel, Open Meetings Act, V.T.C.A., Government Code § 551.071;
 - b. purchase, exchange, lease or value of real property, Open Meetings Act, V.T.C.A., Government Code § 551.072; and
 - c. economic development negotiations, Open Meetings Act, V.T.C.A., Government Code § 551.087.
9. Reconvene and take any necessary action regarding items discussed in executive session.
10. Items for next meeting.
11. Adjourn.



Clark Stockton Lord
Attorney for the Authority and the Zone

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact Bracewell LLP at (713) 221-3338 at least three business days prior to the meeting so that the appropriate arrangements can be made. For live closed captions of the meeting please refer to the following link <https://www.streamtext.net/player?event=TIRZ13>

Tab 2.a.

**MINUTES OF REGULAR MEETING
OF
OLD SIXTH WARD REDEVELOPMENT AUTHORITY**

February 19, 2020

The Board of Directors (the “Board”) of Old Sixth Ward Redevelopment Authority (the “Authority”), convened in regular session, open to the public, on the 19th day of February, 2020, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Phil C. Neisel	Chair
Larissa Lindsay	Secretary
Cynthia Card	Assistant Secretary
Ann Guercio	Director
Claude Anello	Director
Brantly Minor, III	Director
Alison N. Maillet	Director

All members of the Board of Directors were present, thus constituting a quorum.

Also present were: Marshall Laesamana of Nightingale Interpreting Services; Clark Lord and Tiffany Ehmke of Bracewell LLP, legal counsel; Kyle Macy of Edminster Hinshaw Russ & Associates, (“Engineer”); Sherry Weesner of Principle Solutions, (“Administrator”); Cassandra Bacon of the Morton Accounting Services, (“Bookkeeper”). Members of the public were present and referenced on the attached sign in sheet, as Exhibit “A”.

Whereupon, the meeting was called to order. A copy of the notice of the meeting is attached hereto as Exhibit “B”.

MEETING RULES

Director Neisel reviewed the rules for the proper conduct of the Board meeting.

DETERMINE QUORUM; CALL TO ORDER

Director Neisel then noted that a quorum was present and called the meeting to order. He requested that the attendees introduce themselves.

PUBLIC COMMENT

The Board recognized Mr. Andoni Vossos who inquired about the sidewalk construction within the Authority. He noted an area near Lubbock street for a location for sidewalk construction.

The Board recognized Ms. Shelly Anello who expressed her excitement on the completion of Dow Park and upcoming projects. She required clarity on the park hours and rules.

APPROVE MINUTES

The Board considered approving the minutes of December 18, 2019 Authority.

Upon a motion brought by Director Lindsay, seconded by Director Guerico, the Board approved the December 18, 2019 meeting minutes. Director Minor opposed the motion.

ADMINISTRATOR REPORT

Discussion and Possible Action Development Agreement Policy

Upon a motion brought by Director Lindsay, seconded by Director Neisel, the Board approved opening the matter to discuss a potential Development Agreement Policy. The Board recognized Ms. Weesner who presented and reviewed a Development Agreement Policy for the Board's review, a copy of which is attached hereto as Exhibit "C".

Director Minor presented recommended changes to the Agreement Policy, a copy of which is attached hereto as Exhibit "D". Director Minor also recommended including topography survey in addition to the recommended changes. Director Lindsay noted that the projects committee reviewed and discussed the Agreement Policy.

Upon a motion brought by Director Lindsay, seconded by Director Anello, the Board voted to approve the amendments presented by Director Minor, including the topography survey. Director Minor abstained the motion.

Discussion Governance Guidelines

Director Neisel stated that the Governance Guidelines is posted on the Authority's website for the public to make comments. He added that the Board will consider all received comments and take action on the Governance Guidelines at the next Board meeting. Additionally, current recommended changes are attached hereto as Exhibit "E"

Discuss Rules and Procedures for the Operation of Board Meetings

Director Neisel reported that that the Rules and Procedures that are current were adopted in 1999 and proposed the Rules and Procedures be posted on the Authority's website for comment by the public. A copy of the Rules and Procedures is attached hereto as Exhibit "F".

After consideration, upon a motion brought by Director Lindsay, seconded by Director Neisel, the Board voted to approve the Rules and Procedures by posted on the Authority's website for public comment. Director Minor abstained the motion.

Discussion and Possible Action of Mobility Study RFQ

Ms. Weesner presented the Mobility Study RFQ ("RFQ") for the Board's consideration and approval, a copy of which is attached hereto as Exhibit "G". She answered the Board's questions and Mr. Lord explained the process and next steps in compliance with state law.

Upon a motion brought by Director Card, seconded by Director Guercio, the Board motioned to authorize the attorney to review the RFQ, subject to the scope of the project is not altered, post on the Authority website, post to the City of Houston's website and the Houston Business Journal.

PROJECTS AND ENGINEERING

Director Neisel presented the project committee report, a copy of which is attached hereto as Exhibit "H".

Possible Action for Potential List

Director Neisel requested the Board consider approving the project list as presented, a copy of which is attached hereto as Exhibit "I". He noted that a description of comments to the project list was reviewed. Upon a motion brought by Director Anello to open discussion of potential projects, seconded by Director Lindsay, the Board approved the project list as presented. Director Minor abstained the motion.

Possible Action Draft 2021 CIP

Ms. Weesner presented the draft 2021 CIP ("CIP") for the Board's review, a copy of which is attached hereto as Exhibit "J". She answered the Board's questions. Director Anello stated that that signs placed on Taylor near Sabine were not big enough and should be replaced. No action was taken on the matter.

Projects and Engineering

Mr. Macy presented the engineer's report, a copy of which is attached hereto as Exhibit "K".

Update on Dow School Park

Mr. Macy reported that the Dow School Park is 99% complete, a few items are outstanding and the project should be completed soon. The Board discussed recent comments from the public regarding the park hours. Ms. Weesner stated that the Parks

Department is responsible for items such as park hours and will notify the department regarding this matter.

Substitute Sanitary Sewer Connections, Phase 2B

Mr. Macy stated that he is coordinating with Texas Pride to confirm all work is complete and final verification packet.

Discussion and possible action Hemphill Project and EHRA work authorization for Hemphill Preliminary Engineer

Mr. Macy review the Hemphill scope of services, compensation and additional services. After review, upon a motion brought by Director Card, seconded by Director Guerico the Board approved the Engineer's report. Director Minor opposed the motion.

FINANCIAL REPORT

Ms. Bacon reviewed the financial report, including the profit and loss budget to actual, balance sheet, unpaid bills detail, general operating fund, and profit and loss detail reports. A copy of the financial report is attached hereto as Exhibit "L". Director Card reported that the finance committee reviewed the finance invoices and then confirmed the project committee recommended approval of the construction and engineering invoices. Director Neisel moved that the Board approve the financial report, payment of the invoices, including recommended compensation for the Hemphill Street Improvements and invoices requested by the Engineer. Director Guerico seconded the motion, Director Minor opposed the vote for the financial report. The motion carried.

COMMUNICATIONS

Communication Committee report

The Board recognized Mr. Minor who presented the Communications Committee Report, a copy of which is attached hereto as Exhibit "M".

EXECUTIVE SESSION

There was no executive session for the month.

ITEMS FOR NEXT MEETING

No additional items were noted.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK]

Meeting minutes were approved and executed on April 15, 2020.

Secretary

DRAFT

Tab 2.b.

**MINUTES OF REGULAR MEETING
OF
REINVESTMENT ZONE NUMBER THIRTEEN**

February 19, 2020

The Board of Directors (the “Board”) of Reinvestment Zone Number Thirteen (the “Zone”), convened in regular session, open to the public, on the 19th day of February, 2020, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Phil C. Neisel	Chair
Larissa Lindsay	Secretary
Cynthia Card	Assistant Secretary
Ann Guercio	Director
Claude Anello	Director
Brantly Minor, III	Director
Alison N. Maillet	Director

All members of the Board of Directors were present, thus constituting a quorum.

Also present were: Marshall Laesamana of Nightingale Interpreting Services; Clark Lord and Tiffany Ehmke of Bracewell LLP, legal counsel; Kyle Macy of Edminster Hinshaw Russ & Associates, (“Engineer”); Sherry Weesner of Principle Solutions, (“Administrator”); Cassandra Bacon of the Morton Accounting Services, (“Bookkeeper”). Members of the public were present and referenced on the attached sign in sheet, as Exhibit “A”.

Whereupon, the meeting was called to order. A copy of the notice of the meeting is attached hereto as Exhibit “B”.

MEETING RULES

Director Neisel reviewed the rules for the proper conduct of the Board meeting.

DETERMINE QUORUM; CALL TO ORDER

Director Neisel then noted that a quorum was present and called the meeting to order. He requested that the attendees introduce themselves.

PUBLIC COMMENT

The Board recognized Mr. Andoni Vossos who inquired about the sidewalk construction within the Zone. He noted an area near Lubbock street for a location for sidewalk construction.

The Board recognized Ms. Shelly Anello who expressed her excitement on the completion of Dow Park and upcoming projects. She required clarity on the park hours and rules.

APPROVE MINUTES

The Board considered approving the minutes of December 18, 2019 Zone.

Upon a motion brought by Director Lindsay, seconded by Director Guercio, the Board approved the December 18, 2019 meeting minutes. Director Minor opposed the motion.

ADMINISTRATOR REPORT

Discussion and Possible Action Development Agreement Policy

Upon a motion brought by Director Lindsay, seconded by Director Neisel, the Board approved opening the matter to discuss a potential Development Agreement Policy. The Board recognized Ms. Weesner who presented and reviewed a Development Agreement Policy for the Board's review, a copy of which is attached hereto as Exhibit "C".

Director Minor presented recommended changes to the Agreement Policy, a copy of which is attached hereto as Exhibit "D". Director Minor also recommended including topography survey in addition to the recommended changes. Director Lindsay noted that the projects committee reviewed and discussed the Agreement Policy.

Upon a motion brought by Director Lindsay, seconded by Director Anello, the Board voted to approve the amendments presented by Director Minor, including the topography survey. Director Minor abstained the motion.

Discussion Governance Guidelines

Director Neisel stated that the Governance Guidelines is posted on the Zone's website for the public to make comments. He added that the Board will consider all received comments and take action on the Governance Guidelines at the next Board meeting. Additionally, current recommended changes are attached hereto as Exhibit "E"

Discuss Rules and Procedures for the Operation of Board Meetings

Director Neisel reported that that the Rules and Procedures that are current were adopted in 1999 and proposed the Rules and Procedures be posted on the Zone's website for comment by the public. A copy of the Rules and Procedures is attached hereto as Exhibit "F".

After consideration, upon a motion brought by Director Lindsay, seconded by Director Neisel, the Board voted to approve the Rules and Procedures by posted on the Zone's website for public comment. Director Minor abstained the motion.

Discussion and Possible Action of Mobility Study RFQ

Ms. Weesner presented the Mobility Study RFQ ("RFQ") for the Board's consideration and approval, a copy of which is attached hereto as Exhibit "G". She answered the Board's questions and Mr. Lord explained the process and next steps in compliance with state law.

Upon a motion brought by Director Card, seconded by Director Guercio, the Board motioned to authorize the attorney to review the RFQ, subject to the scope of the project is not altered, post on the Zone website, post to the City of Houston's website and the Houston Business Journal.

PROJECTS AND ENGINEERING

Director Neisel presented the project committee report, a copy of which is attached hereto as Exhibit "H".

Possible Action for Potential List

Director Neisel requested the Board consider approving the project list as presented, a copy of which is attached hereto as Exhibit "I". He noted that a description of comments to the project list was reviewed. Upon a motion brought by Director Anello to open discussion of potential projects, seconded by Director Lindsay, the Board approved the project list as presented. Director Minor abstained the motion.

Possible Action Draft 2021 CIP

Ms. Weesner presented the draft 2021 CIP ("CIP") for the Board's review, a copy of which is attached hereto as Exhibit "J". She answered the Board's questions. Director Anello stated that that signs placed on Taylor near Sabine were not big enough and should be replaced. No action was taken on the matter.

Projects and Engineering

Mr. Macy presented the engineer's report, a copy of which is attached hereto as Exhibit "K".

Update on Dow School Park

Mr. Macy reported that the Dow School Park is 99% complete, a few items are outstanding and the project should be completed soon. The Board discussed recent comments from the public regarding the park hours. Ms. Weesner stated that the Parks

Department is responsible for items such as park hours and will notify the department regarding this matter.

Substitute Sanitary Sewer Connections, Phase 2B

Mr. Macy stated that he is coordinating with Texas Pride to confirm all work is complete and final verification packet.

Discussion and possible action Hemphill Project and EHRA work authorization for Hemphill Preliminary Engineer

Mr. Macy review the Hemphill scope of services, compensation and additional services. After review, upon a motion brought by Director Card, seconded by Director Guercio the Board approved the Engineer's report. Director Minor opposed the motion.

FINANCIAL REPORT

Ms. Bacon reviewed the financial report, including the profit and loss budget to actual, balance sheet, unpaid bills detail, general operating fund, and profit and loss detail reports. A copy of the financial report is attached hereto as Exhibit "L". Director Card reported that the finance committee reviewed the finance invoices and then confirmed the project committee recommended approval of the construction and engineering invoices. Director Neisel moved that the Board approve the financial report, payment of the invoices, including recommended compensation for the Hemphill Street Improvements and invoices requested by the Engineer. Director Guercio seconded the motion, Director Minor opposed the vote for the financial report. The motion carried.

COMMUNICATIONS

Communication Committee report

The Board recognized Mr. Minor who presented the Communications Committee Report, a copy of which is attached hereto as Exhibit "M".

EXECUTIVE SESSION

There was no executive session for the month.

ITEMS FOR NEXT MEETING

No additional items were noted.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK]

Meeting minutes were approved and executed on April 15, 2020.

Secretary

DRAFT

TAB 3

Old Sixth Ward Redevelopment Authority/TIRZ 13 Committee Assignments

Committee Assignments will be reconfirmed at the beginning of each fiscal year.

Projects and Planning Committee

- 1. Phil Neisel Chair**
- 2. Claude Anello**
- 3. Larissa Lindsay**

Finance Committee

- 1. Cynthia Card Chair**
- 2. Grace Zuniga**
- 3. Alison Maillet**

Communications and Public Engagement Committee

- 1. Ann Guercio Chair**
- 2. Alison Maillet**

Park for Humans and Dogs Board Liaison

Alison Maillet

TAB 5.a.

Tax Increment Reinvestment Zone (TIRZ) #13 – Old Sixth Ward
Committee Report Form

Committee Name: Project Committee **Date of Meeting:** 4/7/2020

Chairperson: Phil Neisel

Attendees:

Phil Neisel

Sherry Weesner

Claude Anello

Click or tap here to enter text.

Larissa Lindsey

Click or tap here to enter text.

Points of Discussion:

2021 CIP.

Items for Board Consideration/Action:

Approve CIP for Submittal to the City

Phil Neisel Chairperson

TAB 5.a.i.

CITY OF HOUSTON
 ECONOMIC DEVELOPMENT DIVISION
 FISCAL YEAR 2021 BUDGET DETAIL

Fund Summary
 Fund Name: Old Sixth Ward Redevelopment Authority
 TIRZ: 13
 Fund Number: 7561/50

TIRZ Budget Line Items	FY2020 Budget	FY2020 Estimate	FY2021 Budget
RESOURCES			
RESTRICTED Funds - Capital Projects	\$ 2,991,644	\$ 2,329,291	\$ 1,928,407
RESTRICTED Funds - Affordable Housing	\$ -	\$ -	\$ -
RESTRICTED Funds - Bond Debt Service	\$ -	\$ 247,720	\$ 247,720
Beginning Balance	\$ 2,991,644	\$ 2,577,011	2,176,127
City tax revenue	\$ 1,911,977	\$ 1,911,977	\$ 2,036,119
County tax revenue	\$ -	\$ -	\$ -
ISD tax revenue	\$ 405,616	\$ 405,616	\$ 417,014
ISD tax revenue - Pass Through	\$ -	\$ -	\$ -
Community College tax revenue	\$ -	\$ -	\$ -
Incremental property tax revenue	\$ 2,317,593	\$ 2,317,593	\$ 2,453,133
Old Sixth Ward Neighborhood Association	\$ -	\$ -	\$ -
Dow School Park Contribution	\$ 90,000	\$ 90,000	\$ -
Miscellaneous revenue	\$ 90,000	\$ 90,000	\$ -
COH TIRZ interest	\$ 784	\$ 784	\$ 784
Interest Income	\$ 5,500	\$ 4,012	\$ 5,500
Other Interest Income	\$ 6,284	\$ 4,796	\$ 6,284
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Grant Proceeds	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Proceeds from Bank Loan	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Contract Revenue Bond Proceeds	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
TOTAL AVAILABLE RESOURCES	\$ 5,405,521	4,989,400	4,635,544

CITY OF HOUSTON
 ECONOMIC DEVELOPMENT DIVISION
 FISCAL YEAR 2021 BUDGET DETAIL

Fund Summary
 Fund Name: Old Sixth Ward Redevelopment Authority
 TIRZ: 13
 Fund Number: 7561/50

TIRZ Budget Line Items	FY2020 Budget	FY2020 Estimate	FY2021 Budget
EXPENDITURES			
Accounting	\$ 15,000	\$ 15,000	\$ 15,000
Administration Salaries & Benefits	\$ 100,000	\$ 75,000	\$ 100,000
Auditor	\$ 8,500	\$ 8,000	\$ 8,500
Bond Services/Trustee/Financial Advisor	\$ 2,000	\$ 1,914	\$ 2,000
Insurance	\$ 2,250	\$ 2,000	\$ 2,250
Office Administration	\$ 7,000	\$ 5,000	\$ 15,000
TIRZ Administration and Overhead	\$ 134,750	106,914	\$ 142,750
Engineering Consultants	\$ 25,000	\$ 20,000	\$ 35,000
Legal	\$ 25,000	\$ 20,000	\$ 35,000
Construction Audit	\$ -	\$ -	\$ -
Planning Consultants	\$ 20,000	\$ -	\$ 20,000
Program and Project Consultants	\$ 70,000	\$ 40,000	\$ 90,000
Management consulting services	\$ 204,750	\$ 146,914	\$ 232,750
Capital Expenditures (See CIP Schedule)	\$ 1,630,000	\$ 1,219,400	\$ 2,510,000
	\$ -	\$ -	\$ -
TIRZ Capital Expenditures	\$ 1,630,000	\$ 1,219,400	\$ 2,510,000
MMP 2411 Washington	\$ -	\$ -	\$ -
Developer / Project Reimbursements	\$ -	\$ -	\$ -
CO Debt Service			
Principal	\$ 150,000	\$ 150,000	\$ 160,000
Interest	\$ 97,720	\$ 97,720	\$ 89,468
System debt service	\$ 247,720	\$ 247,720	\$ 249,468
TOTAL PROJECT COSTS	\$ 2,082,470	1,614,034	\$ 2,992,218
Payment/transfer to ISD - educational facilities	\$ 163,218	163,218	167,794
Payment/transfer to ISD - educational facilities (Pass Through)	\$ -	\$ -	\$ -
Administration Fees:			
City	\$ 95,599	\$ 95,599	\$ 101,806
County	\$ -	\$ -	\$ -
ISD	\$ 25,000	\$ 25,000	\$ 25,000
HCC	\$ -	\$ -	\$ -
Affordable Housing:			
City	\$ 637,326	\$ 637,326	\$ 678,706
County	\$ -	\$ -	\$ -
ISD to City of Houston	\$ 135,205	\$ 135,205	\$ 139,005
Municipal Services (Payable to COH)	\$ 142,891	\$ 142,891	\$ 142,891
Total Transfers	\$ 1,199,239	1,199,239	1,255,202
Total Budget	\$ 3,281,709	\$ 2,813,273	\$ 4,247,420
RESTRICTED Funds - Capital Projects	\$ 2,123,812	\$ 1,928,407	\$ 140,404
RESTRICTED Funds - Affordable Housing	\$ -	\$ -	\$ -
RESTRICTED Funds - Bond Debt Service	\$ -	\$ 247,720	\$ 247,720
Ending Fund Balance	\$ 2,123,812	2,176,127	388,124
Total Budget & Ending Fund Balance	\$ 5,405,521	4,989,400	4,635,544

Notes:

TAX YEAR	2019	2020	2021	2022	2023	2024	2025
TIRZ 13	FY2020 Estimate	FY2021	FY2022	FY2023	FY2024	FY2025	FY2026
City	\$ 1,911,977	\$ 2,036,119	\$ 2,141,319	\$ 2,250,727	\$ 2,364,511	\$ 2,482,847	\$ 2,605,916
County	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
ISD	\$ 405,616	\$ 417,014	\$ 428,413	\$ 439,811	\$ 451,209	\$ 462,608	\$ 474,006
ISD - Pass Through	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
INCREMENT REVENUES (1)	\$ 2,317,593	\$ 2,453,133	\$ 2,569,732	\$ 2,690,538	\$ 2,815,720	\$ 2,945,455	\$ 3,079,922
CITY OF HOUSTON	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
GRANT PROCEEDS (5)	\$ -	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -
MISCELLANEOUS REVENUE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
INTEREST INCOME	\$ 4,796	\$ 6,284	\$ 2,142	\$ 5,172	\$ 3,313	\$ 793	\$ -
PROCEEDS FROM BANK LOAN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL RESOURCES	\$ 2,322,389	\$ 2,659,417	\$ 2,571,874	\$ 2,695,710	\$ 2,819,033	\$ 2,946,248	\$ 3,079,922
ISD Education Set-Aside	\$ 163,218	\$ 167,794	\$ 172,370	\$ 176,946	\$ 181,522	\$ 186,099	\$ 191,797
ISD Education Set-Aside - Pass Through	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Affordable Housing							
City	\$ 637,326	\$ 678,706	\$ 713,773	\$ 750,242	\$ 788,170	\$ 827,616	\$ 868,639
County	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
ISD	\$ 135,205	\$ 139,005	\$ 142,804	\$ 146,604	\$ 150,403	\$ 154,203	\$ 158,002
Municipal Services	\$ 142,891	\$ 142,891	\$ 142,891	\$ 142,891	\$ 142,891	\$ 142,891	\$ 142,891
Administrative Fees							
City	\$ 95,599	\$ 101,806	\$ 107,066	\$ 112,536	\$ 118,226	\$ 124,142	\$ 130,296
County	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
ISD	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TRANSFERS	\$ 1,199,239	\$ 1,255,202	\$ 1,303,904	\$ 1,354,219	\$ 1,406,212	\$ 1,459,951	\$ 1,516,625
Management Consulting Services	\$ 146,914	\$ 232,750	\$ 232,750	\$ 232,750	\$ 232,750	\$ 232,750	\$ 232,750
Loan (CO Due to City)							
Principal	\$ 150,000	\$ 160,000	\$ 165,000	\$ 170,000	\$ 205,334	\$ 205,797	\$ 211,122
Interest	\$ 97,720	\$ 89,468	\$ 80,669	\$ 71,000	\$ 35,797	\$ 31,122	\$ 26,172
Other Debt	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
DEBT SERVICE	\$ 247,720	\$ 249,468	\$ 245,669	\$ 241,000	\$ 241,131	\$ 236,919	\$ 237,294
TOTAL EXPENSES	\$ 394,634	\$ 482,218	\$ 478,419	\$ 473,750	\$ 473,881	\$ 469,669	\$ 470,044
CASH FLOW FROM OPERATIONS	\$ 728,516	\$ 921,997	\$ 789,551	\$ 867,741	\$ 938,940	\$ 1,016,628	\$ 1,093,253
BEGINNING FUND BALANCE (7)	\$ 2,577,011	\$ 2,086,127	\$ 498,124	\$ 1,202,675	\$ 770,415	\$ 184,355	\$ (324,017)
DEBT ISSUANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUNDS AVAILABLE FOR PROJECTS	\$ 3,305,527	\$ 3,008,124	\$ 1,287,675	\$ 2,070,415	\$ 1,709,355	\$ 1,200,983	\$ 769,236
Projects							
MMP 2411 Washington	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
DEVELOPER AGREEMENTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
T-1301 Historic District Monumentation	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -
T-1304 Sanitary Sewer Rehabilitation/Substitute Service	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -
T-1307 Historic Sabine Street	\$ 4,700	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ -
T-1310 Hemphill Road	\$ 30,000	\$ 1,780,000	\$ -	\$ -	\$ -	\$ -	\$ -
T-1312 Sustainable Streetscapes	\$ 5,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
T-1313 Dow School Park	\$ 1,100,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -
T-1314 Streetscape - Sidewalks, Bicycle Facilities, Curbs and Related Issues	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -
T-1317 Washington Ave Pedestrian Improvements	\$ -	\$ -	\$ 60,000	\$ 1,100,000	\$ -	\$ -	\$ -
T-1319 Sawyer Street Re-Construction	\$ 3,000	\$ -	\$ -	\$ 175,000	\$ 1,500,000	\$ 1,500,000	\$ -
T-1320 Pedestrian Crossing Improvements on Washington	\$ -	\$ 180,000	\$ -	\$ -	\$ -	\$ -	\$ -
T-1323 Traffic Sign Replacement	\$ 76,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
T-1399 Safe Sidewalk Program	\$ -	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ -
CAPITAL PROJECTS	\$ 1,219,400	\$ 2,510,000	\$ 85,000	\$ 1,300,000	\$ 1,525,000	\$ 1,525,000	\$ -
TOTAL PROJECTS	\$ 1,219,400	\$ 2,510,000	\$ 85,000	\$ 1,300,000	\$ 1,525,000	\$ 1,525,000	\$ -
RESTRICTED Funds - Capital Projects	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RESTRICTED Funds - Affordable Housing	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RESTRICTED Funds - Bond Debt Service	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Unrestricted Funds/Net Current Activity	\$ 2,086,127	\$ 498,124	\$ 1,202,675	\$ 770,415	\$ 184,355	\$ (324,017)	\$ 769,236
Ending Fund Balance	\$ 2,086,127	\$ 498,124	\$ 1,202,675	\$ 770,415	\$ 184,355	\$ (324,017)	\$ 769,236

Notes:

Council District	CIP No.	Project	Fiscal Year Planned Appropriations							FY21 - FY25 Total	Cumulative Total (To Date)
			Through 2019	Projected 2020	2021	2022	2023	2024	2025		
H	T-1301	Historic District Monumentation	\$ 6,494	-	15,000	-	-	-	-	15,000	21,494
H	T-1304	Sanitary Sewer Rehabilitation/Substitute Service	\$ 246,546	-	150,000	-	-	-	-	150,000	396,546
H	T-1307	Historic Sabine Street	\$ 919,320	4,700	10,000	-	-	-	-	10,000	934,020
H	T-1310	Hemphill Road	\$ 456	30,000	1,780,000	-	-	-	-	1,780,000	1,810,456
H	T-1312	Sustainable Streetscapes	\$ 12,000	5,700	-	-	-	-	-	-	17,700
H	T-1313	Dow School Park	\$ 34,775	1,100,000	200,000	-	-	-	-	200,000	1,334,775
H	T-1314	Streetscape - Sidewalks, Bicycle Facilities, Curbs and Related Issues	\$ -	-	150,000	-	-	-	-	150,000	150,000
H	T-1317	Washington Ave Pedestrian Improvements	\$ 1,450	-	-	60,000	1,100,000	-	-	1,160,000	1,161,450
H	T-1319	Sawyer Street Re-Construction	\$ -	3,000	-	-	175,000	1,500,000	1,500,000	3,175,000	3,178,000
H	T-1320	Pedestrian Crossing Improvements on Washington	\$ -	-	180,000	-	-	-	-	180,000	180,000
H	T-1323	Traffic Sign Replacement		76,000		-	-	-	-	-	76,000
H	T-1399	Safe Sidewalk Program	\$ -	-	25,000	25,000	25,000	25,000	25,000	125,000	125,000
Totals			\$ 1,790,710	\$ 1,219,400	\$ 2,510,000	\$ 85,000	\$ 1,300,000	\$ 1,525,000	\$ 1,525,000	\$ 6,945,000	\$ 9,955,110

* NOTE:

** NOTE:

*** NOTE:

Source of Funds	Fiscal Year Planned Appropriations								
	Through 2019	Projected 2020	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
TIRZ Funds	1,790,710	529,400	2,510,000	85,000	1,300,000	1,525,000	1,525,000	6,945,000	9,265,110
City of Houston	-	690,000	-	-	-	-	-	-	690,000
Grants	-	-	200,000	-	-	-	-	200,000	200,000
Other	-	-	-	-	-	-	-	-	-
Project Total	1,790,710	1,219,400	2,710,000	85,000	1,300,000	1,525,000	1,525,000	7,145,000	10,155,110

Project:	Sanitary Sewer Rehabilitation/Substitute Service Program and Sidewalk Improvement Project	City Council District		Key Map:		WBS.:	T-1304	
		Location:	H	Geo. Ref.:				
		Served:	H	Neighborhood:	22			
Description:	Rerouting of multiple service lines with a single sewer tap into a system consisting of one sanitary sewer service tap per residence and reconstruction of concrete and brick sidewalks on neighborhood streets.	Operating and Maintenance Costs: (\$ Thousands)						
			2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
Justification:	Currently as many as 115 homes share collective sanitary sewer connections, replacement of shared sanitary lines along with the reconstruction of sidewalks will enhance the quality of life of area residents.	Svcs. & Chgs.	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs						-

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	2,904	-	-	-	-	-	-	-	\$ -	\$ 2,904
4	Construction	243,642	150,000	-	150,000	-	-	-	-	\$ 150,000	\$ 393,642
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
	Money from COH	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ 246,546	\$ 150,000	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ 150,000	\$ 396,546
Source of Funds											
TIRZ Funds		246,546	100,000	-	150,000	-	-	-	-	\$ 150,000	\$ 396,546
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ 246,546	\$ 100,000	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ 150,000	\$ 396,546

Project:	Hemphill Road	City Council District		Key Map:		WBS.:	T-1310	
		Location:	H	Geo. Ref.:				
		Served:	H	Neighborhood:				
Description:	Substitute sanitary sewer service, sidewalk improvements, storm water collection, excavation and paving of Hemphill Road.	Operating and Maintenance Costs: (\$ Thousands)						
			2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
Justification:	Converting the existing 17' wide street with roadside ditches to a 22' wide curb and gutter road will allow sidewalk paths on both sides, improve the existing drainage and widen the existing street by 10-ft.	Svcs. & Chgs.	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs						

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	60,000	30,000	30,000	-	-	-	-	\$ 30,000	\$ 60,000
4	Construction	-	-	-	1,750,000	-	-	-	-	\$ -	\$ -
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	456	-	-	-	-	-	-	-	\$ -	\$ 456
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		456	-	-	-	-	-	-	-	\$ -	\$ 456
Total Allocations		\$ 456	\$ 60,000	\$ 30,000	\$ 1,780,000	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ 60,456
Source of Funds											
TIRZ Funds		456	60,000	30,000	1,780,000	-	-	-	-	\$ 1,780,000	\$ 1,810,456
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	200,000	-	-	-	-	\$ 200,000	\$ 200,000
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ 456	\$ 60,000	\$ 30,000	\$ 1,980,000	\$ -	\$ -	\$ -	\$ -	\$ 1,980,000	\$ 2,010,456

Project: Sustainable Streetscapes	City Council District		Key Map:		WBS.:	T-1312		
	Location:	H	Geo. Ref.:					
	Served:	H	Neighborhood:					
Description:	Add street trees in appropriate locations in the zone.		Operating and Maintenance Costs: (\$ Thousands)					
			2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
Justification: Project is an opportunity to bring improve the tree canopy in the zone..		Svcs. & Chgs.	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs						

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4	Construction	12,000	20,000	5,700						\$ -	\$ 17,700
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ 12,000	\$ 20,000	\$ 5,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,700
Source of Funds											
TIRZ Funds		12,000	20,000	5,700	-	-	-	-	-	\$ -	\$ 17,700
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ 12,000	\$ 20,000	\$ 5,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,700

Project: Dow School Park	City Council District		Key Map:		WBS.:	T-1313		
	Location:	H	Geo. Ref.:					
	Served:	H	Neighborhood:					
Description:	Design and redevelopment of Dow School Park		Operating and Maintenance Costs: (\$ Thousands)					
			2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
Justification:	Enhance quality of life for area residents.		Svcs. & Chgs.	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs						-

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4	Construction	31,775	1,100,000	1,100,000	200,000	-	-	-	-	\$ 200,000	\$ 1,331,775
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	3,000	-	-	-	-	-	-	-	\$ -	\$ 3,000
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		3,000	-	-	-	-	-	-	-	\$ -	\$ 3,000
Total Allocations		\$ 34,775	\$ 1,100,000	\$ 1,100,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ 200,000	\$ 1,334,775
Source of Funds											
TIRZ Funds		34,775	1,100,000	410,000	200,000	-	-	-	-	\$ 200,000	\$ 644,775
City of Houston		-	-	690,000	-	-	-	-	-	\$ -	\$ 690,000
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ 34,775	\$ 1,100,000	\$ 1,100,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ 200,000	\$ 1,334,775

*NOTE:

Project:	Streetscape - Sidewalks, Bicycle Facilities, Curbs and	City Council District		Key Map:		WBS.:	T-1314	
		Location:	H	Geo. Ref.:				
		Served:	H	Neighborhood:				
Description:	Improvements to Various Streets within the entire zone to improve pedestrian access, walkability, bicycle access, visibility (lighting) and ADA improvements	Operating and Maintenance Costs: (\$ Thousands)						
			2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
Justification:		Walkability, bikeability and access for all users is impaired due to poor condition of pedestrian and bicycle infrastructure. Many areas lack ADA accessible sidewalks. Lighting in some areas is inadequate	Svcs. & Chgs.	-	-	-	-	\$ -
			Capital Outlay	-	-	-	-	\$ -
			Total	\$ -	\$ -	\$ -	\$ -	\$ -
	FTEs						-	

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	80,000	-	150,000	-	-	-	-	\$ 150,000	\$ 150,000
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4	Construction	-	-	-	-	-	-	-	-	\$ -	\$ -
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ 80,000	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ 150,000	\$ 150,000
Source of Funds											
TIRZ Funds		-	15,000	-	150,000	-	-	-	-	\$ 150,000	\$ 150,000
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ 15,000	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ 150,000	\$ 150,000

Project:	Sawyer Street Re-Construction	City Council District		Key Map:		WBS.:	T-1319	
		Location:	H	Geo. Ref.:				
		Served:	H	Neighborhood:				
Description:	Phase 1 - Reconstruction of Sawyer Street from intersection at Washington to the RR north of Center. Reconstruction of Sawyer Street from the RR north of Center to the northern boundary of the Tirz will be included in future phases.	Operating and Maintenance Costs: (\$ Thousands)						
Justification:	Re-constructing Sawyer Rd. will provide better traffic circulation, pedestrian circulation and help spur new economic development.		2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
		Svcs. & Chgs.	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FTEs								

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	3,000	-	-	175,000	-	-	\$ 175,000	\$ 178,000
4	Construction	-	-	-	-	-	1,500,000	1,500,000	-	\$ 3,000,000	\$ 3,000,000
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ -	\$ 3,000	\$ -	\$ -	\$ 175,000	\$ 1,500,000	\$ 1,500,000	\$ 3,175,000	\$ 3,178,000
Source of Funds											
TIRZ Funds		-	-	3,000	-	-	175,000	1,500,000	1,500,000	\$ 3,175,000	\$ 3,178,000
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ -	\$ 3,000	\$ -	\$ -	\$ 175,000	\$ 1,500,000	\$ 1,500,000	\$ 3,175,000	\$ 3,178,000

Project:	Pedestrian Crossing Improvements on Washington	City Council District		Key Map:		WBS.:	T-1320	
		Location:	H	Geo. Ref.:				
		Served:	H	Neighborhood:				
Description:	Improve pedestrian accessibility by improving pedestrian crossings on Washington	Operating and Maintenance Costs: (\$ Thousands)						
			2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
Justification:	The number of pedestrians crossing Washington is increasing. Creating 1 or more locations between Houston and Sawyer where pedestrians have a pedestrian refuge will encourage pedestrians at those locations and make crossing Washington safer	Svcs. & Chgs.	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs						

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	30,000	-	30,000	-	-	-	-	\$ 30,000	\$ 30,000
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4	Construction	-	150,000	-	150,000	-	-	-	-	\$ 150,000	\$ 150,000
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ 180,000	\$ -	\$ 180,000	\$ -	\$ -	\$ -	\$ -	\$ 180,000	\$ 180,000
Source of Funds											
TIRZ Funds		-	180,000	-	180,000	-	-	-	-	\$ 180,000	\$ 180,000
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ 180,000	\$ -	\$ 180,000	\$ -	\$ -	\$ -	\$ -	\$ 180,000	\$ 180,000

Project:	Traffic Sign Replacement	City Council District		Key Map:		WBS.:	T-1323	
		Location:	H	Geo. Ref.:				
		Served:	H	Neighborhood:				
Description:	Replace existing traffic signs within the zone.	Operating and Maintenance Costs: (\$ Thousands)						
			2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	-	\$ -
		Supplies	-	-	-	-	-	\$ -
Justification:	Consistent signage helps to identify the zone and create a sense of place.	Svcs. & Chgs.	-	-	-	-	-	\$ -
		Capital Outlay	-	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs						

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4	Construction	-	-	76,000	-	-	-	-	-	\$ -	\$ 76,000
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ -	\$ 76,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 76,000
Source of Funds											
TIRZ Funds		-	-	76,000	-	-	-	-	-	\$ -	\$ 76,000
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ -	\$ 76,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 76,000

Project: Safe Sidewalk Program	City Council District		Key Map:		WBS.:	T-1399	
	Location:	H	Geo. Ref.:				
	Served:	H	Neighborhood:				
Description:	Improvement of small sections of sidewalk to enhance pedestrian mobility.		Operating and Maintenance Costs: (\$ Thousands)				
		2021	2022	2023	2024	2025	Total
		Personnel	-	-	-	-	\$ -
		Supplies	-	-	-	-	\$ -
Justification:	Pedestrian Mobility Improvement		Svcs. & Chgs.	-	-	-	\$ -
		Capital Outlay	-	-	-	-	\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs					-

Fiscal Year Planned Expenses

Project Allocation		Projected Expenses thru 6/30/19	2020 Budget	2020 Estimate	2021	2022	2023	2024	2025	FY21 - FY25 Total	Cumulative Total (To Date)
Phase											
1	Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2	Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3	Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4	Construction	-	25,000	-	25,000	25,000	25,000	25,000	25,000	\$ 125,000	\$ 125,000
5	Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6	Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7	Other	-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
		-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations		\$ -	\$ 25,000	\$ -	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 125,000	\$ 125,000
Source of Funds											
TIRZ Funds		-	25,000	-	25,000	25,000	25,000	25,000	25,000	\$ 125,000	\$ 125,000
City of Houston		-	-	-	-	-	-	-	-	\$ -	\$ -
Grants		-	-	-	-	-	-	-	-	\$ -	\$ -
Other		-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds		\$ -	\$ 25,000	\$ -	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 125,000	\$ 125,000

*NOTE:

TAB 5.b.



10011 Meadowglen Lane
Houston, Texas 77042
EHRAinc.com | 713.784.4500
TBPE No. F-726 | TBPLS No. 10092300

T.I.R.Z. NO. 13/OLD SIXTH WARD REDEVELOPMENT AUTHORITY ENGINEERING REPORT

Date: Through April 8, 2020

Date of Board Meeting: April 15, 2020

Engineer: Kyle Macy, P.E.


Signature

Agenda Item 7, Projects and Engineering

A. Project Committee Report

- i. Discussion and Possible Action Draft 2021 CIP

B. Engineering Consultant's Report

- i. Update on Dow School Park:
 1. Dow Elementary Park is complete and closeout documents were submitted and approved.
ACTION ITEM: Pay Application No. 10 included in invoices.
- ii. Update Substitute Sanitary Sewer Connections, Phase 2B:
 1. EHRA has confirmed documentation is being assembled by Texas Pride and final items are being completed for closeout.
ACTION ITEM: None at this time.

iii. Discussion and Possible Action:

1. Hemphill Preliminary Engineering Report (PER).

The PER, now referred to as the Design Concept Report (DCR) by Houston Public Works (HPW) has a new outline structure as developed by HPW. The Engineer and Administrator are coordinating with HPW to meet their requirements. The Engineer has completed the survey work as outlined in work authorization and is ready to proceed with the DCR per HPW coordination.

After the TIRZ 13 Administrator and Engineer met with the City of Houston to discuss LID features, the City of Houston expressed support to explore and include some LID features in some potential projects. Language in the grant application, as relayed by HARC, is being discussed between the City of Houston and TIRZ 13.

2. Old Sixth Ward Historic District Signs.

ACTION ITEM: Update on status

C. Approve related pay estimates or change orders, other design, construction or management contract administration items, and authorize other appropriate action.

Tab 6.a.

Tax Increment Reinvestment Zone (TIRZ) #13 – Old Sixth Ward
Committee Report Form

Committee Name: Finance Committee **Date of Meeting:** various

Chairperson: Cynthia Card

Attendees:

Cynthia Card

Sherry Weesner

Alison Maillet

Click or tap here to enter text.

Click or tap here to enter text.

Click or tap here to enter text.

Points of Discussion:

2021 CIP
Invoice Management Procedure
Electronic Bill Payment

Items for Board Consideration/Action:

CIP for Submittal to the City
Invoice Management Procedure
Electron Bill Payment

Cynthia Card Chairperson

TAB 6.b.

March 31, 2020

To Board of Directors
Old Sixth Ward Redevelopment Authority
711 Louisiana Street, Suite 2300
Houston, Texas 77002

We are pleased to confirm our understanding of the services we are to provide Old Sixth Ward Redevelopment Authority (the Authority) for the year ending June 30, 2020. We will audit the financial statements of the governmental activities and major fund, including the related notes to the financial statements, which collectively comprise the basic financial statements of the Authority as of and for the year ending June 30, 2020. Accounting standards generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the Authority's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the Authority's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance. The following RSI is required by U.S. generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis.
- 2) Schedule of Revenues, Expenditures, and Changes in Fund Balance – Budget to Actual – General Fund

The following other information accompanying the financial statements will not be subjected to the auditing procedures applied in our audit of the financial statements, and our auditors' report will not provide an opinion or any assurance on that other information.

- 1) Schedule of Operating Expenses and Capital Expenditures
- 2) Schedule of Estimated Project Costs to Actual Expenditures (Project Plan reconciliation)

Audit Objective

The objective of our audit is the expression of opinions as to whether your financial statements are fairly presented, in all material respects, in conformity with generally accepted accounting principles. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and will include tests of the accounting records and other procedures we consider necessary to enable us to express such opinions. We will issue a written report upon completion of our audit of the Authority's financial statements. Our report will be addressed to the Board of Directors of the Authority.

We cannot provide assurance that unmodified opinions will be expressed. Circumstances may arise in which it is necessary for us to modify our opinions or add emphasis-of-matter or other-matter paragraphs. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or may withdraw from this engagement.

Audit Procedures—General

An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; therefore, our audit will involve judgment about the number of transactions to be examined and the areas to be tested. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements. We will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is a risk that material misstatements may exist and not be detected by us, even though the audit is properly planned and performed in accordance with U.S. generally accepted auditing standards. In addition, an audit is not designed to detect immaterial misstatements, or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. However, we will inform the appropriate level of management of any material errors, fraudulent financial reporting, or misappropriation of assets that comes to our attention. We will also inform the appropriate level of management of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential. Our responsibility as auditors is limited to the period covered by our audit and does not extend to any later periods for which we are not engaged as auditors.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and direct confirmation of receivables and certain other assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will request written representations from your attorneys as part of the engagement, and they may bill you for responding to this inquiry. At the conclusion of our audit, we will require certain written representations from you about the financial statements and related matters.

Audit Procedures—Internal Control

Our audit will include obtaining an understanding of the government and its environment, including internal control, sufficient to assess the risks of material misstatement of the financial statements and to design the nature, timing, and extent of further audit procedures. An audit is not designed to provide assurance on internal control or to identify deficiencies in internal control. Accordingly, we will express no such opinion. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the Authority's compliance with the provisions of applicable laws, regulations, contracts, and agreements. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion.

Other Services

We will assist in preparing the financial statements of the Authority in conformity with U.S. generally accepted accounting principles based on information provided by you. We will perform the services in accordance with applicable professional standards. The other services are limited to the financial statement preparation previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

Management Responsibilities

Management is responsible for designing, implementing, and maintaining effective internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including monitoring ongoing activities; for the selection and application of accounting principles; and for the preparation and fair presentation of the financial statements in conformity with U.S. generally accepted accounting principles.

Management is also responsible for making all financial records and related information available to us and for the accuracy and completeness of that information. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, (2) additional information that we may request for the purpose of the audit, and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence.

Your responsibilities include adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws and regulations.

With regards to using the auditors' report, you understand that you must obtain our prior written consent to reproduce or use our report in bond offering official statements or other documents. With regards to the electronic dissemination of audited financial statements, including financial statements published electronically on your website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in these sites or to consider the consistency of other information in the electronic site with the original document.

You are responsible for the preparation of the supplementary information in conformity with U.S. generally accepted accounting principles.

You agree to assume all management responsibilities for financial statement preparation services and any other nonattest services we provide; oversee the services by designating an individual, preferably from senior management, with suitable skill, knowledge, or experience; evaluate the adequacy and results of the services; and accept responsibility for them.

Dispute Resolution

In the event of a dispute between the parties which arises out of or relates to this contract or engagement letter, the breach thereof or the services provided or to be provided hereunder, if the dispute cannot be settled through negotiation, the parties agree that before initiating arbitration, litigation or other dispute resolution procedure, they will first try, in good faith, to resolve the dispute through non-binding mediation. All parties agree that an alternative form of dispute resolution shall not be undertaken by either party until the expiration of fifteen (15) calendar days following notice being provided to the other party indicating that the dispute cannot be settled through mediation. The mediation will be administered by the American Arbitration Association under its Dispute Resolution Rules for Professional Accounting and Related Services Disputes. The costs of any mediation proceedings shall be shared equally by all parties.

Statute of Limitations

The parties agree that there shall be a one-year statute of limitation (from the delivery of the service or termination of the contract) for the filing of any requests for arbitration, lawsuit, or proceeding related to this agreement. If such a claim is filed more than one year, or the minimum durational period having been determined as permissible by applicable statutory law or by a court of competent jurisdiction, subsequent to the delivery of the service or termination of the contract, whichever occurs first in time, then it shall be precluded by this provision, regardless of whether or not the claim has accrued at that time.

Electronic Data Communication and Storage and Use of Third Party Service Provider

In the interest of facilitating our services to your government, we may send data over the Internet, securely store electronic data via computer software applications hosted remotely on the Internet, or allow access to data through third-party vendors' secured portals or clouds. Electronic data that is confidential to your government may be transmitted or stored using these methods. We may use third-party service providers to store or transmit this data, such as, but not limited to, providers of tax return preparation software. In using these data communication and storage methods, our firm employs measures designed to maintain data security. We use reasonable efforts to keep such communications and data access secure in accordance with our obligations under applicable laws and professional standards. We also require our third-party vendors to do the same.

You recognize and accept that we have no control over, and shall not be responsible for, the unauthorized interception or breach of any communications or data once it has been sent or has been subject to unauthorized access, notwithstanding all reasonable security measures employed by us or our third-party vendors. You consent to our use of these electronic devices and applications and submission of confidential client information to third-party service providers during this engagement.

To enhance our services to you, we will use a combination of remote access, secure file transfer, virtual private network or other collaborative, virtual workspace or other online tools or environments. Access through any combination of these tools allows for on-demand and/or real-time collaboration across geographic boundaries and time zones and allows CRI and you to share data, engagement information, knowledge, and deliverables in a protected environment. In order to use certain of these tools and in addition to execution of this acknowledgement and engagement letter, you may be required to execute a separate client acknowledgement or agreement and agree to be bound by the terms, conditions and limitations of such agreement. You agree that CRI has no responsibility for the activities of its third-party vendors supplying these tools and agree to indemnify and hold CRI harmless with respect to any and all claims arising from or related to the operation of these tools. While we may back up your files to facilitate our services, you are solely responsible for the backup of your files and records; therefore, we recommend that you also maintain your own backup files of these records. In the event you suffer a loss of any files or records due to accident, inadvertent mistake, or Act of God, copies of which you have provided to us pursuant to this agreement, we shall not be responsible or obligated to provide you a copy of any such file or record which we may retain in our possession.

Engagement Administration, Fees, and Other

We understand that your consultants will prepare all cash, accounts receivable, or other confirmations we request and will locate any documents selected by us for testing.

The audit documentation for this engagement is the property of Carr, Riggs and Ingram, LLC and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to the regulator or its designee. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Carr, Riggs and Ingram, LLC personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the regulator or its designee. The regulator or its designee may intend or decide to distribute the copies or information contained therein to others, including other governmental agencies.

We will schedule the engagement based in part on deadlines, working conditions, and the availability of your key personnel. We will plan the engagement based on the assumption that your personnel will cooperate and provide assistance by performing tasks such as preparing requested schedules, retrieving supporting documents, and preparing confirmations. If, for whatever reason, your personnel are unavailable to provide the necessary assistance in a timely manner, it may substantially increase the work we have to do to complete the engagement within the established deadlines, resulting in an increase in fees over our original fee estimate.

We expect to begin our audit on approximately August 3, 2020 and to issue our reports no later than September 30, 2020. Draft financial statements will be provided to the Board of Directors for review two weeks prior to the scheduled board meeting in which the financial statements will be presented for approval. Alyssa Hill is the engagement partner and is responsible for supervising the engagement and signing the report or authorizing another individual to sign it.

Our fee for these services will be at our standard hourly rates plus out-of-pocket costs (such as report reproduction, word processing, postage, travel, copies, telephone, etc.), except that we agree that our

audit fee will not exceed \$8,300. In addition, we estimate out of pocket expenses to be \$100. Our standard hourly rates vary according to the degree of responsibility involved and the experience level of the personnel assigned to your audit. Our invoices for these fees will be rendered as work progresses and are payable on presentation. In accordance with our firm policies, work may be suspended if your account becomes 45 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate before we incur the additional costs.

We appreciate the opportunity to be of service to Old Sixth Ward Redevelopment Authority and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,

Carly Riggs & Ingram, L.L.C.

Houston, Texas

RESPONSE:

This letter correctly sets forth the understanding of Old Sixth Ward Redevelopment Authority.

Governance signature: _____

Title: _____

Date: _____

City of Houston signature: _____

Title: _____

Date: _____

TAB 6.c.



Monthly Financial Report Summary
April Board Meeting
Wednesday, April 15, 2020

At the beginning of February, the Old Sixth Ward Redevelopment Authority (OSWRA) beginning Operating Fund Balance was \$1,624,639. During the month, OSWRA received 100% of its income from money market interest (\$3,916). OSWRA processed \$55,295 in disbursements during the period. 69% of the disbursement related to payments to Millis Development (\$17,523 and \$7,155) for the CIP Project – Dow Park and to SMW Principle Solutions (\$6,723 and \$6,434) for Administrative Services. The ending balance as of month end March 31, 2020 was \$1,573,260.

The invoices pending approval total \$113,832 plus our annual debt payment of \$247,719 which totals \$361,551. \$360,000 needs to be transferred to the Operating Account to cover the pending invoices. See attached “Unpaid Bills Detail” Reports on page 3.

Capital Improvement Project spending for the period totaled \$107,154. The funds were mainly spent towards the Dow School Park project (\$106,517). See page 4 for the “Capital Projects Detail” Reports.

Interest rates have continued to fall during March (March 1 – 1.7% to March 31 – 1.1%). As such, I moved \$1.5 million from the Texas Class account to the Prosperity Money Market account when the interest rates at Texas Class dropped below the Prosperity rate of 1.5%. Prosperity Bank has exercised their right to reduce our temporary rate (1.5%) I negotiated when we opened the account down to the rate offered to other customers (0.5%) effective May 2nd. As your investment officer I’ll continue to monitor the continuously changing rates and ensure you’re getting the best rate available.

Cash Basis

OLD SIXTH WARD REDEVELOPMENT AUTHORITY
General Operating Fund
As of March 31, 2020

BEGINNING BALANCE : **\$ 1,624,639.17**

REVENUE

Money Market	45.03	Interest
Texas Class Investment	1,998.48	Interest
Operating Account	60.70	Open Records Request
Money Market	805.83	Interest
Texas Class Investment	1,005.79	Interest

Total Revenue 3,915.83

DISBURSEMENTS

2540	Asakura Robinson Company	2,699.18
2541	Bracewell LLP	1,633.50
2542	Edminster Hinshaw Russ	1,565.00
2546	The Morton Acct Services	2,447.07
2544	Millis Development	17,522.95
2545	SMW Principle Solutions	6,772.65
2549	Nightingale Interpreting Serv	405.00
2543	Gonzalo Camacho	4,661.00
2547	Bracewell LLP	3,999.50
2516	Edminster Hinshaw Russ	-
2517	Millis Development	7,155.17
2518	SMW Principle Solutions	6,433.78

Total Disbursements 55,294.80

ENDING BALANCE : **\$ 1,573,260.20**

March 31, 2020

Interest Rate

Balance

LOCATION OF ASSETS

Prosperity Bank Operating		24,470.47
Prosperity Money Market Account	1.500%	1,477,010.81
Texas Class Investment	1.1%	71,778.92

Total Account Balance **\$ 1,573,260.20**

Old Sixth Ward Redevelopment Authority
Unpaid Bills Detail
As of April 8, 2020

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Memo</u>	<u>Due Date</u>	<u>Open Balance</u>
Bracewell LLP					
Bill	03/31/2020	21877606	Admin- Meeting through March 31, 2020	04/10/2020	2,079.00
Bill	03/31/2020	21877625	General Legal through March 31, 2020	04/10/2020	820.05
Total Bracewell LLP					2,899.05
Edminster Hinshaw Russ & Associates Inc					
Bill	03/31/2020	81986	General Engineering Consultant - \$20,000	04/10/2020	4,341.25
Total Edminster Hinshaw Russ & Associates Inc					4,341.25
Millis Development & Construction LLC					
Bill	03/31/2020	Pay Requ...	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$978,...	04/10/2020	97,823.93
Total Millis Development & Construction LLC					97,823.93
SMW Prinicple Solutions, Inc.					
Bill	03/31/2020	1268	Administrative Consulting March 2020	04/10/2020	6,210.06
Total SMW Prinicple Solutions, Inc.					6,210.06
The Morton Accounting Services					
Bill	03/31/2020	2037	Feb - March CPA Services	04/15/2020	2,557.35
Total The Morton Accounting Services					2,557.35
TOTAL					113,831.64

**Old Sixth Ward Redevelopment Authority
Capital Projects Detail**

February through March 2020

Accrual Basis

Type	Date	Num	Name	Memo	Amount
Capital Improvement Project					
T-1310 Hemphill Road					
Bill	02/29/2020	1260	SMW Principle Solutions, Inc.	February 2020 Consulting	75.00
Bill	03/31/2020	1268	SMW Principle Solutions, Inc.	March 2020 Consulting	562.50
Total T-1310 Hemphill Road					637.50
T-1313 Dow School Park					
Bill	02/29/2020	Pay Request 9 ...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$978,239.32)	7,155.17
Bill	02/29/2020	1260	SMW Principle Solutions, Inc.	February 2020 Consulting	825.00
Bill	03/31/2020	1268	SMW Principle Solutions, Inc.	March 2020 Consulting	712.50
Bill	03/31/2020	Pay Request 10 ...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$978,239.3...	97,823.93
Total T-1313 Dow School Park					106,516.60
Total Capital Improvement Project					107,154.10
TOTAL					<u>107,154.10</u>

Old Sixth Ward Redevelopment Authority
BUDGET TO ACTUAL
3 Quarters Ended Mar 31, 2020

	Mar 31, 2020 Actual	Mar 31, 2020 Budget	Variance	% of Budget
Revenue				
COH TIRZ Increment	\$ 0.00	\$ 1,179,052.00	\$ (1,179,052.00)	0.00 %
Grant Proceeds	90,000.00	90,000.00	0.00	100.00 %
HISD TIRZ Increment	0.00	82,193.00	(82,193.00)	0.00 %
Interest Income - City TIRZ Fun	0.00	784.00	(784.00)	0.00 %
Interest Income Money Market	22,478.00	5,500.00	16,978.00	408.69 %
Total Revenue	112,478.00	1,357,529.00	(1,245,051.00)	8.29 %
Cost of Goods Sold				
T-1304 Sanitary Sewer Rehab	0.00	150,000.00	(150,000.00)	0.00 %
T-1307 Historic Sabine Street	4,661.00	10,000.00	(5,339.00)	46.61 %
T-1310 Hemphill Road	2,250.00	60,000.00	(57,750.00)	3.75 %
T-1312 Sustainable Streetscapes	5,700.00	20,000.00	(14,300.00)	28.50 %
T-1313 Dow School Park	931,220.19	1,100,000.00	(168,779.81)	84.66 %
T-1314 Streetscape	0.00	80,000.00	(80,000.00)	0.00 %
T-1319 Sawyer St Reconstruction	1,762.50	0.00	1,762.50	
T-1320 Pedestrian Crossing Wash	0.00	180,000.00	(180,000.00)	0.00 %
T-1321 Memorial Silver Triangle	0.00	30,000.00	(30,000.00)	0.00 %
T-1323 Traffic Sign Replacement	75,598.13	0.00	75,598.13	
Total Cost of Goods Sold	1,021,191.82	1,630,000.00	(608,808.18)	62.65 %
Gross Profit	(908,713.82)	(272,471.00)	(636,242.82)	333.51 %
Operating Expenses				
Interest Expense	0.00	97,720.00	(97,720.00)	0.00 %
Municipal Services Costs	0.00	142,891.00	(142,891.00)	0.00 %
Program and Project Consultatnt	0.00	0.00	0.00	
Engineering Consultant	15,632.06	25,000.00	(9,367.94)	62.53 %
Legal Fees	8,930.55	25,000.00	(16,069.45)	35.72 %
Program Consultant	0.00	20,000.00	(20,000.00)	0.00 %
Tax Consultants	1,932.00	2,000.00	(68.00)	96.60 %
TIRZ Administration & Overhead	0.00	0.00	0.00	
Accounting Fees	13,032.85	15,000.00	(1,967.15)	86.89 %
Administration Consultant	69,404.48	100,000.00	(30,595.52)	69.40 %
Audit Fees	7,800.00	8,500.00	(700.00)	91.76 %
Insurance Expense	0.00	2,250.00	(2,250.00)	0.00 %
Office Expenses	1,946.25	7,000.00	(5,053.75)	27.80 %
Total Operating Expenses	118,678.19	445,361.00	(326,682.81)	26.65 %
Operating Income (Loss)	(1,027,392.01)	(717,832.00)	(309,560.01)	143.12 %
Other Income				
Other Income	160.70	0.00	160.70	
Net Income (Loss)	(1,027,231.31)	(717,832.00)	(309,399.31)	143.10 %

Old Sixth Ward Redevelopment Authority
BALANCE SHEET
Mar 31, 2020 and 2019

Assets				
	2020	2019	Variance	%
Current Assets				
Mid South Money Mkt	\$ 0.00	\$ 2,001,238.64	\$ (2,001,238.64)	(100.00)%
Mid South Operating	0.00	16,382.40	(16,382.40)	(100.00)%
Prosperity Money Market	1,477,010.81	0.00	1,477,010.81	0.00 %
Prosperity Operating Account	24,470.47	0.00	24,470.47	0.00 %
Texas Class Investment Acct 781	71,778.92	0.00	71,778.92	0.00 %
Accounts Receivable	90,000.00	0.00	90,000.00	0.00 %
Prepaid Insurance	1,376.25	1,474.16	(97.91)	(6.64)%
Total Current Assets	1,664,636.45	2,019,095.20	(354,458.75)	(17.56)%
Total Assets	<u>\$ 1,664,636.45</u>	<u>\$ 2,019,095.20</u>	<u>\$ (354,458.75)</u>	<u>(17.56)%</u>

Liabilities and Stockholders' Equity

	2020	2019	Variance	%
Current Liabilities				
Accounts Payable	\$ 113,742.54	\$ 18,979.34	\$ 94,763.20	499.30 %
Cert Of Obligation Current Prin	150,000.00	0.00	150,000.00	0.00 %
Cert of Obligation Int Accrual	32,573.52	0.40	32,573.12	8,143,280.00 %
Retainage Payable	32,014.31	103,868.00	(71,853.69)	(69.18)%
Total Current Liabilities	328,330.37	122,847.74	205,482.63	167.27 %
Long-Term Liabilities				
Certificate of Obligation	1,626,715.00	1,776,715.00	(150,000.00)	(8.44)%
Total Long-Term Liabilities	<u>1,626,715.00</u>	<u>1,776,715.00</u>	<u>(150,000.00)</u>	<u>(8.44)%</u>
Total Liabilities	1,955,045.37	1,899,562.74	55,482.63	2.92 %
Stockholders' Equity				
Fund Balance	(1,947,125.65)	(1,947,125.65)	0.00	0.00 %
Unrestricted Net Assets	2,684,210.72	3,298,058.98	(613,848.26)	(18.61)%
Net Income	(1,027,231.31)	(1,231,144.31)	203,913.00	(16.56)%
Total Stockholders' Equity	<u>(290,146.24)</u>	<u>119,789.02</u>	<u>(409,935.26)</u>	<u>(342.21)%</u>
Statement Out of Balance	(262.68)	(256.56)	(6.12)	2.39 %
Total Liabilities and Stockholders' Equity	<u>\$ 1,664,636.45</u>	<u>\$ 2,019,095.20</u>	<u>\$ (354,458.75)</u>	<u>(17.56)%</u>

Old Sixth Ward Redevelopment Authority
Profit & Loss Detail
July 2019 through March 2020

Type	Date	Num	Name	Memo	Amount
Ordinary Income/Expense					
Income					
Grant Proceeds					
Invoice	08/21/2019	3	City of Houston.	City of Houston and Old Sixth Ward RA Interlocal agreeme...	90,000.00
Total Grant Proceeds					90,000.00
Interest Income Money Market					
Deposit	07/31/2019			Interest	2,023.02
Deposit	07/31/2019			Interest	44.08
Deposit	07/31/2019			Interest	904.77
Deposit	08/31/2019			Interest	1,868.63
Deposit	08/31/2019			Interest	537.29
Deposit	08/31/2019			Interest	147.67
Deposit	09/30/2019			Interest	0.01
Deposit	09/30/2019			Interest	26.85
Deposit	09/30/2019			Interest	486.45
Deposit	09/30/2019			Interest	1,760.92
Deposit	10/31/2019			Interest	346.29
Deposit	10/31/2019			Interest	3,045.66
Deposit	11/30/2019			Interest	2,598.64
Deposit	11/30/2019			Interest	179.65
Deposit	12/31/2019			Interest	2,251.93
Deposit	12/31/2019			Interest	155.04
Deposit	01/31/2020			Interest	111.78
Deposit	01/31/2020			Interest	2,134.19
Deposit	02/29/2020			Interest	45.03
Deposit	02/29/2020			Interest	1,998.48
Deposit	03/31/2020			Interest	1,005.79
Deposit	03/31/2020			Interest	805.83
Total Interest Income Money Market					22,478.00
Total Income					112,478.00
Cost of Goods Sold					
Capital Improvement Project					
T-1307 Historic Sabine Street					
Bill	01/07/2020	2020-102	Gonzalo Camacho	Sabine Street - One Way Street Conversion	4,661.00
Total T-1307 Historic Sabine Street					4,661.00
T-1310 Hemphill Road					
Bill	07/31/2019	1205	SMW Principle Solutions, Inc.	July 2019 Consulting	562.50
Bill	12/31/2019	1243	SMW Principle Solutions, Inc.	December 2019 Consulting	675.00
Bill	01/31/2020	1250	SMW Principle Solutions, Inc.	December 2019 Consulting	375.00
Bill	02/29/2020	1260	SMW Principle Solutions, Inc.	February 2020 Consulting	75.00
Bill	03/31/2020	1268	SMW Principle Solutions, Inc.	March 2020 Consulting	562.50
Total T-1310 Hemphill Road					2,250.00
T-1312 Sustainable Streetscapes					
Bill	08/01/2019	1160	Trees for Houston	Watering of 60 trees at Sawyer Ave for 2019	5,700.00
Total T-1312 Sustainable Streetscapes					5,700.00
T-1313 Dow School Park					
Bill	07/19/2019	19-7014	Tolunay-Wong Engineers, Inc.	Dow Elementary Engineer Consultant	1,610.00
Bill	07/31/2019	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019	82,360.08
Bill	07/31/2019	OSW1801-06	Asakura Robinson Company LLC	Dow School Park Phase - Construction	8,948.40
Bill	07/31/2019	1205	SMW Principle Solutions, Inc.	July 2019 Consulting	1,875.00
Bill	08/20/2019	79365	Edminster Hinshaw Russ & Associat...	Through 8.19.19 (99.53%)	5,069.44
Bill	08/27/2019	4891335-00	Facility Solutions Group Inc.	Lighting Design - Dow Elementary Park	3,000.00
Bill	08/31/2019	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$928,9...	104,140.24
Bill	08/31/2019	OSW1801-07	Asakura Robinson Company LLC	Dow School Park Phase - Construction	3,758.40
Bill	08/31/2019	19-8218	Tolunay-Wong Engineers, Inc.	Dow Elementary Engineer Consultant	2,064.50
Bill	08/31/2019	1214	SMW Principle Solutions, Inc.	August 2019 Consulting	1,350.00
Bill	09/30/2019	OSW1801-08	Asakura Robinson Company LLC	Dow School Park Phase - Construction	2,505.60
Bill	09/30/2019	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$928,9...	185,963.64
Bill	09/30/2019	1219	SMW Principle Solutions, Inc.	September 2019 Consulting	1,237.50
Bill	10/01/2019	19-9184	Tolunay-Wong Engineers, Inc.	Dow Elementary Engineer Consultant	2,439.00
Bill	10/31/2019	OSW1801-09	Asakura Robinson Company LLC	Dow School Park Phase - Construction	6,264.00
Bill	10/31/2019	1228	SMW Principle Solutions, Inc.	October 2019 Consulting	1,537.50
Bill	10/31/2019	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$928,9...	288,775.69
Bill	11/30/2019	1232	SMW Principle Solutions, Inc.	November 2019 Consulting	1,162.50
Bill	11/30/2019	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$928,9...	46,206.03
Bill	12/01/2019	19-11215	Tolunay-Wong Engineers, Inc.	Dow Elementary Engineer Consultant	458.00
Bill	12/16/2019	80981	Edminster Hinshaw Russ & Associat...	Through 12.16.19 (99.92%)	227.32
Bill	12/31/2019	1243	SMW Principle Solutions, Inc.	December 2019 Consulting	1,425.00
Bill	12/31/2019	OSW1402R-6	Asakura Robinson Company LLC	Dow School Park Phase II	421.44
Bill	12/31/2019	OSW1402-22	Asakura Robinson Company LLC	Dow School Park Phase II	706.25

No assurance is provided on these financial statements

Old Sixth Ward Redevelopment Authority
Profit & Loss Detail
July 2019 through March 2020

Type	Date	Num	Name	Memo	Amount
Bill	12/31/2019	OSW1801-10	Asakura Robinson Company LLC	Dow School Park Phase - Construction	4,580.60
Bill	12/31/2019	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$955,5...	43,582.83
Bill	01/31/2020	1250	SMW Prinicle Solutions, Inc.	December 2019 Consulting	2,812.50
Bill	01/31/2020	OSW1801-11	Asakura Robinson Company LLC	Dow School Park Phase - Construction	2,699.18
Bill	01/31/2020	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$978,2...	17,522.95
Bill	02/29/2020	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$978,2...	7,155.17
Bill	02/29/2020	1260	SMW Prinicle Solutions, Inc.	February 2020 Consulting	825.00
Bill	03/31/2020	1268	SMW Prinicle Solutions, Inc.	March 2020 Consulting	712.50
Bill	03/31/2020	Pay Reques...	Millis Development & Construction LLC	Contract - \$859,151.18 -Apr 2019 (w/Change Ord. \$978,2...	97,823.93
Total T-1313 Dow School Park					931,220.19
T-1319 Sawyer St Reconstruction					
Bill	08/31/2019	1214	SMW Prinicle Solutions, Inc.	August 2019 Consulting	825.00
Bill	09/30/2019	1219	SMW Prinicle Solutions, Inc.	September 2019 Consulting	487.50
Bill	10/31/2019	1228	SMW Prinicle Solutions, Inc.	October 2019 Consulting	450.00
Total T-1319 Sawyer St Reconstruction					1,762.50
T-1323 Traffic Sign Replacement					
Bill	07/31/2019	1205	SMW Prinicle Solutions, Inc.	July 2019 Consulting - Signage T-1323	37.50
Bill	09/04/2019	116	Williams Arch. Signage & Consulting...	Street Sign Refurbish - Phase 4	75,560.63
Total T-1323 Traffic Sign Replacement					75,598.13
Total Capital Improvement Project					1,021,191.82
Total COGS					1,021,191.82
Gross Profit					-908,713.82
Expense					
Program and Project Consultatnt					
Engineering Consultant					
Bill	08/20/2019	79366	Edminster Hinshaw Russ & Associat...	Through 8.1919 (99.69%)	2,170.00
Bill	08/20/2019	79367	Edminster Hinshaw Russ & Associat...	Through 8.19.19	1,782.50
Bill	09/18/2019	79740	Edminster Hinshaw Russ & Associat...	Through 9.16.19 (13.80% Complete)	1,017.06
Bill	10/24/2019	80213	Edminster Hinshaw Russ & Associat...	Through 10.21.19 (24.15% Complete)	2,070.00
Bill	11/21/2019	80620	Edminster Hinshaw Russ & Associat...	Through 11.18.19 (28.41% Complete)	851.25
Bill	12/16/2019	80984	Edminster Hinshaw Russ & Associat...	Through 12.16.19 (37.58% Complete)	1,835.00
Bill	01/31/2020	81567	Edminster Hinshaw Russ & Associat...	Through 1.20.20 (45.60% Complete)	1,565.00
Bill	03/31/2020	81986	Edminster Hinshaw Russ & Associat...	Through 2.17.20 (45.60% Complete)	4,341.25
Total Engineering Consultant					15,632.06
Legal Fees					
Bill	08/31/2019	21859638	Bracewell LLP	General Legal through August 31, 2019	600.00
Bill	09/30/2019	21862297	Bracewell LLP	General Legal through September 30, 2019	1,488.25
Bill	10/31/2019	21866083	Bracewell LLP	General Legal through October 31, 2019	1,600.00
Bill	11/30/2019	21868565	Bracewell LLP	General Legal through November 30, 2019	500.00
Bill	12/31/2019	21870893	Bracewell LLP	General Legal through December 31, 2019	2,595.75
Bill	02/29/2020	21874856	Bracewell LLP	General Legal through February 29, 2020	1,326.50
Bill	03/31/2020	21877625	Bracewell LLP	General Legal through March 31, 2020	820.05
Total Legal Fees					8,930.55
Tax Consultants					
Bill	07/01/2019	54186	Equi-Tax, Inc.	July 2019 - June 30, 2020	1,932.00
Total Tax Consultants					1,932.00
Total Program and Project Consultatnt					26,494.61
TIRZ Administration & Overhead					
Accounting Fees					
Bill	07/31/2019	1933	The Morton Accounting Services	July Accounting	2,112.40
Bill	08/31/2019	1934	The Morton Accounting Services	August Accounting	1,208.30
Bill	09/30/2019	1942	The Morton Accounting Services	September CPA Services	1,204.95
Bill	11/30/2019	1976	The Morton Accounting Services	October and November CPA Services	2,411.35
Bill	12/31/2019	1998	The Morton Accounting Services	CPA Services	1,091.43
Bill	01/31/2020	2029	The Morton Accounting Services	Dec - Jan CPA Services	2,447.07
Bill	03/31/2020	2037	The Morton Accounting Services	Feb - March CPA Services	2,557.35
Total Accounting Fees					13,032.85

Old Sixth Ward Redevelopment Authority
Profit & Loss Detail
July 2019 through March 2020


Type	Date	Num	Name	Memo	Amount
Administration Consultant					
Bill	07/31/2019	21856920	Bracewell LLP	Admin- Meeting through July 31, 2019	3,692.00
Bill	07/31/2019	1205	SMW Principle Solutions, Inc.	Administrative Consulting July 2019	3,525.00
Bill	07/31/2019	1205	SMW Principle Solutions, Inc.	July 2019 - Reimbursable Expense	22.70
Bill	07/31/2019	1205	SMW Principle Solutions, Inc.	July 2019 - Mileage Reimbursement	22.97
Bill	08/31/2019	21859637	Bracewell LLP	Admin- Meeting through August 31, 2019	710.00
Bill	08/31/2019	1214	SMW Principle Solutions, Inc.	Administrative Consulting August 2019	3,825.00
Bill	08/31/2019	1214	SMW Principle Solutions, Inc.	August 2019 - Mileage Reimbursement	18.56
Bill	08/31/2019	1214	SMW Principle Solutions, Inc.	August 2019 - Reimbursable Expense	12.00
Bill	09/30/2019	1219	SMW Principle Solutions, Inc.	Administrative Consulting September 2019	4,275.00
Bill	09/30/2019	1219	SMW Principle Solutions, Inc.	Septembert 2019 - Mileage Reimbursement	29.46
Bill	09/30/2019	1219	SMW Principle Solutions, Inc.	September 2019 - Reimbursable Expense	31.14
Bill	09/30/2019	21862286	Bracewell LLP	Admin- Meeting through September 30, 2019	5,325.00
Bill	10/31/2019	21866157	Bracewell LLP	Admin- Meeting through October 31, 2019	5,609.00
Bill	10/31/2019	1228	SMW Principle Solutions, Inc.	October 2019 Consulting	4,987.50
Bill	10/31/2019	1228	SMW Principle Solutions, Inc.	October 2019 - Mileage Reimbursement	18.10
Bill	11/30/2019	21868564	Bracewell LLP	Admin- Meeting through November 30, 2019	594.00
Bill	11/30/2019	1232	SMW Principle Solutions, Inc.	November 2019 Consulting	4,875.00
Bill	11/30/2019	1232	SMW Principle Solutions, Inc.	November 2019 - Mileage Reimbursement	21.11
Bill	12/31/2019	1243	SMW Principle Solutions, Inc.	December 2019 Consulting	6,675.00
Bill	12/31/2019	1243	SMW Principle Solutions, Inc.	December 2019 - Mileage Reimbursement	18.10
Bill	12/31/2019	1243	SMW Principle Solutions, Inc.	December 2019 - Expense Reimbursement	30.30
Bill	12/31/2019	21870892	Bracewell LLP	Admin- Meeting through December 31, 2019	4,648.05
Bill	01/31/2020	1250	SMW Principle Solutions, Inc.	December 2019 Consulting	3,450.00
Bill	01/31/2020	1250	SMW Principle Solutions, Inc.	December 2019 - Mileage Reimbursement	40.37
Bill	01/31/2020	1250	SMW Principle Solutions, Inc.	December 2019 - Expense Reimbursement	94.78
Bill	01/31/2020	21873412	Bracewell LLP	Admin- Meeting through January 31, 2020	1,633.50
Bill	02/29/2020	1260	SMW Principle Solutions, Inc.	February 2020 Consulting	4,350.00
Bill	02/29/2020	1260	SMW Principle Solutions, Inc.	February 2020 - Mileage Reimbursement	11.96
Bill	02/29/2020	1260	SMW Principle Solutions, Inc.	February 2020 - Expense Reimbursement	1,171.82
Bill	02/29/2020	21874760	Bracewell LLP	Admin- Meeting through February 29, 2020	2,673.00
Bill	03/31/2020	1268	SMW Principle Solutions, Inc.	March 2020 Consulting	4,012.50
Bill	03/31/2020	1268	SMW Principle Solutions, Inc.	March 2020 - Mileage Reimbursement	2.76
Bill	03/31/2020	1268	SMW Principle Solutions, Inc.	March 2020 - Expense Reimbursement	919.80
Bill	03/31/2020	21877606	Bracewell LLP	Admin- Meeting through March 31, 2020	2,079.00
Total Administration Consultant					69,404.48
Audit Fees					
Bill	09/11/2019	16747401	Carr Riggs & Ingram LLC	2019 Audit - 94-02285	7,800.00
Total Audit Fees					7,800.00
Office Expenses					
Bill	08/31/2019	150	Sabota Writing & Communications, L...	General Communications Support July and August 2019	446.25
Bill	10/31/2019	2019-09-14	The Captioning Company Inc.	Captioning Transcript Services - Sept 25, 2019	402.50
Bill	10/31/2019	24126	Nightingale Interpreting Services	Meeting Interpreter 10/16/19	405.00
Bill	12/31/2019	2019-12-12	The Captioning Company Inc.	Captioning Transcript Services - Dec 18, 2019	287.50
Bill	02/29/2020	24401	Nightingale Interpreting Services	Meeting Interpreter 2/19/20	405.00
Total Office Expenses					1,946.25
Total TIRZ Administration & Overhead					92,183.58
Utilities					
Bill	09/01/2019	Inv 1380630	City of Houston - Encroachment	2020 Fee	262.68
Total Utilities					262.68
Total Expense					118,940.87
Net Ordinary Income					-1027654.69
Other Income/Expense					
Other Income					
Other Income					
Deposit	08/15/2019			Open Records Request Deposit	100.00
Deposit	03/24/2020			Ryan Boehner Open Records Request Cost	60.70
Total Other Income					160.70
Total Other Income					160.70
Net Other Income					160.70
Net Income					-1027493.99

No assurance is provided on these financial statements

OLD SIXTH WARD REDEVELOPMENT AUTHORITY
QUARTERLY INVESTMENT REPORT
2nd QUARTER FISCAL YEAR 2020
October 1, 2019 to
December 31, 2019

Transaction Date	TexasClass Deposits or Withdrawals	Book Value	Market Value	Activity
10/1/2019	Texas Class	\$ 1,858,744.23	\$ 1,858,744.23	Beginning Balance
10/31/2019	3,045.66	1,861,789.89	1,861,789.89	Interest 1.93%
11/30/2019	2,598.64	1,864,388.53	1,864,388.53	Interest 1.7%
12/6/2019	(300,000.00)	1,564,388.53	1,564,388.53	Transfer to Checking Account
12/31/2019	2,251.93	1,566,640.46	1,566,640.46	Interest 1.6%
12/31/2019		1,566,640.46	1,566,640.46	Ending Balance

The investments for the District for the period are in compliance with the Public Funds Investment Act, the District's investment policy and the District's investment strategy.

Investment Officer: 

OLD SIXTH WARD REDEVELOPMENT AUTHORITY
QUARTERLY INVESTMENT REPORT
3rd QUARTER FISCAL YEAR 2020
January 1, 2020 to
March 31, 2020

Transaction Date	TexasClass Deposits or Withdrawals	Book Value	Market Value	Activity
1/1/2020	Texas Class	\$ 1,566,640.46	\$ 1,566,640.46	Beginning Balance
1/31/2020	2,134.19	1,568,774.65	1,568,774.65	Interest 1.61%
2/28/2020	1,998.48	1,570,773.13	1,570,773.13	Interest 1.61%
3/18/2020	(1,500,000.00)	70,773.13	70,773.13	Transfer to Checking Account
3/31/2020	1,005.79	71,778.92	71,778.92	Interest 1.04%
3/31/2020		71,778.92	71,778.92	Ending Balance

The investments for the District for the period are in compliance with the Public Funds Investment Act, the District's investment policy and the District's investment strategy.

Investment Officer: 