



midtown
H O U S T O N

**MIDTOWN MANAGEMENT
DISTRICT BOARD OF DIRECTORS
MEETING
February 2, 2022**



MIDTOWN MANAGEMENT DISTRICT NOTICE OF MEETING

TO: THE BOARD OF DIRECTORS OF MIDTOWN MANAGEMENT DISTRICT AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of the **Midtown Management District** will hold a regular meeting, ***open to the public***, on **Wednesday, February 2, 2022, at 11:00 a.m.** at the offices of Bracewell LLP, 711 Louisiana Street, Suite 2300, Houston TX 77002, and via Webex at the following link:

<https://bracewell.webex.com/bracewell/j.php?MTID=m470ea4f56221b626c760b21bbf952483>

or dial US Toll Free 1-855-282-6330, and when prompted enter Access Code **2591 894 0887** #.

A quorum of the Board of Directors will be physically present at the meeting location. This meeting will be conducted in person and by videoconference in accordance with the provisions of Section 551.127 of the Texas Government Code. The meeting location will be open to the public during open portions of the meeting.

The public will be permitted to offer comments as provided on the agenda and as permitted by the presiding officer during the meeting. During a public comment period, any person may address the Board of Directors in person or via Webex at the following link:

<https://bracewell.webex.com/bracewell/j.php?MTID=m470ea4f56221b626c760b21bbf952483>

or dial US Toll Free 1-855-282-6330, and when prompted enter Access Code 2591 894 0887 #.

For an electronic copy of agenda documents, please refer to the following link:

<https://midtownhouston.com/event/mmd-board-meeting-2-2-2-2-2-2-2-2-2-2-2-2-2-3-2-2-3-2/>

The Board will (i) consider, present, and discuss orders, resolutions, or motions; (ii) adopt, approve, and ratify such orders, resolutions, or motions; and (iii) take other actions as may be necessary, convenient, or desirable with respect to the following matters:

AGENDA

1. Call meeting to Order and verify that a quorum is present.
2. Receive Public Comments

Members of the public are invited to speak during this portion of the agenda. Please limit your comments to no more than 3 minutes. Speakers may not yield all or a portion of their time to another person. State law prohibits the Board Chair or members of the Board from commenting on any statement or engaging in

dialogue without an appropriate agenda item being posted in accordance with the Texas Open Meetings Act. Comments should be directed to the entire Board, not individual Board members. If you would like to speak during the Public Comments portion of the meeting, we ask, if possible, that you please sign-in with the District by sending an email to Cynthia Alvarado; CPM®, Operations Manager at: calvarado@midtownhouston.com and indicating your desire to speak during the Public Comments portion of the meeting. Please put PUBLIC COMMENT in the subject line of your email.

3. Consent Agenda

- a. Approve Minutes for the December 1, 2021 Board Meeting.
- b. Approve Financial Report for the Month of November 2021.
- c. Approve the Financial Report for the Month of December 2021.
- d. Approve Payment of Invoices for January 2022.
- e. Approve Payment of Invoices for January 2022.
- f. Approve Equi-Tax Report for December 2021.
- g. Approve Equi-Tax Report for January 2022.

4. Receive committee activity reports and review, discuss, and take necessary action regarding the following, as appropriate:

- a. Service & Maintenance. **Christopher Johnston, Chair**
- b. Cultural Arts & Entertainment. . . . **Charles Washington, Chair**
- c. Marketing **Debbie Tyler-Dillard, Chair**
- d. Urban Planning **James Llamas, Chair**
 - i. City of Houston Parking Benefits District and Community Parking Benefits District presentation.
 - ii. Bike Share Houston Bicycle Request.
- e. Finance **Kelly A. Young, Vice-Chair**
- f. Community Activity Report. **Christopher Johnston, Liaison**
 - i. Super Neighborhood #62
- g. Public Safety **Allen Douglas, Chair**
 - i. Security Coordinators Report
 - ii. Ratify the Interlocal Agreement for Law Enforcement Services with Harris County for March 1, 2022, through September 30, 2022.
- h. Executive. **Darcy John Lefsrud, Vice-Chair**

5. Report on Capital Projects of the Midtown Redevelopment Authority

6. With respect to the foregoing agenda items, the Board may conduct an executive session with regards to the following, as appropriate, and necessary.
 - a. Consultation with attorney (Section 551.071, Texas Government Code);
 - b. Personnel matters (Section 551.074, Texas Government Code).

Upon entering into executive session, the presiding officer shall note which agenda items will be discussed.

7. Announcements

8. Next meeting date **Wednesday, March 2, 2022, at 11:00 a.m.**
Additional information will be provided closer to the meeting date.

9. Adjourn



SEAL

Darcy John Lefsrud /ca

Darcy John Lefsrud, Vice-Chair
Midtown Management District Board of Directors

MISSION STATEMENT

Midtown strives to provide an economically vibrant urban destination where arts and culture thrive alongside businesses and residents in a safe, active, diverse neighborhood.



**MINUTES OF THE MIDTOWN MANAGEMENT DISTRICT
BOARD OF DIRECTORS MEETING**

December 1, 2021

The Board of Directors of the Midtown Management District held a regular meeting, open to the public, on Wednesday, December 1, 2021, at 11:00 a.m. at the offices of Bracewell LLP, 711 Louisiana Street, Suite 2300, Houston TX 77002, and via Webex at the following link:

<https://bracewell.webex.com/bracewell/j.php?MTID=m221741ab437bbc8d8c4b4c0d02a7c66>
or by dialing US Toll Free 1-855-282-6330, and when prompted entering Access Code 2591 894 0887

The roll was called of the duly appointed members of the Board, to-wit:

Pos. 1	Darcy John Lefsrud	Pos. 10	Daniel Arguijo
Pos. 2	Gloria Haney	Pos. 11	Debbie Tyler-Dillard
Pos. 3	Amar Mohite	Pos. 12	Muddassir Siddiqi
Pos. 4	James Llamas	Pos. 13	Marylene Chan
Pos. 5	Ryan M. LeVasseur	Pos. 14	Christopher Johnston
Pos. 6	Nancy J.W. Darst	Pos. 15	Jeanette Criglar
Pos. 7	Desmond Bertrand-Pitts	Pos. 16	Kelly Young
Pos. 8	William Fulton	Pos. 17	Charles Washington
Pos. 9	J. Allen Douglas		

1. CALL MEETING TO ORDER AND VERIFY THAT A QUORUM IS PRESENT

It was announced that the meeting was being conducted in person and by videoconference in accordance with the provisions of Section 551.127 of the Texas Government Code. The meeting location was open to the public during open portions of the meeting.

Ms. Alvarado called the roll of the Board of Directors and verified that a quorum of the Board of Directors was physically present at the above referenced meeting location, specifically, Directors Lefsrud, Mohite, Llamas, Bertrand-Pitts, Fulton, Douglas, Criglar, Chan and Johnston.

Directors Haney, Arguijo, LeVasseur, Darst, and Young attended and participated in the meeting via video conferencing and telephonic conferencing.

Absent from the meeting was Director Siddiqi.

Also, physically present at the meeting were Clark Lord of Bracewell LLP.

The following persons attended the meeting virtually via video conferencing and/or telephonic conferencing: Midtown Staff members Kandi Schramm, Cynthia Alvarado, Vernon Williams, Madeline Peña, David Thomas, Amaris Salinas, Theresa Gilmore, Danielle Fanfair, and Jaime Giraldo; Peggy Foreman of Burney & Foreman; Rocha with S.E.A.L. Security Solutions LLC., Director Tyler-Dillard, and Director Washington.

Vice-Chair Lefsrud called the meeting to order and welcomed everyone.

2. RECEIVE PUBLIC COMMENTS

Ms. Alvarado stated that members of the public are invited to speak during this portion of the agenda. There is a limit to comments of no more than 3 minutes. Speakers may not yield all or a portion of their time to another person. State law prohibits the Board Chair or members of the Board from commenting on any statement or engaging in dialogue without an appropriate agenda item being posted in accordance with the Texas Open Meetings Act. Comments should be directed to the entire Board, not individual Board members. If you would like to speak during the Public Comments portion of the meeting, we ask, if possible, that you please sign-in with the District by sending an email to Cynthia Alvarado; CPM®, Operations Manager at: calvarado@midtownhouston.com and indicating your desire to speak during the Public Comments portion of the meeting. Please put PUBLIC COMMENTS- MMD Board Meeting in the subject line of your email.

No public comments were received.

3. APPROVE BOND, OATH AND SWORN STATEMENT FOR NEW BOARD MEMBER APPOINTED TO POSITION 10.

Director Mohite made a motion to approve the bond, oath and sworn statement for new Board member appointed to position 10. The motion was seconded by Director Douglas and carried by unanimous vote.

4. CONSENT AGENDA

- A. APPROVE MINUTES FOR THE OCTOBER 6, 2021, BOARD MEETING.**
- B. APPROVE FINANCIAL REPORT FOR THE MONTH OF SEPTEMBER 2021.**
- C. APPROVE THE FINANCIAL REPORT FOR THE MONTH OF OCTOBER 2021.**
- D. APPROVE PAYMENT OF INVOICES FOR OCTOBER 2021.**
- E. APPROVE PAYMENT OF INVOICES FOR NOVEMBER 2021.**
- F. APPROVE EQUI-TAX REPORT FOR OCTOBER 2021.**
- G. APPROVE EQUI-TAX REPORT FOR NOVEMBER 2021.**
- H. RATIFY AN UPDATED LETTER OF SUPPORT FOR THE CITY OF HOUSTON'S ENTERTAINMENT ZONE.**

Director Llamas made a motion to approve the consent agenda. The motion was seconded by Director Chan and carried by unanimous vote.

REVIEW, DISCUSS AND TAKE NECESSARY ACTION REGARDING THE ANNUAL REVIEW OF THE DISTRICT'S INVESTMENT POLICY AND LIST QUALIFIED BROKER/DEALERS.

Director Douglas made a motion to approve the Investment policy as presented. The motion was seconded by Director Bertrand-Pitts and carried by unanimous vote.

REVIEW, DISCUSS AND TAKE NECESSARY ACTION REGARDING THE 3RD QUARTER INVESTMENT REPORT FOR THE PERIOD ENDING SEPTEMBER 30, 2021.

Director Chan made a motion to approve the Investment Report for the period ending September 30, 2021. The motion was seconded by Director Mohite and carried by unanimous vote.

RATIFY ACTION REGARDING A RESOLUTION ADOPTING A TITLE VI COMPLIANCE PLAN FOR THE DISTRICT.

Director Johnston made a motion to approve the ratification regarding a resolution adopting a Title VI Compliance Plan for the district. The motion was seconded by Director Criglar and carried by unanimous vote.

RECEIVE COMMITTEE ACCOMPLISHMENT REPORTS AND REVIEW, DISCUSS AND TAKE NECESSARY ACTION REGARDING THE FOLLOWING, AS APPROPRIATE:

A. Finance and Budget Committee – Kelly Young, Chair

i. FY 2022 Budget

Director Bertrand-Pitts made a motion to approve the FY 2022 budget as presented. The motion was seconded by Director Douglas and carried by unanimous vote.

B. Service & Maintenance Committee – Christopher Johnston, Chair

C. Cultural Arts & Entertainment Committee – Charles Washington, Chair

D. Marketing & Economic Development Committee – Debbie Dillard, Chair

E. Urban Planning Committee – James Llamas Chair

F. Community Activity Report – Christopher Johnston, Liaison

i. Super Neighborhood #62

G. Public Safety Committee- J. Allen Douglas, Chair

i. REPORT FROM SECURITY COORDINATOR, JAIME GIRALDO

H. Nomination Committee – Nancy Darst, Chair

I. Executive Committee – Darcy Lefsrud, Vice-Chair

REPORT ON CAPITAL PROJECTS OF THE MIDTOWN REDEVELOPMENT AUTHORITY (MRA)

Nothing to report.

WITH RESPECT TO THE FOREGOING AGENDA ITEMS, THE BOARD MAY CONDUCT AN EXECUTIVE SESSION WITH REGARDS TO THE FOLLOWING AS APPROPRIATE AND NECESSARY.

- a. Consultation with attorney (Section 551.071, Texas Government Code);
- b. Personnel matters (Section 551.074, Texas Government Code).

There was no Executive Session.

ANNOUNCEMENTS

There were no announcements.

NEXT MEETING DATE

Vice-Chair Lefsrud announced that the next Midtown Management District Board of Directors meeting will be held on Wednesday, January 5, 2021, at 11:00 a.m. and that more details will be forthcoming.

ADJOURN

There being no other business, the meeting was adjourned.

Marylene Chan
Board Secretary

Date



MIDTOWN MANAGEMENT DISTRICT NOTICE OF MEETING

TO: THE BOARD OF DIRECTORS OF MIDTOWN MANAGEMENT DISTRICT AND TO ALL OTHER INTERESTED PERSONS

Notice is hereby given that a meeting of the **Urban Planning Committee** and the **Service and Maintenance Committee** of the Midtown Management District Board of Directors will be held on **Monday, November 15, 2021 at 4:00p.m. via electronic video conference. To attend this meeting please use the following URL:** <https://midtownhouston.webex.com/midtownhouston/j.php?MTID=m75d8a219d8478607db170a9f4655e8aa> or dial in by phone 1-408-418-9388 when prompted enter meeting number: **2495 735 6113**. This committee meeting is **open to the public**, to review, consider, and discuss the following matters:

1. Public Comments – None
2. Entertainment District Letter – The letter has been sent and will be ratified at The Executive Committee meeting on 11/18 and on the MMD Board meeting in December.
3. Update STEPS/pedestrian enhancements – Marlon stated that staff discussed project with Walter P. Moore consultants and is now a part of the general work order and will begin work in 1st quarter and report back to the committee at that time.
4. Update on parking benefits district – There are now changes in meter hours in Midtown and will be proposing adding a parking benefits agreement. This Fall the meter hours in the NW part of Midtown were extended from 7am to Midnight.
 - What happens to additional revenue that COH takes in? A portion of increment will go back to district where it was generated to enhance improvements in the area.
 - The City of Houston is developing a proposal to do potentially do that.
 - The COH has a comment period open, and we may want to think about pushing out communication to our residents on social.
 - The steering committee will choose the projects that the revenue goes towards + the sub-committee of the Midtown UP committee (TBD). Goal is to go to council by End of year.
5. Bike racks and buffer designs – Need to update the maintenance agreement with the COH. Staff will need to review cost estimates for maintenance projects. **Action Item: Get the input from Hannah Yi and office of City Engineer + Peggy Foreman**
6. Bike counters update – Nothing new to report
7. Discuss updates on Glover Park – Submitted an encroachment application for proposed projects such as fix-it stations, bike racks and relocating landscaping and trash receptacles and adjusting the sidewalks. Looking at letting Baldwin Park contractor look at it as an addendum pending proposed costs.
8. Discuss Midtown water line projects – Cit of Houston is working on water line projects with the next phase coming in 2022 along Tuam St. and Holman St. Staff is engaged so that when project is completed, the street design supports walkability and bikeability.

9. Discuss budget – Approving budgets in December Board meeting
10. Discuss Tuam Triangle project – Tuam St. + Genese St. (trying to figure out how to activate that space). Marlon said nothing new to report. Last meeting it was said that staff was looking at all of the entry portals holistically. Will revisit this project at the first of the year.
11. Discuss sidewalk repairs – No updates until Q1 of 2022.
12. Update regarding ongoing projects
 - Updates from Field Services team – Field services is going as regularly scheduled
 - Update on Baldwin Park upgrades – Nothing new to report
 - Update on graffiti abatement – going as regularly scheduled
 -

13. Discuss Budget – Approving budgets in December Board meeting

14. issues for future consideration by the Committee –

15. Next meeting date: Urban Planning
Monday, December 20, 4pm
Meeting links will be provided
closer to the date

16. Adjourn

SEAL

James Llamas
Christopher Johnston

James Llamas, Urban Planning Chair
Christopher Johnston, Service & Maintenance Chair
Midtown Management District

MIDTOWN MISSION: Midtown strives to provide an economically vibrant urban destination where arts and culture thrive alongside businesses and residents in a safe, active, diverse neighborhood.

**MIDTOWN MANAGEMENT DISTRICT
NOTICE OF MEETING**

TO: THE BOARD OF DIRECTORS OF MIDTOWN MANAGEMENT DISTRICT AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that a meeting of the **Marketing and Economic Development Committee** and the **Cultural Arts and Entertainment Committee** of the Midtown Management District Board of Directors will be held on **Wednesday, November 17, 2021, at 4:00 p.m. via electronic video conference. To attend this meeting please use the following URL:**

<https://midtownhouston.webex.com/midtownhouston/j.php?MTID=ma83883db7287fd6cbf628819f45ffb5d>

or dial in by phone 1-408-418-9388 when prompted enter meeting number: **2488 024 5695**. This committee meeting is **open to the public**, to review, consider, and discuss the following matters:

1. Welcome Guests and receive public comments
2. Updates on Marketing and Economic Development Committee
 - a. Review Draft of Midtown Buzz – Midtown Buzz will be sent out to print before the holidays and distributed the week of December 27th
 - b. Report on Social Media numbers for Q3 – We have surpassed our social media goals for Instagram and Midtown Houston Facebook. We are really close to hitting our goals for Twitter and the park Facebook pages.
 - c. Discuss upcoming guest blog topic – The Small Business Saturday blog was a success. It featured small business owners from All the Feels Shop. The owners emailed staff that they've had a few people visit their store after the blog was published.
3. Updates on Cultural Arts and Entertainment Committee
 - a. midtownHOU Arts Micro Grants 2021 – Nothing new to report
 - b. Midtown Mistletoe Market 2021 – Mistletoe Market will take place on December 10th and 11th at Bagby Park. Vendors, musicians, art classes have all been secured and are finalized.
4. Next Committee meetings - **Marketing and Economic Development Committee**
TBA
5. Adjourn

Debbie Tyler Dillard
Chair, Marketing

Charles Washington
Chair, Cultural Arts

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MIDTOWN MANAGEMENT DISTRICT NOTICE OF MEETING

TO: THE BOARD OF DIRECTORS OF MIDTOWN MANAGEMENT DISTRICT AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the **Public Safety Committee** of the Midtown Management District will hold a meeting on **Tuesday, November 16, 2021, at 11:30 a.m.** via electronic video conference. To attend this meeting please use the following URL:

<https://midtownhouston.webex.com/midtownhouston/j.php?MTID=m4a0215f7dd6409077a755e684800f313>

or dial in by phone **1-408-418-9388** when prompted enter meeting number: 2498 379 4874

This committee meeting is **open to the public**, to review, consider, and discuss the following matters:

1. **Welcome Guests and Receive Public Comments – no public comments**

The committee chair was not able to attend due to a family emergency.

James Llamas – MMD BOD

Jeanette Criglar – MMD BOD

Lt Spencer from South Central

Sgt. Brian Alms – South Central

Lucy Viera – Central

Sgt. Chad Wall – Central

Sgt. Haynes – Precinct 7

Jesse Sampson – SEAL

Erica Rocha – SEAL

Sean Quitzau – SEARCH

Brandon – PIT Team

Lt. Jackie Reese – METRO

Brianna Vu

Kay Walton – 2016 Main

Barbara Canetti

Scott Harbers

Cory Cloud

Jaime Giraldo

Cynthia Alvarado

Peggy Foreman

2. **Receive, discuss, and take necessary action regarding monthly reports from:**

a. Houston Police Department – South Central Division

BMVs are up due to cost and lack of parts! HPD keep your vehicles safe.

b. Houston Police Department – Central Division –

Shooting at CVS on Elgin at Main – HPD reports it looks like it was a robbery. One dead and one injured.

c. Harris County Constable- Precinct 7

Continued activity at Walgreen's – they are making arrests and returning stolen merchandise

d. METRO Police Dept

Along the rail in Midtown

98 citations written for fare evaders

1 assault

1 theft

1 criminal mischief

They are keeping deployment at The Ensemble platform from 6AM to 8AM daily – checking for fares and keeping vagrancy down

5PM to 7PM handles the same project at The Ensemble platform.

Overnight shift cleans the trains

e. Houston Community College Police Dept – not able to attend today

f. S.E.A.L. Security Solutions

144 calls for service – majority were suspicious individuals on property
Loitering is picking up around the Bagby at Dennis area.

Citgo at 1025 Alabama

Chevron – 2200 Smith

They are continuing to patrol the residential area.

SEARCH and SEAL working on early morning outreach

g. Public Intoxication Transport Team

78 calls from Midtown

260 proactive calls

Brandon is fluent in American Sign Language

h. SEARCH Homeless Outreach

Working in high traffic areas – mid-main area and main at webster area

They continue to proceed with night outreach. COH is working to close down the Hill Top Encampment at Hamilton at Pierce. Closing in a compassionate manner – everyone will be offered housing. This is happening today and throughout the remainder of the week. Productive collaboration with Lord of the Streets – LaVoy is at LOTS every Tuesday morning from 9AM to 12PM. Stakeholders can send individuals to LOTS on that day at 3401 Fannin at Francis. 70% of clients that SEARCH engages with are actively engaged in a housing search.

3. Update on community events – Cynthia reported that the City of Houston hosted their Sound Ordinance meeting last night. Good attendance. A lot of people reported on their experiences with sound issues and HPD. There will be another meeting on Thursday, November 18th both in person and virtually. The city has done a good job of getting the information out. Cynthia sent the information directly to our email lists.

**4. Next meeting date – Tuesday, December 21, 2021, at 11:30 a.m.
Combined Service and Maintenance / Public Safety Meeting
information will be provided**

5. Adjourn.

Midtown Management District
2021 Sources and Uses of Funds
 January through November 2021

	Jan - Nov 21	Budget	\$ Over Budget
Sources of Funds			
400000 · Revenue - Assessments			
400081 · FY20 Assessment Revenue	2,809,168.10	2,916,646.00	-107,477.90
400082 · FY19 Assessment Revenue	-6,260.10	9,000.00	-15,260.10
400083 · FY18 Assessment Revenue	1,633.50	2,200.00	-566.50
400084 · FY17 Assessment Revenue	1,139.36	1,650.00	-510.64
400085 · FY16 Assessment Revenue	-41.45	1,100.00	-1,141.45
400086 · FY15 Assessment Revenue	-41.45	825.00	-866.45
400087 · FY14 Assessment Revenue	0.00	550.00	-550.00
400088 · FY13 Assessment Revenue	0.00	198.00	-198.00
400089 · FY12 Assessment Revenue	224.17	99.00	125.17
400090 · FY11 Assessment Revenue	0.00	99.00	-99.00
400091 · FY10 Assessment Revenue	0.00	95.00	-95.00
400092 · FY09 Assessment Revenue	0.00	82.00	-82.00
400093 · FY08 Assessment Revenue	0.00	88.00	-88.00
400106 · Curr Assessment Revenue Deferre	-3,995.00	0.00	-3,995.00
400500 · Penalties & Interest	34,292.01	29,985.00	4,307.01
402400 · Over Payments (Overpayments)	10,154.72	22,445.00	-12,290.28
402500 · Refunds/Assessment Adjustments	-96,391.44	-84,333.00	-12,058.44
402510 · Collection Costs (Fees charged to MMD for collections)	-56,787.87	-48,500.00	-8,287.87
402511 · CAD Correctons	0.00	825.00	-825.00
402512 · CAD Lawsuit Corrections	84,700.26	46,000.00	38,700.26
402600 · Assessment Collection Costs	24,104.65	13,200.00	10,904.65
400000 · Revenue - Assessments - Other	12,025.64	0.00	12,025.64
Total 400000 · Revenue - Assessments	2,813,925.10	2,912,254.00	-98,328.90
403000 · Other Income (Other Income)			
403100 · Booth and Events Fees (Booth and Events Fees)	433.89	0.00	433.89
Total 403000 · Other Income (Other Income)	433.89	0.00	433.89
404000 · Int Income (Invest Interest Earned)	2,808.26	8,000.00	-5,191.74
406000 · Interest on CD (Interest earned on CD purchases)	246.72	1,100.00	-853.28
Total	2,817,413.97	2,921,354.00	-103,940.03
Total Sources	2,817,413.97	2,921,354.00	-103,940.03
Uses of Funds			
500000 · Security and Public Safety			
501000 · Street Lighting - Electricity	78,571.99	146,666.85	-68,094.86
502000 · Enhancement Public Safety (Public Safety)			
502011 · Harris County Precinct 7 (Harris County Precinct 7)	398,772.00	399,491.00	-719.00
502012 · S.E.A.L. Security Program (S.E.A.L. Security Program)	166,984.00	183,040.00	-16,056.00
502013 · PIT Program (PIT Program)	61,224.13	61,215.00	9.13
Total 502000 · Enhancement Public Safety (Public Safety)	626,980.13	643,746.00	-16,765.87
504000 · Security Coordinator	782.07	524.00	258.07
505000 · Outreach & Social Services	59,462.37	57,750.00	1,712.37
507000 · Street Outage Survey	1,700.00	2,500.00	-800.00
508000 · Public Safety Light Program	12,315.63	0.00	12,315.63

UNAUDITED FINANCIALS

Midtown Management District
2021 Sources and Uses of Funds
 January through November 2021

509000 · National Night Out	3,542.51	3,500.00	42.51
509555 · Public Safety Communications (Public Safety Communications)	743.50	900.00	-156.50
509700 · Staffing (Allocated Staffing hours)	75,994.72	102,159.67	-26,164.95
Total 500000 · Security and Public Safety	860,092.92	957,746.52	-97,653.60
600000 · Marketing & Economic Developmen			
601000 · Media, Advertising & Promotion			
601003 · Event Partic/ Sponsoring	1,035.00	2,500.00	-1,465.00
601000 · Media, Advertising & Promotion - Other	2,968.55	8,500.00	-5,531.45
Total 601000 · Media, Advertising & Promotion	4,003.55	11,000.00	-6,996.45
602000 · Web-site Update & Maint.	1,475.38	7,800.00	-6,324.62
603004 · Resident/.Stake Holder Foc Cmmu	499.92	3,666.70	-3,166.78
603005 · Midtown Newspaper (Newspaper for Midtown Stakeholders and Residents)	4,250.00	10,000.00	-5,750.00
607000 · Midtown eNews	524.93	1,650.00	-1,125.07
609500 · Marketing & Economic Developmen	650.00	10,000.00	-9,350.00
609510 · Professional Development (Staff Professional Development)	2,132.06	3,000.00	-867.94
609700 · Staffing (Allocated Staffing hours)	23,379.46	23,182.00	197.46
Total 600000 · Marketing & Economic Developmen	36,915.30	70,298.70	-33,383.40
700000 · Urban Planning			
702010 · Special Projects			
702023 · Farmer's Market (Farmer's Market)	0.00	4,583.00	-4,583.00
702025 · Bike Rides	600.00	500.00	100.00
Total 702010 · Special Projects	600.00	5,083.00	-4,483.00
706700 · Staffing (Allocated Staffing hours)	20,724.73	20,571.00	153.73
Total 700000 · Urban Planning	21,324.73	25,654.00	-4,329.27
710000 · Cultural Arts & Entertainment			
710102 · Art Project Sponsorships	2,600.00	28,000.00	-25,400.00
710103 · Midtown Mural Project	0.00	5,000.00	-5,000.00
710106 · Art in the Park	41,894.09	30,000.00	11,894.09
710107 · Mistletoe Market	16,649.25	30,000.00	-13,350.75
710108 · Special Events in Bagby Park	0.00	10,000.00	-10,000.00
710109 · Mldtown Visions Art Gallery	0.00	5,000.00	-5,000.00
710110 · Parks Programming	7,100.00	15,000.00	-7,900.00
710112 · Cultural Arts - Website	0.00	1,000.00	-1,000.00
710113 · Cultural Arts - Communications	3,207.50	5,000.00	-1,792.50
710115 · Mini-Performing Arts Festival (Mini-Performing Arts Festival)	26,749.95	25,000.00	1,749.95
710116 · Professional Development	249.00	3,000.00	-2,751.00
710117 · Membership	0.00	2,000.00	-2,000.00
710700 · Staffing (Allocated Staffing hours)	47,370.34	47,608.00	-237.66
Total 710000 · Cultural Arts & Entertainment	145,820.13	206,608.00	-60,787.87
720000 · Service & Maintenance			
722000 · Midtown Parks			
722005 · Baldwin/Glover Park Maintenance			
722051 · Water	874.22	3,500.00	-2,625.78
722052 · Electric	1,061.35	1,485.00	-423.65
722053 · Path Gravel	0.00	2,500.00	-2,500.00

UNAUDITED FINANCIALS

Midtown Management District
2021 Sources and Uses of Funds
 January through November 2021

722054 · Irrigation repair	0.00	3,000.00	-3,000.00
722055 · Landscape Repairs	0.00	10,000.00	-10,000.00
722056 · Baldwin/Glover Landscape Contra (Monthly General Maintenance)	17,655.00	17,655.00	0.00
722057 · Park Lighting (Park Lighting)	7,570.00	27,500.00	-19,930.00
722058 · Dog Park Maintenance (Dog Park Maintenance)	0.00	3,000.00	-3,000.00
Total 722005 · Baldwin/Glover Park Maintenance	27,160.57	68,640.00	-41,479.43
Total 722000 · Midtown Parks	27,160.57	68,640.00	-41,479.43
725000 · Midtown Field Service Prog			
725001 · Field Service TEAM			
Field Service TEAM	186,439.00	186,439.00	0.00
Field TEAM - Additional Staff	65,725.00	65,725.00	0.00
Total 725001 · Field Service TEAM	252,164.00	252,164.00	0.00
725002 · Graffiti	3,874.30	7,200.00	-3,325.70
725003 · Supplies	0.00	600.00	-600.00
725004 · Storage	2,775.20	4,452.00	-1,676.80
725005 · Seasonal Planting PROW	0.00	5,000.00	-5,000.00
725007 · Tree Maintenance	35,000.00	35,000.00	0.00
725008 · Landscaping/Tree Planting	12,667.00	17,000.00	-4,333.00
725009 · Pet Bags	1,282.70	3,150.00	-1,867.30
Total 725000 · Midtown Field Service Prog	307,763.20	324,566.00	-16,802.80
726000 · Service Maintenance - Other			
726001 · Service and Maintenance - Othe	26.35	0.00	26.35
726010 · SeeClickFix (SeeClickFix)	8,113.00	8,113.00	0.00
726100 · Legacy Maintenance	231,854.00	231,854.00	0.00
726200 · District New Improvement Prgs	150,853.00	150,853.00	0.00
Total 726000 · Service Maintenance - Other	390,846.35	390,820.00	26.35
728000 · Staffing (Allocated Staffing hours)	48,114.56	45,147.00	2,967.56
Total 720000 · Service & Maintenance	773,884.68	829,173.00	-55,288.32
800000 · District Administration			
802000 · Legal Counsel	72,615.00	88,000.00	-15,385.00
802042 · Public Information Request (Public Information Request)	0.00	360.00	-360.00
803000 · Accounting & Auditing Expense	12,900.00	14,500.00	-1,600.00
804000 · Insurance Expense			
804003 · Director's & Officers Insurance (Director's & Officers Insurance)	3,595.00	4,000.00	-405.00
804004 · General Liability (General Liability)	8,689.00	9,000.00	-311.00
804005 · Insurance - other (Tax Bond, Property, Public Employee, Business Travel Acciden	3,545.00	3,860.00	-315.00
Total 804000 · Insurance Expense	15,829.00	16,860.00	-1,031.00
805000 · Assessment Collection Costs			
805130 · Returned Checks	6,374.17	0.00	6,374.17
Total 805000 · Assessment Collection Costs	6,374.17	0.00	6,374.17
806000 · General Operating/Admin. Exp.	8,997.96	7,582.00	1,415.96
807000 · Board Meeting & Misc. Exp.	4,333.66	6,875.00	-2,541.34
809000 · Administration Expense (Reimbursements to MRA)	207,172.59	200,642.00	6,530.59
Total 800000 · District Administration	328,222.38	334,819.00	-6,596.62

UNAUDITED FINANCIALS

Midtown Management District
2021 Sources and Uses of Funds
January through November 2021

Total Uses
Net Increase (/Decrease) for the Period

2,166,260.14	2,424,299.22	-258,039.08
651,153.83	497,054.78	154,099.05

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Midtown Management District
Balance Sheet
As of November 30, 2021

	Nov 30, 21
ASSETS	
Current Assets	
Checking/Savings	
10000 · Operating Funds	
101001 · Chase Savings Account	13,515.75
102001 · IBC Savings Acct 66033	5,762.30
102107 · IBC CD 4808	125,000.00
102203 · EastWest Bank Money Market#5359	84,959.33
102211 · EastWest Bank Savings Acct	1,065.97
105003 · Central Bank Money Market	238,874.58
106010 · Wells Fargo Assessment Acct	881,573.43
106020 · Wells Fargo Performance Saving	17,101.27
107000 · TexStar (Investment Account)	5,860.01
107500 · LOGIC (Investment Account)	948,843.46
Total 10000 · Operating Funds	2,322,556.10
10002 · Restricted Funds	
101000 · Chase Operating Acct	11,432.70
Total 10002 · Restricted Funds	11,432.70
Total Checking/Savings	2,333,988.80
Accounts Receivable	
120000 · Assessments Receivable	
120009 · Assesmts Recievable Current	3,070,258.34
120040 · Allowancer- Uncollectible Asst	-9,500.00
Total 120000 · Assessments Receivable	3,060,758.34
Total Accounts Receivable	3,060,758.34
Total Current Assets	5,394,747.14
Other Assets	
130501 · Other Misc Assets	41,174.25
Total Other Assets	41,174.25
TOTAL ASSETS	5,435,921.39
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
200000 · Accounts Payable	318,327.27
Total Accounts Payable	318,327.27
Other Current Liabilities	
203000 · Other Accts Payable	-1,465.08
203001 · Other Misc Liabilities	78,184.24
205000 · Deferred Assessment Revenues	3,070,258.34
205100 · Prepaid Income	179,173.44
206000 · Accrued liability	81,428.01
207000 · Bal due to MRA from FTA Reimbur	11,322.95
Total Other Current Liabilities	3,418,901.90

UNAUDITED FINANCIALS

Midtown Management District
Balance Sheet
As of November 30, 2021

	<u>Nov 30, 21</u>
Total Current Liabilities	<u>3,737,229.17</u>
Total Liabilities	3,737,229.17
Equity	
390000 · Fund Balance-Prior	1,047,538.39
Net Income	<u>651,153.83</u>
Total Equity	<u>1,698,692.22</u>
TOTAL LIABILITIES & EQUITY	<u><u>5,435,921.39</u></u>

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Midtown Management District
Account Transaction Detailed by Account
As of January 05, 2022

Type	Date	Num	Name	Memo	Debit	Credit	Balance
December 2021							800,953.44
Deposit				December Deposits	412,627.26		1,213,580.70
Bill Pmt - Check	12/07/2021	8842	Anjouli Marie Gerez Arpon	2021 Mistletoe Market December 10-11, 2021 - Live Performance;Pup-Ambassador Coffee the Golde...		200.00	1,213,380.70
Bill Pmt - Check	12/07/2021	8843	Deborah Paul Gibbs	2021 Mistletoe Market December 10-11, 2021 - Mosaic Class - 20 Guests		621.32	1,212,759.38
Bill Pmt - Check	12/07/2021	8844	First Response Medic Services	2021 Mistletoe Market December 10-11, 2021 - 13 Hours-----1 Medic		585.00	1,212,174.38
Bill Pmt - Check	12/07/2021	8845	Tazeen Zahida LLC	2021 Mistletoe Market December 10-11, 2021 - Live Performance; Spoke Word "Piece of Cake"		500.00	1,211,674.38
Bill Pmt - Check	12/07/2021	8846	XTICKERS DESIGNS	VINYL GRAPHICS; Midtown Letters Face Wrap {Full Color Digital Printing & Graphic Removal 2021 Mi...		5,260.00	1,206,414.38
Bill Pmt - Check	12/07/2021	8847	Minor Design Group, Inc.	Creative Production: {" 2021 Mistletoe Market " Update Poster/Pushcard/Social Media 6.5 Hours Re...		905.00	1,205,509.38
Bill Pmt - Check	12/08/2021	8849	Any Occassion Party Rental	2021 Mistletoe Market-Tables, Sound System/Speaker/Wireless Mics, Linen, Delivery Charge		254.00	1,205,255.38
Bill Pmt - Check	12/09/2021	8850	BRACEWELL LLP	051911.000001 For Service Through SEPT/OCT/NOV 2021 General Counsel		3,782.50	1,201,472.88
Bill Pmt - Check	12/09/2021	8851	DJ MAV MUSIC	Sound TECH/QSC Touchmix mixer/Shure Wireless Mic {LAV} for 2021 Mistletoe Market		625.00	1,200,847.88
Bill Pmt - Check	12/09/2021	8852	Exquisite Details By Raquel	Barrels Decor - Install red tape on white barrels and take it out after the event.		625.00	1,200,222.88
Bill Pmt - Check	12/09/2021	8853	Medley Incorporated	Event Filming & Editing; Coffee with a Cop & National Night Out		1,500.00	1,198,722.88
Check	12/09/2021	8854	Cynthia Alvarado	Parking and mileage from Meetings		67.27	1,198,655.61
Bill Pmt - Check	12/09/2021	8855	Kwik Kopy	Public Safety "The Way Home"{500} black/blue 110 ilb card stock; 8.5 x 11 Colors 90# Index {2 si...		427.00	1,198,228.61
Bill Pmt - Check	12/16/2021	8856	GOMEZ FLOORING, INC.	Fence @ Elizabeth Glover Park: Materials; Equipment; Haul Off; Labor; Equipment; Insurance		26,936.41	1,171,292.20
Bill Pmt - Check	12/16/2021	8857	Houston Tents & Events, LLC	2021 Mistletoe Market TENTS RENTALS		13,758.28	1,157,533.92
Bill Pmt - Check	12/16/2021	8858	Lindsey Skrobarcek	2021 Mistletoe Market - Calligraphy Class {class supplies & Instructor's Fee		685.25	1,156,848.67
Bill Pmt - Check	12/16/2021	8859	Metropolitan Landscape	Field Maintenance Services in Midtown - NOVEMBER SERVICES 2021' (2 Additional		24,529.00	1,132,319.67
Bill Pmt - Check	12/16/2021	8860	Pop Shop Houston, LLC	2021 Mistletoe Market - Wreath Making Workshop with Modified Kit Class {class supplies & Instruc...		859.94	1,131,459.73
Bill Pmt - Check	12/16/2021	8861	SEARCH Homeless Services	Monthly Contribution/Reimburseuables expenses to support Program{ NOVEMBER 2021}		6,543.31	1,124,916.42
Bill Pmt - Check	12/16/2021	8862	Brooke Ruiz	Event Service/Staffing - "2021 Mistetoe Market" @ BAGBY PARK DEC 11 2021		75.00	1,124,841.42
Bill Pmt - Check	12/16/2021	8863	Midtown Redevelopment Authority	Operating Expense Reimbursement JULY - SEP 2021		141,052.85	983,788.57
Bill Pmt - Check	12/16/2021	8864	SEAL Security Solutions LLC	NOVEMBER 2021 - Commissioned Security Officers and Occassional K-9		16,064.00	967,724.57
Bill Pmt - Check	12/16/2021	8865	South Asian Folk Arts Council	MidtownHOU Micro Arts Grant 2021 {Organizational Grant Award) - {Grant Award Number #Micro Gran...		8,333.00	959,391.57

UNAUDITED FINANCIALS

Midtown Management District
Account Transaction Detailed by Account
As of January 05, 2022

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill Pmt - Check	12/16/2021	8866	SEAL Security Solutions LLC	2021 MISTLETOE MARKET DEC. 9-11, 2021 - Commissioned Security Officers and Occassional K-9		1,984.00	957,407.57
Bill Pmt - Check	12/16/2021	8867	SeeClickFix, Inc.	Plus Annual License Fees 11/10/2021 to 11/09/2022		8,356.35	949,051.22
Bill Pmt - Check	12/16/2021	8868	smc Logistics, LLC	2021 SEPT & NOV Streetlight and Park lights Report		850.00	948,201.22
Bill Pmt - Check	12/16/2021	8869	Greater East End Management District	Graffiti Abatement NOVEMBER 2021 38 Abatements		765.00	947,436.22
Bill Pmt - Check	12/16/2021	8870	A&N Cleaning Service	2021 Mistletoe Market - Cleaning services for Event		1,300.00	946,136.22
Total 106010 · Wells Fargo Assessment Acct					412,627.26	267,444.48	946,136.22
Total 106000 · Wells Fargo Bank					412,627.26	267,444.48	946,136.22
TOTAL					412,627.26	267,444.48	946,136.22

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Midtown Management District
2021 Sources and Uses of Funds
 January through December 2021

	Jan - Dec 21	Budget	\$ Over Budget
Sources of Funds			
400000 · Revenue - Assessments			
400081 · FY20 Assessment Revenue	2,800,578.57	2,916,646.00	-116,067.43
400082 · FY19 Assessment Revenue	-5,140.73	10,000.00	-15,140.73
400083 · FY18 Assessment Revenue	-6,366.14	2,400.00	-8,766.14
400084 · FY17 Assessment Revenue	1,139.36	1,800.00	-660.64
400085 · FY16 Assessment Revenue	-41.45	1,200.00	-1,241.45
400086 · FY15 Assessment Revenue	-41.45	900.00	-941.45
400087 · FY14 Assessment Revenue	0.00	600.00	-600.00
400088 · FY13 Assessment Revenue	0.00	216.00	-216.00
400089 · FY12 Assessment Revenue	224.17	108.00	116.17
400090 · FY11 Assessment Revenue	0.00	108.00	-108.00
400091 · FY10 Assessment Revenue	0.00	104.00	-104.00
400092 · FY09 Assessment Revenue	0.00	90.00	-90.00
400093 · FY08 Assessment Revenue	0.00	96.00	-96.00
40106 · Curr Assessment Revenue Deferre	-3,995.00	0.00	-3,995.00
400500 · Penalties & Interest	35,664.63	30,000.00	5,664.63
402400 · Over Payments (Overpayments)	10,557.70	24,445.00	-13,887.30
402500 · Refunds/Assessment Adjustments	-97,628.34	-92,000.00	-5,628.34
402510 · Collection Costs (Fees charged to MMD for collections)	-63,329.56	-52,000.00	-11,329.56
402511 · CAD Correctons	0.00	900.00	-900.00
402512 · CAD Lawsuit Corrections	105,699.03	50,000.00	55,699.03
402600 · Assessment Collection Costs	25,484.96	14,400.00	11,084.96
400000 · Revenue - Assessments - Other	39,825.62	0.00	39,825.62
Total 400000 · Revenue - Assessments	2,842,631.37	2,910,013.00	-67,381.63
403000 · Other Income (Other Income)			
403100 · Booth and Events Fees (Booth and Events Fees)	627.39	0.00	627.39
Total 403000 · Other Income (Other Income)	627.39	0.00	627.39
404000 · Int Income (Invest Interest Earned)	3,016.35	9,000.00	-5,983.65
406000 · Interest on CD (Interest earned on CD purchases)	246.77	1,200.00	-953.23
Total	2,846,521.88	2,920,213.00	-73,691.12
Total Sources	2,846,521.88	2,920,213.00	-73,691.12
Uses of Funds			
500000 · Security and Public Safety			
501000 · Street Lighting - Electricity	78,571.99	160,000.00	-81,428.01
502000 · Enhancement Public Safety (Public Safety)			
502011 · Harris County Precinct 7 (Harris County Precinct 7)	435,101.00	436,000.00	-899.00
502012 · S.E.A.L. Security Program (S.E.A.L. Security Program)	182,952.00	199,680.00	-16,728.00
502013 · PIT Program (PIT Program)	66,789.96	66,780.00	9.96
Total 502000 · Enhancement Public Safety (Public Safety)	684,842.96	702,460.00	-17,617.04
504000 · Security Coordinator	782.07	524.00	258.07
505000 · Outreach & Social Services	72,530.09	63,000.00	9,530.09
507000 · Street Outage Survey	2,550.00	2,500.00	50.00
508000 · Public Safety Light Program	12,315.63	0.00	12,315.63

UNAUDITED FINANCIALS

Midtown Management District
2021 Sources and Uses of Funds
 January through December 2021

509000 · National Night Out	4,302.33	3,500.00	802.33
509001 · Coffee with a Cop	750.00	0.00	750.00
509555 · Public Safety Communications (Public Safety Communications)	1,823.14	1,000.00	823.14
509700 · Staffing (Allocated Staffing hours)	86,110.01	111,447.00	-25,336.99
Total 500000 · Security and Public Safety	944,578.22	1,044,431.00	-99,852.78
600000 · Marketing & Economic Developmen			
601000 · Media, Advertising & Promotion			
601003 · Event Partic/ Sponsoring	1,035.00	5,000.00	-3,965.00
601000 · Media, Advertising & Promotion - Other	6,786.05	15,000.00	-8,213.95
Total 601000 · Media, Advertising & Promotion	7,821.05	20,000.00	-12,178.95
602000 · Web-site Update & Maint.	1,475.38	15,000.00	-13,524.62
603004 · Resident/.Stake Holder Foc Cmmu	499.92	4,000.00	-3,500.08
603005 · Midtown Newspaper (Newspaper for Midtown Stakeholders and Residents)	4,250.00	10,000.00	-5,750.00
607000 · Midtown eNews	524.93	1,800.00	-1,275.07
609003 · Cultural Arts Guide	0.00	10,000.00	-10,000.00
609500 · Marketing & Economic Developmen	650.00	10,000.00	-9,350.00
609510 · Professional Development (Staff Professional Development)	2,132.06	5,000.00	-2,867.94
609700 · Staffing (Allocated Staffing hours)	25,504.94	25,289.00	215.94
Total 600000 · Marketing & Economic Developmen	42,858.28	101,089.00	-58,230.72
700000 · Urban Planning			
701010 · Bike Racks	0.00	10,000.00	-10,000.00
701031 · B-Cycle Station	18,923.50	25,000.00	-6,076.50
702010 · Special Projects			
702023 · Farmer's Market (Farmer's Market)	0.00	5,000.00	-5,000.00
702025 · Bike Rides	600.00	500.00	100.00
702028 · Bike Lane Enhancements	0.00	60,000.00	-60,000.00
Total 702010 · Special Projects	600.00	65,500.00	-64,900.00
702500 · Planning Studies (Planning Studies)	0.00	30,000.00	-30,000.00
706700 · Staffing (Allocated Staffing hours)	22,608.90	22,441.00	167.90
Total 700000 · Urban Planning	42,132.40	152,941.00	-110,808.60
710000 · Cultural Arts & Entertainment			
710102 · Art Project Sponsorships	2,600.00	28,000.00	-25,400.00
710103 · Midtown Mural Project	0.00	5,000.00	-5,000.00
710106 · Art in the Park	41,969.09	30,000.00	11,969.09
710107 · Mistletoe Market	49,830.52	30,000.00	19,830.52
710108 · Special Events in Bagby Park	0.00	10,000.00	-10,000.00
710109 · Midtown Visions Art Gallery	0.00	5,000.00	-5,000.00
710110 · Parks Programming	7,100.00	20,000.00	-12,900.00
710112 · Cultural Arts - Website	0.00	1,000.00	-1,000.00
710113 · Cultural Arts - Communications	5,000.00	5,000.00	0.00
710115 · Mini-Performing Arts Festival (Mini-Performing Arts Festival)	26,749.95	25,000.00	1,749.95
710116 · Professional Development	249.00	5,000.00	-4,751.00
710117 · Membership	0.00	2,000.00	-2,000.00
710700 · Staffing (Allocated Staffing hours)	51,678.42	51,936.00	-257.58
Total 710000 · Cultural Arts & Entertainment	185,176.98	217,936.00	-32,759.02

UNAUDITED FINANCIALS

Midtown Management District
2021 Sources and Uses of Funds
 January through December 2021

720000 · Service & Maintenance			
722000 · Midtown Parks			
722005 · Baldwin/Glover Park Maintenance			
722051 · Water	1,160.47	4,200.00	-3,039.53
722052 · Electric	1,330.45	1,980.00	-649.55
722053 · Path Gravel	0.00	5,000.00	-5,000.00
722054 · Irrigation repair	0.00	3,000.00	-3,000.00
722055 · Landscape Repairs	24,100.00	24,100.00	0.00
722056 · Baldwin/Glover Landscape Contra (Monthly General Maintenance)	19,260.00	19,260.00	0.00
722057 · Park Lighting (Park Lighting)	7,570.00	27,500.00	-19,930.00
722058 · Dog Park Maintenance (Dog Park Maintenance)	2,836.41	3,000.00	-163.59
Total 722005 · Baldwin/Glover Park Maintenance	56,257.33	88,040.00	-31,782.67
Total 722000 · Midtown Parks	56,257.33	88,040.00	-31,782.67
725000 · Midtown Field Service Prog			
725001 · Field Service TEAM			
Field Service TEAM	203,388.00	203,388.00	0.00
Field TEAM - Additional Staff	71,700.00	71,700.00	0.00
Total 725001 · Field Service TEAM	275,088.00	275,088.00	0.00
725002 · Graffiti	4,596.80	9,600.00	-5,003.20
725003 · Supplies	0.00	600.00	-600.00
725004 · Storage	2,775.20	4,859.00	-2,083.80
725005 · Seasonal Planting PROW	0.00	10,000.00	-10,000.00
725007 · Tree Maintenance	35,000.00	35,000.00	0.00
725008 · Landscaping/Tree Planting	14,272.90	20,000.00	-5,727.10
725009 · Pet Bags	1,282.70	4,000.00	-2,717.30
Total 725000 · Midtown Field Service Prog	333,015.60	359,147.00	-26,131.40
726000 · Service Maintenance - Other			
726001 · Service and Maintenance - Othe	26.35	0.00	26.35
726010 · SeeClickFix (SeeClickFix)	8,113.00	8,113.00	0.00
726100 · Legacy Maintenance	231,854.00	231,854.00	0.00
726200 · District New Improvement Prgs	150,853.00	150,853.00	0.00
Total 726000 · Service Maintenance - Other	390,846.35	390,820.00	26.35
728000 · Staffing (Allocated Staffing hours)	52,201.01	49,251.00	2,950.01
Total 720000 · Service & Maintenance	832,320.29	887,258.00	-54,937.71
800000 · District Administration			
802000 · Legal Counsel	74,750.60	96,000.00	-21,249.40
802042 · Public Information Request (Public Information Request)	0.00	360.00	-360.00
803000 · Accounting & Auditing Expense	12,900.00	14,500.00	-1,600.00
804000 · Insurance Expense			
804003 · Director's & Officers Insurance (Director's & Officers Insurance)	3,595.00	4,000.00	-405.00
804004 · General Liability (General Liability)	8,689.00	9,000.00	-311.00
804005 · Insurance - other (Tax Bond, Property, Public Employee, Business Travel Accident)	3,545.00	3,860.00	-315.00
Total 804000 · Insurance Expense	15,829.00	16,860.00	-1,031.00
805000 · Assessment Collection Costs			
805130 · Returned Checks	6,374.17	0.00	6,374.17

UNAUDITED FINANCIALS

**Midtown Management District
2021 Sources and Uses of Funds
January through December 2021**

Total 805000 · Assessment Collection Costs	6,374.17	0.00	6,374.17
806000 · General Operating/Admin. Exp.	9,357.04	7,994.00	1,363.04
807000 · Board Meeting & Misc. Exp.	4,333.66	7,500.00	-3,166.34
809000 · Administration Expense (Reimbursements to MRA)	207,172.59	256,856.00	-49,683.41
Total 800000 · District Administration	330,717.06	400,070.00	-69,352.94
981000 · Reserve Funds Set aside (Reserve Funds Set aside by BOD)	0.00	116,488.00	-116,488.00
Total Uses	2,377,783.23	2,920,213.00	-542,429.77
Net Increase (/Decrease) for the Period	468,738.65	0.00	468,738.65

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Midtown Management District
Balance Sheet
As of December 31, 2021

Dec 31, 21

ASSETS

Current Assets

Checking/Savings

10000 · Operating Funds

101001 · Chase Savings Account	13,515.75
102001 · IBC Savings Acct 66033	5,763.35
102107 · IBC CD 4808	125,000.00
102203 · EastWest Bank Money Market#5359	84,959.33
102211 · EastWest Bank Savings Acct	1,066.02
105003 · Central Bank Money Market	238,865.67
106010 · Wells Fargo Assessment Acct	945,374.34
106020 · Wells Fargo Performance Saving	17,101.41
107000 · TexStar (Investment Account)	5,860.05
107500 · LOGIC (Investment Account)	948,902.83

Total 10000 · Operating Funds 2,386,408.75

10002 · Restricted Funds

101000 · Chase Operating Acct	11,432.70
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Total 10002 · Restricted Funds 11,432.70

Total Checking/Savings 2,397,841.45

Accounts Receivable

120000 · Assessments Receivable

120009 · Assesmts Recievable Current	2,723,320.34
120040 · Allowancer- Uncollectible Asst	-9,500.00

Total 120000 · Assessments Receivable 2,713,820.34

Total Accounts Receivable 2,713,820.34

Other Current Assets

130500 · Prepaid Expense	8,356.35
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Total Other Current Assets 8,356.35

Total Current Assets 5,120,018.14

Other Assets

130501 · Other Misc Assets	41,896.75
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Total Other Assets 41,896.75

TOTAL ASSETS 5,161,914.89

LIABILITIES & EQUITY

Liabilities

Current Liabilities

Accounts Payable

200000 · Accounts Payable	197,866.45
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Total Accounts Payable 197,866.45

Other Current Liabilities

203000 · Other Accts Payable	-1,465.08
203001 · Other Misc Liabilities	78,184.24
205000 · Deferred Assessment Revenues	2,723,320.34
205100 · Prepaid Income	554,980.94

Midtown Management District
Balance Sheet
As of December 31, 2021

	<u>Dec 31, 21</u>
206000 · Accrued liability	81,428.01
207000 · Bal due to MRA from FTA Reimbur	<u>11,322.95</u>
Total Other Current Liabilities	3,447,771.40
Total Current Liabilities	3,645,637.85
Total Liabilities	3,645,637.85
Equity	
390000 · Fund Balance-Prior	1,047,538.39
Net Income	<u>468,738.65</u>
Total Equity	1,516,277.04
TOTAL LIABILITIES & EQUITY	<u>5,161,914.89</u>

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Midtown Management District
Account Transaction Detailed by Account
As of February 02, 2022

Type	Date	Num	Name	Memo	Debit	Credit	Balance
January 2022							945,374.34
Deposit				January Deposits	998,238.38		1,943,612.72
Bill Pmt - Check	01/17/2022	8871	Harris County Treasurer	Constable Services for FEBRUARY 2022		36,332.00	1,907,280.72
Bill Pmt - Check	01/17/2022	8872	SEAL Security Solutions LLC	DECEMBER 2021 - Commissioned Security Officers and Occasional K-9		15,968.00	1,891,312.72
Bill Pmt - Check	01/17/2022	8873	Equi-Tax, Inc.	Monthly Fee per contract for Assessment Collection:--- JANUARY 2022		2,459.19	1,888,853.53
Check	01/17/2022	8874	MidCorp dba Midtown Parks Conservancy	MIDTOWN MAINTENANCE AGREEMENT: 2022NEW IMPROVEMENT MAINTENANCE PROJECT		150,853.00	1,738,000.53
Check	01/17/2022	8875	MidCorp dba Midtown Parks Conservancy	MIDTOWN AND MAINTENANCE AGREEMENT: 2022 LEGACY MAINTENANCE PROJECT		318,810.00	1,419,190.53
Bill Pmt - Check	01/17/2022	8876	Nicholas Cooper	MidtownHOU Micro Arts Grant 2021 {Individual Grant Award} - {Grant Award Number #Micro Grant 20...		1,500.00	1,417,690.53
Bill Pmt - Check	01/17/2022	8877	OSO promotions Inc.	2021 Mistletoe Market Totes		2,305.20	1,415,385.33
Check	01/17/2022	8878	SARAH WAUGH	81 139 889 001 0001 1719 HOLMAN STREET TAX YEAR 2020		148.89	1,415,236.44
Check	01/17/2022	8879	BEN WAH PROP LLC	81 025 028 000 0004 3704 FANNIN ST : TAX YEAR 2020		103.78	1,415,132.66
Check	01/17/2022	8880	STRINGS PROP LLC	81 019 224 000 0001 1624 HOLMAN STREET 56 TAX YEAR 2020		110.91	1,415,021.75
Check	01/17/2022	8881	ALLENA J. WRIGHT	81 126 567 000 0007 PROPERTY TAX OVERAGE PAYMENT		20.34	1,415,001.41
Check	01/17/2022	8882	FWER REAL ESTATE LTD	{ 2 Properties -PROPERTY TAX OVERAGE PAYMENTS		84.78	1,414,916.63
Check	01/17/2022	8883	CANDENCE BANK	81 120 799 001 0012 PROPERTY TAX OVERAGE PAYMENT		295.55	1,414,621.08
Check	01/17/2022	8884	4510 MAIN LLC	81 025 021 000 0001 4510 MAIN STREET TAX YEAR 2020		5,196.40	1,409,424.68
Check	01/19/2022	8885	LOUISIANA HADLEY LLC	81 132 299 001 0001 2300 LOUISIANA ST : TAX YEAR 2019		117.30	1,409,307.38
Check	01/19/2022	8886	Houston Recovery Center, LGC	Monthly Contribution to support PIT Program {JANUARY 2022}		5,565.83	1,403,741.55
Bill Pmt - Check	01/19/2022	8887	BRACEWELL LLP	051911.000001 For Service Throught DECEMBER 31, 2021 General Counsel		1,748.10	1,401,993.45
Bill Pmt - Check	01/19/2022	8888	Metropolitan Landscape Management, Inc.	Field Maintenance Services in Midtown - DECEMBER SERVICES 2021' (2 Additional Members)		24,529.00	1,377,464.45
Bill Pmt - Check	01/19/2022	8889	MidCorp dba Midtown Parks Conservancy	REIMBURSEMENT FOR CREDIT CARD CHARGES - MISTLETOEMARKET 2021/ Communcation Consultants 07.01.20...		4,768.28	1,372,696.17
Bill Pmt - Check	01/19/2022	8890	Perdue, Brandon, Fielder, Collins & Mott	(09/30/2021 - 11/23/2021) - Professional Services rendered in the collection of delinquent tax...		2,702.19	1,369,993.98
Bill Pmt - Check	01/19/2022	8891	Williams Architectural Signage	2021 Installation of Midtown Seasonal Banners for the entire district		1,500.00	1,368,493.98
Check	02/02/2022	8892	Houston Recovery Center, LGC	Monthly Contribution to support PIT Program {FEBRUARY 2022}		5,565.83	1,362,928.15
Check	02/02/2022	8893	2800 MAIN LLC	81 134 930 000 0001 2727 TRAVIS STREET TAX YEAR 2020		12,458.73	1,350,469.42
Check	02/02/2022	8894	Tehuacana Partners LTD	REFUND: 81 013 264 000 0004 3200 TRAVIS STREET : TAX YEAR 2020		123.62	1,350,345.80

UNAUDITED FINANCIALS

Midtown Management District
Account Transaction Detailed by Account
As of February 02, 2022

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Check	02/02/2022	8895	2602 RICHMOND LP	81 019 031 000 0001 2401 SAN JACINTO STREET : TAX YEAR 2020		267.89	1,350,077.91
Check	02/02/2022	8896	MRI Midtown Ltd.	2222 SMITH ST 152 81 122 650 001 0001 TAX YEAR: 2018		6,999.60	1,343,078.31
Check	02/02/2022	8897	Carolyn F. Jackson Family Partners	81 122 650 002 0001 2309 BRAZOS STREET TAX YEAR: 2018		1,000.04	1,342,078.27
Check	02/02/2022	8898	LERETA CORP'	{3 } PROPERTY TAX OVERAGE PAYMENT		2,815.64	1,339,262.63
Check	02/02/2022	8899	Wells Fargo Real Estate Tax Service'	PROPERTY TAX OVERAGE PAYMENT 81 120 346 001 0001		210.82	1,339,051.81
Check	02/02/2022	8900	CITIZENS	PROPERTY TAX OVERAGE PAYMENT 81 120 799 001 0016		499.56	1,338,552.25
Check	02/02/2022	8901	BENAVENTE KEN	PROPERTY TAX OVERAGE PAYMENT 81 114 588 024 0020		40.37	1,338,511.88
Check	02/02/2022	8902	CORELOGIC CENTRALIZED REFUNDS	{ } PROPERTY TAX OVERAGE PAYMENT {payment notation: Paid by Mortgage Company}		4,336.62	1,334,175.26
Check	02/02/2022	8903	Houston Recovery Center, LGC	Monthly Contribution to support PIT Program {FEBRUARY 2022}		5,565.83	1,328,609.43
Bill Pmt - Check	02/02/2022	8904	Equi-Tax, Inc.	Monthly Fee per contract for Assessment Collection:--- FEBRUARY 2022		2,459.19	1,326,150.24
Bill Pmt - Check	02/02/2022	8905	Greater East End Management District	Graffiti Abatement DECEMBER 2021 41 Abatements		680.00	1,325,470.24
Bill Pmt - Check	02/02/2022	8906	Harris County Treasurer	Constable Services for MARCH 2022		36,332.00	1,289,138.24
Bill Pmt - Check	02/02/2022	8907	J.Kru Land Services LLC	MIDTOWN DISTRICT: Glover Park Mulch/Flats of Color- Baldwin Park Dianella/Flats of Color/Mulch		1,605.90	1,287,532.34
Bill Pmt - Check	02/02/2022	8908	Jaime Giraldo	Reimbursements: Meetings (National Night Out/Meeting with HPD/DMD)		85.19	1,287,447.15
Bill Pmt - Check	02/02/2022	8909	Metropolitan Landscape Management, Inc.	Field Maintenance Services in Midtown -JANUARY SERVICES 2022'		24,529.00	1,262,918.15
Bill Pmt - Check	02/02/2022	8910	Perdue, Brandon, Fielder, Collins & Mott	11/24/2021 - 12/29/2021 - Professional Services rendered in the collection of delinquent taxes, ...		1,380.31	1,261,537.84
Bill Pmt - Check	02/02/2022	8911	SEARCH Homeless Services	Monthly Contribution/Reimburseuables expenses to support Program{ DECMEBER 2021}		6,524.41	1,255,013.43
Total 106010 · Wells Fargo Assessment Acct					998,238.38	688,599.29	1,255,013.43
Total 106000 · Wells Fargo Bank					998,238.38	688,599.29	1,255,013.43
TOTAL					998,238.38	688,599.29	1,255,013.43

UNAUDITED FINANCIALS

**MIDTOWN MANAGEMENT DISTRICT
ASSESSMENT COLLECTION REPORT**

December 2021
BILLING AND COLLECTION SUMMARY
FISCAL YEAR END
01/01/2021 TO 12/31/2021

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2021	0.1181	\$3,189,172.80	\$554,980.94	\$2,634,191.86	17%
2020	0.1181	\$2,856,140.47	\$2,800,578.57	\$55,561.90	98%
2019	0.1181	\$2,596,125.21	\$2,585,148.97	\$10,976.24	99%
2018	0.1181	\$2,381,703.67	\$2,374,384.85	\$7,318.82	99%
2017	0.1181	\$2,307,825.88	\$2,303,818.17	\$4,007.71	99%
2016	0.1181	\$2,217,803.36	\$2,215,207.31	\$2,596.05	99%
2015	0.1181	\$1,980,324.33	\$1,978,559.87	\$1,764.46	99%
2014	0.1181	\$1,783,793.61	\$1,782,106.79	\$1,686.82	99%
2013	0.1181	\$1,563,555.15	\$1,562,484.06	\$1,071.09	99%
2012	0.1181	\$1,451,155.01	\$1,450,501.43	\$653.58	99%
2011	0.1181	\$1,373,992.65	\$1,373,427.38	\$565.27	99%
2010	0.1181	\$1,366,296.19	\$1,365,689.94	\$606.25	99%
2009	0.1181	\$1,400,596.16	\$1,399,958.95	\$637.21	99%
2008	0.1181	\$1,388,676.58	\$1,388,129.81	\$546.77	99%
2007	0.1181	\$1,205,818.99	\$1,205,400.14	\$418.85	99%
2006	0.1181	\$1,039,513.58	\$1,039,322.08	\$191.50	99%
2005	0.1181	\$965,243.73	\$965,052.23	\$191.50	99%
2004	0.1181	\$766,477.42	\$766,378.36	\$99.06	99%
2003	0.1125	\$690,634.91	\$690,544.86	\$90.05	99%
2002	0.1125	\$631,419.06	\$631,337.20	\$81.86	99%
2001	0.1125	\$554,768.73	\$554,694.31	\$74.42	99%
2000	0.1125	\$472,859.73	\$472,787.76	\$71.97	99%

Current Month Activity

Revenue:

	Current Month	Year to Date
2021 Assessment Collected	375,807.50	554,980.94
2020 Assessment Collected	-8,589.53	2,295,277.91
2019 Assessment Collected	1,119.37	-5,140.73
2018 Assessment Collected	-7,999.64	-6,366.14
2017 Assessment Collected	0.00	1,139.36
2016 Assessment Collected	0.00	-41.45
2015 Assessment Collected	0.00	-41.45
2014 Assessment Collected	0.00	0.00
2013 Assessment Collected	0.00	0.00
2012 Assessment Collected	0.00	224.17
2011 Assessment Collected	0.00	0.00
2010 Assessment Collected	0.00	0.00
2009 Assessment Collected	0.00	0.00
2008 Assessment Collected	0.00	0.00
2007 Assessment Collected	0.00	0.00
2006 Assessment Collected	0.00	0.00
2005 Assessment Collected	0.00	0.00
2004 Assessment Collected	0.00	0.00
2003 Assessment Collected	0.00	0.00
2002 Assessment Collected	0.00	0.00
2001 Assessment Collected	0.00	0.00
2000 Assessment Collected	0.00	0.00
Miscellaneous Revenue	0.00	0.00
Penalty & Interest	1,372.62	35,664.63
Overpayments	402.98	10,557.70
Estimated Payment	0.00	0.00
CAD Corrections	0.00	0.00
CAD Lawsuit Corrections	20,998.77	105,699.03
Collection Fees	1,380.31	25,484.96
Total Revenue	384,492.38	3,017,438.93
Overpayments & CAD Refunds Presented	6,077.95	95,396.85
Overpayments Applied to Assessment	0.00	0.00
ASSESSED VALUE FOR 2017	1,877,685,086	
ASSESSED VALUE FOR 2018	2,032,442,587	
ASSESSED VALUE FOR 2019	2,187,067,325	
ASSESSED VALUE FOR 2020	2,438,985,846	UNCERTIFIED 1,954,158
ASSESSED VALUE FOR 2021	2,700,400,280	UNCERTIFIED 2,040,033

MIDTOWN MANAGEMENT DISTRICT
ASSESSMENT COLLECTION REPORT
 December 2021

2021 TOP TEN ASSESSMENT PAYERS

PROPERTY OWNER	PROPERTY TYPE	ASSESSED VALUE	ASSESSMENT AMOUNT
Post Midtown Square LP	Multi-Family Units	118,640,200	140,114.08
3300 Main Project Owner LP	Multi-Family Units	118,606,617	140,074.41
Caydon Houston Property LP	Multi-Family Units	112,924,909	133,364.32
2800 Main LLC	Multi-Family Units	78,436,707	92,633.75
William Marsh Rice University	Real, Commercial	69,582,760	82,177.24
VR Calais Holdings Limited Partners	Multi-Family Units	68,705,126	81,140.75
Pearl Residences at Midtown Owner LLC	Multi-Family, Commercial	58,161,550	68,688.79
AB Merion II Metro Midtown LLC	Multi-Family Units	56,849,166	67,138.87
Camden Property Trust	Multi-Family Units	56,051,944	66,197.35
Mid-Main Properties LP	Multi-Family Units	53,940,591	63,703.84

TEN LARGEST DELINQUENT ACCOUNTS

PROPERTY OWNER	ASSESSMENT YEAR	ASSESSMENT AMOUNT
CAYDON HOUSTON PROPERTY LP	2020	27,477.13
TIVOLI REALTY INC	2018 - 2020	4,036.33
COHEN JAY H	2013 - 2020	3,500.56
WASHINGTON ROMANUEL L JR.	2000 - 2014	2,884.42
GALVAN RICHARD R	2018 - 2020	2,788.68
CRIADO MINNIE F	2012-2018 & 2020	2,526.10
TIVOLI REALTY INC	2018 - 2020	2,524.38
NMG REALTY GROUP LLC	2020	2,270.71
ROBINSON DORRIS	2016 - 2020	2,268.06
BLOCKER NATHAN & MAGNOLIA H	2007 - 2020	2,144.84

** Account Deferred

* Pending HCAD Value Lawsuits

COLLECTION TREND PERCENTAGE

	YEAR	YEAR	YEAR	YEAR
	2017	2018	2019	2020
January	74%	76%	75%	70%
February	92%	94%	93%	91%
March	95%	95%	95%	92%
April	96%	96%	95%	94%
May	97%	97%	96%	94%
June	98%	98%	98%	94%
July	98%	98%	98%	95%
August	99%	99%	99%	95%
September	99%	99%	99%	97%
October	99%	99%	99%	97%
November	99%	99%	99%	98%
December	99%	99%	99%	98%

**MIDTOWN MANAGEMENT DISTRICT
ASSESSMENT COLLECTION REPORT
December 2021**

ASSESSMENT PLAN PROJECTIONS

YEAR	RATE	ESTIMATED ASSESSED VALUE	PROJECTED LEVY	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR AVERAGE
2015	0.1181	1,706,201,000	2,015,023.38	1,914,272.21	1,978,559.87	
2016	0.1181	1,842,697,000	2,176,225.16	2,067,413.90	2,215,207.31	
2017	0.1181	1,980,899,000	2,339,441.72	2,222,469.63	2,303,818.17	
2018	0.1181	2,109,657,000	2,491,504.92	2,366,929.67	2,374,384.85	
2019	0.1181	2,236,237,000	2,640,995.90	2,508,946.11	2,585,148.97	
2020	0.1181	2,359,230,000	2,786,250.63	2,646,938.10	2,800,578.57	
2021	0.1181	2,477,191,000	2,925,562.57	2,779,284.44	554,980.94	
2022	0.1181	2,601,051,000	3,071,841.23	2,918,249.17		
2023	0.1181	2,731,104,000	3,225,433.82	3,064,162.13		
2024	0.1181	2,867,659,000	3,386,705.28	3,217,370.02		
			27,058,984.61	25,706,035.38		2,570,603.54

MAXIMUM RATE .1500 PER \$100

2021 EXEMPTIONS

EXEMPTION TYPE	NUMBER APPLIED	APPROVED AMOUNT	VALUE LOSS
Homestead	1301	20% (State Maximum)	82,104,133
Over 65	185	15,000	2,625,414
Disability	6	15,000	81,021
Disabled Veteran	15	Per Statute	1,606,396
Over 65 Detached Single Family	31	Totally Exempt	8,738,996

**MIDTOWN MANAGEMENT DISTRICT
ASSESSMENT COLLECTION REPORT**

January 2022
BILLING AND COLLECTION SUMMARY
FISCAL YEAR END
01/01/2022 TO 12/31/2022

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2021	0.1181	\$3,190,323.69	\$1,677,082.59	\$1,513,241.10	53%
2020	0.1181	\$2,857,284.10	\$2,828,662.43	\$28,621.67	99%
2019	0.1181	\$2,596,125.21	\$2,585,148.97	\$10,976.24	99%
2018	0.1181	\$2,381,703.67	\$2,374,384.85	\$7,318.82	99%
2017	0.1181	\$2,307,825.88	\$2,303,818.17	\$4,007.71	99%
2016	0.1181	\$2,217,803.36	\$2,215,207.31	\$2,596.05	99%
2015	0.1181	\$1,980,324.33	\$1,978,559.87	\$1,764.46	99%
2014	0.1181	\$1,783,793.61	\$1,782,106.79	\$1,686.82	99%
2013	0.1181	\$1,563,555.15	\$1,562,484.06	\$1,071.09	99%
2012	0.1181	\$1,451,155.01	\$1,450,501.43	\$653.58	99%
2011	0.1181	\$1,373,992.65	\$1,373,427.38	\$565.27	99%
2010	0.1181	\$1,366,296.19	\$1,365,689.94	\$606.25	99%
2009	0.1181	\$1,400,596.16	\$1,399,958.95	\$637.21	99%
2008	0.1181	\$1,388,676.58	\$1,388,129.81	\$546.77	99%
2007	0.1181	\$1,205,818.99	\$1,205,400.14	\$418.85	99%
2006	0.1181	\$1,039,513.58	\$1,039,322.08	\$191.50	99%
2005	0.1181	\$965,243.73	\$965,052.23	\$191.50	99%
2004	0.1181	\$766,477.42	\$766,378.36	\$99.06	99%
2003	0.1125	\$690,634.91	\$690,544.86	\$90.05	99%
2002	0.1125	\$631,419.06	\$631,337.20	\$81.86	99%
2001	0.1125	\$554,768.73	\$554,694.31	\$74.42	99%
2000	0.1125	\$472,859.73	\$472,787.76	\$71.97	99%

Current Month Activity

Revenue:

	Current Month	Year to Date
2021 Assessment Collected	1,122,101.65	1,122,101.65
2020 Assessment Collected	28,083.86	28,083.86
2019 Assessment Collected	0.00	0.00
2018 Assessment Collected	0.00	0.00
2017 Assessment Collected	0.00	0.00
2016 Assessment Collected	0.00	0.00
2015 Assessment Collected	0.00	0.00
2014 Assessment Collected	0.00	0.00
2013 Assessment Collected	0.00	0.00
2012 Assessment Collected	0.00	0.00
2011 Assessment Collected	0.00	0.00
2010 Assessment Collected	0.00	0.00
2009 Assessment Collected	0.00	0.00
2008 Assessment Collected	0.00	0.00
2007 Assessment Collected	0.00	0.00
2006 Assessment Collected	0.00	0.00
2005 Assessment Collected	0.00	0.00
2004 Assessment Collected	0.00	0.00
2003 Assessment Collected	0.00	0.00
2002 Assessment Collected	0.00	0.00
2001 Assessment Collected	0.00	0.00
2000 Assessment Collected	0.00	0.00
Miscellaneous Revenue	0.00	0.00
Penalty & Interest	144.77	144.77
Overpayments	7,903.04	7,903.04
Estimated Payment	0.00	0.00
CAD Corrections	0.00	0.00
CAD Lawsuit Corrections	0.00	0.00
Collection Fees	150.29	150.29
Total Revenue	1,158,383.61	1,158,383.61
Overpayments & CAD Refunds Presented	28,751.90	28,751.90
Overpayments Applied to Assessment	0.00	0.00

ASSESSED VALUE FOR 2017	1,877,685,086		
ASSESSED VALUE FOR 2018	2,032,442,587		
ASSESSED VALUE FOR 2019	2,187,067,325		
ASSESSED VALUE FOR 2020	2,439,954,203	UNCERTIFIED	970,475
ASSESSED VALUE FOR 2021	2,701,374,785	UNCERTIFIED	1,393,609

**MIDTOWN MANAGEMENT DISTRICT
ASSESSMENT COLLECTION REPORT
January 2022**

2021 TOP TEN ASSESSMENT PAYERS

PROPERTY OWNER	PROPERTY TYPE	ASSESSED VALUE	ASSESSMENT AMOUNT
Post Midtown Square LP	Multi-Family Units	118,640,200	140,114.08
3300 Main Project Owner LP	Multi-Family Units	118,606,617	140,074.41
Caydon Houston Property LP	Multi-Family Units	112,924,909	133,364.32
2800 Main LLC	Multi-Family Units	78,436,707	92,633.75
William Marsh Rice University	Real, Commercial	69,582,760	82,177.24
VR Calais Holdings Limited Partners	Multi-Family Units	68,705,126	81,140.75
Pearl Residences at Midtown Owner LLC	Multi-Family, Commercial	58,161,550	68,688.79
AB Merion II Metro Midtown LLC	Multi-Family Units	56,849,166	67,138.87
Camden Property Trust	Multi-Family Units	56,051,944	66,197.35
Mid-Main Properties LP	Multi-Family Units	53,940,591	63,703.84

TEN LARGEST DELINQUENT ACCOUNTS

PROPERTY OWNER	ASSESSMENT YEAR	ASSESSMENT AMOUNT
TIVOLI REALTY INC	2018 - 2020	4,036.33
COHEN JAY H	2013 - 2020	3,500.56
WASHINGTON ROMANUEL L JR.	2000 - 2014	2,884.42
GALVAN RICHARD R	2018 - 2020	2,788.68
CRIADO MINNIE F	2012-2018 & 2020	2,526.10
TIVOLI REALTY INC	2018 - 2020	2,524.38
NMG REALTY GROUP LLC	2020	2,270.71
ROBINSON DORRIS	2016 - 2020	2,268.06
BLOCKER NATHAN & MAGNOLIA H	2007 - 2020	2,144.84
ANTWINE LINDA	2009 - 2020	2,114.90

**Account Deferred

* Pending HCAD Value Lawsuits

COLLECTION TREND PERCENTAGE

	YEAR 2018	YEAR 2019	YEAR 2020	YEAR 2021
January	76%	75%	70%	53%
February	94%	93%	91%	
March	95%	95%	92%	
April	96%	95%	94%	
May	97%	96%	94%	
June	98%	98%	94%	
July	98%	98%	95%	
August	99%	99%	95%	
September	99%	99%	97%	
October	99%	99%	97%	
November	99%	99%	98%	
December	99%	99%	98%	

**MIDTOWN MANAGEMENT DISTRICT
ASSESSMENT COLLECTION REPORT
January 2022**

ASSESSMENT PLAN PROJECTIONS

YEAR	RATE	ESTIMATED ASSESSED VALUE	PROJECTED LEVY	COLLECTIONS @ 95%	CUMULATIVE COLLECTIONS	10 YEAR AVERAGE
2015	0.1181	1,706,201,000	2,015,023.38	1,914,272.21	1,978,559.87	
2016	0.1181	1,842,697,000	2,176,225.16	2,067,413.90	2,215,207.31	
2017	0.1181	1,980,899,000	2,339,441.72	2,222,469.63	2,303,818.17	
2018	0.1181	2,109,657,000	2,491,504.92	2,366,929.67	2,374,384.85	
2019	0.1181	2,236,237,000	2,640,995.90	2,508,946.11	2,585,148.97	
2020	0.1181	2,359,230,000	2,786,250.63	2,646,938.10	2,828,662.43	
2021	0.1181	2,477,191,000	2,925,562.57	2,779,284.44	1,677,082.59	
2022	0.1181	2,601,051,000	3,071,841.23	2,918,249.17		
2023	0.1181	2,731,104,000	3,225,433.82	3,064,162.13		
2024	0.1181	2,867,659,000	3,386,705.28	3,217,370.02		
			27,058,984.61	25,706,035.38		2,570,603.54

MAXIMUM RATE .1500 PER \$100

2021 EXEMPTIONS

EXEMPTION TYPE	NUMBER APPLIED	APPROVED AMOUNT	VALUE LOSS
Homestead	1301	20% (State Maximum)	82,104,133
Over 65	185	15,000	2,625,414
Disability	6	15,000	81,021
Disabled Veteran	15	Per Statute	1,606,396
Over 65 Detached Single Family	31	Totally Exempt	8,738,996

**Midtown Management District
Lawsuit and Arbitration Status Summary as of 11/5/2021**

Jur 953

Summary

For Tax Years 2005-2021, for the period of June 2009 through December 3, 2021

Settled

5,793,184,285	Original value of Settled accounts as of 12/3/2021
1,138	Number of Settled accounts as of 12/3/2021
534,020,395	Reduction in value of Settled accounts
9.22%	Average % reduction in value of Settled accounts

Unsettled

1,882,369,797	Original value of Unsettled accounts as of 12/3/2021
211	Number of Unsettled accounts as of 12/3/2021

0.1181 Tax rate per \$100 valuation

\$204,925	Estimated reduction in assessment on	211	Unsettled accounts,
	based on	9.22%	average



ike SMART CITY + Houston Council District C

Benefits to Houston

Build Houston's Smart City Assets and Provide a world-class digital amenity to Houstonians that:

1. ENHANCES THE CITIZEN EXPERIENCE AND MAXIMIZES EXPOSURE OF LOCAL POINTS OF INTEREST

- Provides information, resources and entertainment in a simple to use and visually-attractive platform

2. ADDS POCKETS OF DIGITAL CONNECTIVITY AND INFORMS HOUSTONIANS THROUGHOUT THE CITY

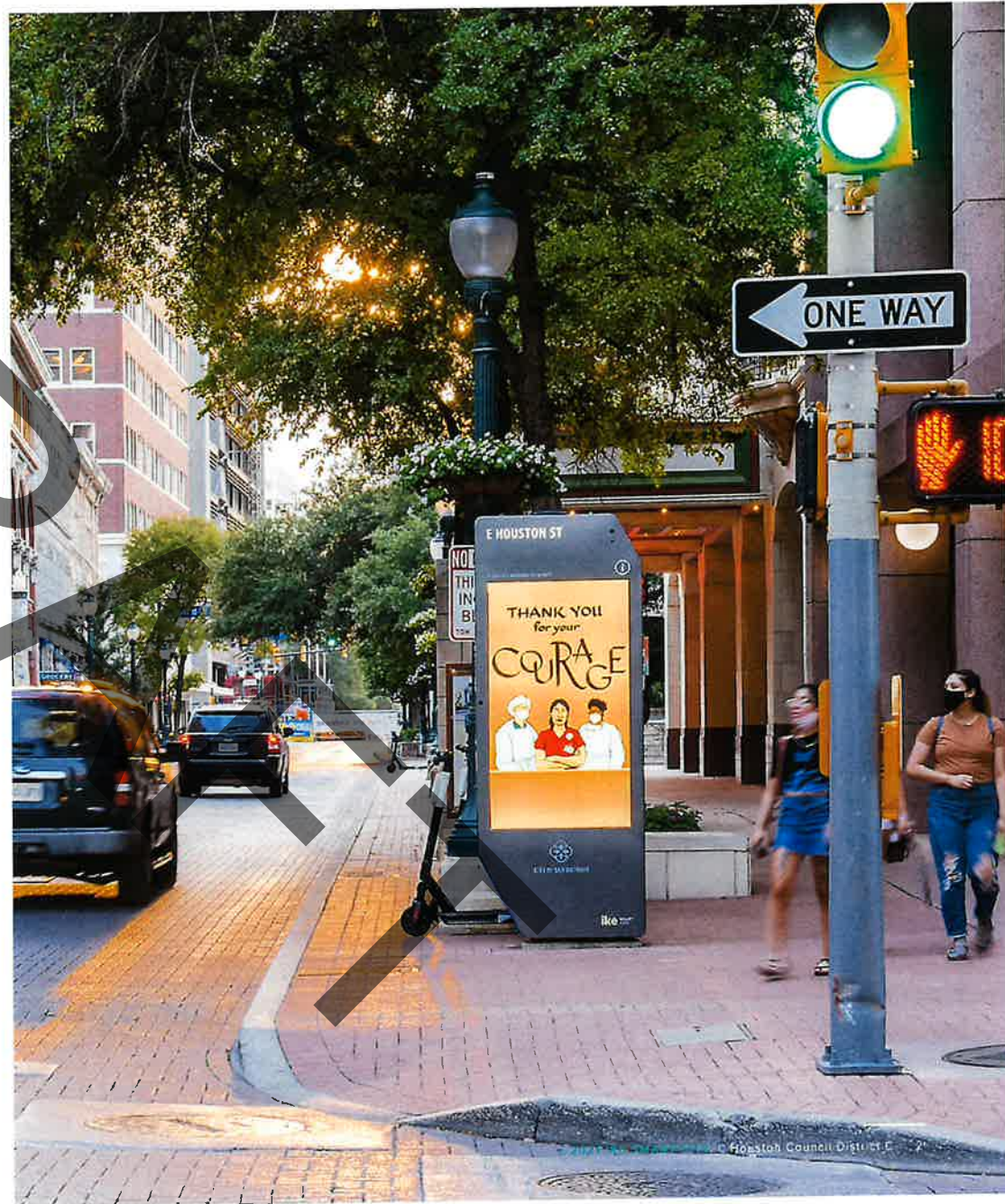
- Citizens can access free public Wi-Fi when near kiosks
- Citizens can receive city public announcements, information and emergency alerts

3. PROMOTES COMMUNITY VIBRANCY AND CONTINUITY

- Encourages a pedestrian-oriented environment and enhances Houston's brand and image as an innovative city

4. GENERATES REVENUE FOR THE CITY

- An estimated \$50MM in unrestricted net revenue over initial 12-year term



Benefits to Adjacent Businesses

IKE provides numerous benefits to nearby businesses:

1. BUSINESS LISTINGS ARE PRESENTED IN ORDER OF PROXIMITY TO EACH KIOSK

- The business nearest to a kiosk location will have the most focal listing on the kiosk interface, with information including reviews, price point, photos, contact details and hours of operation

2. KIOSKS CREATE "BUZZ" IN FRONT OF BUSINESSES

- IKE's engaging and interactive features draw pedestrians to gather around the kiosk, resulting in increased traffic to adjacent businesses

3. KIOSKS HAVE A SUITE OF SAFETY FEATURES

- Security cameras, an emergency call button and kinetic lighting enhance safety for pedestrians visiting the area

4. EMITS FREE PUBLIC WI-FI

- Customers can access the internet through IKE's free Wi-Fi, especially useful for restaurants with sidewalk-facing patios



ike SMART CITY™



APPLICATIONS

DISCOVERY



Bowling Alley
 Address, Hours, Hours of Operation, Reservations



Events, Shows, Jobs, Local Events, Availability



Hydro Groceries, Market, Delivery, Pickup



Restaurants, Cafes, Bars, Delivery, Pickup



Museums, Galleries, Theaters, Museums



Hotels, Motels, Lodging

MOBILITY



Bus Stops, Schedules, Maps, Routes, Directions

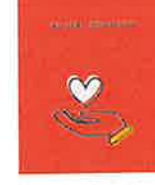


Carpooling, Carpooling, Carpooling

SOCIAL EQUITY



Public Resources, Public Resources, Public Resources



Food Bank, Food Bank, Food Bank



Survey Says, Survey Says, Survey Says



Safe Shelter, Safe Shelter, Safe Shelter



Job Board, Job Board, Job Board

ENTERTAINMENT



Photo Booth, Photo Booth, Photo Booth



Arcade, Arcade, Arcade

FEATURES & FUNCTIONALITY

- Free Wi-Fi & Increased Cellular Coverage
- Two-Way Communication Platform with Local Police

- Optional Security Cameras
- Customizable Aesthetics
- Content Integration & Real-Time Updates

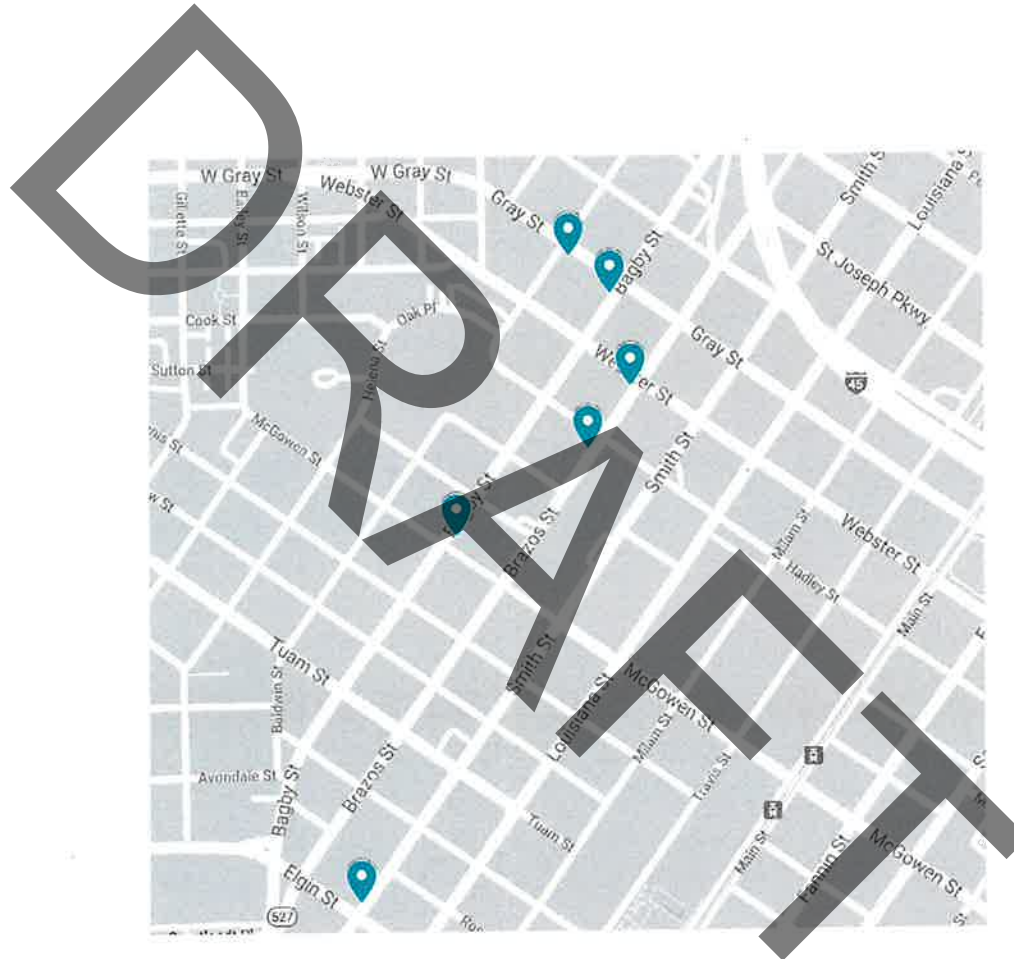
- Mobile & Web Extensions
- Multi-Lingual
- Data & Analytics
Including Pedestrian Counts & Linger Times

- Air Quality Monitor
- ADA Compliant

IKE Locations District C (cont)

MIDTOWN

- ▶ Gray St & Baldwin St
- ▶ Brazos St & Webster St
- ▶ Gray St & Bagby St
- ▶ Brazos St & Hadley St
- ▶ Smith St & Elgin St
- ▶ Bagby St & McGowen St

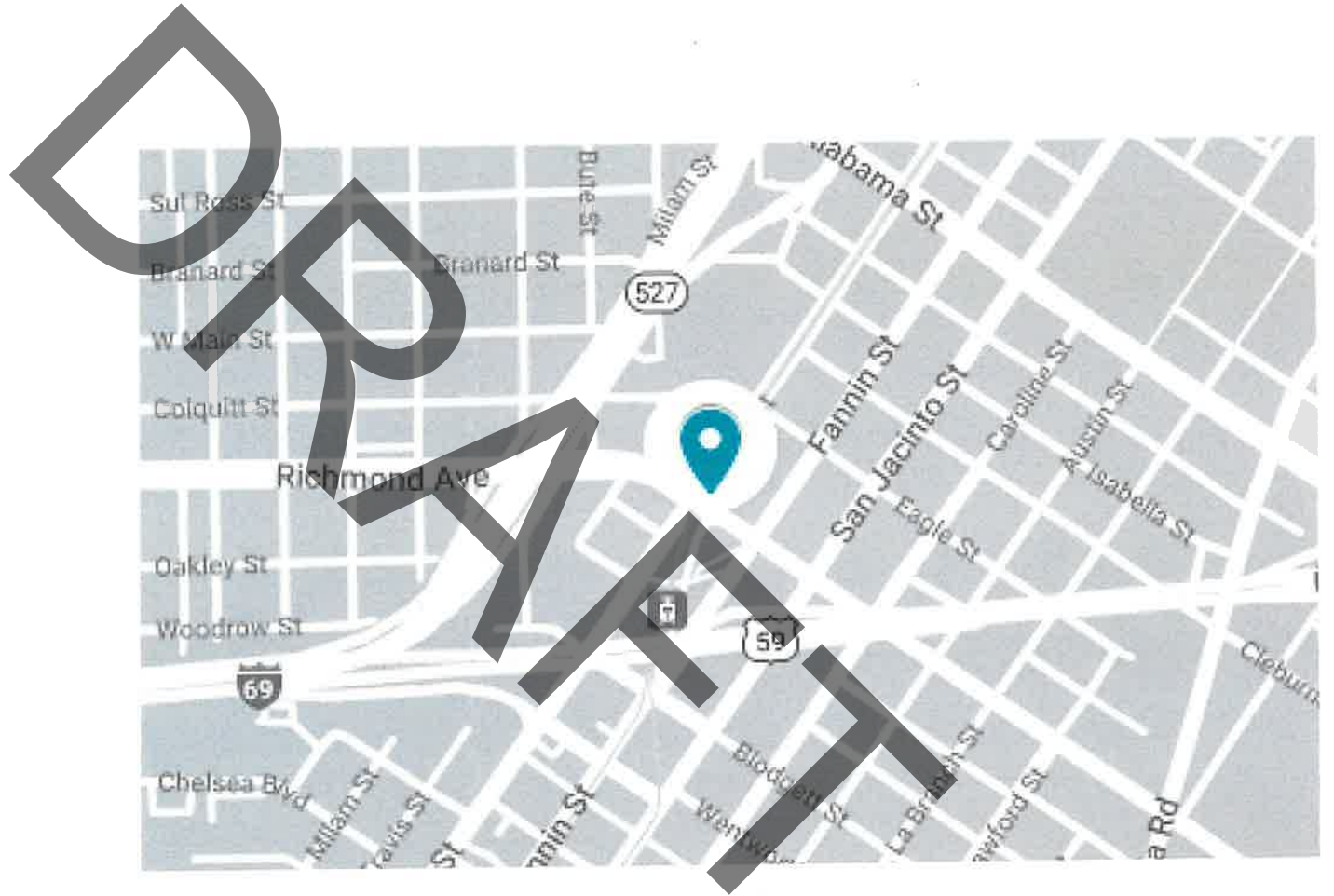


**Pins show approximate kiosk locations. Final locations may shift within the intersection based on engineering due diligence.*

IKE Locations District D (cont)

MIDTOWN

- ▶ Main St & Wheeler Ave



**Pins show approximate kiosk locations. Final locations may shift within the intersection based on engineering due diligence.*

Thank you

Anna Baerman

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Deputy Director, Economic Development
gwendolyn.tillotson@houstontx.gov
832.393.0937

Chapter 26. PARKING

* * *

ARTICLE XI. PARKING BENEFIT DISTRICTS

DIVISION 1. GENERALLY

Sec. 26-701. Definitions.

As used in this article, the following terms and phrases shall have the following meanings, except where the context clearly indicates a different meaning:

* * *

Midtown means all streets included and bounded by IH US 59, SH 288, IH US 45, 527 Spur, Cleveland, Baldwin, Pierce, Helena, Valentine, West Webster, Cook, Sutton, Albany to Tuam, further described in Exhibit B to Ordinance No. 2022 - _____.¹

* * *

DIVISION 6. DESIGNATION OF MIDTOWN AS A PARKING BENEFIT DISTRICT

Sec. 26-754. Designation of district; time limit; continuation, modification or termination of district.

(a) City council hereby designates Midtown as a parking benefit district for a period ending on the 180th day following the first anniversary of the effective date of its designation (_____)², provided that the parking benefit district shall continue after the expiration of this period unless city council takes action to terminate the district.

(b) As soon as practicable after the time period provided in subsection (a) of this section:

- (1) The director shall report to city council on the effectiveness of the parking benefit district and provide his recommendations for continuation, modification or termination of the district; and

¹ City Secretary/Editor shall insert the number of this Ordinance.

² City Secretary/Editor shall insert the effective date of this Ordinance.

(2) In consultation with the Midtown Advisory Committee, the Midtown Management District may make recommendations to the mayor and city council regarding modifications to the parking benefit district.

(c) Upon recommendation from the traffic engineer, city council may modify or terminate the parking benefit district prior to or after the time period provided in subsection (a) of this section if the traffic engineer determines that termination or modification is necessary for public safety or mobility purposes.

Sec. 26-755. Disposition of revenue.

(a) All fees and revenues generated from the use of parking meters located in the Midtown parking benefit district between the hours of 6:00 p.m. and 2:00 a.m. shall be allocated to the parking benefit district, beginning as soon as any such parking meter becomes operational. Additionally, all fees and revenues generated from the issuance of permits in the parking benefit district under article XII of this chapter shall be allocated to the parking benefit district. All fees and revenues generated from the issuance of parking citations in the Midtown parking benefit district shall be allocated to the ParkHouston special revenue fund.

(b) All the total combined fees and revenue of the Midtown parking benefit district and the ParkHouston special revenue fund shall be first expended to defray the total administrative costs, signage, enforcement, debt service, and the installation, operation and maintenance of parking meters placed in service in the Midtown parking benefit district on or after the effective date of designation of the parking benefit district. The total administrative costs shall be shared and paid by the Midtown parking benefit district and from the ParkHouston special revenue fund in proportion to the total combined fees and revenue generated by or deposited into each respectively for the previous year.

(c) Sixty percent of fees and revenues in excess of the total administrative costs shall be allocated to projects for the sole benefit of the parking benefit district. The remaining funds shall be deposited in the ParkHouston special revenue fund.

(d) The city may enter into agreements with the Midtown Management District, subject to city council approval, to manage projects to be funded with revenue generated by the parking benefit district.

(e) Fees and revenue generated from the Midtown parking benefit district may be used in conjunction with other public funds or public-private partnership funds available for projects to benefit the district.

(f) In the event that the Midtown parking benefit district is terminated, any fees and revenues generated from the use of parking meters and the issuance of permits in the parking benefit district that have not been expended shall be transferred to the ParkHouston special revenue fund.

Sec. 26-756. Midtown Advisory Committee

(a) Prior to the city entering an agreement with the Midtown Management District pursuant to section 26-755(d) of this Code, the Midtown Management District shall create a Midtown Advisory Committee to make recommendations to the mayor and city council on issues relating to the parking benefit district, including: potential projects to be funded with revenue generated from the parking benefit district, the timing and order of such projects, changes to the parking meter and permit fees, and the allocation and management of permits.

(b) The committee shall consist of no less than five and no more than nine regular members and five nonvoting ex officio members. The regular members shall be business owners or residents of Midtown who have an interest in the parking issues affecting Midtown and are at least 18 years of age. A majority of the regular members shall be business or commercial property owners in Midtown or his or her designee designated representatives of business or commercial property owners in Midtown, with at least one member being a representative from the executive committee of the Midtown Super Neighborhood. The Midtown Management District shall provide a list of the committee members to the parking official.

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(c) The ex officio members shall be:

- (1) The director of the department of administration and regulatory affairs or his designee;
- (2) The director of the public works and engineering department or his designee;
- (3) The director of the planning and development department or his designee;
- (4) The chief of police or his designee; and
- (5) A representative from the office of the mayor.

(d) All meetings of the committee shall be conducted in accordance with the Texas Open Meetings Act.

(e) In the event that a Midtown Advisory Committee is not created by the Midtown Management District in accordance with this section, there shall be a Midtown Advisory Committee consisting of members as provided by this section, with the regular members appointed by the mayor and confirmed by city council. The committee shall comply with this section and the provisions of division 4 of this article as applicable.

(f) The provisions of this section shall terminate if the Midtown parking benefit district is terminated.

Secs. 26-757—26-760. Reserved.

ARTICLE XII. COMMUNITY PARKING PROGRAM

DIVISION 1. GENERALLY

Sec. 26-761. Definitions.

As used in this article, the following terms and phrases shall have the following meanings, except where the context clearly indicates a different meaning:

* * *

Community parking program area means the following areas designated pursuant to division 2 of this article:

- (1) Zone 1: all streets included and bounded by IH US 59 to the north, Montrose Street to the east, Bissonnet Street to the south and Graustark Street to the west, as further described in Exhibit D to Ordinance No. 2019-1015.
- (2) Zone 2: all streets included and bounded by IH US 59 to the north, SH 288 to the east, Hermann Drive to the south, and Main Street to the west, further described in Exhibit E to Ordinance No. 2019-1015.
- (3) Zone 3: all streets included and bounded by IH US 59, SH 288, IH US 45, 527 Spur, Cleveland, Baldwin, Pierce, Helena, Valentine, West Webster, Cook, Sutton, Albany to Tuam, further described in Exhibit B to Ordinance No. 2022 -³

* * *

DIVISION 2. DESIGNATION OF COMMUNITY PARKING PROGRAM AREA

* * *

Sec. 26-772. Designation of program areas.

(a) City council hereby designates the following areas as community parking program areas:

- (1) Zone 1; ~~and~~

³ City Secretary/Editor shall insert the number of this Ordinance.

(2) Zone 2; and

(3) Zone 3.

(b) Designation of a community parking program area shall be effective 60 days after passage of the ordinance designating the community parking program area.

* * *

DIVISION 3. PERMITS

Sec. 26-781. Community parking program resident permit application; issuance.

(a) Residents within a community parking program area are eligible for resident parking permits as follows:

Building	Number of Permits Allowed Annually
Residential buildings	3 permits per address/dwelling unit
Multi-family buildings constructed prior to the effective date of the city's off-street parking ordinance (Ord. No. 1989-712) on May 23, 1989 that provide no off-street parking spaces	4 <u>2</u> permits per dwelling unit
Multi-family buildings	1 permit per dwelling unit but total permits issued to residents in a given building cannot exceed .5 permits multiplied by the total number of dwelling units in the building

If a resident lives in a permit restricted building and there are no permits available, the resident shall be added to a waiting list. Residents of multi-family buildings that are subject to the off-street parking standards under the transit oriented development rules or receive parking variances under article VIII of chapter 26 of this Code are not eligible for resident parking permits.

(b) Any resident within a community parking program area may submit an application to the parking official in a form promulgated by the director for that purpose, which shall include the following:

- (1) The applicant's name, telephone number, and the applicant's residential address located within the community parking program area;
- (2) Proof that the applicant is a resident of the community parking program area in the form of:
 - a. A valid Texas driver's license, or personal identification card issued by the Texas Department of Public Safety, showing the applicant's current residential address within the community parking program area; and
 - b. A recent utility bill acceptable to the director showing the applicant's address within the community parking program area; or
 - c. Vehicle registration reflecting an address within the community parking program area; and
- (3) Any other information reasonably required by the director to ensure compliance with the requirements of this article.

(c) Upon submission of a complete application for a community parking program resident permit and payment of the fee prescribed in the city fee schedule for this provision, an applicant shall be entitled to receive a community parking program resident permit in accordance with subsection (a) of this section, provided that no unresolved parking citations, as defined in section 26-261 of this Code, exist for any motor vehicle owned by the applicant or listed on the application.

(d) Each permit issued under this section is transferable to any vehicle that is being operated by or for the transportation of any resident at the address listed on the permit application or a vehicle under the legal control of a guest of any resident at the address listed on the permit application.

Sec. 26-782. Community parking program business permit application; issuance.

(a) A business owner of a business located within a community parking program area designated as Zone 1 or Zone 2 under section 26-772(a) of this article may obtain one business parking permit. Each person who is employed by or who is an agent of a business located within the community parking program area designated as Zone 1 or Zone 2 under section 26-772(a) of this article may also obtain one business parking permit.

(b) An owner, agent, or employee of a business within a community parking program area designated as Zone 1 or Zone 2 under section 26-772(a) of this article may submit an application for a business parking permit to the parking official in a form promulgated by the director for that purpose, which shall include the following:

- (1) The applicant's name, telephone number, and the applicant's business address located within the community parking program area;
- (2) Proof that the applicant is an owner, agent, or employee of a business in the community parking program area in the form, as applicable, of:
 - a. A true and correct copy of a valid certificate of occupancy of the applicant's business within the community parking area; or
 - b. A recent utility bill acceptable to the director showing the applicant's business address within the community parking program area; or
 - c. Copy of payroll stub or statement on employer letterhead confirming employment and including physical address of employer located within the community parking program area; and
- (3) Any other information reasonably required by the director to ensure compliance with the requirements of this article.

(c) Upon submission of a complete application for a business parking permit and payment of the fee prescribed in the city fee schedule for this provision, an applicant shall be entitled to receive one community parking program business permit, provided that no unresolved parking citations, as defined in section 26-261 of this Code, exist for any motor vehicle owned by the applicant.

(d) Each permit issued under this section is non-transferable and only valid at such on-street parking spaces within a community parking program area as determined by the director.

**INTERLOCAL AGREEMENT FOR LAW ENFORCEMENT SERVICES
BETWEEN HARRIS COUNTY AND
MIDTOWN MANAGEMENT DISTRICT**

THIS AGREEMENT is made and entered into by and between **HARRIS COUNTY, TEXAS** hereinafter referred to as the "County," acting by and through its governing body, the Harris County Commissioners Court, and the **MIDTOWN MANAGEMENT DISTRICT** (the "District") acting by and through its governing body.

RECITALS:

This Agreement is made pursuant to chapter 791 of the Texas Government Code, which authorizes contracts between counties and local governments for the performance of governmental functions and services; and

The District desires to obtain the services of the Harris County Constable Precinct 7 (the "Constable") to provide law enforcement services within District's geographical area as further defined in Exhibit "A".

NOW THEREFORE, the County and the District, in consideration of the mutual covenants and agreements herein contained, do mutually agree as follows:

TERMS:

I.
TERM

1.1 The services to be performed under this Agreement shall begin on March 1, 2022, and end on September 30, 2022, unless terminated sooner in accordance with the provisions of Section IV.

II.
SERVICES

2.1 The County agrees to authorize the Constable to provide 1 sergeant(s), and 4 deputy(ies) to devote eighty percent (80%) of their working time to provide law enforcement services related to the District's geographical area (the "area"), as further defined in Exhibit "A", attached hereto and made a part hereof. "Law enforcement services" include, but are not limited to, patrolling, preparing reports, appearing in court, investigating crimes, arresting persons, and transporting suspects.

2.2 As used herein, the phrase "working time" is defined as follows: the usual or normal hours that the Constable's deputies are required to work in any calendar month, and does not include any extra or overtime work. The consideration for the law enforcement services provided herein includes a share of the costs to the County for such times when deputies are not available. Vacation and sick leave are earned through County service, and funeral leave is a benefit available to County employees. Therefore, "working

time" shall not include vacation, sick leave, funeral leave or other county-benefit leave, and it is not anticipated that the Constable will authorize substitute deputies to work within the area when the regularly assigned deputies are not available.

2.3 The Constable shall retain control and supervision of the deputies performing services under this agreement to the same extent as he does other deputies. The District understands and agrees that this Agreement is not intended, nor shall it be construed, to obligate the Constable to assign deputies to devote any portion of their working time to the area, including but not limited to circumstances like officer funerals and natural disasters.

2.4 As the Constable retains control and supervision of the deputies and services, the District may not, based on late payment or non-payment by one of its members to the District of funds for District operations, or the law enforcement services of the Constable, limit or deny access of such members to the services of the Constable. All members shall be provided the same telephone numbers and electronic access means to contact the Constable.

III.
CONSIDERATION FOR SERVICES

3.1 The District agrees to pay the County the sum of \$56,010.00 for 1 sergeant(s) , \$198,312.00 for 4 deputy(ies) for a total sum of TWO HUNDRED FIFTY FOUR THOUSAND, THREE HUNDRED TWENTY TWO AND NO/100 DOLLARS (\$254,322.00) to be used by the County for the purpose of paying eighty percent (80%) of the full-time equivalent cost to the County for supplying the law enforcement services, including salaries, benefits, vacation, sick leave, and any additional expenses the County may incur in providing the services under this Agreement. Each party paying for the performance of governmental functions or services must make those payments from current revenues available to the paying party.

The District agrees to make payments on the total sum in installments, which are due and payable, without demand, on the following dates in the amounts set forth next to the dates:

February 20, 2022	\$36,332.00
March 20, 2022	\$36,332.00
April 20, 2022	\$36,332.00
May 20, 2022	\$36,332.00
June 20, 2022	\$36,332.00
July 20, 2022	\$36,332.00
August 20, 2022	\$36,330.00
September 20, 2022	\$.00
October 20, 2022	\$.00
November 20, 2022	\$.00
December 20, 2022	\$.00
January 20, 2023	\$.00

The monthly installments are due and payable before 10:00 a.m. at the office of the County Treasurer, Dept. 101, P.O. Box 4354, Houston, TX 77210-4354. If the County provides the option, payment may be made by same time and date by electronic means to an account designated by the County.

Regarding the first payment due on February 20, 2022, the first payment is due on the latter of February 20, 2022, or five (5) days after the District receives a fully executed copy of this Agreement from the County.

IV. DEFAULT AND TERMINATION

4.1 The District understands and agrees that if the County does not receive the monthly payments within thirty (30) days of the date due, the County is authorized to terminate this Agreement without further notice. The County's failure to make demand for payments due is not a waiver of the District's obligation to make timely payment.

4.2 If the District defaults in the payment of any obligation hereunder, the District is liable to the County for an interest assessment of one percent (1%) on the unpaid amount. Interest shall thereafter compound monthly at one percent (1%) on unpaid amounts and interest assessments from the date of default until paid. This interest is in addition to any monies due for law enforcement services rendered hereunder. Interest on all past due amounts shall not exceed the maximum amount of nonusurious interest that may be contracted for, taken, charged, or received under law. Any interest in excess of that maximum amount shall be refunded. The District is also liable for attorney's fees and costs should the matter have to go to litigation for collection.

4.3 If the District is dissatisfied in any way with the performance of the County, the Constable or the deputies under this Agreement, the District's sole remedy is termination under Section 4.4.

4.4 Either party may terminate this Agreement prior to the expiration of the term set forth in this Agreement, with or without cause, upon thirty (30) days prior written notice to the other party. The County will submit an invoice to the District showing the amounts due for the month in which termination occurs. The District agrees to pay the final invoice within ten (10) days of receipt.

4.5 If this Agreement is terminated at any time other than at the end of a contract month, the monthly installment or payment for such contract month will be prorated, less any unpaid amounts and interest under Paragraph 4.2.

4.6 In the event the Constable informs Commissioners Court and the District in writing that due to position vacancy or elimination occurring on or after March 1, 2022, the Constable cannot or will not provide 1 sergeant(s), and 4 deputy(ies) to devote eighty percent (80%) of their working time to provide law enforcement services related to the

District's geographical area, and provided that the District has prepaid its sum and further provided that such notice from the Constable identifies that such vacancy or elimination was of a position that served or facilitated service to the District, the District shall receive a refund equal to the number of days between the date of the Constable's notice and a subsequent meeting of Commissioners Court at which Commissioners Court amends or terminates the Agreement.

V.
NOTICE

5.1 Any notice required to be given under the provisions of this Agreement shall be in writing and shall be duly served when it shall have been deposited, enclosed in a wrapper with the proper postage prepaid thereon, and duly registered or certified, return receipt requested, in a United States Post Office, addressed to the parties at the following addresses:

To the County: Harris County
Harris County Administration Building
1001 Preston, Suite 610
Houston, Texas 77002
Attention: Clerk, Commissioners Court

with a copy to: Constable May Walker
Harris County Constable
5290 Griggs Road
Houston, Texas 77021

To the District: Midtown Management District
410 Pierce Street Ste.355
Houston, Texas 77002
Attention: Willie H. Coleman, Chairman of the Board

5.2 Either party may designate a different address by giving the other party ten days' written notice.

VI.
MERGER

6.1 The parties agree that this Agreement contains all of the terms and conditions of the understanding of the parties relating to the subject matter hereof. All prior negotiations, discussions, correspondence and preliminary understandings between the parties and others relating hereto are superseded by this Agreement.

VII.
MISCELLANEOUS

7.1 This instrument contains the entire Agreement between the parties relating to the rights granted and the obligations assumed. Any oral or written representations or modifications concerning this instrument shall be of no force and effect excepting a subsequent modification in writing signed by both parties.

7.2 Unless otherwise consented to and approved by Commissioners Court, agreement modifications that increase funding, personnel positions or geographical area can only be approved on a quarterly basis, and the effective date must coincide with the beginning of a pay period. Agreement modifications that decrease funding, personnel positions or geographical area may be approved at a regularly scheduled meeting of Commissioners Court, and the effective date must coincide with the end of a pay period, unless otherwise agreed to by the parties.

7.3 This Agreement may be executed in multiple counterparts, each having equal force and effect of an original.

7.4 This Agreement is not in effect until it has been signed by the District and it has received the approval by the Harris County Commissioners Court and the Constable.

APPROVED AS TO FORM:

CHRISTIAN D. MENEFEE
County Attorney

HARRIS COUNTY

By Sarah Hodges
Sarah Hodges
Assistant County Attorney
C.A. File No. 22GEN0152

By _____
LINA HIDALGO
County Judge

Date Signed: _____

APPROVED:

MAY WALKER
MAY WALKER
Harris County Constable Precinct 7

ATTEST:

MIDTOWN MANAGEMENT DISTRICT
(District)

DocuSigned by:
Marylene Chan
By _____
Name: 11/16/2020
Secretary

DocuSigned by:
[Signature]
By _____
Title: Vice-Chair
Date Signed: 1/26/2022

APPROVED AS TO FORM:

DocuSigned by:
Peggy Foreman
By _____
Attorney

ORDER OF COMMISSIONERS COURT
AUTHORIZING AGREEMENT WITH MIDTOWN MANAGEMENT DISTRICT

The Commissioners Court of Harris County, Texas, met in regular session at its regular term at the Harris County Administration Building in the City of Houston, Texas, on _____, with all members present except _____.

A quorum was present. Among other business, the following was transacted:

ORDER AUTHORIZING INTERLOCAL AGREEMENT
WITH MIDTOWN MANAGEMENT DISTRICT
FOR LAW ENFORCEMENT SERVICES

Commissioner _____ introduced an order and moved that Commissioners Court adopt the order. Commissioner _____ seconded the motion for adoption of the order. The motion, carrying with it the adoption of the order, prevailed by the following vote:

	Yes	No	Abstain
Judge Hidalgo	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Comm. Ellis	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Comm. Garcia	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Comm. Ramsey	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Comm. Cagle	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

The County Judge thereupon announced that the motion had duly and lawfully carried and that the order had been duly and lawfully adopted. The order adopted follows:

IT IS ORDERED that:

1. The Harris County Judge is authorized to execute on behalf of Harris County an Interlocal Agreement, for a total Agreement sum of \$254,322.00, with MIDTOWN MANAGEMENT DISTRICT for law enforcement services on a fee basis. The Interlocal Agreement is incorporated by reference and made a part of this order for all intents and purposes as though set out in full word for word.

2. All Harris County officials and employees are authorized to do any and all things necessary or convenient to accomplish the purposes of this order.



Midtown: Parking Benefit District & Community Parking Program

January 26, 2022

Administration & Regulatory Affairs Department
Maria Irshad, Assistant Director
ParkHouston



Agenda

DRAFT

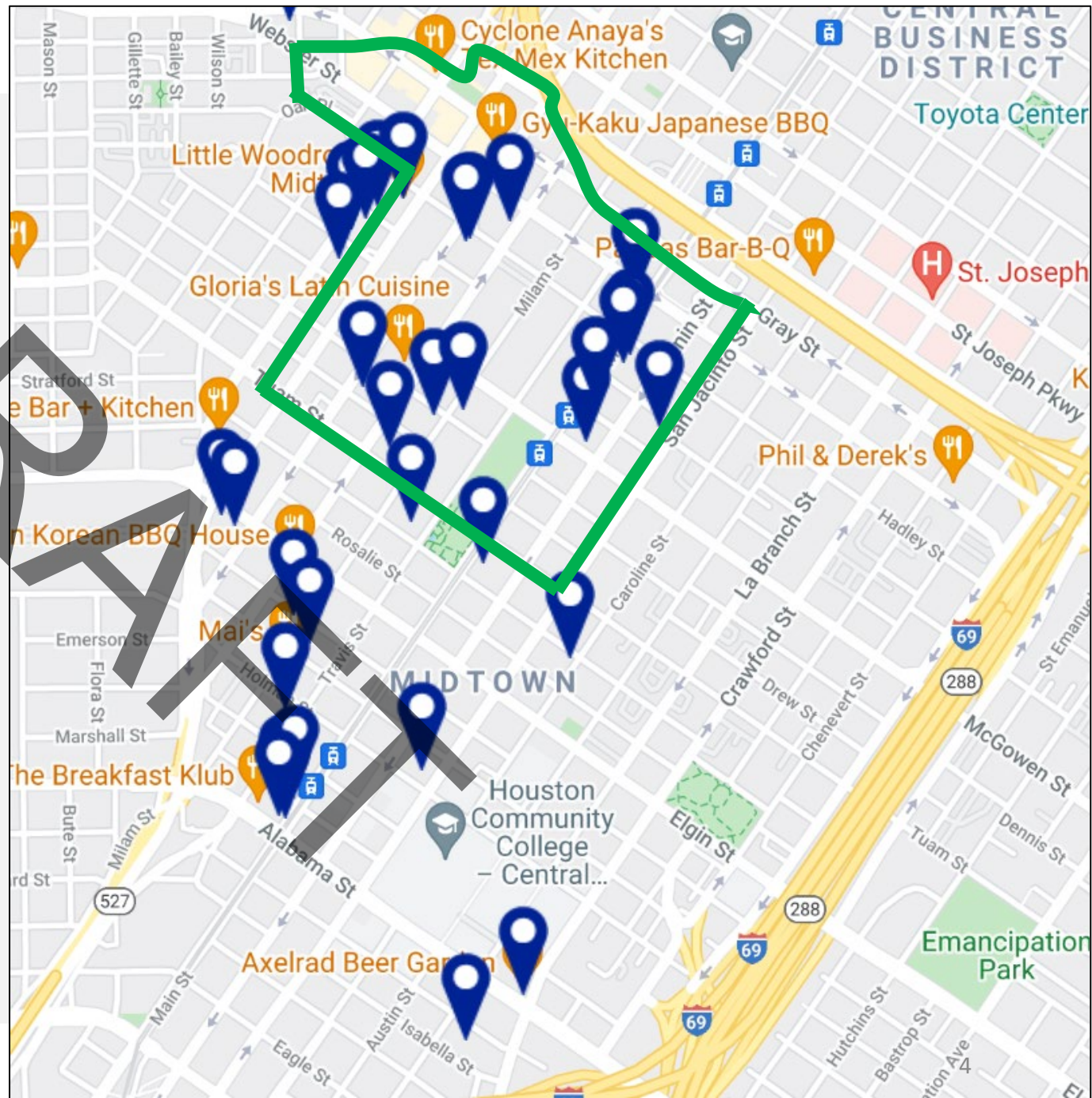
- Midtown
- Parking Benefit District (PBD)
- Community Parking Program (CPP)
- Timeline



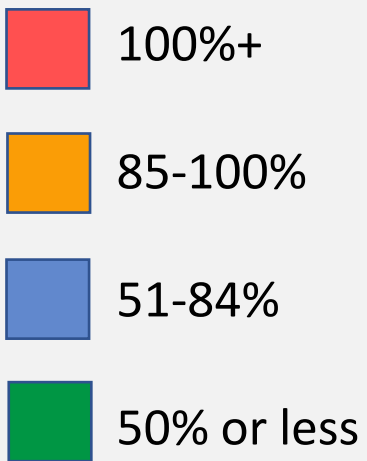
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MIDTOWN






Nightlife

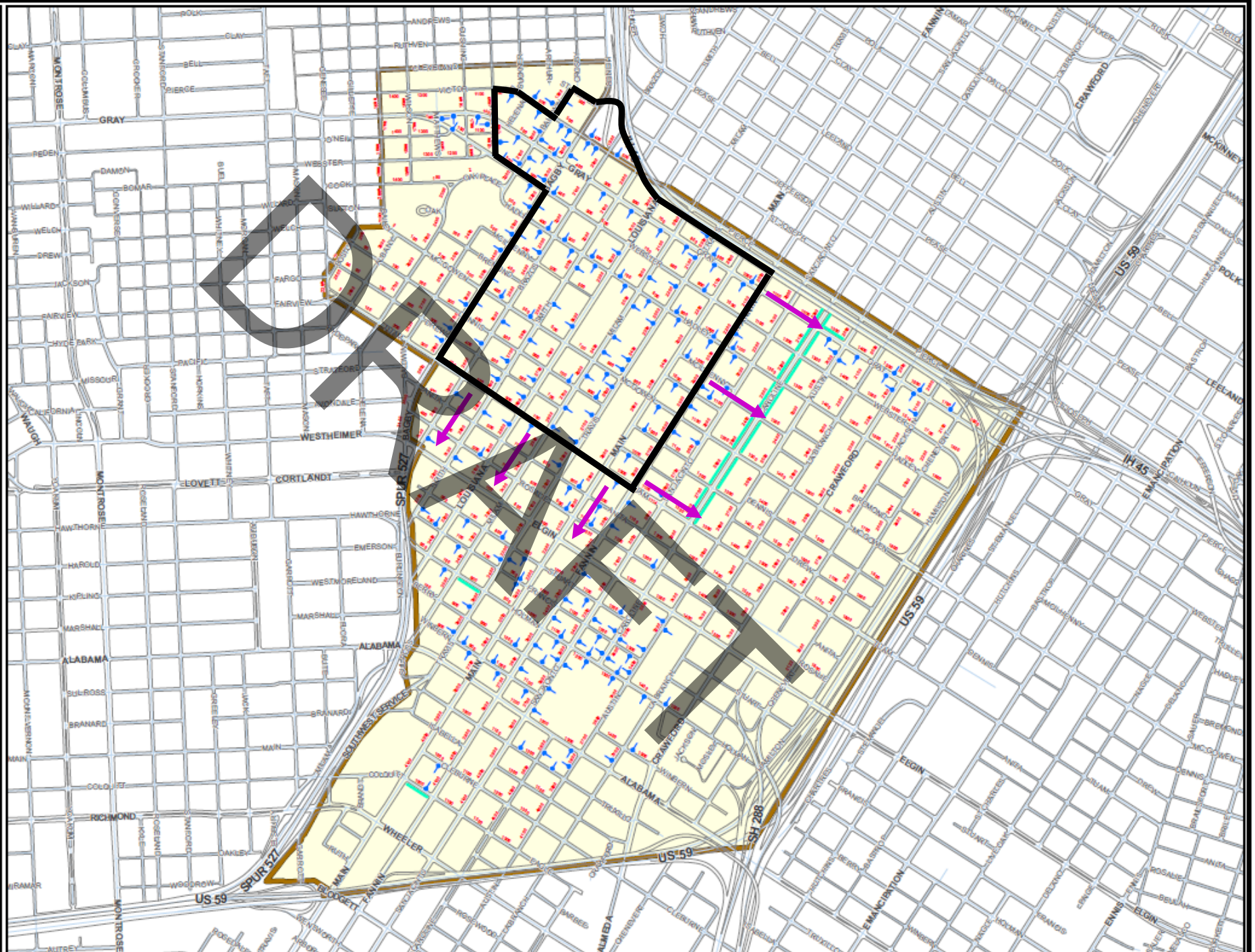


Occupancy



City of Houston Community Parking Program -Midtown Application: 10-15-2021

-  Existing Meters
-  Proposed Meters
-  Pavement
-  Midtown CPP
-  Meters operating to midnight



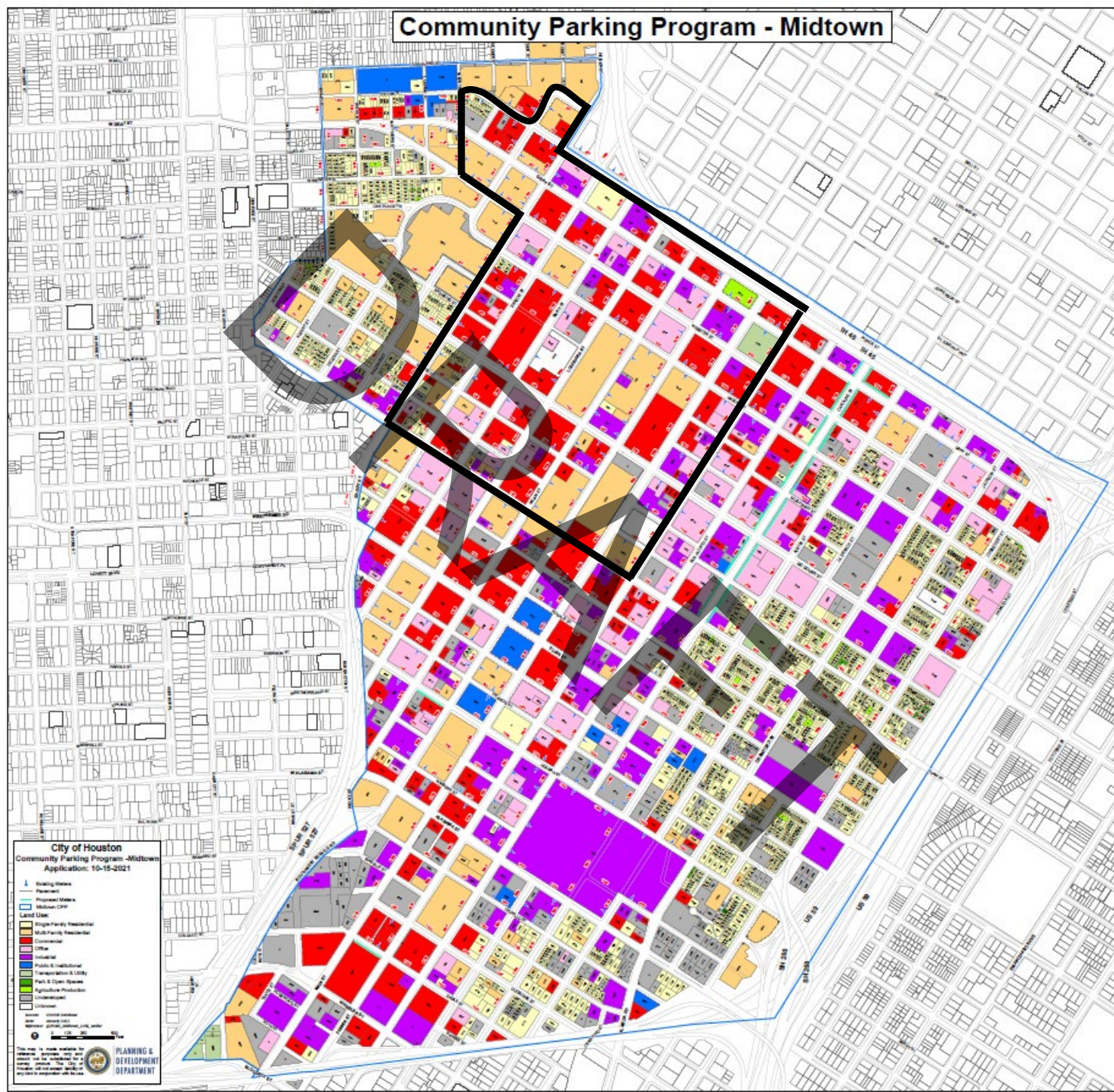
Source: COHGIS DataBase
Date: November 2021
Reference: pj23043_Midtown_CPP



This map is made available for reference purposes only and should not be substituted for a survey product. The City of Houston will not accept liability of any kind in conjunction with its use.



Community Parking Program - Midtown



City of Houston
Community Parking Program - Midtown
Application: 10-15-2021

- Existing Status
- Proposed Status
- Midtown CPP
- Land Use
- Single-Family Residential
- Multi-Family Residential
- Commercial
- Office
- Industrial
- Public & Institutional
- Transportation & Utility
- Park & Open Spaces
- Agriculture Production
- Unimproved
- Unimproved

PLANING & DEVELOPMENT DEPARTMENT



Community Parking Program

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- Authorizes permits for residents to exempt them from on-street restrictions during extended hours
- Boundaries mirror the PBD
- Multi-family buildings receiving a parking variance or benefiting from transit-oriented development rules are not eligible for permits
- Permits are valid for one year

Building	Permits Allowed (Annually)	Fees
Residential (single family)	3 per address	\$32.17 each
Multi-family (Grandfathered)	2 per unit	\$32.17 each
Multi-family (built after 1982)	1 per unit for 50% of the units	\$32.17 each



Parking Benefit District

- Effective September 1, 2021
- 60% of net meter and permit revenues returned to the district for public improvement projects
- Advisory committee to select and prioritize the public improvement projects
 - 5-9 members; residents and business owners
- Revenues can be applied to existing public improvement projects or newly identified projects.
- Requires City Council approval



Timeline

- Stakeholder engagement
- Public Comment period to January 15, 2021. www.houstontx.gov.
- Request City Council approval March 2022
- Survey for overflow parking in February/March 2022.
- Send notices for potential new meter locations in April 2022.



Questions?

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