



**Thursday, April 23, 2020
at 3:30pm**

EED Board of Directors:

Bryson Grover, Position 1
Blanca Blanco, Position 2
Stephen Quezada, Position 3
William McConnell, Position 4
Domenic Laurenzo, Position 5
Joe Meppelink, Position 6
Erin Dyer, Position 7
Jose Valdez, Position 8
Devin Licata, Position 9
VACANT, Position 10
Taryn Sims, Position 11
Elliot Barner, Position 12
VACANT, Position 13
Marjorie Peña, Position 14
Susan Garcia, Position 15

Veronica Chapa Gorczynski, President

Posted Agenda

EAST END DISTRICT
Regular Meeting of the Board of Directors
April 23, 2020

Notice is hereby given that a regular meeting of the Board of Directors of the East End District (the "District") will be held on **Thursday, April 23, 2020 at 3:30 p.m.**, via a video/audio conference. The telephonic/video conference meeting is authorized by the suspension of certain provisions of Chapter 551, Texas Government Code, as described below.

To view the meeting materials during the meeting using ZOOM, log into Zoom -
The Meeting ID is 897 4941 6304 and the Password is 024546

To participate by audio only, dial the following number –
(346) 248 7799, the Meeting ID is 897 4941 6304 and the Password is 024546

Electronic copies of the meeting materials are also available at <https://www.eastenddistrict.com/news/board-meeting-agendas/> at such time the meeting occurs, or by contacting hello@eastenddistrict.com. The meeting is being held to consider, discuss and adopt such orders, resolutions or motions and take such other direct or indirect actions as may be necessary, convenient, or desirable with respect to the following matters:

1. **Receive Public Comments in accordance with adopted procedures.**
2. **Assessments.** Receive report on collection of assessments and authorize appropriate action.
3. **Appointment of Chairman.** Appoint Joe Meppelink as Chairman of the Board.
4. **District Registration Form.** Approve and authorize filing of updated District Registration Form.
5. **Minutes.** Approve minutes of previous Board meeting(s).
6. **Security Report.** Receive a security report related to Precinct 6 Security contract.
7. **Financial Reports.** Receive and approve the Treasurer's reports on revenues and expenditures, the investment report and the Finance Committee report, and authorize appropriate action.
8. **Roundabout Resolution.** Review and approve Resolution of Approval and Commitment for Project Funding for Roundabout Project.
9. **Federal Transit Administration (FTA) FY 2020 Certifications & Assurances.** Review and approve Federal Transit Administration (FTA) FY 2020 Certifications & Assurances.
10. **Assessment Resolution.** Approve annual Resolution Authorizing the Imposition of an Additional 20% Penalty on Delinquent Assessments, and authorize appropriate action.
11. **President's Report – District Overview.** Receive the President's report on the following District programs and authorize appropriate action:
 - a. **Security and Public Safety:**
 1. Graffiti abatement program
 - b. **Visual and Infrastructure Improvements:**
 1. Right of way clean-up, litter pick-up, tire removal, dump site clean-up, and street lamp repair
 2. Report from UP CDC

3. Report on Farmers Market

c. **Marketing & Perception.** Receive report on marketing activities.

d. **President's Update on Pandemic Operations.**

12. **Adjourn.**

Pursuant to the March 16, 2020, Declaration by the Governor of the State of Texas, certain requirements of Chapter 551, Texas Government Code, have been suspended in response to the Coronavirus (COVID-19) disaster. This action allows governmental bodies to conduct meetings by telephone or video conference to advance the public health goal of limiting face-to face meetings (also called "social distancing") to slow the spread of the Coronavirus (COVID-19).

4/23/2020 Board Agenda



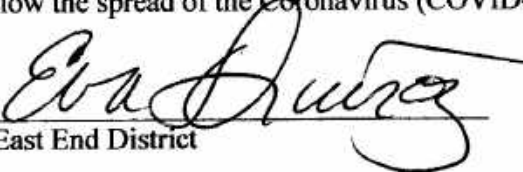

East End District

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**EAST END DISTRICT
Board of Directors Meeting
Thursday, April 23, 2020 at 3:30pm**

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1. **Receive Public Comments in accordance with adopted procedures.** *Page 1*
2. **Assessments.** Receive report on collection of assessments and authorize appropriate action. *Pages 2-14*
3. **Appointment of Chairman.** Appoint Joe Meppelink as Chairman of the Board. *Page 15*
4. **District Registration Form.** Approve and authorize filing of updated District Registration Form. *Pages 16-18*
5. **Minutes.** Approve minutes of previous Board meeting(s). *Pages 19-25*
6. **Security Report.** Receive a security report related to Precinct 6 Security contract. *Page 26*
7. **Financial Reports.** Receive and approve the Treasurer's reports on revenues and expenditures, the investment report and the Finance Committee report, and authorize appropriate action. *Pages 27-49*
8. **Roundabout Resolution.** Review and approve Resolution of Approval and Commitment for Project Funding for Roundabout Project. *Pages 50-55*
9. **Federal Transit Administration (FTA) FY 2020 Certifications & Assurances.** Review and approve Federal Transit Administration (FTA) FY 2020 Certifications & Assurances. *Pages 56-59*
10. **Assessment Resolution.** Approve annual Resolution Authorizing the Imposition of an Additional 20% Penalty on Delinquent Assessments, and authorize appropriate action. *Pages 60-62*
11. **President's Report – District Overview.** Receive the President's report on the following District programs and authorize appropriate action: *Pages 63, 64*
 - a. **Security and Public Safety:** *Pages 65-68*
 1. Graffiti abatement program
 - b. **Visual and Infrastructure Improvements:** *Pages 69-76*
 1. Right of way clean-up, litter pick-up, tire removal, dump site clean-up, and street lamp repair
 2. Report from UP CDC
 3. Report on Farmers Market *Page 77*
 - c. **Marketing & Perception.** Receive report on marketing activities. *Pages 78, 79*
 - d. **President's Update on Pandemic Operations.** *Page 80*
12. **Executive Session, if Necessary.** Convene executive session to discuss, (a) pending or contemplated litigation or to consult with the attorney in accordance with Section 551.071 of the Texas Government Code; (b) acquisition of real property in accordance with Section 551.072 of the Texas Government Code; (c) personnel matters in accordance with Section 551.074 of the Texas Government Code; (d) to receive information from or question employees in accordance with Section 551.075 of the Texas Government Code; employees; (e) deployment of security personnel or devices or a security audit in accordance with Section 551.076 of the Texas Government Code; or (f) Economic development negotiations or offers of financial incentives for economic development in accordance with Section 551.087 or the Texas Government Code.
13. **Reconvene in Open Session.** Reconvene in public session to consider authorizing District staff and consultants to take any action necessary with respect to (a) pending or contemplated litigation; (b) acquisition of real property; (c) personnel matters; and (d) receiving information from or questioning employees; (e) economic development negotiations or offers of financial incentives; and (f) any other matters relative to any of these matters which was discussed in Executive Session.
14. **Adjourn.**

Item #1

Public Comments

(in accordance with adopted procedure)

Item #2

Assessments

Collected Assessments

Delinquent Assessments

**EAST END DISTRICT
ASSESSMENT COLLECTION REPORT
March 2020
BILLING AND COLLECTION SUMMARY
FISCAL YEAR
10/01/19 - 09/30/20**

YEAR	RATE	TOTAL LEVY	COLLECTIONS	RECEIVABLE	% COLLECTED
2019	0.15000	\$2,968,923.61	\$2,708,744.52	\$260,179.09	91%
2018	0.15000	\$2,633,624.71	\$2,595,850.62	\$37,774.09	99%
2017	0.15000	\$2,435,279.01	\$2,415,195.85	\$20,083.16	99%
2016	0.15000	\$2,334,037.88	\$2,323,313.99	\$10,723.89	100%
2015	0.15000	\$2,147,939.89	\$2,140,760.66	\$7,179.23	99%
2014	0.15000	\$1,959,191.41	\$1,953,614.43	\$5,576.98	99%
2013	0.15000	\$1,766,352.66	\$1,764,067.29	\$2,285.37	99%
2012	0.15000	\$1,651,914.02	\$1,650,330.99	\$1,583.03	99%
2011	0.15000	\$1,546,327.24	\$1,545,361.56	\$965.68	99%
2010	0.15000	\$1,569,363.33	\$1,568,890.90	\$472.43	99%
2009	0.15000	\$1,564,637.07	\$1,564,210.26	\$426.81	99%
2008	0.15000	\$1,540,422.70	\$1,540,004.39	\$418.31	99%
2007	0.15000	\$1,393,921.28	\$1,393,503.31	\$417.97	99%
2006	0.15000	\$1,083,262.21	\$1,082,877.30	\$384.91	99%
2005	0.15000	\$1,024,906.95	\$1,024,484.59	\$422.36	99%
2004	0.15000	\$955,344.17	\$954,959.92	\$384.25	99%
2003	0.15000	\$911,989.17	\$911,676.71	\$312.46	99%
2002	0.15000	\$895,710.01	\$895,271.76	\$438.25	99%
2001	0.15000	\$897,466.66	\$897,154.20	\$312.46	99%
2000	0.15000	\$887,566.58	\$887,271.54	\$295.04	99%
1999	0.15000	\$781,205.97	\$780,918.24	\$287.73	99%

\$350,923.50

Current Month Activity

Revenue:

	<u>Current Month</u>	<u>Year to Date</u>
2019 Assessment Collected	78,080.15	2,708,744.52
2018 Assessment Collected	5,191.07	8,390.66
2017 Assessment Collected	902.20	-3,649.96
2016 Assessment Collected	464.77	999.95
2015 Assessment Collected	188.58	737.68
2014 Assessment Collected	97.68	536.08
2013 Assessment Collected	94.76	192.27
2012 Assessment Collected	91.98	189.49
2011 Assessment Collected	0.00	70.00
2010 Assessment Collected	312.08	364.67
2009 Assessment Collected	470.08	540.16
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
1999 Assessment Collected	0.00	0.00
Penalty & Interest	9,294.38	30,864.71
Overpayments	120.38	18,582.06
CAD Lawsuits	0.00	53,960.30
CAD Corrections	0.00	2,945.82
Estimated Payments	0.00	12.71
Collection Fees	2,215.39	15,209.12
Misc. Revenue	8.40	1,234.83
Total Revenue	97,531.90	2,839,925.07
Overpayments Presented for Refund	4,274.35	57,322.59
Overpayments Applied to Assessment	0.00	0.00
ASSESSED VALUE FOR 2019:	1,979,282,441	Uncertified: 11,208,943
ASSESSED VALUE FOR 2018:	1,768,492,810	
ASSESSED VALUE FOR 2017:	1,623,607,713	
ASSESSED VALUE FOR 2016:	1,556,024,622	
ASSESSED VALUE FOR 2015:	1,433,263,663	

East End District					
March 2020					
TOP TEN ASSESSMENT PAYERS					
PROPERTY OWNER	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT
HOUSTON GULFGATE % PARTNERS LP 1800 POST OAK PLACE STE 400 6 BLVD PLACE STE 400 HOUSTON TX 77056	122 747 001 0001	910 GULFGATE CENTER MALL 77087	SHOPPING CENTER	56,918,082	85,377.12
KBRN 800 TOWN & COUNTRY BLVD STE 200 HOUSTON TX 77024	042 153 000 0001 035 156 000 0001 037 123 000 0005	4100 CLINTON DR 77020 3100 CLINTON DR 77020 2311 CANAL ST 77003	OFFICE BUILDING VACANT LAND OFFICE BUILDING	28,510,000 10,298,188 4,321,288	42,765.00 15,447.28 6,481.93
	037 122 000 0006 117 700 001 0002 040 259 000 0024	2315 NAVIGATION BLVD 77003 2219 CANAL ST 77003 0 WACO	VACANT LAND WAREHOUSE VACANT LAND	3,254,800 2,185,199 525,990	4,882.20 3,277.80 788.99
	035 165 000 0001 035 155 000 0001 035 154 000 0001	0 WILLIAMSON 77020 3200 CLINTON DR 77020 3300 CLINTON DR 77020	VACANT LAND VACANT LAND VACANT LAND	325,000 325,000 325,000	487.50 487.50 487.50
	035 162 000 0001 037 123 000 0023 035 172 000 0009	3302 RICHARDSON ST 77020 2332 NAVIGATION BLVD 77003 0 SWINEY ST 77020	VACANT LAND VACANT LAND VACANT LAND	324,422 319,437 173,987	486.63 479.16 260.98
	037 123 000 0001 042 153 000 0050 035 171 000 0001	2338 NAVIGATION BLVD 77003 3620 CLINTON DR 77020 0 SWINEY ST 77020	VACANT LAND VACANT LAND VACANT LAND	166,644 68,268 43,387	249.97 102.40 65.08
	035 172 000 0001 040 259 000 0038	0 SWINEY ST 77020 VACANT LAND	VACANT LAND VACANT LAND	32,500 0	48.75 0.00
				51,199,110	76,798.67
ECO SERVICES OPERATIONS CORP % CONTROLLERS GROUP 300 LINDENWOOD DR MALVERN PA 19355-1740	040 232 000 0002 040 232 000 0001 040 231 000 0002 016 120 000 0002	8615 MANCHESTER ST 77012 8410 MANCHESTER ST 77012 8615 MANCHESTER ST 77012 0 MAGNOLIA ST 77012	CHEMICAL PRODUCTS VACANT INDUSTRIAL VACANT INDUSTRIAL VACANT INDUSTRIAL	36,121,374 696,960 331,056 136,784	54,182.06 1,045.44 496.58 205.18
	040 232 000 0089	8615 MANCHESTER ST 77012	INDUSTRIAL IMPS	0	0.00
				37,286,174	55,929.26
CWS HOUSTON LOFTS LP 9606 N MOPAC EXPRESSWAY STE 500 AUSTIN TX 78759-5960	122 517 001 0001	2115 RUNNELS ST #244 77003	APARTMENTS HI RISE	34,780,000	52,170.00

East End District					
March 2020					
TOP TEN ASSESSMENT PAYERS					
PROPERTY OWNER	ACCOUNT NOS	SITUS	PROPERTY TYPE	VALUE	ASSESSMENT
CONTANDA TERMINALS LLC	040 231 000 0001	7600 J W PEAVY DR 77011	INDUSTRIAL	30,259,420	45,389.13
1111 BAGBY ST STE 1800	029 199 000 0001	1712 75TH ST 77011	WAREHOUSE	965,416	1,448.12
HOUSTON TX 77002-2548	040 231 000 0054	7600 J W PEAVY DR 77011	VACANT LAND	506,256	759.38
	029 198 000 0001	7508 MEMPHIS ST 77011	VACANT LAND	360,000	540.00
	029 207 000 0001	7600 J W PEAVY DR 77011	VACANT LAND	235,500	353.25
	025 215 000 0008	7600 J W PEAVY DR 77011	VACANT LAND	230,400	345.60
	025 215 000 0001	7600 J W PEAVY DR 77011	VACANT LAND	65,394	98.09
	025 150 000 0017	7600 J W PEAVY DR 77011	VACANT LAND	35,280	52.92
	029 191 000 0008	0 75TH ST 77011	VACANT LAND	15,000	22.50
				32,672,666	49,008.99
CDAB III LLP	037 157 000 0001	3906 HARRISBURG BLVD 77003	REAL INDUSTRIAL	24,115,000	36,172.50
13760 NOEL RD STE 500	028 091 000 0001	3600 TEXAS ST 77003	OFFICE BUILDINGS	3,479,930	5,219.90
DALLAS TX 75240	028 090 000 0001	3700 TEXAS ST 77003	WAREHOUSE	1,950,000	2,925.00
	028 090 000 0006	0 HUTCHESON ST 77003	PARKING LOT	297,320	445.98
				29,842,250	44,763.38
CENTRAL CITY INDUSTRIAL PARK LLC	117 898 001 0005	5425 POLK ST 77023	METAL FABRICATING	28,614,285	42,921.43
5301 POLK ST UNIT 25					
HOUSTON TX 77023					
TDI WILLOW CREEK PROPERTY LLC	040 234 000 0087	7575 PLUM CREEK DR #606 77012	APARTMENT GARDEN	28,411,146	42,616.72
6133 BRISTOL PKWY STE 270					
CULVER CITY CA 90230-6629					
WALMART REAL ESTATE BUSINESS TRUST	133 220 001 0002	0 MAXWELL LN 77023	AUXILLARY IMP	959,280	1,438.92
% WALMART PROPERTY TAX ATTN 0555	133 220 001 0001	2391 S WAYSIDE 77023	DISCOUNT DEPT	21,311,315	31,966.97
PO BOX 8050				22,270,595	33,405.89
BENTONVILLE AR 72712-8055					
MAY DEPARTMENT STORES	035 032 002 0002	0 MUNGER AVE 77023	COMMERCIAL VACANT	47,453	71.18
ATTN: PROP TAX DEPT	035 036 000 0003	0 MUNGER AVE 77023	COMMERCIAL VACANT	20,420	30.63
7 W 7TH ST	041 007 002 0031	4320 HARBY ST 77023	PARKING MISC	1,104,990	1,657.49
CINCINNATI OH 45202-2424	041 007 009 0001	2000 ERNESTINE 77023	WAREHOUSE	6,123,203	9,184.80
	041 007 009 0010	2103 ERNESTINE ST 77023	WAREHOUSE	12,673,133	19,009.70
				19,969,199	29,953.80

East End District March 2020					
TOP TEN DELINQUENT ACCOUNTS					
PROPERTY OWNER	ACCOUNT NO	SITUS	PROPERTY TYPE	ASSESSMENT YEAR(S)	ASSESSMENT
CONTANDA TERMINALS LLC ATTN: JAY KING 1111 BAGBY ST STE 1800 HOUSTON TX 77002-2548	83 040 231 000 0001	7600 J W PEAVY DR 77012	INDUSTRIAL MANUFACTURING	2019	31,379.20
NAV PROPERTIES LLC 3100 CANAL ST HOUSTON TX 77003-1602	83 023 094 000 0001	3100 CANAL ST 77003	FOOD & KINDRED PRODUCTS	2019	13,124.84
WIEDERKEHR JUDITH & TR ETAL 200 WESLEYAN AVE ALBANY GA 31721-8825	83 025 109 000 0023	7525 SHERMAN ST 77012	WAREHOUSE	2017 - 2019	10,554.12
APEX DRENNAN LLC 9821 KATY FWY STE 880 HOUSTON TX 77024-1235	83 037 189 000 0048	725 N DRENNAN ST 77011	INDUSTRIAL MANUFACTURING	2019	9,599.97
WIEDERKEHR MARK PO BOX 72126 ALBANY GA 31708-2126	83 025 120 000 0003	7425 SHERMAN ST 77011	WAREHOUSE	2017 - 2019	7,178.76
HOUSTON COATING ENG INC 1923 KOLFAHL ST HOUSTON TX 77023-4611	83 041 007 021 0066	1923 KOLFAHL ST 77023	COMMERCIAL BUILDING	1999 - 2019	5,366.68
VASQUEZ DON ADMINISTRACION NO 3 62251 CUERNAVACA MOR MEXICO	83 133 445 001 0001	2814 NAVIGATION BLVD 77003	RESTAURANT	2018 - 2019	4,925.19
FOLWELL HOLDINGS LLC PO BOX 15176 HOUSTON TX 77220-5176	83 025 162 000 0001	900 78TH ST #1 77012	PETROLEUM STORAGE	2010 - 2018	4,474.09
KELLOG PROPERTIES INC 700 KELLOGG ST HOUSTON 77012-3654	83 016 181 000 0023	0 E ELM ST 77023	LAND GENERAL ASSIGNMENT	2019	4,017.46
PEREZ FELIPE CASTILLO NORA HOUSTON TX 77012-2041	83 016 088 000 0013	8012 ENDOR ST 77012	SOCIAL / FRATERNAL HALL	2016 - 2019	3,209.19

PERDUE, BRANDON, FIELDER, COLLINS & MOTT L.L.P.
DELINQUENT ASSESSMENT REPORT
EAST END DISTRICT
April 23, 2020

Amounts shown are 2018 base assessment amounts unless indicated.

Suit filed:

Houston Coating 99-07 assessments \$1,852.50, 1923 Kolfahl St. (tracts 20B & 20E-1)-0410070210066, 0410070210114

Suit filed. Judgment signed 12/1/08; the judgment is final. The 2008 through 2018 assessments (base assessment of \$5,234.08) are due but are not included in the suit because they were not delinquent at the time of judgment. This is a property believed to have environmental problems.

Jose R. Chavez 12-18 assessments \$1,564.74, 7140 Canal St.-0251430000051

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

Gloria Ruby Salinas et al. 14-18 assessments \$1,519.75, 4701 Sherman St.-0280310000013

We intervened in a suit filed by Ovation Services, a tax lien loan company; a trial date is set for 5/22/20.

Pete Pulido 15-18 assessments \$1,475.55, 6715 Avenue S (2 accounts), 6701 Avenue S & 6708 Avenue T-0390890000019, 0390890000021, 0390890000023, 0390890000027

We have intervened in a suit filed by the county. The county dismissed the suit because their taxes were paid. Pulido owns two additional properties that were not included in the county's suit; a new suit that includes all four properties has been filed. Judgment was signed 3/12/20. A judgment letter has been sent and the accounts have been **paid in full**.

Amos K. Mwangi 14-18 assessments \$1,261.54, 2502 Garrow St.-1171810010003

We have intervened in a suit filed by the county; judgment was signed 5/21/19. The judgment is final; a judgment letter has been sent and an abstract of judgment has been filed. Mr. Mwangi responded and discussed setting up a payment agreement but at the time this report was prepared, the agreement had not been finalized. A balance letter has been sent but there has been no response. The county has not set the property for tax sale because the county taxes have been paid.

Tiburcia Martinez 14-18 assessments \$963.55, 4801 Canal St.-0131040280001

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

Rosemary Arizagacruz 11-18 assessments \$951.14, 6831 Avenue T-0390920000007

Suit filed; judgment was signed on 10/12/16. The judgment submitted by the county did not include the Greater East End Management District so we filed a motion for a new trial. Our motion was granted and judgment was submitted on 8/18/17; the new judgment was signed on 10/16/17 and the judgment is final. A judgment letter has been sent but there has been no response. The county filed a new suit for the 2017 and 2018 taxes and we have intervened on behalf of the District; judgment was signed on 2/28/20. The judgment is final; a judgment letter has been sent.

Jose I. Sandoval 14-17 assessments \$887.22, 754 Telephone Rd.-0410070100058

Suit filed; judgment was signed 9/20/16 and included the 2014 and 2015 assessments. The judgment is final; a judgment letter has been sent but there has been no response. The county filed a new suit for the 2016 and 2017 taxes; we intervened on behalf of the

District and judgment was signed on 10/16/18. The judgment is final; we have sent a judgment letter but there has been no response.

Hector C. Quintero 14-18 assessments \$867.07, 7640 Harrisburg Blvd.-0252240000045

We have intervened in a suit filed by the county. Judgment was signed on 12/9/19; the judgment is final. A judgment letter has been sent and an abstract of judgment has been filed.

Josefina Munoz 14-18 assessments \$849.46, 6648 Avenue C-0390090000001

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

Victor M. & Ana Jimenez 13-18 assessments \$678.38, 7707 Avenue L-0251850000021

We have intervened in a suit filed by the county; judgment was signed 10/8/19. The judgment is final; a judgment letter has been sent and an abstract of judgment has been filed.

Jorge & Sergio Rodriguez 14-18 assessments \$634.56, 7401 Navigation Blvd. (2 accounts)-0251950000022, 0251950000048

We have intervened in a suit filed by the county; we will monitor the case. They committed to pay in 3 installments but they failed to make any payments so the payment agreement has been defaulted.

Church of Jesus Christ House of Prayer Inc. 14-15 assessments \$603.70, 501 72nd St.-0251330000001

Suit filed. Judgment was signed on 12/16/16; the judgment is final. A judgment letter has been sent but there has been no response. We have filed an abstract of judgment. The county taxes are still due but the county has not set the property for tax sale at this time. The property has a total exemption as of 12/17/15.

Estate of John P. O'Dowd 16-18 assessments \$590.25, 4101 Polk St.-0550960000024

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

Ruben Cruz (was Manuel Cruz, Sr.) 16-18 assessments \$543.39, 302 Lenox St. (Tracts 1A & 2A)-0222030000001

We have intervened in a suit filed by the county; judgment was signed on 6/6/18. The judgment which covers the 2016 and 2017 assessments is final; a judgment letter has been sent but there has been no response. An abstract of judgment has been filed. The county has filed a new lawsuit for the 2018 taxes; we have intervened on behalf of the District.

Heirs of Charles B. & Frances Corona 16-18 assessments \$536.71, Tracts 27, 28 and 29 on Kemp St.-0231050000027

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

James J. Flanagan Stevedore \$511.40, 1111 E. Navigation Blvd.-0251780000004

We have intervened in a suit filed by the county; the account has been **paid in full**.

Veronica M. Moreno & Freddy D. Montes, Jr. 16-18 assessments \$480.52, 8306 La Porte Rd.-0331490010003

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

Maria Luisa Ortuno & Samuel Cornejo 17-18 assessments \$430.92, Lot 13 & Tract 14 Block 22 on Harrisburg St.

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

Estate of John P. O'Dowd 16-18 assessments \$427.50, 4101 Polk St.-0550960000023

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

Gloria Ruby Salinas et al. 17-18 assessments \$388.80, 4705 Sherman St.-0280310000012

We intervened in a suit filed by the county; we will monitor the case.

Maria L. Ortuno Arrellano 17-18 assessments \$282.76, 4109 Navigation Blvd.-0371940000022

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

Arturo Martinez 17-18 assessments \$234.08, 3614 Navigation Blvd.-0260750000003

We have intervened in a suit filed by the county; a trial date is set for 6/12/20.

Victor M. & Ana Jimenez 13-18 assessments \$229.83, Lots 23 & 24 Block 104 on Avenue L-0251850000023

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

HIS Place Center \$228.97, 700 Telephone Rd.-0410070100095

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

Soledad Castillo \$208.10, 6003 Harrisburg Blvd.-0371700010014

We have intervened in a suit filed by the county; judgment was signed 3/4/20. The judgment is final; a judgment letter has been sent. We will file an abstract of judgment if the account is not paid.

Ernesto Izaguirre \$201.73, 6528 Harrisburg Blvd.-0610810010001

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

Carlos S. & Toni Tristan \$200.15, 6706 Capitol St.-0250640000003

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

J. H. Tampke 14-18 assessments \$176.25, 911 Parsons St.-0161780000007

We have intervened in a suit filed by the county; judgment was signed 1/27/20. The judgment is final; a judgment letter has been sent. The county has requested an order of sale but a sale date has not been set at this time.

JLMC Real Estate Development LLC 15 assessments \$174.09, 2603 Canal St.-0231010000007

We have intervened in a suit filed by the county; a trial date was set for 3/22/17 but was passed because the county taxes were paid in full. We sent a balance letter to the property owners, but they failed to pay or respond so we took the lead in the suit; judgment was signed on 1/2/18. The judgment is final; a judgment letter has been sent but there has been no response; we have filed an abstract of judgment.

Elia P. Perez & Arturo Netro 15 assessments \$170.87, 7915 Leander St. (lot 11)-0131780000011

Suit filed. Judgment signed on 7/25/16; the judgment is final. They committed to pay in 3 installments; 2 payments have been received. We spoke to Perez again on 10/23/19 and she requested an emailed statement, which we sent. On 3/2/20, we sent her statements for six additional accounts that were not included in the suit. The 2016 through 2018 assessments are due but are not included in the suit because they were not delinquent at the time of judgment.

Manuel Munoz \$170.51, 5725 Dwinnell St.-0563480000229

We have intervened in a suit filed by the county; judgment was submitted on 2/7/20.

Maria Pinzon & Oscar Rodriguez 14-18 assessments \$168.76, 7446 Avenue P-0252070000045

We have intervened in a suit filed by the county. Judgment was to be submitted on 2/28/20 but the county filed a motion for continuance; a new hearing date will be set.

So Youn Youn 06-16 assessments \$116.30, 7434 J. W. Peavy Dr.-0291910000009

Suit filed. Judgment was signed on 7/28/17; the judgment is final. A judgment letter has been sent but there has been no response; an abstract of judgment has been filed. The county taxes are still due, but the county has not set the property for tax sale at this time.

C. W. Hanslip 01-12 assessments \$94.12, Tract 21 C on Wayside Dr.-0410070380015

Suit filed. Judgment signed 12/2/13; the judgment is final. The county set the property for tax sale on 5/3/16 but the sale was cancelled. No reason was given for the cancellation, but

we believe it is because the property appears to be a worthless sliver of landlocked property. The county set the property for tax sale again on 7/3/18; that sale was also cancelled.

Jokonda S. Almont \$91.07, 1207 75th St.-0251880000001

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

I U International Corp. 99-09 assessments \$74.25, Lot 48 Block 28 Magnolia Park Section 2-0251210000050

Suit filed. Judgment signed 3/7/11; the judgment is final. The county set the property for tax sale on 5/3/16 and on 8/7/18 but the sales were cancelled; no reason was given for the cancellations. The property is a small 2500 square foot tract in the shape of a triangle at the intersection of Avenue E and S. 74th St.

Annette Reyna 15-16 assessments \$68.16, Tract 6 B Shipman Labor on Telephone Rd.-0410070350008

Suit filed; judgment was signed 8/15/17. The judgment is final; a judgment letter has been sent. On 3/14/17, Reyna called our office and asked for a payoff balance. Reyna said the account would be paid shortly but it is still due. We have filed an abstract of judgment.

- Where appropriate, delinquent 2019 assessments are included in the above suits.

Payment plans:

Folwell Holdings LLC (was Normco Leasing Co.) 10-18 assessments \$4,474.09, 900 78th St.-0251620000001

We intervened in a suit filed by the county but the case was dismissed. They have a payment agreement with the assessment office. The 2019 assessments are paid.

Rey Del Pollo Inc. #4 \$499.56, 7170 Lawndale St.-0410300000390

They have a payment agreement with the assessment office.

Mike Hoang Quach 16-18 assessments \$188.81, 7903 Leander St.-0131780000026

He has a payment agreement with the assessment office. The 2015 assessments were recently **paid in full**.

Bankrupt:

Alliance Processors Inc. 16 assessments \$101.91, 7611 Avenue N-0251990000037

A claim has been filed on behalf of the District.

Paid in full:

David Davila, Sr. 14-18 assessments \$656.27, 4101 Navigation Blvd-0371940000021

Randall L. Kallinen 17-18 assessments \$491.98, 511 Broadway St.-0160840000018

Jayanti N. & Bharat N. Patel \$405.93, 6301 Gulf Fwy-0410070250069

Hussein Abdel Latif \$285.03, 6902 Harrisburg Blvd.-0250690000001

Hermelinda Garza \$224.76, 711 Telephone Rd.-0410070100050

Arrazolo Holdings LLC 16 & 18 assessments \$205.08, 6839 Avenue W-0751830000017

Digna E. Hernandez & Josue Navarro \$196.83, 4202 Navigation Blvd.-0130620040001

Isauro A. & Marina B. Mendoza 17-18 assessments \$170.81, 5502 Harrisburg Blvd.-0380510000001

Lead Products Company Inc. \$41.51, Tract 3 Block 3 on Fox St. & Tracts 1B & 3C on Middle St.-0362490000003, 0372030000009

Corina & Jose Garza, Jr. \$3.75, 1420 Telephone Rd.-0542370000006

2018 accounts:

In addition to other 2018 accounts listed on this report, there are 43 delinquent accounts with base assessments ranging from \$4 to \$2,406. Demand letters have been sent, we are trying to reach each owner by phone and we are contacting lienholders, where appropriate.

Other accounts:

Judith Wiederkehr et al. 17-18 assessments \$10,941.31, 7525 & 7425 Sherman St.-
0251090000023, 0251200000003

They filed suit against the appraisal district on the 2017 valuation of the property, but the case was dismissed. We sent a demand letter, an emailed statement, and we left a voice mail message but there has been no response. They have now filed suit against the appraisal district on the 2018 valuation of the property; we are monitoring the case.

- In addition to other accounts listed on this report, there are 69 property owners delinquent for assessment years prior to 2018. Base assessments due range from \$7 to \$2,164; these amounts include 2018 assessments if they are also due. Demand letters have been sent and we are attempting to contact each owner by phone. We are also contacting mortgage companies, where appropriate.

As of 8/8/19, there were 304 delinquent property owners with base assessments due of \$198,625.25.
As of 9/12/19, there were 262 delinquent property owners with base assessments due of \$171,609.77.
As of 10/10/19, there were 243 delinquent property owners with base assessments due of \$158,507.83.
As of 11/5/19, there were 230 delinquent property owners with base assessments due of \$139,747.79.
As of 1/9/20, there were 211 delinquent property owners with base assessments due of \$122,141.60.
As of 2/6/20, there were 189 delinquent property owners with base assessments due of \$112,157.16.
As of 3/12/20, there were 156 delinquent property owners with base assessments due of \$92,811.12.
As of 4/7/20, there were 144 delinquent property owners with base assessments due of \$87,159.75.

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

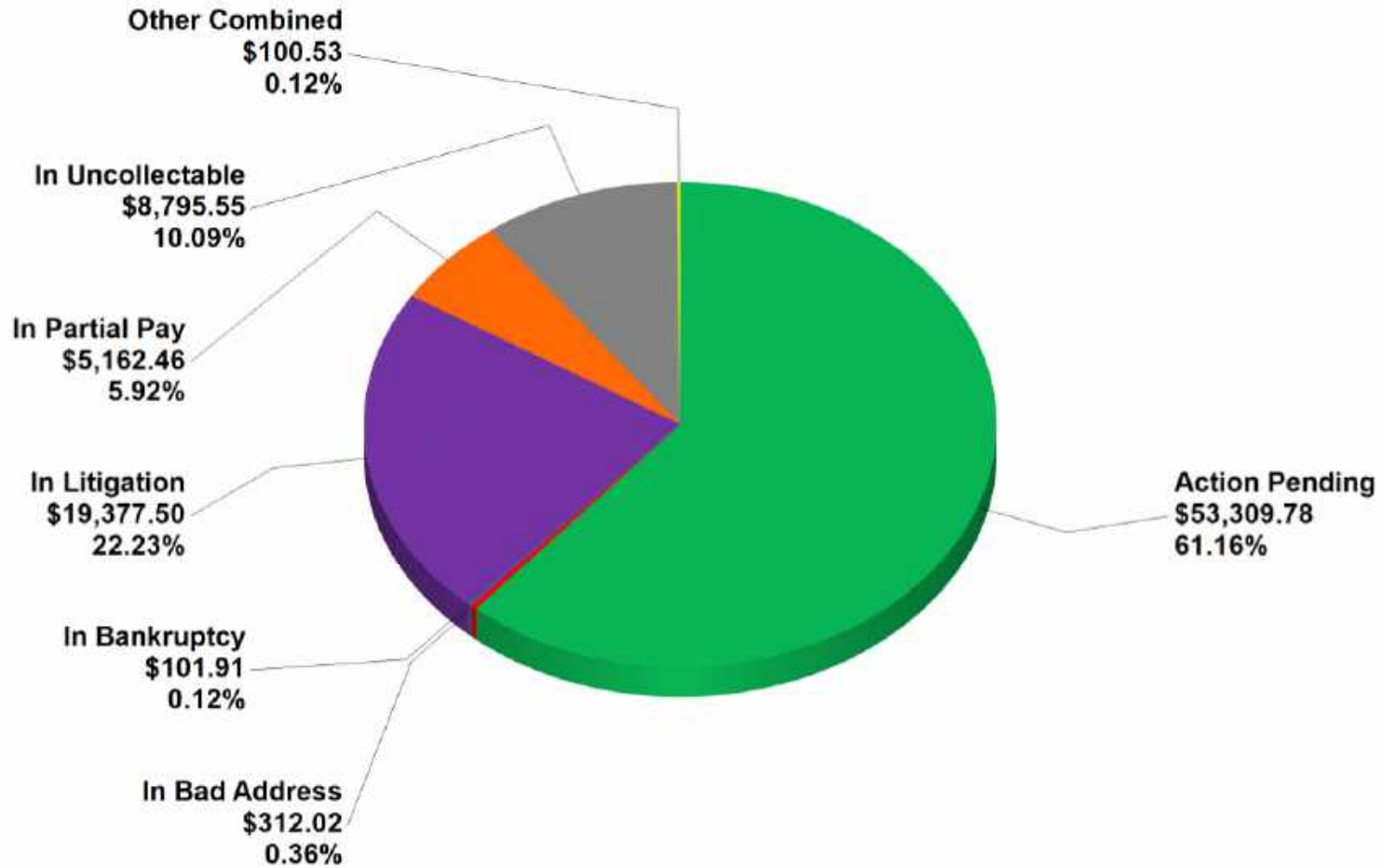


Carl O. Sandin

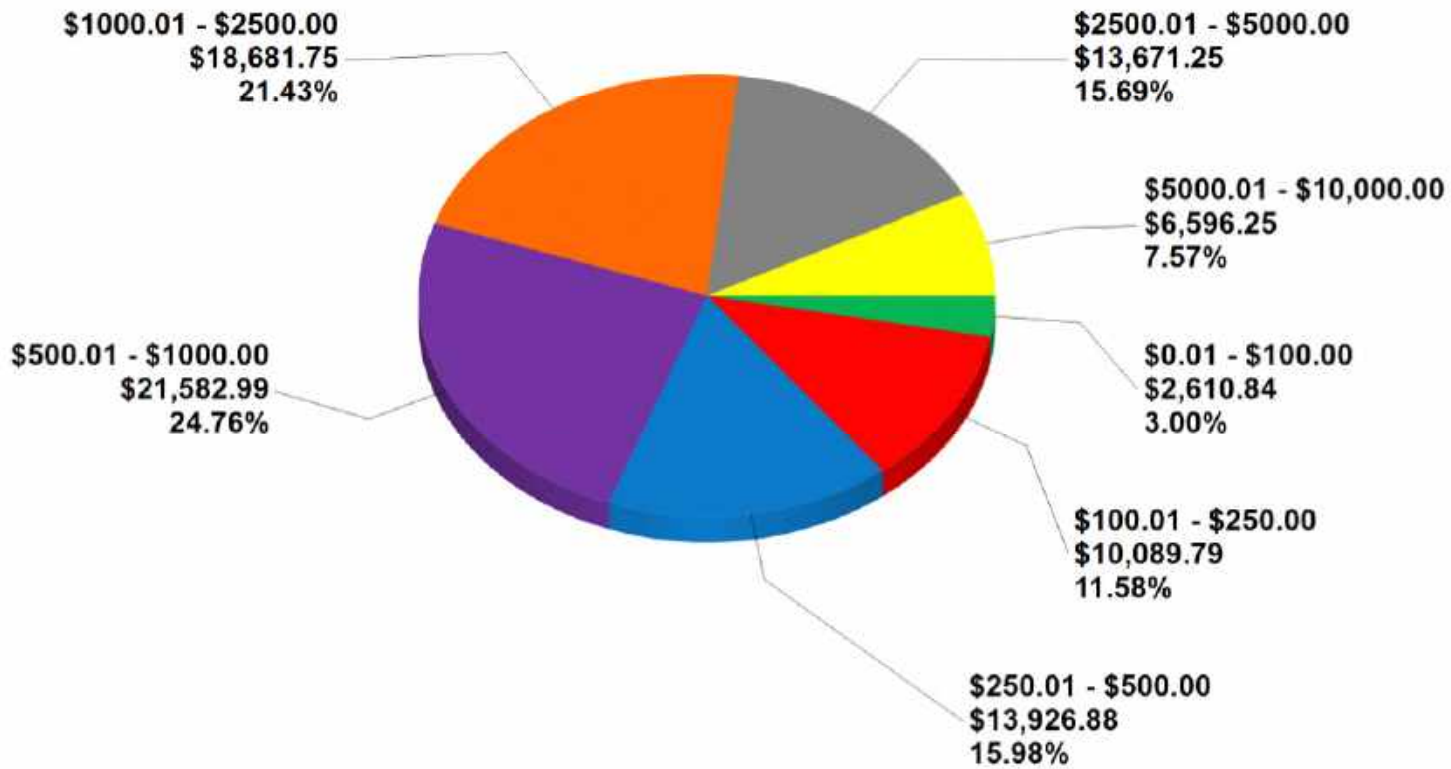


Email: csandin@pbfcm.com
Office: 713-802-6965 (Direct Line)
Mobile: 713-824-1290
Fax: 713-862-1429

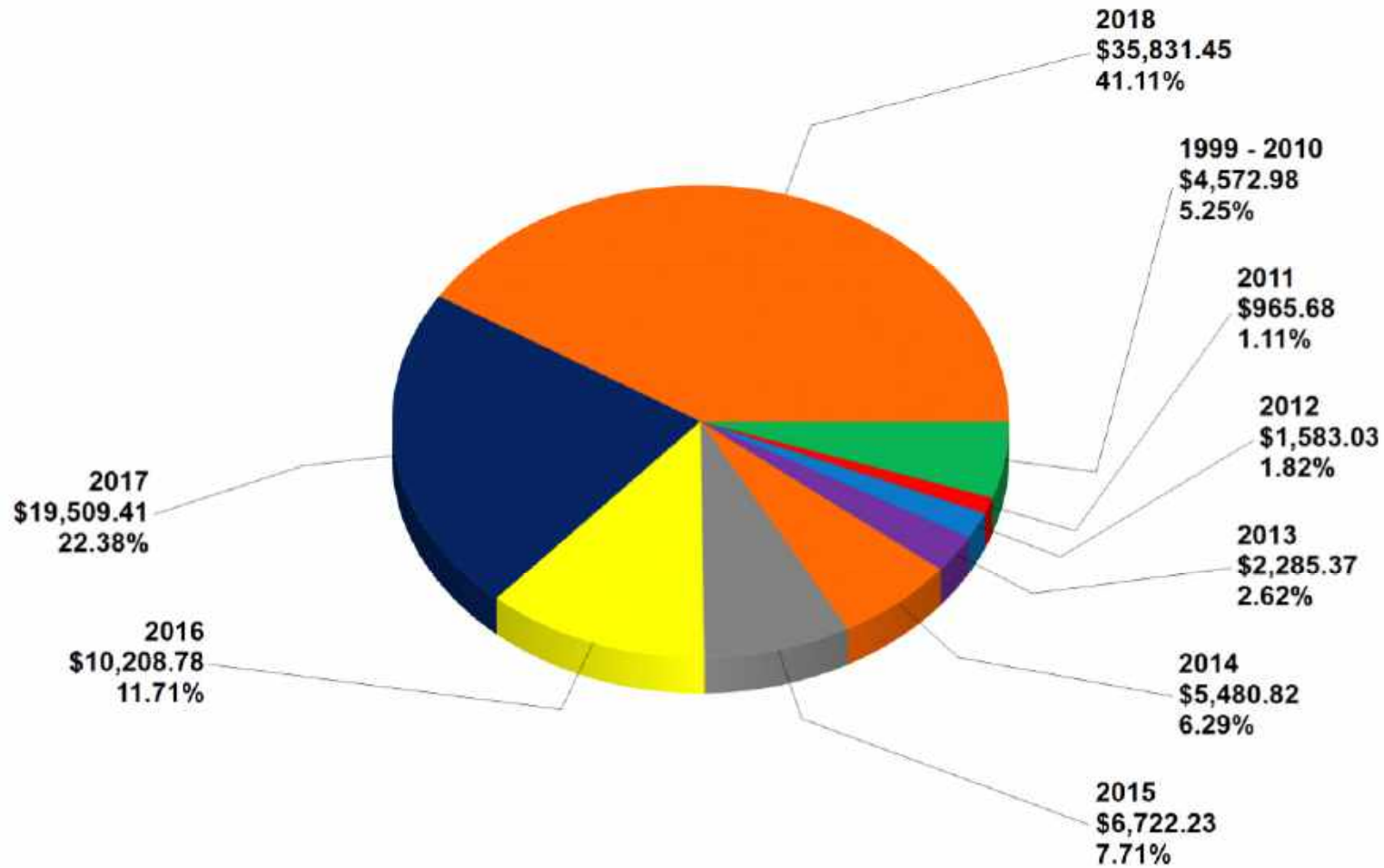
Account Break Down Chart For EAST END DISTRICT



Dollar Range Chart For EAST END DISTRICT



Tax Year Chart For EAST END DISTRICT



Item #3

Appointment of Chairman

Item #4
District Registration Form

DISTRICT REGISTRATION FORM

17

When completed, mail to:
 UTILITIES AND DISTRICTS SECTION, MC-152
 TCEQ
 PO BOX 13087
 AUSTIN, TX 78711-3087 or fax to: 512-239-6190

Legal Name of District or Authority: (As of May 24, 2018) East End District
 District Mailing Address: P.O. Box 230099
 City: Houston State: Texas Zip: 77223
 Telephone Number: (713) 928-9916 Email: hello@eastenddistrict.com
 District's Web Address: www.eastenddistrict.com

A. BOARD MEMBERS (as applicable):

TITLE	FULL NAME OF DIRECTOR (First, Middle, Last)	FULL MAILING ADDRESS (According to U.S. Post Office Standards)	TELEPHONE NUMBERS			TERM OF OFFICE		
			Business	Fax	Home	Elected (E) Appointed (A) Elected by Precinct (P)	Term Begins (mm/dd/yyyy)	Term Ends (mm/dd/yyyy)
Director (Position 1)	Bryson Grover	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2017	06/01/2021
Asst. Secretary (Position 2)	Blanca Blanco	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2017	06/01/2021
Director (Position 3)	Stephen Quezada	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2017	06/01/2021
Chairman (Position 4)	William McConnell	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2017	06/01/2021
Director (Position 5)	Dominic Laurenzo	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2017	06/01/2021

B. CONSULTANTS AND REPRESENTATIVES (as applicable):

POSITION	FULL NAME OF INDIVIDUAL	NAME OF FIRM OR ORGANIZATION	FULL MAILING ADDRESS (According to U.S. Post Office Standards)	TELEPHONE NUMBERS	
				Business	Fax
President	Veronica Chapa Groczynski	Greater East End Management District	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915
Attorney	Laura C. Davis	SKLaw	1980 Post Oak Blvd., Suite 1380, Houston, TX 77056	(713) 850-9000	(713) 850-1330
Delinquent Tax Attorney	Donald B. Roseman	Perdue Brandon Fielder Collins & Mott, LLP	1235 N. Loop W., Ste. 600, Houston, TX 77008	(713) 862-1860	(713) 862-1429
C.P.A.	Mark McGrath	McGrath & Co., PLLC	P.O. Box 270148, Houston, TX 77277-0148	(713) 882-6572	
Insurance	Ronald Karkowsky	Pasadena Insurance Agency, Inc.	99 Detering #280, Houston, TX 77007	(713) 869-6991	
Insurance	Larry Burnside	Texas Municipal League Intergovernmental Risk Pool	1821 Rutherford Ln., 1 st Fl, Austin, TX 78754	(512) 491-2300	(512) 491-2311
Assessment Collector	Kenneth R. Byrd	Equi-Tax Inc.	17111 Rolling Creek Dr, Ste. 200, Houston, TX 77090	(281) 444-3946	

*All information provided herein is subject to the Public Information Act and will be made available on our web site (www.tceq.texas.gov)

DISTRICT REGISTRATION FORM (continued)

A. BOARD MEMBERS: (continued)

TITLE	FULL NAME OF DIRECTOR (First, Middle, Last)	FULL MAILING ADDRESS (According to U.S. Post Office Standards)	TELEPHONE NUMBERS			TERM OF OFFICE		
			Business	Fax	Home	Elected (E) Appointed (A) Elected by Precinct (P)	Term Begins (mm/dd/yyyy)	Term Ends (mm/dd/yyyy)
Vice Chair, Position 6	Joe Meppelink	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2017	06/01/2021
Director, Position 7	Erin Dyer	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2017	06/01/2021
Investment Officer, Position 8	Jose Valdez	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2019	06/01/2023
Director, Position 9	Devin Licata	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2019	06/01/2023
Director, Position 10	Vacant	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2019	06/01/2023
Secretary, Position 11	Taryn Sims	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2019	06/01/2023
Director, Position 12	Elliot Barner	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2019	06/01/2023
Director, Position 13	Vacant	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	N/A	06/01/2023
Director, Position 14	Marjorie (Margie) Peña	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2019	06/01/2023
Director, Position 15	Susan C. Sahwani-Garcia	3211 Harrisburg Blvd., Houston, TX 77003	(713) 928-9916	(713) 928-2915		A	06/01/2019	06/01/2023

CERTIFICATION: I certify that the information contained herein is correct and complete to the best of my knowledge.

Signature

Laura Davis, Attorney for the District
Printed Name and Title

(713) 850-9000
Telephone Number

Date Signed

If you have any questions on how to fill out this form or about the Water Districts program, please contact us at 512/239-4691. Individuals are entitled to request and review their personal information that the agency gathers on its forms. They may also have any errors in their information corrected. To review such information contact us at 512/239-3282.

C. ADDITIONAL STATUTORY REQUIREMENTS (Texas Water Code):

1. Requirements generally applicable to most districts and authorities:
 - a. §49.055(d). File copies of directors' sworn statements, bonds, and oaths with the District's records. File copies of director's sworn statements and oaths with the Secretary of State within 10 days.
 - b. §36.054(e) and §49.054(f). Files names mailing addresses and terms of new directors with TCEQ within 30 days after election or appointment.
 - c. Audit and financial reports:
 - (1) §49.194(a). File audit with the TCEQ within 135 days of fiscal year end, or §49.197(d). File financial dormancy affidavit with the TCEQ by January 31, or §49.198(c). File annual financial report with the TCEQ within 45 days of fiscal.
 - (2) §49.194(c). File audit, financial dormancy affidavit, or financial report with the District's records.
 - (3) §49.194(d). Submit annual filing affidavit to the TCEQ with either audit, financial dormancy affidavit, or financial report.
 - (4) §49.158. Notify the TCEQ of adoption of a fiscal year within 30 days of financial activity or after a change in the District's fiscal year.
 - d. §49.199(a). Adopt a code of ethics and other policies and procedures.
2. Requirements applicable to certain districts and authorities, as specified in the statutes:
 - a. §49.055(d). File with the TCEQ the name, address, and telephone number of the District's Agent for Notice, the person responsible for issuing forms to comply with the Notice to Purchaser requirements of §49.052.
 - b. §49.055. File information form and map, or any amendments, with each county and the TCEQ.
 - c. §49.451. Post district name signs at two entrances to the District within 30 days of the District's creation.
 - e. §49.062. Publish and file with the TCEQ a resolution establishing a meeting place
 - f. §49.307(b), §49.301(f) & §49.302. File orders excluding and annexing land with the TCEQ and in the deed records of each county (ies) in which the District is situated.

Texas Statutes can be viewed at <http://www.capitol.state.tx.us/>

Item #5

Minutes

**EAST END DISTRICT
Regular Meeting of the Board of Directors
February 27, 2020**

The Board of Directors (the “Board”) of the East End District (the “District” or “EED”) met in regular session, open to the public, at 3211 Harrisburg, Houston, Texas, on Thursday, February 27, 2020, at 3:30 p.m. The roll was called for the members of the Board, to-wit:

Position 1	Vacant	
Position 2	Blanca Blanco	Assistant Secretary
Position 3	Stephen Quezada	Treasurer
Position 4	William McConnell	Chair
Position 5	Domenic Laurenzo	
Position 6	Joe Meppelink	Vice Chair
Position 7	Erin Dyer	
Position 8	Jose Valdez	
Position 9	Devin Licata	
Position 10	Vacant	
Position 11	Taryn Sims	Secretary
Position 12	Elliot Barner	
Position 13	Vacant	
Position 14	Marjorie Peña	
Position 15	Susan Sahwani-Garcia	

and all of the above were present except for Directors Domenic Laurenzo, Jose Valdez, Taryn Sims, and Susan Sahwani-Garcia, thereby establishing a quorum.

Also present during all or part of the meeting were Veronica Chapa Gorczynski, the District’s President; Martin Chavez, the District’s Director of Constituent Services; Dan Joyce, the District’s Director of Marketing & Communications; Eva Quiroz, the District’s Administrative Services Manager; Roy Rodriguez, the District’s Farmers’ Market Manager; Patrick Ezzell of Coastal Builders (“CB”); Justine Townsend of Your Part-Time Controller, LLC; Carl Sandin of Perdue Brandon Fielder Collins & Mott, LLP (“Perdue Brandon”); Sergeant Maldonado of Harris County Precinct 6 (“Precinct 6”); and Joel Cleveland and Olivia Galvan of Jeanne H. McDonald PC.

Item 1. Receive Public Comments in accordance with adopted procedures.

There were no public comments.

Item 2. Assessments. Receive report on collection of assessments and authorize appropriate action.

Ms. Townsend presented the Assessment report. She reported that the District's 2019 assessments were 54% collected as of January 31, 2020. No action was necessary.

Mr. Sandin next presented the delinquent assessment report. Mr. Sandin informed the Board that with regard to the delinquent assessments due for the shopping center purchased by

Houston Community College (“HCC”), he is pursuing the seller of the property to HCC for collection of the delinquent 2019 assessment due for the property. He also informed the Board that since HCC is tax-exempt, the District can no longer assess the property after the 2019 assessments.

Item 3. Appointment of Directors. Declare vacancies, if appropriate; appoint directors, if appropriate.

President Gorczynski next discussed appointment of Mr. Bryson Grover to fill Board Position 1 and stated that his appointment has been considered and is recommended by the Executive Committee. After discussion, Director Barner moved to appoint Mr. Bryson to Board Position 1 for the remainder of the position's unexpired term (June 1, 2021). After discussion, Director Barner moved to appoint Mr. Bryson Grover to Board Position 1 for the remainder of the position's unexpired term. Director Dyer seconded the motion, which passed unanimously.

Item 4. Appointment of Committee Members. Declare vacancies, if appropriate; and appoint directors to Committees, if appropriate.

No action was taken.

Item 5. Minutes. Approve minutes of previous Board meeting(s).

Treasurer Quezada moved to approve the minutes of the January 23, 2020, regular Board meeting, as presented. Director Peña seconded the motion, which passed unanimously.

Item 6. Security Report. Receive a security report related to Precinct 6 Security contract.

Sergeant Maldonado of Precinct 6 reported on crime in the District. He reported that Precinct 6 was notified of a person of interest regarding illegal dumping near East End Brewery and reported on efforts to address homeless encampments located at 6708 Harrisburg. No action was necessary.

Item 7. Financial Reports. Receive and approve the Treasurer's reports on revenues and expenditures, the investment report and the Finance Committee report, and authorize appropriate action.

At 3:54 p.m. Chair McConnell entered the meeting.

Ms. Townsend presented and reviewed the monthly Financial Reports for January 31, 2020; the District's investment report for December 2020; and the Leverage Log of Match, Grants and In-Kind Funds 2019 - 2020 (collectively, the “Reports”).

President Gorczynski stated that she and Ms. Townsend are meeting monthly to review budgeted items to ensure that the Reports are current. No action was necessary.

After discussion, Director Dyer moved to approve the Reports, as presented. Treasurer Quezada seconded the motion, which passed unanimously.

Item 8. Audit for FY 2018-2019. Receive report from Finance Committee and audit prepared by McCall Gibson Swedlund Barfoot, PLLC regarding report for FY 2018–2019, and authorize action, as appropriate

Ms. Townsend reviewed with the Board the audit report for fiscal year ended September 30, 2019. She stated that the District received a clean opinion. She then reported that certain audit language will be amended to clarify the District’s revenue sources. In response to question from the Board, President Gorczynski stated that the District’s auditor was asked not to attend the meeting as it was not deemed necessary to present the report. Treasurer Quezada moved to approve the District’s audit report for fiscal year ending September 30, 2019, as amended, and to authorize the filing of such report with the Texas Commission on Environmental Quality. Vice Chair Meppelink seconded the motion, which passed unanimously.

Item 9. Financial Authorization. Consider and authorize a resolution granting the District President authorization to contact for and expend District funds.

At 4:09 p.m. Director Dyer exited the meeting.

President Gorczynski requested that the Board approve the Resolution Delegating Authority to the District’s President to Contract on Behalf of the East End District (“Resolution”). She explained that the Resolution would allow her to enter into contracts that are not longer than one year in duration, the annual amount will not exceed \$10,000.00, and the funds to cover the expenditure are contained in the then-current approved budget.

After discussion, Assistant Secretary Blanco moved to approve the Resolution. Director Peña seconded the motion, which passed unanimously.

Item 10. Contract with Imágina Communications. Review and consider contract renewal with Imágina Communications.

Mr. Joyce next discussed renewal of the contract with Imágina Communications, informing the Board that the contract is for one year, expiring March 1, 2021, and that the fee remains the same at \$1,800. Mr. Joyce then reviewed the services provided, and the Board requested that a quarterly report be presented to the Board during the term of the contract.

After discussion, Treasurer Quezada moved to approve a marketing and communications services agreement with Imágina. Vice Chair Meppelink seconded the motion, which passed unanimously.

At 4:11 p.m. Director Dyer re-entered the meeting.

Item 11. Contract with Weingarten Art Group. Review and consider approval of contract with Weingarten Art Group for preparing Strategic Plan for East End Houston Cultural District.

President Gorczynski next discussed with the Board the proposed contract with Weingarten Art Group for the preparation of a Strategic Plan.

At 4:16 p.m. Director Licata entered the meeting.

After discussion, Director Barner moved to approve contract with Weingarten Art Group subject to review by the District's attorney, and authorize President Gorczynski to sign the contract on behalf of the District. Treasurer Quezada seconded the motion, which passed unanimously.

Item 12. Consider Proposal for Legal Services. Review and consider qualifications for legal services and authorize President to execute an engagement letter.

Mr. Cleveland informed the Board that Jeanne McDonald is retiring and closing her law firm and that he is moving to another law firm. President Gorczynski then reviewed with the Board the qualifications for two law firms and recommended that the Board authorize and engagement letter with SKLaw.

After discussion, Treasurer Quezada moved to approve an engagement letter with SKLaw and authorize President Gorczynski to sign the engagement letter on behalf of the District. Assistant Secretary Blanco seconded the motion, which passed unanimously.

Item 13. President's Report - District Overview. Receive the President's report on the following District programs and authorize appropriate action:

At 4:29 p.m. Director Dyer exited the meeting.

a. Security and Public Safety:

1. Graffiti abatement program

Mr. Chavez reviewed the monthly graffiti report for the District. No action was necessary.

2. Law Enforcement Coordination Team meeting

Mr. Chavez provided an update from the monthly Law Enforcement Coordination Team meeting for the District. No action was necessary.

b. Visual and Infrastructure Improvements:

1. Right of way clean-up, litter pick-up, tire removal, dump site clean-up, and street lamp repair

Mr. Chavez presented a report for services performed by the District's litter, right of way and special projects crew. No action was necessary.

Mr. Joyce discussed the livable centers study report and stated that he is working with Councilmember Gallegos' Chief of Staff to identify impacted neighborhoods.

Mr. Ezell discussed Precinct 2's call for projects and the District's request for enhancements on 3 bridges.

No action was taken.

2. Report on the Round about

Mr. Ezzell stated that as reported at the last meeting, other funding sources are currently being pursued to pay the \$600,000 shortfall for the Navigation-Jensen Roundabout project. After discussion, no action was necessary.

3. Report on 5310 Sidewalk Grant

There was no additional report.

3. Report on Lockwood Garage

Mr. Ezzell reported that the requests for proposals was complete and that one proposal was received as of the meeting. No action was necessary.

5. Report on UP CDC

Mr. Ezzell reported that the notice to proceed was completed by the City, and groundbreaking is expected in April. No action was necessary.

6. Report on Farmers Market

Mr. Rodriguez reported on the activities and events associated with the Farmers' Market and stated that the East End TIRZ is interested in a three block extension of the esplanade, subject to the approval of bonds. No action was necessary.

c. Marketing & Perception. Receive report on marketing activities.

Mr. Joyce reported on analytics regarding the District's social media platforms. He also presented regarding the District's outreach efforts during February, 2020. No action was necessary.

d. Cultural District. Receive report on the Cultural District.

President Gorczynski presented a handout outlining regarding the use of the use of the \$148,000 Cultural District Grant awarded by the Mayor's Office of Cultural Affairs.

e. East End Improvement Corporation. Receive report on EEIC activity.

This item was not discussed.

Item 14. Executive Session, if Necessary. Convene executive session to discuss: (a) pending or contemplated litigation or to consult with the attorney in accordance with Section 551.071 of the Texas Government Code; (b) acquisition of real property in accordance with Section 551.072 of the Texas Government Code; (c) personnel matters in accordance with Section 551.074 of the Texas Government Code; (d) to receive information from or question employees in accordance with Section 551.075 of the Texas Government Code; employees; (e) deployment of security personnel or devices or a security audit in accordance with Section 551.076 of the Texas Government Code; or (f) economic development negotiations or offers of financial incentives for economic development in accordance with Section 551.087 of the Texas Government Code.

Item 15. Reconvene in Open Session. Reconvene in public session to consider authorizing District staff and consultants to take any action necessary with respect to (a) pending or contemplated litigation or attorney advice; (b) acquisition of real property; (c) personnel matters; (d) receiving information from or questioning employees; (e) economic development negotiations or offers of financial incentives; (f) deployment of security personnel or devices or a security audit; and (g) any other matters relative to any of these matters which was discussed in Executive Session.

Item 16. Adjourn.

There being no further business, the meeting was then adjourned at 5:05 p.m.

East End District

Item #6
Security Report

Item #7
Financial Reports

MEMORANDUM**TO: Veronica Chapa Gorczynski, President****FROM: Justine Townsend, YPTC Associate****DATE: April 16, 2020****SUBJECT: Financial Reports for the Month and Second Quarter Ended March 31, 2020****Financial Reports Included:****Financial Statements**

- Governmental Funds Balance Sheet - Pages 4-5
- Statement of Governmental Fund Revenues, Expenditures and Changes in Fund Balances – Month Ended March 31, 2020 - Page 6
- Statement of Governmental Fund Revenues, Expenditures and Changes in Fund Balances – Second Quarter Ended March 31, 2020 - Page 7
- Governmental Funds Statement of Cash Flows – Page 8

Required Supplementary Information

- Budgetary Comparison Schedules – Month Ended March 31, 2020 – Page 10
- Budgetary Comparison Schedule – Second Quarter Ended March 31, 2020 – Page 11
- Rolling Cash Forecast – Page 12

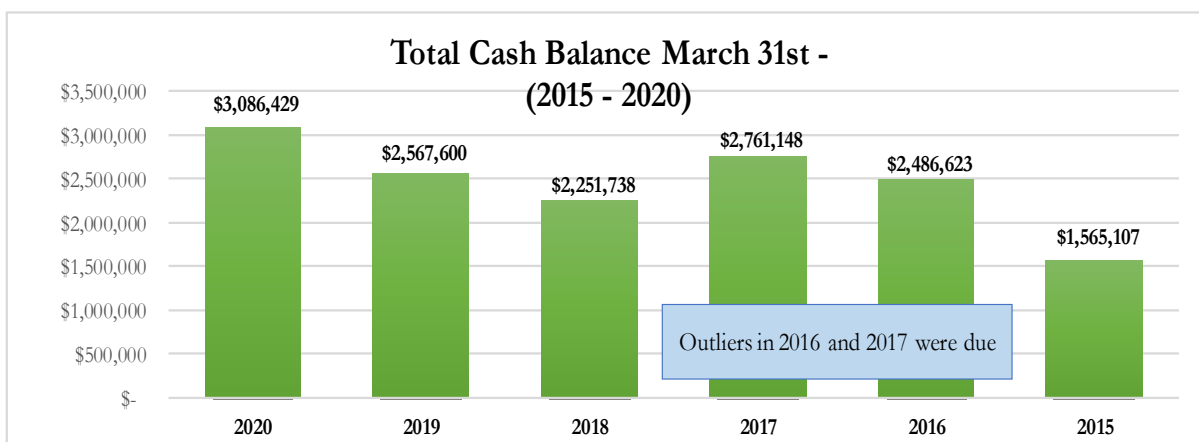
Supplementary Information

- Changes in Fund Balance – Page 14
- Investment Report – Page 15
- Schedule of Capital Asset Activity – Page 16
- Accounts Receivable – Top Five Balances – Page 17
- Projected Leverage Reports – Pages 18-19

IMPORTANT NOTES AND RESULTS:

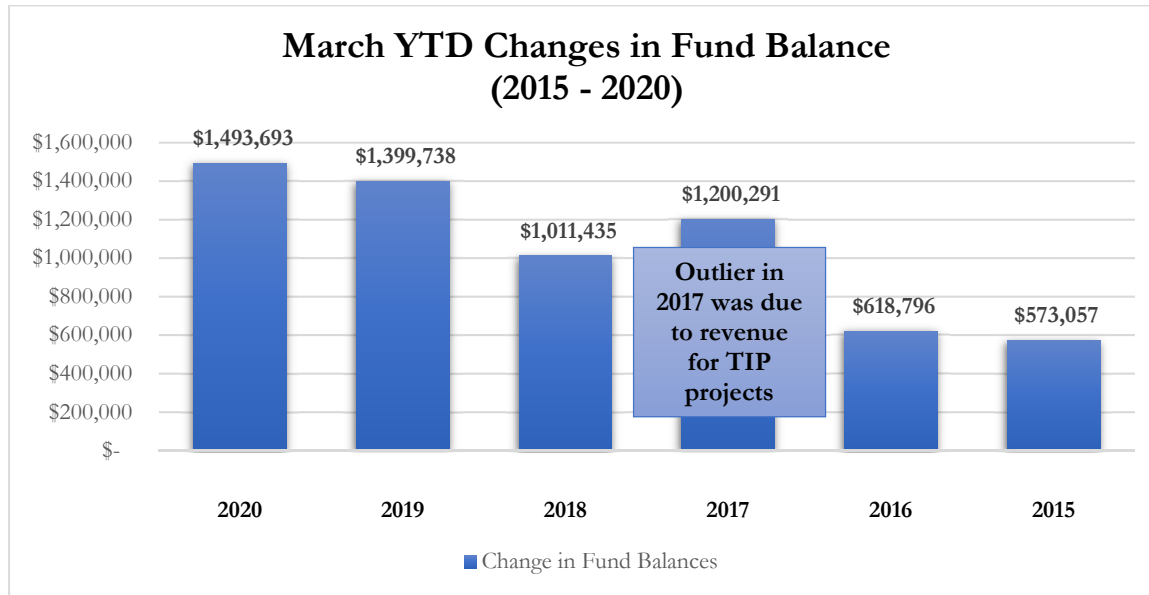
The East End District remains in a strong financial position to weather the current economic crisis. However, we are anticipating negative impacts to the District as there are likely to be expense increases and reduced assessment collections in the remainder of this fiscal year. Please see the Rolling Cash Forecast with anticipated COVID 19 impacts on page 12.

The total cash balance at the end of March was \$3,086,429. The graph demonstrates a higher balance than previous years; the increase in balance is due to increased assessment revenue, due to increased assessed values.

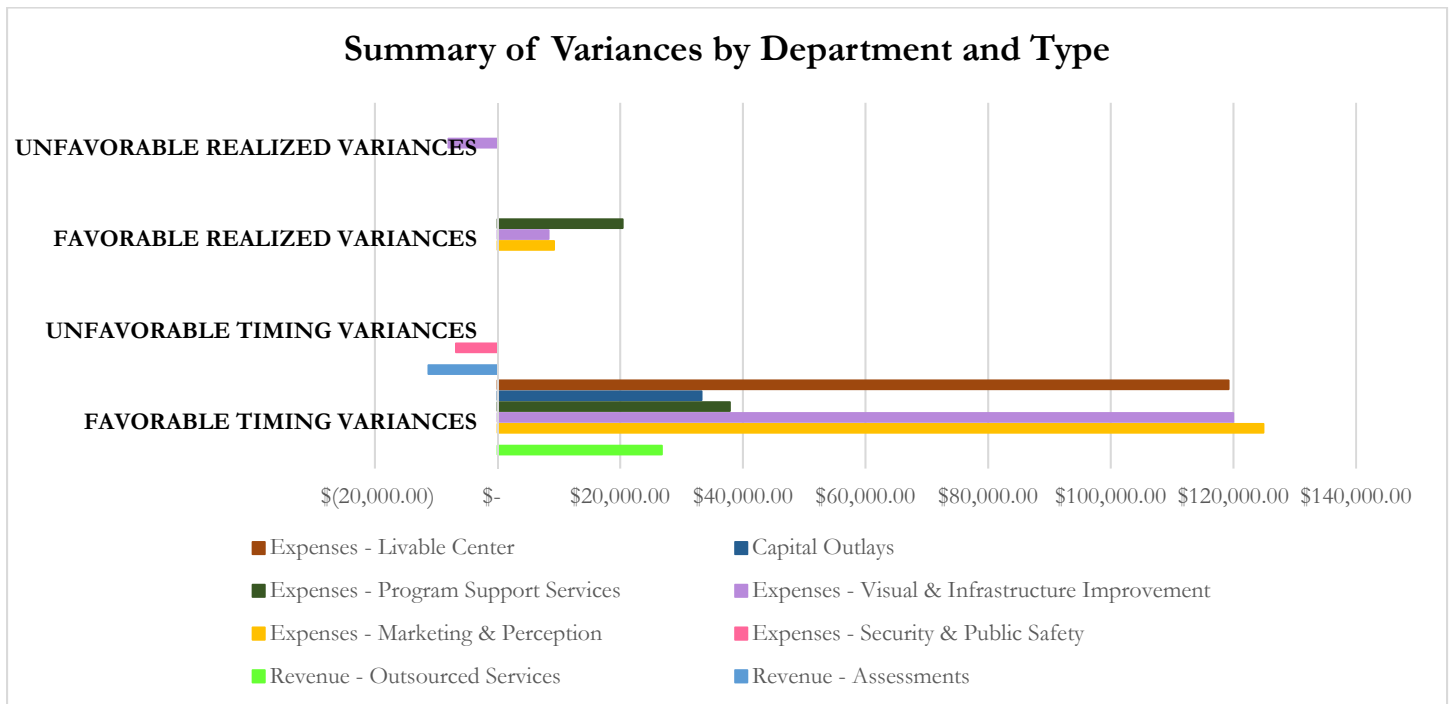


IMPORTANT NOTES AND RESULTS (continued):

The total increase to fund balance as of the end of the second quarter of this fiscal year was \$1,493,693. The graph below compares the YTD March 2020 results to the YTD March results in the previous five years. Please see the Changes in Fund Balance report on page 14 for more details.



Explanations for significant departures (total net variance exceeds \$5k) from budget through the second quarter of the fiscal year are categorized by timing and realized variances:



REVENUE TIMING VARIANCES

- **Assessments** unfavorable variance was due to refunds to taxpayers for overpayments of disputed values, we allow for this. This is a timing variance, because we allow for these disputes in our annual budget, but the refunds were processed earlier, just as payments were received

earlier. Collections for the remainder of the year are likely to suffer due to the harm to businesses and the economy by the COVID 19 pandemic.

- **Outsourced services** favorable variance was due to increased activity on the City of Houston contract. Usually the activity on the contract is higher in the spring and early summer; this is a timing difference due to the ceiling on expenditures for graffiti and field services in the contract. The favorable variance decreased in March due to diminished requests for services following the COVID 19 pandemic.

EXPENSE TIMING VARIANCES

- **Security and public safety** unfavorable variance was due to significant truck repair costs for the 2011 Isuzu. This is a timing variance, because fleet repairs are budgeted in smaller amounts monthly.
- **Marketing and perception** favorable variances were primarily due to the timing of branding and imaging projects and cultural district activities grant expenditures pushed to the third quarter.
- **Visual and infrastructure improvements** favorable variances are primarily due to the timing of streetscape maintenance projects, which were scheduled later in the second quarter, unfortunately these were delayed due to COVID 19.
- **Program support services** favorable variance was primarily due to delayed legal invoicing, and payroll changes being budgeted too heavily in the first quarter. The legal activity will increase with new legal council onboarding.
- **Capital outlays** favorable variance was primarily due to the purchase of the new vehicles. Only one of the new vehicles ordered has been delivered.
- **Capital Project expenditures** had a favorable variance due to delayed project work while budget changes are being resolved.

EXPENSE REALIZED VARIANCES

- **Marketing and perception** favorable variances were due to less bonus and payroll expenses than budgeted.
- **Visual and infrastructure improvements** favorable variances were due to less bonus, payroll, and canceled street market expenses than budgeted. The street market has not incurred as many expenses, then markets were canceled due to COVID 19. The unfavorable variance is due to the expense associated with the in-kind donation of \$8,000 of trees from Trees for Houston, this is offset by in-kind revenue recognized in Other revenue.
- **Program support services** favorable variances were due to less rent, public hearing, bonus, and payroll expenses than budgeted.

Please let me know if you would like any additional information about the attached financial statements.

EAST END DISTRICT

Financial Statements

For the Month and Second Quarter Ended March 31, 2020

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Financial Statements

East End District
Governmental Funds Balance Sheet
March 31, 2020

	General Operating	Capital Projects	Total
Assets			
Checking/Savings			
Frost - Checking	\$ 147,335	\$ -	\$ 147,335
Frost - Money Market	2,632,164	-	2,632,164
Frost - FTA Checking	7,707	-	7,707
Space City - Money Market	250,000	-	250,000
Space City - Savings	5	-	5
TexPool	47,968	-	47,968
Petty Cash	1,250	-	1,250
Total Checking/Savings	3,086,429	-	3,086,429
Accounts Receivable			
Assessments	350,593	-	350,593
Graffiti	54,343	-	54,343
Grants	37,000	171,723	208,723
East End Improvement Corporation	-	-	-
Other Receivables	3,827	-	3,827
Total Accounts Receivable	445,764	171,723	617,487
Other Current Assets			
Prepaid Security Patrol	35,445	-	35,445
Internal Balances	543,590	(543,590)	-
Total Other Current Assets	579,036	(543,590)	35,445
Total Assets	\$ 4,111,229	\$ (371,867)	\$ 3,739,361

East End District
Governmental Funds Balance Sheet
March 31, 2020

	General Operating	Capital Projects	Total
Liabilities			
Accounts Payable	\$ 94,356	\$ -	\$ 94,356
Retainage Payable	18,086	-	18,086
Harrisburg Parking Garage Deposit	5,325	-	5,325
Due to Taxpayers	36,604	-	36,604
Other Liabilities	1,475	-	1,475
Total Liabilities	155,846	-	155,846
Deferred Inflows of Resources			
Assessments	350,593	-	350,593
Total Deferred Inflows of Resources	350,593	-	350,593
Fund Balances			
Nonspendable			
Prepaid Costs	35,445.36	-	35,445
Donor Restricted Fund Balances			
Cultural District activities	93,153	-	93,153
Designated			
Capital Improvements	792,731	(201,547)	591,184
Designated Funds	237,000	-	237,000
Budget Stabilization	291,506	-	291,506
Contingency	107,256	-	107,256
Vehicle Replacement	28,202	-	28,202
Building Pre-Development	30,000	-	30,000
H-GAC Livable Centers	-	-	-
Capital Asset Replacement	70,000	-	70,000
Fund Balances without Restrictions or Designations			
Unassigned	1,919,497	(170,320)	1,749,177
Total Fund Balances	3,604,790	(371,867)	3,232,923
Total Liabilities, Deferred Inflows of Resources, and Fund Balances	\$ 4,111,229	\$ (371,867)	\$ 3,739,361

*East End District**Governmental Fund Revenues, Expenditures and Changes in Fund Balance
For the Month Ended March 31, 2020*

	General Operating	Capital Projects	Total
Revenues			
Assessments, net	\$ 97,734	\$ -	\$ 97,734
Grant funding	-	-	-
Outsourced services	46,940	-	46,940
Street market	960	-	960
Other revenues	4,290	-	4,290
Total Revenues	<u>149,924</u>	<u>-</u>	<u>149,924</u>
Expenditures			
Security and public safety	74,552	-	74,552
Marketing and perception	63,647	-	63,647
Visual and infrastructure imp.	64,067	-	64,067
Livable Center	-	6,523	6,523
Program support services	68,994	-	68,994
Capital Outlay			
Visual and infrastructure imp.	(2,163)	-	(2,163)
Program support services	1,195	-	1,195
Total Expenditures	<u>270,292</u>	<u>6,523</u>	<u>276,814</u>
Net Change In Fund Balances	(120,368)	(6,523)	(126,890)
Fund Balances			
Beginning of period	3,725,158	(365,345)	3,359,813
End of Period	<u>3,604,790</u>	<u>(371,867)</u>	<u>3,232,923</u>

*East End District**Governmental Fund Revenues, Expenditures and Changes in Fund Balance
For the Second Quarter ended March 31, 2020*

	General Operating	Capital Projects	Total
Revenues			
Assessments, net	\$ 2,762,240	\$ -	\$ 2,762,240
Grant funding	4,167	-	4,167
Outsourced services	274,112	-	274,112
Street market	18,240	-	18,240
Other revenues	35,491	-	35,491
Total Revenues	<u>3,094,250</u>	<u>-</u>	<u>3,094,250</u>
Expenditures/Expenses			
Current			
Security and public safety	408,596	-	408,596
Marketing and perception	291,302	-	291,302
Visual and infrastructure imp.	381,982	-	381,982
Livable Center	-	19,807	19,807
Program support services	468,314	-	468,314
Capital Outlay			
Visual and infrastructure imp.	29,361	-	29,361
Program support services	1,195	-	1,195
Total Expenditures/Expenses	<u>1,580,750</u>	<u>19,807</u>	<u>1,600,557</u>
Net Change In Fund Balances	1,513,499.94	(19,807)	1,493,693
Fund Balances			
Beginning of period	2,091,290	(352,060)	1,739,230
End of period	<u>3,604,790</u>	<u>(371,867)</u>	<u>\$ 3,232,923</u>

East End District
Governmental Funds Statement of Cash Flows
For the Second Quarter ended March 31, 2020

CASH FLOWS FROM OPERATING ACTIVITIES

Net Change in Fund Balance	\$	1,493,693
Assessments Receivable		(181,323)
Grants Receivable		48,089
Graffiti Accounts Receivable		12,111
Receivable - EEIC		54,992
Other Accounts Receivable		(2,177)
Accounts Payable		(138,802)
Due to Tax Payers		28,047
Due to Others		(2,637)
Prepaid Expenses		(8,243)
Deferred Revenue		169,266
		<hr/>
Net cash provided by operating activities		1,473,017
		<hr/>
NET CASH INCREASE (DECREASE)		1,473,017
		<hr/>
Cash balances as of September 30, 2019		1,613,413
Cash balances as of March 31, 2020	\$	3,086,429

Required Supplementary Information

East End District
Budgetary Comparison Schedules
For the Month Ended March 31, 2020

GENERAL OPERATING

General Operating Revenues	Original and Final Budget	Actual	Variance
Assessments, net	\$ 93,000	\$ 97,734	\$ 4,734
Grant funding	-	-	-
Outsourced services	48,000	46,940	(1,060)
Street market	4,800	960	(3,840)
Other revenues	4,074	4,290	216
Total Revenues	149,874	149,924	50
General Operating Expenditures			
Current			
Security and public safety	68,756	74,552	(5,796)
Marketing and perception	90,865	63,647	27,217
Visual and infrastructure imp.	102,995	64,067	38,928
Program support services	76,675	68,994	7,681
Capital Outlay			
Visual and infrastructure imp.	-	(2,163)	2,163
Program support services	-	1,195	(1,195)
Total Expenditures	339,291	270,292	68,999
Net Change In Fund Balances	(189,417)	(120,368)	69,049
Fund Balances			
Beginning of period	3,725,158	3,725,158	-
End of Period	<u>\$ 3,535,741</u>	<u>\$ 3,604,790</u>	<u>\$ 69,049</u>

CAPITAL PROJECTS

Capital Projects Revenues	Original and Final Budget	Actual	Variance
Grant funding	\$ -	\$ -	\$ -
Capital Projects Expenditures			
Livable center	30,000	6,523	23,478
Net Change In Fund Balances	(30,000)	(6,523)	23,478
Fund Balances			
Beginning of period	(365,345)	(365,345)	125,166
End of Period	<u>\$ (395,345)</u>	<u>\$ (371,867)</u>	<u>\$ 148,644</u>

*East End District
Budgetary Comparison Schedules
For the Second Quarter ended March 31, 2020*

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GENERAL OPERATING

	Original and Final Budget	Actual Year-to-Date	Variance	Projected Budget Year 2018-2019
Operating Revenues				
Assessments, net	\$ 2,773,500	\$ 2,762,240	\$ (11,260)	\$ 2,915,062
Grant funding	-	4,167	4,167	-
Outsourced services	247,344	274,112	26,768	521,340
Street market	20,900	18,240	(2,660)	46,100
Other revenues	32,626	35,491	2,865	53,490
Total Revenues	3,074,370	3,094,250	19,880	3,535,992
Operating Expenditures				
Current				
Security and public safety	401,815	408,596	(6,781)	829,024
Marketing and perception	425,380	291,302	134,078	683,550
Visual and infrastructure imp.	502,226	381,982	120,243	955,717
Workforce development	-	-	-	87,452
Livable Center	-	-	-	10,000
Program support services	526,585	468,314	58,271	966,651
Capital Outlay				
Visual and infrastructure imp.	60,900	29,361	31,539	60,900
Program support services	2,900	1,195	1,705	2,900
Total Expenditures	1,919,805	1,580,750	339,055	3,596,194
Net Change In Fund Balances	1,154,565	1,513,500	358,935	(60,202)
Fund Balances				
Beginning of period	2,091,290	2,091,290	-	2,091,290
End of Period	\$ 3,245,855	\$ 3,604,790	\$ 358,935	\$ 2,031,088

CAPITAL PROJECTS

	Original and Final Budget	Actual Year-to-Date	Variance	Projected Budget Year 2018-2019
Capital Projects Revenues				
Grant funding	\$ -	\$ -	\$ -	\$ 48,000
Capital Projects Expenditures				
Livable center	139,000	19,807	119,193	285,000
Net Change In Fund Balances	(139,000)	(19,807)	119,193	(237,000)
Fund Balances				
Beginning of period	(352,060)	(352,060)	-	(352,060)
End of Period	\$ (491,060)	\$ (371,867)	\$ 119,193	\$ (589,060)

East End District
 Rolling Cash Forecast - Anticipated COVID-19 Impact
 For the fiscal year ending September 30, 2020

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	Normal Operations					Half-Month Interruption	Diminished Activity			Return to Normalcy		Cash	Accrual	
	Oct 2019	Nov 2019	Dec 2019	Jan 2020	Feb 2020	Mar 2020	Apr 2020	May 2020	Jun 2020	Jul 2020	Aug 2020	Sep 2020	Total Actual	Approved
	Actual					Actual	Forecast	Forecast			Forecast		& Forecast	Budget
Cash Deposits														
Assessments, net	\$ (1,737)	\$ 16,760	\$ 625,343	\$ 1,005,505	\$ 1,044,027	\$ 73,306	\$ (38,000)	\$ (2,000)	\$ (3,000)	\$ (2,000)	\$ 25,000	\$ 25,000	\$ 2,768,203	\$ 2,915,062
Grant Funding	-	39,083	11,089	-	2,083								52,256	-
Outsourced Services	49,215	35,485	55,717	59,897	25,805	61,040	45,000	59,000	50,000	40,000	35,000	46,393	562,552	521,340
Street Market Revenues	4,368	5,255	5,585	715	1,920	1,176	-	-	500	1,000	1,000	1,000	22,519	46,100
Other Miscellaneous Income	1,759	792	725	1,848	64,909	4,625	2,194	2,226	2,226	2,476	2,476	2,476	88,733	53,490
Total Cash Deposits	\$ 53,606	\$ 97,375	\$ 698,460	\$ 1,067,964	\$ 1,138,744	\$ 140,146	\$ 9,194	\$ 59,226	\$ 49,726	\$ 41,476	\$ 63,476	\$ 74,869	\$ 3,494,264	\$ 3,535,992
Expenditures														
Security & Public Safety	\$ 83,070	\$ 57,918	\$ 62,938	\$ 64,622	\$ 71,288	\$ 62,391	\$ 70,340	\$ 78,999	\$ 73,007	\$ 67,262	\$ 67,262	\$ 70,062	\$ 829,160	\$ 829,024
Marketing and Perception	45,720	68,225	47,410	35,644	57,565	47,674	50,523	52,673	62,523	60,036	81,910	67,490	677,393	683,550
Visual and Infrastructure Imprv	66,237	64,797	62,386	67,678	57,667	52,955	64,044	89,776	76,391	89,733	90,763	137,690	920,117	955,717
Workforce Development	87,500	-	-	-	-	-	-	-	-	-	-	87,452	174,952	87,452
Program Support Services	114,851	62,406	87,910	74,233	92,649	69,669	73,363	71,270	69,598	71,143	72,473	70,048	929,613	966,651
Livable Center	1,850	10,953	2,805	1,850	5,585	5,475	-	-	35,000	261,131	25,000	35,000	384,648	343,000
Capital Outlay	-	-	2,163	-	-	27,198	32,276	-	-	-	-	-	61,637	63,800
Total Cash Expenditures	\$ 399,227	\$ 264,300	\$ 265,611	\$ 244,027	\$ 284,753	\$ 265,362	\$ 290,546	\$ 292,719	\$ 316,519	\$ 549,305	\$ 337,409	\$ 467,743	\$ 3,977,521	\$ 3,929,194
Net Cash Increase/(Decrease)	(345,621)	(166,924)	432,848	823,938	853,991	(125,216)	(281,352)	(233,493)	(266,793)	(507,829)	(273,933)	(392,873)	(483,257)	
Ending Cash Balance	#REF!	#REF!	\$ 1,533,716	\$ 2,357,653	\$ 3,211,645	\$ 3,086,429	\$ 2,805,077	\$ 2,571,584	\$ 2,304,791	\$ 1,796,962	\$ 1,523,029	\$ 1,130,156	\$ 1,130,156	

Supplementary Information

East End District
Changes in Fund Balance
For the Second Quarter ended March 31, 2020

	9/30/2019	10/1/2019	10/1/2019	10/1/2019 - 3/31/2020	Total Fund Balances 3/31/2020		
	Total Fund Balances*	Reallocations by Board	Total Fund Balance	Revenue & Expenditures	General Operating	Capital Projects	Total
Nonspendable							
Prepaid Costs	\$ 27,203	\$ -	27,203	\$ 8,243	\$ 35,445	\$ -	\$ 35,445
Donor Restricted Fund Balances							
Cultural District activities	132,500	-	132,500	(39,347)	93,153	-	93,153
Designated							
Capital Improvements	398,783	212,208	610,991	(19,807)	792,731	(201,547)	591,184
Designated Funds	219,168	17,832	237,000	-	237,000	-	237,000
Budget Stabilization	269,702	21,804	291,506	-	291,506	-	291,506
Contingency	89,370	17,886	107,256	-	107,256	-	107,256
Vehicle Replacement	-	55,400	55,400	(27,198)	28,202	-	28,202
Building Pre-Development	30,000	-	30,000	-	30,000	-	30,000
H-GAC Livable Centers	41,400	(41,400)	-	-	-	-	-
Capital Asset Replacement	62,500	7,500	70,000	-	70,000	-	70,000
Fund Balances without Restrictions or Designations					-	-	-
Unassigned	468,604	(291,230)	177,374	1,571,803	1,919,497	(170,320)	1,749,177
	\$ 1,739,229	\$ -	\$ 1,739,229	\$ 1,493,693	\$ 3,604,790	\$ (371,867)	\$ 3,232,923

**Updated with adjustments made for audit*

**East End District
Investment Report
3/1/2020 - 3/31/2020**

45

BANK	INVESTMENT #	TYPE	RATE	PURCHASE DATE	MATURITY DATE	AMOUNT	MARKET VALUE
CASH ON HAND						3/31/2020	3/31/2020
Space City Credit Star Savings	#26091007					\$5.00	\$5.00
BBVA Compass Bank Checking Account	#2535820212					\$0.00	\$0.00
Frost Bank Checking Account	#50 2687674		0.47%			\$167,131.65	\$167,131.65
BBVA Compass Bank FTA Deposit Account	#2535820204					\$0.00	\$0.00
Frost Bank FTA Deposit Account	#50 2687666		0.01%			<u>\$7,706.93</u>	<u>\$7,706.93</u>
Total Cash on Hand						\$174,843.58	\$174,843.58
Beginning Balance	\$536,423.46						
Interest	\$140.44						
Deposits	\$263,500.67						
Withdrawals	-\$625,220.99						
Ending Balance	\$174,843.58					\$174,843.58	\$174,843.58
GENERAL FUND INVESTMENTS						3/31/2020	3/31/2020
Certificates of Deposit	None	A	0.00%			\$0.00	\$0.00
TexPool	#79008	B	0.99%			\$47,968.15	\$47,968.15
Space City Credit Union Money Market	#26091007	B	0.99%			\$250,000.00	\$250,000.00
BBVA Compass Bank Money Market	#2535820220	C	0.00%			\$0.00	\$0.00
Frost Bank Money Market	#50 2687682	C	0.85%			<u>\$2,632,164.47</u>	<u>\$2,632,164.47</u>
						\$2,930,132.62	\$2,930,132.62
Beginning Balance	2,728,389.42						
Interest	\$1,955.53						
Deposits	\$300,000.00						
Withdrawals	-\$100,212.33						
Total General Fund Investments	\$2,930,132.62					\$2,930,132.62	\$2,930,132.62
Total Cash on Hand and GF Investments						3,104,976.20	3,104,976.20

The investments reported above for the period stated are in compliance with the investment strategy expressed in the District's Investment Policy and the Public Funds Investment Act.

This report and the District's Investment Policy are submitted to the Board for its review and to make any changes as determined by the Board to be necessary and prudent for the management of District Funds.

The amounts reflected in the investment report reflect the financial institution's statement balances, not the book balances reflected in the Governmental Funds Balance Sheet.

TYPE A=Certificate of Deposit
 TYPE B=Direct Public Investment Fund
 TYPE C=Other

Investment Officer	Date	Training Date
Investment Officer	Date	Training Date

East End District
Schedule of Capital Asset Activity
For the Second Quarter ended March 31, 2020

	Balance at 10/01/19	Additions	Balance at 03/31/20
Capital assets being depreciated			
Furniture & Fixtures	\$ 124,369	\$ -	\$ 124,369
Software & Websites	\$ 2,950	\$ -	\$ 2,950
Vehicles	\$ 386,709	\$ 27,198	\$ 413,907
Equipment	\$ 117,202	\$ 3,358	\$ 120,560
Leasehold Improvements	\$ 20,604	\$ -	\$ 20,604
Land Improvements	\$ 3,970,649	\$ -	\$ 3,970,649
	<u>\$ 4,622,483</u>	<u>\$ 30,556</u>	<u>\$ 4,653,039</u>
Less accumulated depreciation			
Furniture & Fixtures	\$ (65,757)	\$ (645)	\$ (66,402)
Software & Websites	\$ (344)	\$ (492)	\$ (836)
Vehicles	\$ (281,013)	\$ (19,071)	\$ (300,083)
Equipment	\$ (67,863)	\$ (9,897)	\$ (77,761)
Leasehold Improvements	\$ (4,512)	\$ (264)	\$ (4,776)
Land Improvements	\$ (1,090,107)	\$ (102,158)	\$ (1,192,265)
	<u>\$ (1,509,596)</u>	<u>\$ (132,527)</u>	<u>\$ (1,642,123)</u>
 Capital assets, net	 <u>\$ 3,112,887</u>	 <u>\$ (101,971)</u>	 <u>\$ 3,010,916</u>

East End District
Accounts Receivable - Top Five Balances
For the Second Quarter ended March 31, 2020

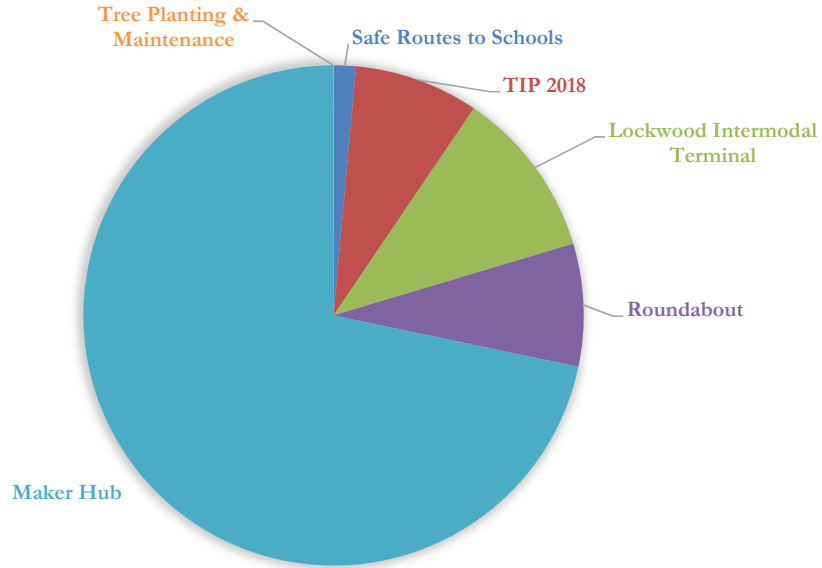
	Current	1 - 30	31 - 60	61 - 90	91 and over	Total
Grant Receivable FTA - Metropolitan Transit Authority	\$ -	\$ (129,714)	\$ 10,107	\$ (163,091)	\$ 454,421	\$ 171,723
Houston Arts Alliance - Cultural District	-	-	37,000	-	-	37,000
International Management District	4,270	4,425	-	-	-	8,694
City of Houston - Parks & Recreation	4,274	3,242	-	-	-	7,516
White Oak Management District	5,653	-	-	-	-	5,653
Top 5 Accounts Receivable Total	\$ 14,197	\$ (122,048)	\$ 47,107	\$ (163,091)	\$ 454,421	\$ 230,586


PROJECTED & ACTUAL 2019/2020: Leverage Log of Match, Grants and In-Kind Funds

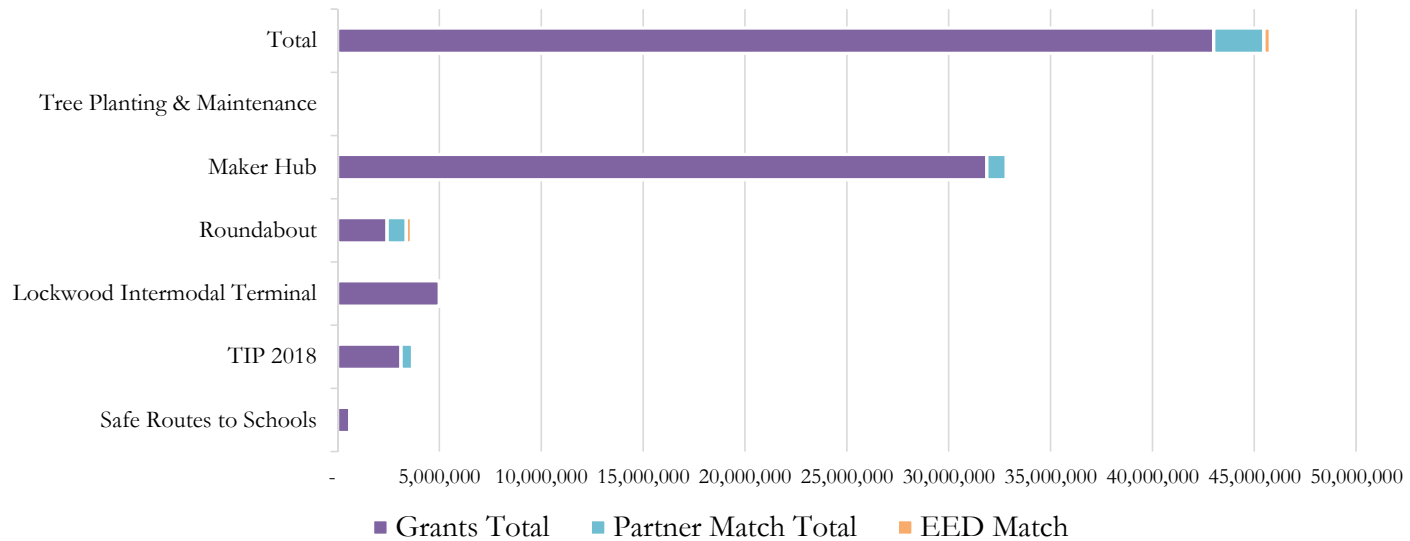
	PROJECTED	PROJECTED	PROJECTED	PROJECTED	PROJECTED	ACTUAL	
Project	Safe Routes to Schools	TIP 2018	Lockwood Intermodal Terminal	Roundabout	Maker Hub	Tree Planting & Maintenance	Total
Grant / Funding Source	TIP - FTA	TIP - FTA	TIP - FTA	TIP - TXDOT	COH - HUD- EDA	Trees for Houston	
Status	Application	Application	Recommended for Approval	Awarded	Awarded	Received	
FY18/19 Grant Amount Received	\$ 600,000	\$ 3,116,000	\$ 4,991,706	\$ 2,425,600	\$ 6,000,000	\$ 8,000	\$ 17,141,306
New Market Tax Credits	-	-	-	-	7,772,094	-	7,772,094
Sect 108 Loan	-	-	-	-	18,100,000	-	18,100,000
Grants Total	600,000	3,116,000	4,991,706	2,425,600	31,872,094	8,000	43,013,400
Harrisburg TIRZ	-	364,000	-	948,703	-	-	1,312,703
In-Kind Volunteer Labor	-	-	-	-	-	11,594	11,594
Houston City Council	-	200,000	-	-	-	-	200,000
UP CDC	-	-	-	-	942,000	-	942,000
Partner Match Total	-	564,000	-	948,703	942,000	11,594	2,466,297
EED Match	60,000	-	-	250,000	-	-	310,000
Total Match	60,000	564,000	-	1,198,703	942,000	11,594	2,776,297
Total Project	\$ 660,000	\$ 3,680,000	\$ 4,991,706	\$ 3,624,303	\$ 32,814,094	\$ 19,594	\$ 45,789,697
District Leverage Ratio	91%	100%	100%	93%	100%	100%	99%
District Spending to Outside Sources Ratio: \$1 to	\$ 10	\$ 3,680,000	\$ 4,991,706	\$ 13	\$ 32,814,094	\$ 19,594	\$ 147

PROJECTED 2019/2020: Leverage Log of Match, Grants and In-Kind Funds

TOTAL INVESTMENT BY PROJECT



PROJECT FUNDING BY SOURCE



Item #8
Roundabout Resolution

Navigation Roundabout
Additional District Funding Request
\$104,906

The Management District applied for and received funding approval for the Navigation Roundabout for \$2,425,600 in Federal Funding through TXDot along with a required local match of \$606,400 for a project total of \$3,032,000. The district had allocated \$145,094 toward the required match during the application process in 2014 and the TIRZ allocated the difference required during 2018 at the time that the district entered into an Advanced Funding Agreement, AFA agreement with TXDot for the project. Under the AFA agreement the district procured Gauge Engineering as the design and engineering firm for the project. In preparation for entering into a contract with the District, Gauge conducted a preliminary engineering and project estimate to update the project cost.

Gauge determined that the post Houston Harvey environment required substantially more engineering costs and additional hard cost bringing the revised estimated total cost of the project up to \$3,642,303. Because the Federal Participation is capped at \$2,425,600 this brought the required total match to \$1,187,038. In order to fill this gap, the district went to the February 2020 TIRZ meeting and presented the roundabout status with revised funding estimates. Subsequently the TIRZ has agreed to fund a total of \$937,038 to the project and will take this to their board on April 28th to be approved in their budget as follows: \$96,542 in July of this year to cover for A & E cost; \$426,081 in FY 2020/21 and \$426,081 in FY 2021/22.

This leaves a short fall of \$250,000 in match. Staff is asking that the District approve an additional \$104,906 from the Capitol Improvement Fund to allocate for the roundabout contingent on the final approval of a funding agreement with the TIRZ. It is anticipated that the District will need to pay out approximately \$25,663 for the project in July 2020; \$113,263 in FY 2020/21 and \$113,262 in FY 2021/22 based on the current schedule for A & E and permitting and project letting.

Navigation Roundabout Funding

	Original Budget	
	Costs	Percentage
2014 Cost Estimate Projected to 2020	\$ 3,043,665	
Federal Grant Amount	\$ 2,425,600	80%
Match	\$ 618,065	20%
Original Match was Covered through a TIRZ commitment and a GEEMD Commitment.		
	Current Post Harvey Budget	
	Costs	Percentage
Current Post Harvey Projection	\$ 3,626,492	
Federal Grant Amount	\$ 2,425,600	67%
Match	\$ 1,200,892	33%
Currant Match		
Proposed Total GEEMD	\$ 252,188	
Proposed Total TIRZ	\$ 948,704	
Total Match	\$ 1,200,892	

CERTIFICATE

I, the undersigned Secretary of the Board of Directors (the "Board") of East End District (the "District"), hereby certify as follows:

1. The Board convened in regular session, open to the public, on April 23, 2020, via video/telephonic conference call as permitted by the March 16, 2020, Declaration by the Governor of the State of Texas which suspended certain provisions of Chapter 551, Texas Government Code. The roll was called of the members of the Board, to-wit:

Position 1	Bryson Grover	
Position 2	Blanca Blanco	Assistant Secretary
Position 3	Stephen Quezada	Treasurer
Position 4	William McConnell	
Position 5	Domenic Laurenzo	
Position 6	Joe Meppelink	Chair
Position 7	Erin Dyer	
Position 8	Jose Valdez	
Position 9	Devin Licata	
Position 10	Vacant	
Position 11	Taryn Sims	Secretary
Position 12	Elliot Barner	
Position 13	Vacant	
Position 14	Marjorie Pena	
Position 15	Susan Sahwani-Garcia	

All of the members of the Board were present, except Director(s) _____, thus constituting a quorum. Whereupon, among other business, the following was transacted at such meeting: A written

RESOLUTION OF APPROVAL AND COMMITMENT FOR PROJECT FUNDING

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

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

SIGNED AND SEALED this 23rd day of April, 2020.

(SEAL)

Secretary, Board of Directors

RESOLUTION OF APPROVAL AND COMMITMENT FOR PROJECT FUNDING

WHEREAS, the East End District, formerly known as the Greater East End Management District (the “District”), applied for and received federal grant funding through the Texas Department of Transportation (“TXDoT”) for the Navigation Blvd. at Jensen/Runnels St. Intersection Reconstruction (the “Project”) estimated to cost \$3,032,000;

WHEREAS, the District entered into an Advance Funding Agreement with TXDoT that requires a twenty percent (20%) discretionary local funding match (the “Local Match”), totaling \$606,400;

WHEREAS, and pursuant to the that certain Grant Agreement (the “Grant Agreement”) by and among the District, Reinvestment Zone Number Twenty-Three of the City of Houston, Texas (the “TIRZ”), and Harrisburg Redevelopment Authority (the “Authority”), the parties agreed that they would share the responsibility of funding the Local Match;

WHEREAS, the Grant Agreement provided that the District would fund \$145,094, and the TIRZ/Authority would fund \$461,306 of the Local Match;

WHEREAS, the federal grant funding for the Project is capped at \$2,425,600;

WHEREAS, since entering into the AFA Agreement and Grant Agreement, Project costs have increased, and due to the capped amount of federal funds for the Project, such increased costs require additional funds be paid toward the Local Match; and

WHEREAS, contingent upon certain actions of the TIRZ and Authority, the Board of Directors has determined that it would be in the best interest of the District to consider committing additional funds to pay toward the Local Match, as provided herein. Now, therefore,

BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE EAST END DISTRICT:

Section 1: The Board of Directors has considered approving an additional \$104,906 in funds from its Capital Improvement Fund to be paid toward the Local Match, and hereby commits such \$104,906 in additional funding toward the Local Match contingent upon the following to occur:

- a. The TIRZ and Authority Boards of Directors approve and commit to contribute a total of \$948,704 toward the Local Match; and
- b. The District, TIRZ and Authority enter into an agreement to be approved by each board memorializing each party’s contribution to the Local Match and an anticipated payment schedule of:
 - i) TIRZ/Authority - \$96,542 in July, 2020; \$426,081 in fiscal year 2020/21; and \$426,081 in fiscal year 2021/22; and
 - ii) District - \$25,663 in July, 2020; \$113,263 in fiscal year 2020/21; and \$113,262 in fiscal year 2021/22.

Section 2: The Board of Directors hereby authorizes its staff to take all steps necessary to secure the monetary commitment of the Authority and TIRZ and to memorialize the parties’ responsibilities in the form of an agreement for each party’s board approval, as provided herein.

PASSED AND APPROVED this 23rd day of April, 2020.

Chairman, Board of Directors

ATTEST:

Secretary, Board of Directors

Item #9

Federal Transit Administration (FTA)

FY 2019 Certifications & Assurances

CERTIFICATIONS AND ASSURANCES SUMMARY

As a federal grant award recipient, the recipient must make certain certifications and assurances, including:

- The recipient has the legal authority to apply for federal assistance and the institutional, managerial and financial capability to ensure proper planning, management and completion of the project described in this application.
- Proper records will be kept and made available for examination by awarding agency.
- Will comply with all federal statutes relating to nondiscrimination.
- Will comply (if applicable) with the requirements of federal rules relating to real property acquisition.
- Will comply with the Davis-Bacon wage rates.
- Will comply with federal environmental standards.
- Will assist the awarding agency in assuring compliance with historic and archeological federal regulations.
- Certify that the plans and specifications will be made available for review by awarding agency.
- Will provide and maintain competent and adequate engineering supervision at the construction site.
- Certify that procurement system complies with federal standards.
- Certify that the applicant is not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily or involuntarily excluded from covered transactions by any federal department or agency.
- If the applicant is an operator, the applicant certifies that it has established a public transportation agency safety plan meeting the federal requirements.
- Certify that grant funds will not be used for lobbying or influencing members of congress.

Certifications & Assurances

Fiscal Year 2020

For Federal fiscal year 2020, FTA made the following changes to the annual Certifications and Assurances. This document is guidance to the public. It does not have the force and effect of law, and is not meant to bind the public in any way. It is intended only to provide clarity to the public regarding existing requirements under the law or agency policies.

New cybersecurity certification for rail transit operators

The National Defense Authorization Act for fiscal Year 2020, Pub. L. 116-92, § 7613 (Dec. 20, 2019), added a new subsection (v) to 49 U.S.C. § 5323. Section 5323(v) requires each operator of a rail fixed guideway system, as a condition of receiving financial assistance, to certify that it has “established a process to develop, maintain, and execute a written plan for identifying and reducing cybersecurity risks” that includes consideration for third-party testing and use of approaches, standards, and best practices developed by the National Institute of Standards and Technology (NIST) and the U.S. Department of Homeland Security (DHS).

For information regarding NIST and DHS standards and practices, visit <https://www.nist.gov/cyberframework> and <https://www.cisa.gov/>.

New public transportation agency safety plan certification

FTA’s public transportation agency safety plans (PTASP) rule, 49 C.F.R. Part 673, provides rail operators and States that are required to draft and certify a public transportation agency safety plan on behalf of a small public transportation provider until July 20, 2020, to certify that they have established safety plans that comply with the rule. The rule also requires affected transit providers and States to certify annually that they are in compliance with the rule, beginning in 2021. In 2020, an affected applicant may make the PTASP certification at any time after, but not before, it has completed its requirements under the PTASP rule. After July 20, 2020, FTA will not process an application from an entity that is required to make the PTASP certification and has not done so.

If an applicant is making its fiscal year 2020 certifications prior to completing PTASP requirements, it may make all other applicable certifications except the PTASP certification, and may add the PTASP certification after completing its PTASP requirements. FTA’s regional offices and headquarters Office of Transit Safety and Oversight will provide support for incorporating this certification in 2020.

New certification regarding restricted telecommunications and video surveillance equipment and services

The John S. McCain National Defense Authorization Act for Fiscal Year 2019, Pub. L. 115-232, § 889 (Aug. 13, 2018), prohibits FTA from obligating or expending grant funds to acquire “covered telecommunications equipment or services” after August 13, 2020. The covered equipment and services are those provided by certain companies based in the People’s Republic of China. For fiscal year 2020, FTA is requiring applicants to certify that they will not use Federal funds to acquire the restricted equipment or services after the effective date.

Additional changes

- Added a reminder at the top of the Certifications that FTA will not enforce a certification if it does not apply to a particular grant recipient or project. In fiscal year 2019, some grant recipients expressed concern that they would be held to standards they are not subject to.
- Revised the instructions accompanying Certification 3, Tax Liability and Felony Convictions. In fiscal year 2019, FTA’s instructions for this certification were unclear, leading some applicants to question whether they had to make the certification.
- Revised the language of the Certification 5, Transit Asset Management Plan, to reflect that the deadline to create a transit asset management plan has passed, and all applicants now must be in compliance with 49 C.F.R. Part 625.
- Updated references and citations as appropriate.

Item #10
Assessment Resolution

**RESOLUTION AUTHORIZING THE IMPOSITION OF AN ADDITIONAL 20% PENALTY
ON DELINQUENT ASSESSMENTS**

Recitals

East End District (“District”) has contracted with Perdue Brandon Fielder Collins & Mott, LLP (“Perdue”) to collect its delinquent assessments pursuant to Tex. Tax Code §6.30, as amended.

The contract provides that Perdue is to be paid a fee of 20% of all delinquent assessments, penalty, and interest that are collected.

Tex. Tax Code §§33.07 and 33.08, as amended, authorize a taxing entity to impose an additional penalty secured by a lien to defray the cost of collection.

Resolutions

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF EAST END DISTRICT THAT:

Section 1. The matters and facts recited in the preamble of this order are hereby found and determined to be true and correct.

Section 2. In connection with assessments that become delinquent prior to June 1, 2020, and remain delinquent on July 1, 2020, the Board of the East End District hereby affirmatively imposes an additional 20% penalty pursuant to Tex. Tax Code §33.07.

Section 3. In connection with assessments that become delinquent on or after June 1, 2020, the Board of the East End District hereby affirmatively imposes an additional 20% penalty pursuant to Tex. Tax Code §33.08.

Section 4. The District’s assessment collector is authorized to mail notice of the delinquency and of the penalty to each property owner in accordance with Tex. Tax Code §§33.07 and 33.08.

Section 5. Furthermore, assessments becoming delinquent in subsequent years hereafter shall incur this additional 20% penalty no earlier than July 1 of the year in which they become delinquent pursuant to Tex. Tax Code §§33.07 and 33.08.

PASSED AND APPROVED this 23rd day of April, 2020.

EAST END DISTRICT

Chairman

ATTEST:

Secretary

(SEAL)

CERTIFICATE

I, the undersigned Secretary of the Board of Directors (the "Board") of the East End District (the "District"), hereby certify as follows:

The Board convened in regular session, open to the public, on April 23, 2020, via telephonic/video conference, as permitted by the March 16, 2020, Declaration by the Governor of the State of Texas which suspended certain provisions of Chapter 551, Texas Government Code. The roll was called of the members of the Board, to-wit:

Position 1	Bryson Grover	
Position 2	Blanca Blanco	Assistant Secretary
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Position 10	Vacant	
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Position 12	Elliot Barner	
Position 13	Vacant	
Position 14	Marjorie Pena	
Position 15	Susan Sahwani-Garcia	

All of the members of the Board were present, except Director(s) _____, thus constituting a quorum. Whereupon, among other business, the following was transacted at such meeting: A written

**RESOLUTION AUTHORIZING THE IMPOSITION OF AN ADDITIONAL
20% PENALTY ON DELINQUENT ASSESSMENTS**

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

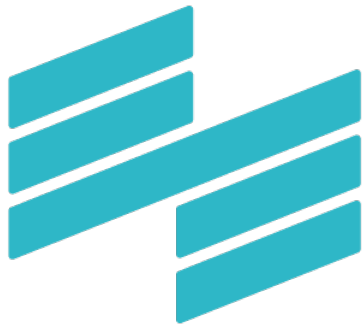
1. That a true, full and correct copy of the aforesaid Resolution adopted at the meeting described in the above and foregoing paragraph is attached to and follows this certificate; that the Resolution has been duly recorded in the Board's minutes of the meeting; that the persons named in the above and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

SIGNED AND SEALED this 23rd day of April, 2020.

(SEAL)

Secretary

Item #11
President's Report



EAST END DISTRICT

PRESIDENT'S REPORT



Security and Public Safety

Security and Public Safety

2020 Districts	Feb	Mar	YTD
Airline	8	21	45
Aldine	35	49	129
Brays Oaks	22	20	61
East Downtown	71	94	251
East End	328	149	626
Five Corners	22	49	86
General Svcs.	0	0	0
Greenspoint	33	17	77
Hobby	27	64	110
HPB	226	350	832
International	63	59	180
Midtown	41	48	129
Northside	67	79	210
Northwest	12	10	34
Parks and Rec.	255	356	892
Public Works	0	0	0
Southeast	40	44	136
Southwest	59	64	194
Spring Branch	60	54	177
Total	1,369	1,527	4,169



Law Enforcement Coordination Team



- April LECT meeting cancelled due to COVID-19
- Staff helped secure PPE donations to all 3 local police stations, which included:
 - Hand Sanitizer from Gulf Coast Distillers through East End Chamber of Commerce to HPD Eastside Station.
 - Face shields and masks from TXRX to all 3 stations
 - Donation of latex gloves, face masks and hand sanitizer to Precinct 6 from Beauty Depot.
 - District provided latex gloves to all 3 stations for personal safety.



Support of Law Enforcement

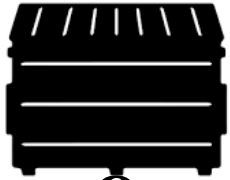


Visual and Infrastructure Improvement

Field Services Provided

70

March 2020



8

Cubic Yards of
Trash disposed



363

Bags of Litter
Collected



131

Miles Mowed



32

Tires
Collected



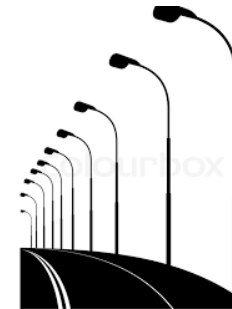
5

Dumpsites
Collected



149

Graffiti Sites
Removed



17

Streetlight
Reported



30

Service
Hours



167

Bandit Signs
Collected



7

Shopping Carts



8

311 Calls

15

Surveyed

Harrisburg Plaza

71
after

before



before

2300 Harbor

**72
after**



before

2300 Harbor

after



before

200 York

73

after



before

200 York

after



3100 Commerce

74

before

after



before

Commerce

75
after



before

Commerce

after



before

Esplanade

76
after



before

Esplanade

after





Temporarily Closed Until Further Notice



Marketing & Perception



District Outreach April 2020

Strategies: 1.3, 2.1, 2.2

The East End District has been engaged with the following organizations in order to help make operational decisions and provide helpful resources to the community:

- Small Business Administration (SBA)
- Federal Transit Administration (FTA)
- Office of Texas Governor Greg Abbott
- Office of Harris County Judge Lina Hidalgo
- Harris County Office of Emergency Management
- Harris Health
- Houston-Galveston Area Council (H-GAC)
- City of Houston
- Harris County Constable, Precinct 6
- Houston Police Department
- Houston East End Chamber of Commerce
- Office of Congresswoman Sylvia Garcia
- Union Pacific
- Houston Arts Alliance
- Mayor's Office of Cultural Affairs
- TX/RX Labs



COVID-19 UPDATE

- District operations will remain remote until at least April 30th, or until further guidance is provided. Staff has been provided essential tools and necessary instructions in order to work remotely from home.
- Field services, including our security patrol with Harris County Constable Precinct 6, graffiti abatement, visual field inspections, and right-of-way maintenance have remained operational with enhanced health and safety protocols.
- Daily all-staff conference calls have occurred Monday-Friday while under work from home orders.
- The East End District remains available by phone at 713-928-9916 and by email at hello@eastenddistrict.com.