

**MINUTES OF MEETING
OF THE
BOARD OF DIRECTORS**

July 13, 2017

THE STATE OF TEXAS
COUNTY OF HARRIS
OAKMONT PUBLIC UTILITY DISTRICT

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The Board of Directors (the "Board") of Oakmont Public Utility District (the "District") met in regular session, open to the public, at Auburn Lakes Recreation Center, the District's designated meeting place inside the boundaries of the District, on Thursday, July 13, 2017 at 7:00 p.m.; whereupon, the roll was called of the members of the Board, to-wit:

Ty Warren	-	President
Shaun Hebert	-	Vice President
Kerry Simmons	-	Secretary
Bruce Bramlett	-	Assistant Secretary
Tanya Craig	-	Assistant Secretary

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

Members of the public who were in attendance were those who provided their name on the attached Exhibit "A".

Also in attendance were Jerrod Lee, Steven Wright and Tina Deages of the Risher Companies, the District's Recreation Manager ("Risher"); Bill Sweitzer of Sweitzer and Associates, the District's Landscape Architect ("Sweitzer" or "Landscape Architect"); Cindi Oliver with Equi-Tax, Inc., the District's Tax Assessor/Collector ("TAC"); Debra Loggins of L&S District Services, LLC, the District's Bookkeeper; Robb Clark with Hays Utility South Corporation ("Hays"), Operator for the District; Tom Dillard of Champions Hydro-lawn ("Champions"); Chris Roznovsky and Diego Burgos with Jones & Carter, Inc. ("J&C"), the District's Engineer; and Mallory Craig and Tiffany Marquez of Coats|Rose, P.C., the District's legal counsel ("Coats|Rose").

WHEREUPON, the meeting was called to order at 7:03 p.m. in accordance with the posted meeting notice, which is attached hereto as Exhibit "B".

HEAR FROM THE PUBLIC

Director Warren reviewed the District's public comment policy and opened the floor to receive comments from those who provided their name on the sheet attached hereto as Exhibit "C".

- Ms. Smith addressed the Board and requested the Board consider installation of trail lighting along both sides of West Rayford Road. The Board noted that no plans for installation of trail lighting have been confirmed and that this request will be taken under consideration.

The Board noted that no one else expressed the desire to present comments, and the public comment section was closed.

CONSIDER APPROVAL OF MINUTES FROM REGULAR AND SPECIAL MEETINGS HELD JUNE 8, 2017 AND JUNE 20, 2017

The Board considered the proposed minutes from the regular and special meetings held on June 8, 2017, and June 20, 2017. After review, upon motion made by Director Bramlett and seconded by Director Hebert, the Board, by unanimous vote, approved the minutes as presented.

BOOKKEEPER'S REPORT

The Board recognized Ms. Loggins, who reviewed the Bookkeeper's Report and checks listed for payment, a copy of which is attached hereto as Exhibit "D".

After review and consideration, upon a motion made by Director Hebert, seconded by Director Simmons, the Board voted unanimously to approve the Bookkeeper's Report, including payment of checks and invoices as presented.

TAX ASSESSOR/COLLECTOR'S REPORT

The Board next recognized Ms. Oliver who presented the TAC's Report, a copy of which is attached hereto as Exhibit "E". Ms. Oliver noted 99.2% of the District's 2016 tax levy has been collected.

Ms. Oliver also presented a Billing Services agreement with First Billing for the Board's consideration. Ms. Oliver noted that the agreement has been reviewed by the District attorney.

After discussion, upon a motion duly made by Director Bramlett, seconded by Director Hebert, the Board voted unanimously (i) to approve the TAC's Report, (ii) to authorize payment of the checks listed therein, and (iii) to approve the Payment Services Agreement with First Billing.

OPERATOR'S REPORT

Next, the Board recognized Mr. Clark, who presented and reviewed the Operator's Report, the details of which are contained in the report attached hereto as Exhibit "F". He reported on the following:

- the total connection count is 1,164;
- the water accountability ratio was 98.71%; and
- there were no excursions for the month.

After review, upon a motion brought by Director Bramlett, seconded by Director Hebert the Board approved the Operator's Report as presented.

ATTORNEY'S REPORT

The Board recognized Ms. Craig, who presented the Attorney's Report.

Ratify Amendment to Fitness Center Hours

Ms. Craig noted that the Board had taken action at the previous parks and recreation meeting held on June 28, 2017, to extend the operating hours of the Fitness Center. She noted that such action was not on the meeting agenda, and that ratification of that action is necessary to make the change valid.

Upon a motion by Director Warren, seconded by Director T. Craig, the Board voted unanimously to ratify the action taken to extend the Fitness Center operating hours to be open from 4:30 am to 11:00 pm.

Lease Agreement with Auburn Lakes Homeowner's Association

Ms. Craig then presented a revised draft lease agreement for the Board's consideration. The Board discussed revisions and presented comments thereto. No action was taken.

HEAR LANDSCAPE ARCHITECT'S REPORT

The Board recognized Mr. Sweitzer, who presented the Landscape Architect's Report, a copy of which is attached hereto as Exhibit "H".

Review and consider taking action regarding Landscape Architect Services Agreement

No action was taken on this matter.

Receive, review, and consider awarding contract for completion of restorative landscaping at recreation center

Mr. Sweitzer noted the low bidder for the restorative landscaping project was Earth First Landscape ("Earth First"), and that he verified the bid submitted as requested at the last meeting. The Board deferred action on awarding the contract.

Mr. Sweitzer then presented Pay Application #3 and recommended payment thereof.

Mr. Sweitzer then presented a statement regarding the amounts to be paid by Sweitzer towards change orders approved at the meeting held on June 20, 2017, a copy of which is attached hereto as Exhibit "H". The Board discussed the letter and noted that no reduction to the amounts requested will be provided. The Board requested Mr. Sweitzer submit the requested amount (\$7,473.70) to the District's Bookkeeper by close of business on Friday, July 14, 2017.

After consideration, upon a motion brought by Director Simmons, seconded by Director Hebert, the Board unanimously voted to approve (i) Pay Estimate No. 3 submitted by Texanna Builders; and (ii) and the Landscape Architect's report.

REVIEW ENGINEER'S REPORT

The Board next received the Engineer's Report. Mr. Roznovsky reviewed J&C's written report, the full details of which are attached hereto as Exhibit "I". He provided updates on the following matters:

1. West Detention Pond Outfall Repairs and Improvements- Mr. Roznovsky presented Pay Estimate No. 2 and Final and recommended payment thereof. He also presented a certificate of acceptance for the Board's approval and execution.

Upon a motion by Director Bramlett, seconded by Director Simmons, the Board voted unanimously to approve payment of Pay Estimate No. 2 and Final and to accept and execute the certificate of acceptance.

2. South Detention Basin Trash Trooper. Mr. Roznovsky presented Pay Estimate No. 3 and Final and recommended payment thereof. He also presented a certificate of acceptance for the Board's approval and execution.

Upon a motion brought by Director Bramlett, seconded by Director Simmons the Board unanimously approved Pay Estimate No. 3 and Final, and approved the certificate of acceptance and execution thereof.

After review of the full report and upon a motion by Director Hebert, seconded by Director Bramlett, the Board voted unanimously to approve the Engineer's Report.

HEAR REPORT FROM CHAMPIONS HYDROLAWN

The Board recognized Mr. Dillard, who reviewed the detention pond activity over the last month and presented a report, a copy of which is attached hereto as Exhibit "J".

After review of the report, Director Warren moved that the Board approve the Champions' report, but to table all action items contained therein. Director Hebert seconded the motion, which was approved by unanimous vote.

HEAR DIRECTOR REPORTS

Hear from Director Bramlett and discuss ribbon cutting ceremony for recreation center

Director Bramlett requested the Board consider holding a ribbon cutting ceremony for the completion of the new recreation center facilities. The Board discussed holding such event in partnership with the Auburn Lakes Homeowner's Association.

After discussion, upon a motion by Director Warren, seconded by Director Simmons, the Board voted unanimously to approve discussing the matter with Auburn Lakes Homeowner's Association.

Hear from Recreation Committee and consider taking action

No action was taken on this matter.

REVIEW DISTRICT EMAILS

Ms. Craig then presented the Board with emails received by the Board's email address since the date of the last Board meeting. She stated that she and Director Warren have addressed all e-mails as necessary. Copies of the emails are attached hereto as Exhibit "K". No action was taken.

HEAR FROM THE PUBLIC

Director Warren opened the floor to receive comments the public. The Board noted that no one indicated their interest to speak, and the public comments period was then closed.

There being no other business to come before the Board, upon a motion duly made and seconded, the meeting was adjourned.

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PASSED, APPROVED and ADOPTED this August 10, 2017.

(DISTRICT SEAL)


Secretary, Board of Directors



OAKMONT PUD BOARD OF DIRECTORS MEETING SIGN-IN SHEET

July 13, 2017 Meeting

Name	Name	Name
<i>Marilyn Smith</i>		



**OAKMONT PUBLIC UTILITY DISTRICT
NOTICE OF MEETING**

Notice is hereby given pursuant to V.T.C.A., Government Code, Chapter 551, that the Board of Directors of Oakmont Public Utility District will meet in **regular** session, open to the public, at **7:00 p.m.**, on **Thursday, July 13, 2017**, at the **Auburn Lakes Recreation Center**, a meeting location inside the District, at which meeting the following items will be considered:

- 1 Hear from the public.
- 2 Review and consider approval of minutes from meetings held June 8, 2017 and June 20, 2017.
- 3 Review Bookkeeper's Report and consider taking action thereon, including:
 - a. Approve payment of bills submitted to the District;
 - b. Review Investment Report and authorize necessary action in connection therewith; and
 - c. Review draft budget for Fiscal Year End September 30, 2018.
- 4 Receive Tax Assessor/Collector's Report and consider taking action thereon, including:
 - a. Approve tax report and authorize payment of invoices from tax account;
 - b. Approve moving specific tax accounts to uncollectable status; and
 - c. Approve Payment Services Agreement with First Billing.
- 5 Review Operator's Report and consider taking action thereon, including:
 - a. Authorization of termination of water and sewer service to delinquent accounts; and
 - b. Authorize Operator to make necessary repairs to water and sanitary sewer system.
- 6 Hear Attorney's Report and consider taking action thereon, including:
 - a. Ratify action taken to amend Fitness Center operating hours; and
 - b. Consider approving Lease Agreement with Auburn Lakes Homeowners' Association.
- 7 Hear report from Landscape Architect and consider acting thereon, including:
 - a. Review and consider taking action regarding Landscape Architect Services Agreement;
 - b. Review and consider approving pay estimates and change orders for "inside-the-fence" facilities.
- 8 Review Engineer's Report and consider taking action thereon, including:
 - a. Authorize preparation of plans, advertisement of bids and/or award of contracts for District facilities;
 - b. Approve pay estimates and change orders on contracts for District facilities;
 - c. Receive Construction Progress report;
 - d. Hear update on east and west detention pond repairs;
 - e. Hear report on status of all District facilities and consider taking action thereon; and
 - f. Consider taking any necessary action relating to the Engineer's Report, including initiation of new projects.
- 9 Hear report from Champions Hydrolawn and consider taking any necessary action thereon, including approving proposals for repairs or work at the detention ponds.
- 10 Hear Director reports and consider taking action thereon, including:
 - a. Hear from Director Bramlett regarding ribbon cutting ceremony, and consider taking action thereon.
 - b. Hear from Recreation Committee and consider taking action, including:
 - i. Ratifying action taken, if any, to approve change orders and equipment purchases.
- 11 Review District Emails.
12. Hear from the public.

Pursuant to V.T.C.A. Government Code, Chapter 551, the Board of Directors may convene in closed session in relation to any agenda item included in this Notice, such closed session will be held at the date, hour and place given in this Notice concerning any all subjects for any and all purposes permitted by V.T.C.A. Government Code, Chapter 551, including but not limited to pending or contemplated litigation, security matters and devices, personnel matters, real estate transactions or a private consultation with the attorney for the District on any or all subjects or matters authorized by law.

EXECUTED this 7th day of July, 2017.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By: Mallory J. Craig
Mallory J. Craig
Coats Rose, P.C.
Attorneys for the District



OK OAKMONT PUBLIC UTILITY DISTRICT
NOTICE OF MEETING

1276469
07/07/2017 PERSONAL
\$9.00 MPR - NOTICE MTG

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6. Hear Attorney's Report and consider taking action thereon, including:
 - a. Ratify action taken to amend Fitness Center operating hours; and
 - b. Consider approving Lease Agreement with Auburn Lakes Homeowners' Association.
7. Hear report from Landscape Architect and consider acting thereon, including:
 - a. Review and consider taking action regarding Landscape Architect Services Agreement;
 - b. Review and consider approving pay estimates and change orders for "inside-the-fence" facilities.
8. Review Engineer's Report and consider taking action thereon, including:
 - a. Authorize preparation of plans, advertisement of bids and/or award of contracts for District facilities;
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FILED
 17 JUL -7 AM 11:59
 Stan Stewart
 COUNTY CLERK
 HARRIS COUNTY, TEXAS

Pursuant to V.T.C.A. Government Code, Chapter 551, the Board of Directors may convene in closed session in relation to any agenda item included in this Notice, such closed session will be held at the date, hour and place given in this Notice concerning any all subjects for any and all purposes permitted by V.T.C.A. Government Code, Chapter 551, including but not limited to pending or contemplated litigation, security matters and devices, personnel matters, real estate transactions or a private consultation with the attorney for the District on any or all subjects or matters authorized by law.

EXECUTED this 7th day of July, 2017.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By: Mallory J. Craig
Mallory J. Craig
Coats Rose, P.C.
Attorneys for the District

CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS

§

COUNTY OF HARRIS

§

OAKMONT PUBLIC UTILITY DISTRICT

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I, Janice Woodburn, the undersigned, hereby state that I posted the attached Notice of Meeting of the Board of Directors of Oakmont Public Utility District at the administrative office of the District, 9 Greenway Plaza, Suite 1100, Houston, Texas, on July 7, 2017, at 3:00 p.m., which time was not less than 72 hours prior to the scheduled time of the meeting.


(Name)

**OAKMONT PUBLIC UTILITY DISTRICT
NOTICE OF MEETING**

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 - a. Hear from Director Bramlett regarding ribbon cutting ceremony, and consider taking action thereon.
 - b. Hear from Recreation Committee and consider taking action, including:
 - i. Ratifying action taken, if any, to approve change orders and equipment purchases.
11. Review District Emails.
12. Hear from the public.

Pursuant to V.T.C.A. Government Code, Chapter 551, the Board of Directors may convene in closed session in relation to any agenda item included in this Notice, such closed session will be held at the date, hour and place given in this Notice concerning any all subjects for any and all purposes permitted by V.T.C.A. Government Code, Chapter 551, including but not limited to pending or contemplated litigation, security matters and devices, personnel matters, real estate transactions or a private consultation with the attorney for the District on any or all subjects or matters authorized by law.

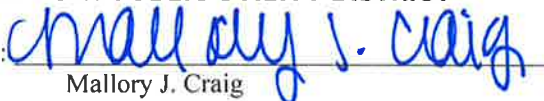
EXECUTED this 7th day of July, 2017.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By:



Mallory J. Craig
Coats Rose, P.C.
Attorneys for the District

DO NOT DETACH

CERTIFICATE OF POSTING OF NOTICE OF MEETING

STATE OF TEXAS

§

COUNTY OF HARRIS

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OAKMONT PUBLIC UTILITY DISTRICT

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I, Christina N DeAsis, the undersigned, hereby state that I posted a copy of the
Notice of Meeting of the Board of Directors of Oakmont Public Utility District at 25005
Herrest Drive, Spring, Texas, the location inside the boundaries of the District designated for the
posting of agendas, on the 7th day of July, 2017 at 2 p.m., which time was not
less than 72 hours prior to the scheduled time of the special meeting.

CDAsis - Christina N DeAsis
(Name)

DO NOT DETACH

CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS

COUNTY OF HARRIS

OAKMONT PUBLIC UTILITY DISTRICT

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I, Christina Norstjes, the undersigned, hereby state that I posted a copy of the attached notice of meeting of the Board of Directors of Oakmont Public Utility District at 2505 Northeast Drive, Spring, Texas, the location inside the boundaries of the District designated for the posting of agendas, on the 7th day of July, 2017 at 2 p.m., which time was not less than 72 hours prior to the scheduled time of the special meeting.

Christina Norstjes
(Name)

4811-0138-0114 v. 1

4811-0138-0114 v. 1/2641.0

Oakmont PJD
Cash Analysis
July 13, 2017

GENERAL OPERATING ACCOUNT - Compass Bank

Ending Balance from last meeting	\$ 5,986.88
<u>Receipts</u>	
Accounts Receivable Collections (06/02/17 to 07/06/17)	+ 135,938.43
Interest earned on account	+ 15.78
Transfer from Money Market Account	+ 31,000.00
Total Receipts	\$ 166,954.21
<u>Withdrawals</u>	
Payments to United States Treasury for payroll taxes on director fees from previous meeting	- 252.46
NSF Items	- 0.00
Bank service charges/deposit slips	- 24.67
Checks previously approved	
4106 - Lake Pro, monthly lake maintenance for June	- 984.00
4107 - Coat Rose, legal fees through May 1, 2017	- 2,936.05
Checks presented for signatures July 13, 2017	
4108 - Bruce Bramlett, director fees for 6/28/17 meeting - \$150.00, less taxes - (\$11.47)	- 138.53
4109 - Kerry Simmons, director fees for 6/20/17 & 6/28/17 mtgs - \$300.00, less taxes - (\$22.95)	- 277.05
4110 - Shaun Hebert, director fees for 6/20/17 & 6/28/17 mtgs & AWBD Conference - \$900.00, less taxes - (\$139.85) , plus expenses - \$819.23	- 1,579.38
4111 - Tanya Craig, director fees for 5/22/17 Investment training, 6/15/17, 6/20/17 & 6/28/17 meetings - \$600.00, less taxes - (\$45.90)	- 554.10
4112 - Ty Warren, director fees for 6/20/17 & 6/28/17 mtgs & AWBD Conference - \$900.00, less taxes - (\$68.85) , plus expenses - \$786.27	- 1,617.42
4113 - Bruce Bramlett, director fee for 07/13/17 meeting - \$150.00, less taxes - (\$11.48)	- 138.52
4114 - Kerry Simmons, director fee for 07/13/17 meeting - \$150.00, less taxes - (\$11.48)	- 138.52
4115 - Shaun Hebert, director fees for 07/13/17 meeting - \$150.00, less taxes - (\$11.48)	- 138.52
4116 - Tanya Craig, director fee for 07/13/17 meeting - \$150.00, less taxes - (\$11.47)	- 138.53
4117 - Ty Warren, director fee for 07/13/17 meeting - \$150.00, less taxes - (\$11.48)	- 138.52
4118 - Camino Services, Inc., Construction of West Pond Outfall Repair & Improvement, request #2 & Final	- 10,243.60
4119 - Coats Rose, P.C., legal fees through May 31, 2017	- 5,872.85
4120 - Constellation New Energy, Inc., 25134 1/2 Haverford - \$6,337.58, 6950 1/2 West Rayford - \$299.73	- 6,637.31
4121 - Hays Utility South Corporation, service for June billings and collections - \$958.40, printing and postage - \$1,315.94, mowing - \$508.02, cut off notices - \$93.00, operating services - \$3,433.80, cut-offs - \$720.00, water distribution system - \$2,516.48, water plant - \$1,734.26, chemicals - \$671.57, customer service agreements - \$290.00, sewer inspection - \$25.00, terminations - \$65.78, post inspection - \$35.00, customer service inspection - \$50.00, water quality - \$99.50, lab fees - \$245.00, other operator - \$168.35, HOA maintenance - \$3,527.57,	- 16,457.67
4122 - In-Pipe Technology Company, Inc., treatment and service for June	- 900.00
4123 - Jones & Carter, Inc., engineering fees for May General - \$8,124.25, GIS - \$600.00, South Basin SWQ Permit Revision - \$2,349.00, 2016 West Detention Pond Repair - \$716.25, Park Bond Change in Scope - \$132.00	- 11,921.50



OAKMONT PUD - Compass Bank

4124	- L & S District Services, LLC, bookkeeping fees and expenses for June	-	1,275.90
4125	- Lake Pro, monthly management for July	-	1,314.20
4126	- Northampton WWTP, sewer service for May, 2017	-	15,155.24
4127	- North Harris County Regional Water Authority, June pumpage fees	-	65,934.40
4128	- Northampton MUD, pro rata share M-102 ditch maintenance	-	995.00
4129	- Off Cinco, website expenses	-	355.00
4130	- Rally Construction, Inc., Construction of South Detention Basin Trash, request #3 & Final	-	7,227.10
4131	- Residential Recycling of Texas, Inc., trash and recycling service for July	-	16,726.50
4132	- Shane & Kim Boudreaux, refund	-	24.66
4133	- Scott Sutherland, refund	-	87.57
4134	- Victor & Rosa Maciel, refund	-	21.47
4135	- Yasmene McDaniel, refund	-	11.56
4136	- Wan Hong, refund	-	18.28
4137	- Champions Hydro-Lawn, monthly maintenance for June	-	2,051.95
	Total Disbursements	\$	172,288.03
Ending Balance at July 13, 2017		\$	653.06
<u>Investments</u>			
Money Market Account at Compass Bank		\$	3,480,220.42
Total Operating Funds		\$	3,480,873.48

RECREATIONAL FACILITIES FUND - Compass Bank

Ending Balance from last meeting	\$	3,144.15
Add in voided check #1807 issued to Vista Landscape	+	7,817.20
<u>Receipts</u>		
Rent	+	500.00
Pool passes	+	1,374.00
Transfer from Money Market Account	+	292,000.00
Refund from Comcast	+	53.23
Interest earned on account	+	0.00
Total Receipts	\$	293,927.23
<u>Withdrawals</u>		
Bank service charges	-	0.00
Checks previously approved		
1809 - AT&T, phone service for 281-255-2475	-	98.53
1810 - AT&T Uverse, internet service	-	111.67
1811 - Void	-	0.00
1812 - Vista Landscape, landscape revitalization	-	7,061.00
1813 - Risher Fitness Equipment, fitness equipment	-	88,277.70
Checks presented for signatures July 13, 2017		
1814 - AT&T, phone service for 281-255-2475	-	105.95
1815 - Centerpoint Energy, 25005 Northcrest	-	18.99
1816 - Void	-	0.00
1817 - Constellation New Energy, 25005 Northcrest - \$544.11, 25005 Northcrest B - \$774.76	-	1,318.87
1818 - Direct TV, cable service	-	94.55
1819 - Grand Slam AV & Security, Auburn Lakes Surveillance and TV's	-	10,430.45
1820 - Greater Houston Pool Management, Inc., pool maintenance contract for August/repairs	-	16,677.30
1821 - Jones & Carter, Inc., engineering fees for May A/L Rec Center Construction Management - \$7,038.75	-	7,038.75
1822 - Morris Pest Control, quarterly pest control services	-	85.00
1823 - Risher Fitness Management, Inc., management fees/expenses for July	-	14,291.41
1824 - Texana Builders, LLC, Recreation Center Improvements, request #3	-	153,247.30
1825 - Vista Landscape Services, landscaping monthly maintenance & repairs	-	5,306.00
Total Disbursements	\$	304,163.47
Ending Balance at July 13, 2017	\$	725.11
<u>Investments</u>		
Money Market Account at Compass Bank	\$	54,940.02
Total Recreational Facilities Funds	\$	55,665.13

CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting (no activity) \$ 12,170.47

PARK CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting \$ 599,217.62

Receipts

Interest earned on account + 101.79

Withdrawals

Bank service charges - 18.00

Ending Balance at July 13, 2017 \$ 599,301.41

DEBT SERVICE FUND - Compass Bank

Ending Balance from last meeting	\$	842,670.28
<u>Receipts</u>		
Interest earned on account	+	139.05
Total Receipts	\$	<u>139.05</u>
<u>Withdrawals</u>		
Wire to Regions Bank, 2013 & 2015R fees	-	1,612.50
Bank service charges	-	18.00
Total Withdrawals	\$	<u>1,630.50</u>
Ending Balance at July 13, 2017	\$	841,178.83
<u>Investments</u>		
Money Market Account at Spirit of Texas Bank	\$	209,543.50
Money Market Account at Central Bank		144,189.46
CD/Green Bank dated 2/23/17 due 8/25/17 at .55%		245,000.00
CD/Texas Capital Bank dated 2/23/17 due 8/25/17 at .60%		245,000.00
CD/Allegiance Bank dated 2/23/17 due 8/25/17 at .55%		245,000.00
CD/Post Oak Bank dated 2/23/17 due 8/25/17 at .30%		245,000.00
CD/Preferred Bank dated 2/23/17 due 8/25/17 at .40%		245,000.00
Total Investments	\$	<u>1,578,732.96</u>
Total Debt Service Funds	\$	2,419,911.79

Next Debt Service Payment due September 1, 2017 - \$514,216.25

Oakmont PUD General Operating Fund
Profit & Loss Budget Performance
May 2017

	May 17	Budget	Oct '16 - May 17	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Water Revenue					
4100 · Customer Service Fees - Water	23,053.83	21,000.00	170,879.97	168,000.00	252,000.00
4110 · Water Tap Connection Fees	0.00	0.00	4,634.00	0.00	0.00
4150 · NHCROWA Collections	56,590.60	35,000.00	303,625.70	280,000.00	420,000.00
Total Water Revenue	79,644.43	56,000.00	479,139.67	448,000.00	672,000.00
Sewer Revenue					
4200 · Customer Service Fees - Sewer	38,697.50	38,500.00	309,089.60	308,000.00	462,000.00
4202 · Sewer Inspection Fees	0.00	0.00	200.00	0.00	0.00
Total Sewer Revenue	38,697.50	38,500.00	309,289.60	308,000.00	462,000.00
Other Revenues					
4320 · Maintenance Taxes	7,143.37	0.00	1,171,498.09	1,132,000.00	1,132,000.00
4330 · Penalties and Interest	1,438.74	1,475.00	12,970.45	11,800.00	17,700.00
4380 · Termination/Reconnection/NSF Fe	105.00	150.00	955.00	1,200.00	1,800.00
4400 · Transfer/Connection Fees	455.00	250.00	2,210.00	2,000.00	3,000.00
4700 · Pre & Post Inspection Fees	0.00	0.00	420.00	0.00	0.00
4800 · Customer Service Inspection	0.00	0.00	100.00	0.00	0.00
5380 · Miscellaneous Income	0.00	100.00	30.00	800.00	1,200.00
5391 · Interest Income	759.52	400.00	4,543.96	3,200.00	4,800.00
5505 · Recreational Fees	1,250.00	0.00	1,250.00	0.00	0.00
5510 · Rent of Facilities	100.00	500.00	4,300.00	4,000.00	6,000.00
5520 · Maintenance Tax - Recreational	2,746.39	0.00	450,376.99	435,388.00	435,388.00
Total Other Revenues	13,998.02	2,875.00	1,648,654.49	1,590,388.00	1,601,888.00
Total Income	132,339.95	97,375.00	2,437,083.76	2,346,388.00	2,735,888.00
Expense					
Water Expenses					
6124 · Laboratory Expense	245.00	433.00	2,799.03	3,467.00	5,200.00
6126 · Permit Fees	0.00	0.00	2,793.00	2,000.00	2,000.00
6127 · NHCROWA Pumpage Fee	68,790.90	34,500.00	306,815.60	276,000.00	414,000.00
6135 · Repairs & Maintenance	7,002.31	6,000.00	66,249.11	48,000.00	72,000.00
6142 · Chemicals	1,050.36	275.00	6,182.35	2,200.00	3,300.00
6151 · Telephone	0.00	50.00	0.00	400.00	600.00
6152 · Utilities	6,191.82	3,500.00	36,404.60	28,000.00	42,000.00
6170 · Tap Connection Expense	0.00	0.00	1,464.00	0.00	0.00
Total Water Expenses	83,280.39	44,758.00	422,707.69	360,067.00	539,100.00
Sewer Expenses					
6201 · Purchased Sewer Service	15,155.24	18,000.00	116,871.50	144,000.00	216,000.00
6235 · Repair and Maintenance	924.25	1,250.00	11,322.90	10,000.00	15,000.00
6275 · Sewer Inspection Expense	0.00	0.00	25.00	0.00	0.00
Total Sewer Expenses	16,079.49	19,250.00	128,219.40	154,000.00	231,000.00
Other Expenses					
6310 · Director Fees	1,050.00	600.00	11,550.00	4,800.00	7,200.00
6314 · Payroll Taxes	80.33	46.00	883.58	366.00	550.00
6320 · Legal Fees	5,872.85	5,500.00	96,862.45	44,000.00	66,000.00
6321 · Auditing Fees	0.00	0.00	10,600.00	11,000.00	11,000.00
6322 · Engineering Fees	8,124.25	6,750.00	44,994.00	54,000.00	81,000.00
6322.05 · Eng. Fees-Surplus Funds App	132.00	0.00	409.50	0.00	0.00
6322.08 · Eng Fees-West Rayford Rd Sdwalk	0.00	63.00	645.70	500.00	750.00
6322.09 · Eng Fees - SWQ Permit Revisions	2,349.00	1,167.00	14,513.50	9,333.00	14,000.00
6322.10 · Eng. Fees-GIS	600.00	917.00	7,352.50	7,333.00	11,000.00
6322.11 · Eng.-2016 West Detention Pond	716.25	0.00	4,603.92	0.00	0.00
6325 · Election Expense	0.00	15,000.00	3,407.66	15,000.00	15,000.00
6326 · TCEQ Assessment Fees	0.00	298.00	3,660.78	2,380.00	3,570.00
6332 · Operator Expense	5,707.03	6,000.00	48,115.78	48,000.00	72,000.00
6333 · Bookkeeping Fees	1,423.44	1,300.00	10,931.78	10,400.00	15,600.00
6335 · Drainage Facilities Maintenance	23,508.44	5,500.00	51,943.41	44,000.00	66,000.00
6352 · Utilities	277.20	350.00	2,322.48	2,800.00	4,200.00
6353 · Insurance	0.00	0.00	16,190.34	15,000.00	15,000.00
6354 · Travel Expense	0.00	50.00	0.00	400.00	600.00
6356 · Registration/Membership Fees	0.00	0.00	1,290.00	0.00	0.00
6359 · Other Expenses	53.50	83.00	730.50	687.00	1,000.00
6360 · Website Expense	1,475.00	458.00	8,947.50	3,667.00	5,500.00
6370 · Builder Inspections	0.00	0.00	170.00	0.00	0.00
6375 · CSI Inspections	0.00	0.00	100.00	0.00	0.00
6379 · Customer Service Agreement	0.00	50.00	250.00	400.00	600.00
6380 · Termination/Reconnection/NSF Ex	705.50	700.00	5,723.02	5,600.00	8,400.00
6399 · Garbage Expense	16,726.50	17,500.00	134,452.20	140,000.00	210,000.00
Total Other Expenses	68,801.29	62,332.00	480,650.60	419,646.00	608,970.00
Recreational Facilities					
6411 · Rec Facilities Management Fee	8,515.00	7,076.00	74,895.96	56,610.00	84,915.00
6412 · Pool Management Fee	11,580.50	4,167.00	27,577.10	33,333.00	50,000.00
6422 · Engineering Fees	7,038.75	0.00	19,354.50	0.00	0.00
6435 · Repairs & Maintenance - Rec	18,082.33	1,000.00	24,460.80	8,000.00	12,000.00
6435.01 · Maintenance and Repairs - Pool	27,954.81	750.00	55,215.81	6,000.00	9,000.00
6436 · Landscape Maintenance	4,940.00	5,000.00	51,492.30	40,000.00	60,000.00
6440 · Supplies-Rec Center	685.91	0.00	2,564.20	0.00	0.00
6451 · Telephone/Internet Expense	135.25	250.00	2,076.86	2,000.00	3,000.00
6452 · Utilities - Rec Facilities	691.83	1,000.00	6,110.14	8,000.00	12,000.00
6453 · Insurance-Rec Facilities	0.00	0.00	4,193.66	5,600.00	5,600.00
6459 · Other Expense	350.00	125.00	575.00	1,000.00	1,500.00

**Oakmont PUD General Operating Fund
Profit & Loss Budget Performance
May 2017**

	May 17	Budget	Oct '16 - May 17	YTD Budget	Annual Budget
Total Recreational Facilities	79,974.38	19,368.00	268,516.33	160,543.00	238,015.00
Total Expense	248,135.55	145,708.00	1,300,094.02	1,094,256.00	1,617,085.00
Net Ordinary Income	-115,795.60	-48,333.00	1,136,989.74	1,252,132.00	1,118,803.00
Other Income/Expense					
Other Expense					
Capital Outlay					
7300.01 - Recreation Improvements	355,732.81	0.00	514,442.19	76,000.00	776,000.00
7300.04 - West Pond Outfall Repair & Impr	0.00	0.00	31,911.00	0.00	0.00
7300.06 - Constr/W. Rayford Rd Sidewalks	0.00	0.00	0.00	0.00	7,832.00
7300.07 - South Pond Outfall Repair & Imp	72,271.00	0.00	72,271.00	0.00	65,000.00
7300.08 - Water Plant Recoating & Improve	0.00	0.00	0.00	0.00	40,000.00
7300.09 - M-102 Channel Rep & Improvement	0.00	0.00	23,439.82	24,000.00	24,000.00
7300.10 - Retaining Wall Project	0.00	0.00	17,173.00	0.00	0.00
7301.02 - Eng.-South Detention Pond Imp	0.00	1,250.00	13,056.25	10,000.00	15,000.00
Total Capital Outlay	428,003.81	1,250.00	672,293.26	110,000.00	927,832.00
Total Other Expense	428,003.81	1,250.00	672,293.26	110,000.00	927,832.00
Net Other Income	-428,003.81	-1,250.00	-672,293.26	-110,000.00	-927,832.00
Net Income	-543,799.41	-49,583.00	464,696.48	1,142,132.00	190,971.00

**OAKMONT PUD
INVESTMENT REPORT**

FROM: 05/31/2017
TO: 06/30/2017

DEBT SERVICE FUND

Separately Invested Assets	Purchase Price	Beginning Book Value 05/31/2017	Beginning Market Value 05/31/2017	Rate	Accrued Interest for this period	Interest paid this period	Additions	Withdrawals	Ending Book Value 06/30/2017	Ending Market Value 06/30/2017	Date of Purchase	Date of Maturity
CD/Post Oak Bank	245,000.00	245,195.33	245,195.33	0.30%	60.41	0.00	0.00	0.00	245,255.74	245,255.74	02/23/2017	08/25/2017
CD/Texas Capital Bank	245,000.00	245,390.66	245,390.66	0.60%	120.82	0.00	0.00	0.00	245,511.48	245,511.48	02/23/2017	08/25/2017
CD/Allegiance Bank	245,000.00	245,358.10	245,358.10	0.55%	110.75	0.00	0.00	0.00	245,468.86	245,468.86	02/23/2017	08/25/2017
CD/Green Bank	245,000.00	245,358.10	245,358.10	0.55%	110.75	0.00	0.00	0.00	245,468.86	245,468.86	02/23/2017	08/25/2017
CD/Preferred Bank	245,000.00	245,260.44	245,260.44	0.40%	80.55	0.00	0.00	0.00	245,340.99	245,340.99	02/23/2017	08/25/2017

COMPLIANCE STATEMENT: The above investments are in compliance with the investment strategy expressed in the District's Investment Policy.



 Investment Officer/Bookkeeper

EQUI-TAX INC
TAX ASSESSOR'S REPORT
OAKMONT PUD
June 2017

HISTORICAL TAX SUMMARY

YEAR	RATE	LEVY AMOUNT	OUTSTANDING	\$ COLLECTED	PCT
2016	0.90000	4,097,893.82	31,838.43	4,066,055.39	99.2%
2015	1.00000	4,323,476.53	12,994.06	4,310,482.47	99.6%
2014	1.10000	4,062,027.33	14,384.61	4,047,642.72	99.6%
2013	1.24000	3,468,193.44	3,327.14	3,464,866.30	99.9%
2012	1.25000	2,694,759.40	2,779.80	2,691,979.60	99.8%
2011	1.25000	2,392,418.77	2,779.80	2,389,638.97	99.8%
2010	1.25000	2,050,001.10	0.00	2,050,001.10	100.0%
2009	1.25000	1,946,314.80	0.00	1,946,314.80	100.0%
2008	1.25000	1,455,912.14	0.00	1,455,912.14	100.0%
2007	1.25000	801,413.83	0.00	801,413.83	100.0%
2006	1.30000	346,274.73	0.00	346,274.73	100.0%
2005	1.35000	165,094.12	0.00	165,094.12	100.0%
2004	1.35000	74,719.85	0.00	74,719.85	100.0%

FISCAL YEAR
10/01/16 TO 09/30/17

BEGINNING CASH BALANCE **48,423.05** **53,045.02**

	<u>CURRENT MONTH</u>	<u>YEAR TO DATE</u>
REVENUE		
2016 - TAXES	5,515.66	4,066,055.39
2015 - TAXES		916.57
2014 - TAXES		-14.47
PRIOR - TAXES		-19.12
PENALTY & INTEREST	712.72	11,591.63
COLLECTION FEES		835.78
OVERPAYMENTS	4,881.43	12,460.27
MISC REVENUE		125.00
CAD ADJ DUE TAXPAYER		4,232.38
TOTAL REVENUE	11,109.81	4,096,183.43

DISBURSEMENTS	CHECK #		
TAX ASSESSOR FEE	1583	1,816.03	16,185.60
M/O TRANSFER			1,182,315.40
PARKS			453,655.73
D/S TRANSFER			2,408,602.41
MISC. DISBURSEMENTS			948.75
COMPUTER & POSTAGE			3,139.64
LEGAL FEES			1,546.56
TAX ASSESSOR BOND			50.00
BANK CHARGE			0.00
LEGAL NOTICES			845.90
AERIAL PHOTO/FRAMING			0.00
REFUND - OVERPAYMENTS	1587	2,693.82	7,578.37
REFUND - CAD LAWSUITS			0.00
REFUND - CAD CORR.	1585 & 1586	564.30	4,232.38
CENTRAL APPRAISAL DIST.	1584	7,181.00	22,850.00
TOTAL DISBURSEMENTS		12,255.15	4,101,950.74
ENDING CASH BALANCE		47,277.71	47,277.71



**TAX ASSESSOR'S REPORT
OAKMONT PUD
June 2017**

TAX ACCOUNT BOOKKEEPER'S NOTES:

1	Overpayment Dep 688 Account 17 130 069 003 0004 Duplicate	4,881.43
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CHECKS PRESENTED FOR APPROVAL:

1588	Kenneth Byrd - Tax Assessor Fee	1,816.03
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TOTAL 1,816.03

2016 EXEMPTIONS APPLIED:

<u>EXEMPTION TYPE</u>	<u>NUM APPLIED</u>	<u>EXEMPTION AMOUNT</u>	<u>VALUATION</u>
HOMESTEAD	983	N/A	N/A
OVER 65 / DISABLED	135	10,000/10,000	1,296,700
DISABLED VETERAN	20	AS PER STATUTES	1,713,789

HISTORICAL RATES AND CERTIFIED VALUES:

2012	CERTIFIED A/V:	215,595,476	SUPPLEMENTAL # 22	CORRECTION # 22
2013	CERTIFIED A/V:	279,677,120	SUPPLEMENTAL # 39	CORRECTION # 39
2014	CERTIFIED A/V:	369,271,524	SUPPLEMENTAL # 28	CORRECTION # 28
2015	CERTIFIED A/V:	432,229,817	SUPPLEMENTAL # 17	CORRECTION # 17
2016	CERTIFIED A/V:	455,287,964	SUPPLEMENTAL # 09	CORRECTION # 09
			UNCERTIFIED	2,023,787

<u>2013</u>	<u>RATE</u>	<u>2014</u>	<u>RATE</u>	<u>2015</u>	<u>RATE</u>	<u>2016</u>	<u>RATE</u>
M/O	0.330000	M/O	0.410000	M/O	0.430000	M/O	0.360000
D/S	0.910000	D/S	0.690000	D/S	0.570000	D/S	0.540000
TOTAL	1.240000	TOTAL	1.100000	TOTAL	1.000000	TOTAL	0.900000

Maintenance Tax Election Date
2/7/2004

Maximum Maintenance Tax Rate
\$1.35 per \$100 valuation

ACCOUNT NAME	ACCOUNT NUMBER	PAYMENT AMOUNT PAID THRU
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I, KENNETH R. BYRD, TAX ASSESSOR AND COLLECTOR FOR THE ABOVE DISTRICT DO SOLEMNLY SWEAR THAT TO THE BEST OF MY KNOWLEDGE, THIS IS A TRUE AND CORRECT STATEMENT OF THE TAX ACCOUNT FOR THE MONTH STATED THEREON.

KENNETH R. BYRD
TAX ASSESSOR AND COLLECTOR

**OAKMONT PUD
DEPOSITORY PLEDGE REPORT**

June 2017

Depository Bank	Wells Fargo Bank
Depository Pledge Agreement Signed	Nov-14
Minutes Confirming Collateral Pledge	Nov-14
Custodian Bank	Bank of New York Mellon
Collateral Receipt	
Annual Bank Audit	Dec-16
Monthly Statement of Value	

Type of Collateral

Market Value

Wells Fargo Bank monitors Balances daily and places Securities as necessary

Service Center
 2200 Sciaaca Rd.
 Spring, Texas 77373



Corporate (281) 353-9809
 Customer Service (281) 353-9756
 Fax (281) 353-6105

DATE
 7/13/2017

**MONTHLY OPERATIONS REPORT
 OAKMONT PUBLIC UTILITY DISTRICT**

METER COUNT	
Occupied	1,134
Vacant	4
Commercial	2
Commercial O/D	2
Builder	4
Irrigation/Esplanade	18
Total	1,164

BILLED CONSUMPTION	
05/12/17	to 06/13/17
Residential	20,505,000
Builders	113,000
Commercial O/D	37,000
Commercial	585,000
Irrigation	1,616,000
Total Gallons	22,856,000

Plant Pumpage: 23,155,000
 Total Production: 23,155,000
 Billed Percentage of Water: 98.71%

	<u>#1</u>
Calculated Well GPM	1,423
Design Well GPM	1,000
Well Pumpage	23,155,000

Arrears for the Month of	MAY	Month of	JUNE
Cut-Off Notices Mailed	05/22/17	Meter Read Date	06/13/17
Number of Notices Mailed	67	Billing Date	06/21/17
Cut-Off Date	06/13/17	Mailing Date	06/22/17
Number of Actual Cut-Offs	4	Due Date	07/17/17



OAKMONT PUBLIC UTILITY DISTRICT

DATE
7/13/2017

MONTHLY OPERATIONS SUMMARY

WATER PRODUCTION

June-17

Harris-Galveston Coastal Subsidence District Permit Period		9/1/2016	to	8/1/2017
Total Water Pumped for Calendar Month of :	June-17	22,736,000	Gallons	
Harris-Galveston Coastal Subsidence District Permitted Withdrawal		175,000,000	Gallons	
Pumpage Against Permit		163,050,000	Gallons	
Percentage of Permit Expired		83.33%		
Percentage of Allocation Used		93.17%		
Distribution System Chlorine Residual Reporting:	Average	<u>1.71</u>	mg/l.	
	Maximum	<u>1.96</u>	mg/l.	
	Minimum	<u>1.52</u>	mg/l.	

TEXAS DEPARTMENT OF HEALTH I.D. NO. 1010337

Bacteriological Analysis : 4

Samples Taken On : 06/23/17

All samples were returned negative from the state approved testing laboratory.

OAKMONT PUBLIC UTILITY DISTRICT
MONTHLY OPERATIONS SUMMARY

DATE
7/13/2017

BILLING & COLLECTION REPORT
June-17

Balance Forward	<i>Total</i>
As of 05/19/17	\$ 124,136.14

Collection Period:

	05/19/17	TO	06/21/17
Deposit	\$		1,900.00
Water	\$		24,022.04
Sewer	\$		38,314.92
Connect	\$		842.50
Penalty	\$		1,442.95
RWA Fee	\$		55,559.44
Undistributed Overpayments	\$		1,484.96
TOTAL	\$		123,566.81

Current Adjustments:

\$ 3,004.65

Current Billing for

	05/12/17	TO	06/13/17
Deposit	\$		-
Water	\$		28,620.45
Sewer	\$		38,933.05
Connect	\$		-
Penalty	\$		928.81
RWA Fee	\$		70,540.47
TOTAL	\$		139,022.78

TOTAL RECEIVABLE **\$ 142,596.76**

Billing Report Through:	06/21/17	Consumption:	22,856,000
Deposits on file for the district:	\$94,607.50		
Credit Card Payments:	214	Electronic Transfer:	97
Bank Draft Payments:	211	Paperless:	13
E Payments:	81		

OAKMONT PUBLIC UTILITY DISTRICT

MONTHLY OPERATIONS SUMMARY WASTEWATER TREATMENT PLANT

May-17

TPDES Permit # 10910-001
TX0058548

Expires: 3/1/2018

Effluent Quality Data: Reported for: May-17

	<u>Previous Month</u>	<u>Reported</u>	<u>Permitted</u>	<u>Excursion</u>
DO Minimum	7.08 mg/l	7.13 mg/l	4.00 mg/l	NO
pH Minimum	7.25 s.u.	7.30 s.u.	6.00 s.u.	NO
pH Maximum	8.19 s.u.	7.61 s.u.	9.00 s.u.	NO
TSS Average	3.01 mg/l	2.36 mg/l	15.00 mg/l	NO
TSS Maximum	9.80 mg/l	2.80 mg/l	40.00 mg/l	NO
TSS lbs/day	15.35 lbs/day	11.46 lbs/day	144.00 lbs/day	NO
NH3-N Average	0.68 mg/l	0.41 mg/l	3.00 mg/l	NO
NH3-N Maximum	2.30 mg/l	1.44 mg/l	10.00 mg/l	NO
NH3-N lbs/day	3.56 lbs/day	1.93 lbs/day	29.00 lbs/day	NO
Flow Average	0.593 mgd	0.632 mgd	0.750 mgd	NO
CL2 Res Min	1.02 mg/l	2.07 mg/l	1.00 mg/l	NO
CL2 Res Max	0.05 mg/l	0.09 mg/l	0.10 mg/l	NO
E Coli Avg.	8.00 mpn	1.00 mpn	63 mpn	NO
E Coli Maximum	34.00 mpn	1.00 mpn	200 mpn	NO
BOD 5 Average	2.00 mg/l	2.00 mg/l	10.00 mg/l	NO
BOD 5 Maximum	3.00 mg/l	2.00 mg/l	25.00 mg/l	NO
BOD 5 lbs/day	11.00 lbs/day	9.76 lbs/day	63.00 lbs/day	NO
Total Treated	19,592,000	gallons		

Effluent Quality Compliant with Discharge Permit ? YES

sweitzer + associates
13300 katy freeway • houston, texas 77079
281•496•3111 * fax 281•496•3113



**landscape architects
planning consultants**

Oakmont Public Utility District
Landscape Status Report
July 13, 2017

Agenda Item 7:

Item A.

- Action regarding Landscape Architect Services Agreement—proposal has been previously submitted for review. Work has been performed without a signed contract. Status Discussion.

Item B.

- Pay estimate and change orders for “inside the fence” facilities
 - Pay application #3 from Texana Builders was reviewed and approved in the amount of \$153,247.30 and forwarded to the District Book Keeper on 6/29/17. Payment is recommended.
 - Fire Marshall inspection for workout facility remodel passed and occupancy certificate was issue.
 - Punch list walkthrough of pavilion scheduled for 7/18/17.
 - Fire Marshall inspection scheduled for 7/20/17.
 - Texana Builders has scheduled pavilion completion for 7/25/17.
 - 4 Funbrellas are scheduled for delivery to AAA Awning on 7/17/17 and should have installation that week.
 - Discussion on workout facility A/C.
 - Earth First—The low bidder for Landscape Planting/Irrigation was contacted about the cost of bed prep and mulch. Their estimator, Michael Kruse, has stated that this amount is correct. Their bid weights line items, differently in part because they have an in house growing facility for most of the their planting material. Mr. Kruse can be called at (281) 371-3600 if further explanation is needed.
 - Discussion of change order obligation by Sweitzer + Associates. Statement sent to Ms. Craig on 7/11/17 for her circulation.

EXHIBIT

tabbles
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sweitzer + associates
13300 kaly freeway ★ houston, texas 77079
281 • 496 • 3111 ★ fax 281 • 496 • 3113

landscape architects
planning consultants

July 11, 2017

Dear Ms. Craig:

This is in response to my reading of the Minutes of the Special meeting at the Board of Directors of Oakmont P.U.D. June 20, 2017.

Being completely blindsided by the questioning at the meeting I was not at all prepared for what I was asked and demanded to be responsible for.

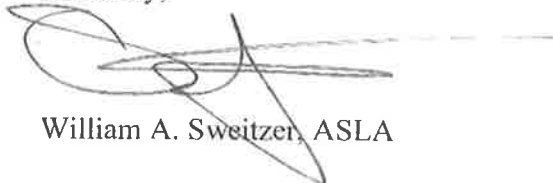
The following is what I will agree to:

1. Change order #11- Additional Gate at Entry on pool house. The Change order increased the cost of the second gate from the original bid amount for one gate at \$4039.62 to \$5712.70. This is an unexplained increase in cost by the contractor of \$1673.08. Sweitzer + Associates will only be responsible for the increase in cost for this second gate. There is no reason that the full cost can be expected. Neither of the gates had been ordered by the contractor at the time of the P.C.O. There is no delay in completion of the project or any other damage to the District that can be attributed to the request for the second gate.
2. Change order #15- Install Stucco Siding- The full \$3547.75 amount is agreed to
3. Change Order #17- Add 2 hook anchors in pool. The \$1063.75 is agreed to although there would have been at least a \$250.00 cost that would be incurred for the anchors and labor.

The total amount agreed to by Sweitzer + Associates is \$6284.58

There is a total of \$2862.20 plus mileage and reproduction expenses that are left in the "not to exceed" contract amount. It is understood that this amount will be deducted to what Sweitzer and Associates is agreeing to.

Sincerely,



William A. Sweitzer, ASLA





1575 Sawdust Road, Suite 400
The Woodlands, Texas 77380-3795
Tel: 281.363.4039
Fax: 281.363.3459
www.jonescarter.com

July 11, 2017

Board of Directors
Oakmont Public Utility District
c/o Coats | Rose
9 Greenway Plaza, Suite 1100
Houston, Texas 77046

Re: Engineering Report
Board Meeting of July 13, 2017

Dear Directors:

The following information summarizes our activities on your behalf since your last meeting:

1. **West Detention Pond Outfall Repairs and Improvements** – We received Pay Estimate No. 2 and Final and recommend payment in the amount of \$10,243.60 to Camino Services, LLC. The project is complete. We will present a Certificate of Acceptance for the Board's approval and execution at this month's Board meeting.
2. **South Detention Basin TrashTrooper** – We received Pay Estimate No. 3 and Final and recommend payment in the amount of \$7,227.10 to Rally Construction Services, LLC. The project is complete. We will present a Certificate of Acceptance for the Board's approval and execution at this month's Board meeting.
3. **TrashTrooper Lid Concealment** – Last month, Champions presented a proposal to add landscaping around the TrashTrooper lid. The Board postponed awarding the project until the resident agrees to take over all future maintenance of the landscaping and receives approval from the homeowner's association (HOA). The District's attorney sent the resident a letter requesting written confirmation of the agreement to maintain and HOA approval. The homeowner has until August 1, 2017 to respond.
4. **Recreation Center Construction Management** – We plan to present our bi-weekly progress report at this month's Board meeting. We also plan to discuss the budget for our services with the Board at this month's Board meeting.
5. **Surplus Funds and Change in Scope Application** – We are continuing with preparation of the application. As a reminder, we plan to submit the application to the TCEQ after the completion of the recreation center improvements project.





Board of Directors
Oakmont Public Utility District
Page 2 of 2
July 11, 2017

6. **Capital Improvement Plan (CIP) Update** – As a reminder, the Board authorized us to work with the District’s recreation committee to update the District’s CIP. There is nothing new to report this month.
7. **Water Well No. 1 One-Year Warranty Inspection** – We held a 1-year warranty inspection for the Water Well No. 1 Improvements on Wednesday, June 28, 2017. No punch-list items were identified.
8. **Emergency Preparedness Plan (EPP) Update** – Last month, we updated the District’s Emergency Preparedness Plan. We plan to bring the updates to this month’s Board meeting.

Sincerely,

A handwritten signature in blue ink that reads 'Chris Roznovsky'.

Chris Roznovsky, PE
Engineer for the District

CVR:dxh

K:\W5489\W5489-0900-00 General Consultation\Meeting Files\Status Reports\2017\Status Report 7-2017.doc



JONES | CARTER

**CONSTRUCTION PROGRESS REPORT NO. 007
OAKMONT PUBLIC UTILITY DISTRICT
AUBURN LAKES RECREATION CENTER IMPROVEMENTS
JULY 6, 2017**

Original Contract Amount:	\$629,682.20	Contract Start Date:	March 28, 2017
Contract Modifications:	<u>49,078.66</u>	Contract Period of Performance:	112 calendar days
Revised Contract Amount:	\$678,670.86	Time Extensions:	12 calendar days
		Contract Completion Date:	July 18, 2017

Contract Milestone Schedule:

- I. Pool Substantially Completed: Sunday, May 28, 2017
- II. Fitness Center Expansion Substantially Completed: Sunday, June 18, 2017
 - a. Fire Marshal Inspection: Monday, July 3, 2017 (**PASSED**)
- III. Pavilion Substantial Completion: July 12, 2017
- IV. Final Completion: July 25, 2017

Work Completed Since June 21th:

- I. Pool
 - a. Replaced caulked joints found to be deficient near the pool.
 - b. Greater Houston Pools installed 2 portable life guard stands.
 - c. Per Approved Change Order No. 17, 2 anchor hooks were installed for lane ropes in the lap pool.
 - d. It is our understanding, all 5 of the non-operational lights have been replaced.
 - i. It is our understanding the Board and Monarch Pools agreed to split the cost for the replacement of 1 of the 5 lights at the June 28th meeting.
- II. Fitness Center Remodel
 - a. Caulking was painted.
 - b. Balanced air handling system duct work.
 - c. Installed new ceiling fan extensions.
 - d. Powered the fitness equipment.
 - e. Installed the remote fire connection.
 - f. Passed the Fire Marshall's inspection.
 - g. Per Approved Change Order No. 12, removed the existing water fountain.
- III. Pavilion
 - a. Interior paint and stucco painting is complete.
 - b. Requested the Fire Marshall inspection for the Pavilion.
 - i. Tentatively scheduled for July 11, 2017
 - c. Installed granite counter in life guard station office.
 - d. Formed and poured the sidewalk abutting the pool area and leading to the pavilion.
 - e. Trimmed out the electrical devices.

- f. Installed lights and fans.
- g. Per Approved Change Order No. 18, installed a dedicated receptacle in the storage room.

Scheduled Tasks for Next Two Weeks:

- I. Pool
 - a. Kool Deck is scheduled to be installed on the partition between the pools at the same time as the Kool Deck in the Pavilion.
 - b. Replace the tiles in the remaining skimmers.
- II. Pavilion
 - a. Install the plumbing fixtures.
 - b. Fire Marshall inspection July 11, 2017
 - c. Kool Deck the entire concrete area.
 - d. Install original gate after Kool deck.
 - e. Per Approved Change Order No. 11, install additional gate for restroom access.
 - f. Install downspouts.
 - g. Existing fence to be extended to the wall of the Pavilion.
 - h. Install final landscaping.
 - i. Per Approved Change Order No. 21, install a mail box.

Items to be Discussed & Potential Issues:

- I. Pool
 - a. Calcium scum removal.
 - i. The Director Warren, Texana and JC met with a sub-contractor to discuss the removal of the calcium build up on June 27, 2017.
 - 1. The sub-contractor expects to provide an estimate by July 11, 2017.
 - a. The work will be performed on consecutive Mondays when the pool is closed.
- II. Pavilion
 - a. Install Stucco on the Cupola Exterior Walls.
 - i. Per Approved Change Order No. 15, the hardy plank boards were removed and stucco siding was installed in its place.
 - ii. At the meeting on June 28th the Board requested the Landscape Architect to evaluate options for installing traditional stucco on the cupola.
- III. Delays
 - a. Pavilion
 - i. Estimated 3.5-week total delay.
 - ii. Delay caused by weather.

Pay Estimates:

- I. See attached Pay Application No.3.

Change Orders:

- I. To the best of our knowledge there are none this report.

Progress Photos:

Pool Repairs



Date: July 3, 2017
Time: 9:36 am
Description: Replacement of the faulty caulking.

Fitness Center Remodel



Date: July 3, 2017
Time: 9:55 am
Description: Installation of the Emergency lighting.

Pavilion



Date: July 3 & 6, 2017
Time: 9:40 am, 11: 58 am
Description: Counter top installed in the life guard office.
Formwork and rebar for concrete sidewalk.

TO OWNER/CLIENT:
Sweitzer & Associates
13300 Katy Freeway
Houston, 77079

PROJECT:
Oakmont PUD Recreation Center Imp
Northcrest Drive and W. Rayford Road
Spring, Texas 77338

APPLICATION NO: 3
INVOICE NO:
PERIOD: 06/01/17 - 06/30/17
PROJECT NO: 17-004
CONTRACT DATE: 03/23/2017

DISTRIBUTION TO:

FROM CONTRACTOR:
Texana Builders, LLC
8945 Long Point Rd #212
Houston, Texas 77055

VIA ARCHITECT/ENGINEER:
Bill Sweitzer (Sweitzer & Associates)

CONTRACT FOR: Oakmont PUD Recreation Center Imp:vements Prime Contract
CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract. Continuation Sheet is attached

1. Original Contract Sum	\$ 629,682.20
2. Net change by change orders	\$ 33,522.24
3. Contract sum to date (line 1 ± 2)	\$ 663,204.44
4. Total completed and stored to date (Column G on detail sheet)	\$ 593,070.96
5. Retainage:	
a. 10.00% of completed work:	\$ 59,307.12
b. 0.00% of stored material:	\$ 0.00
Total retainage (Line 5a + 5b or total in column I of detail sheet)	\$ 59,307.12
6. Total earned less retainage (Line 4 less Line 5 Total)	\$ 533,763.84
7. Less previous certificates for payment (Line 6 from prior certificate)	\$ 380,516.54
8. Current payment due:	\$ 153,247.30
9. Balance to finish, including retainage (Line 3 less Line 6)	\$ 129,440.60

The undersigned certifies that to the best of the Contractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Contract documents, that all amounts have been paid by the Contractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

CONTRACTOR: Texana Builders, LLC

By: [Signature]

Date: 6/27/17

State of: TX

County of: Harris

Subscribed and sworn to before me this 27 day of June 2017

Notary Public: Melinda Ong

My commission expires: 10/1/2019



ARCHITECT'S/ENGINEER'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on the on-site observations and the data comprising this application, the Architect/Engineer certifies to the Owner/Client that to the best of the Architect's/Engineer's knowledge, information and belief that Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED: \$ 153,247.30

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to confirm to the amount certified)

ARCHITECT/ENGINEER:

By: [Signature]

Date: 6-29-17

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:	\$ 7,141.50	\$ 0.00
Total approved this Month:	\$ 26,380.74	\$ 0.00
Totals:	\$ 33,522.24	\$ 0.00
Net change by change orders:	\$ 33,522.24	

This certificate is not negotiable. The amount certified is payable only to the contract named herein. Issuance, payment and acceptance of payment are without prejudice to the rights of the Owner/Client or Contractor under this Contract.

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.
Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 3
APPLICATION DATE: 06/26/2017
PERIOD: 06/01/17 - 06/30/17
ARCHITECTS/ENGINEERS PROJECT NO:

Contract Lines

ITEM NO.	COST CODE	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D OR E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
1	01 General Liability-01100 - General Liability & WC	GL, WC, and P & P Bond	\$ 15,633.00	\$ 15,633.00	\$ 0.00	\$ 0.00	\$ 15,633.00	100.00%	\$ 0.00	\$ 1,563.30
2	01 General Liability-01310 - Project Superintendent		\$ 32,424.94	\$ 19,454.96	\$ 9,078.99	\$ 0.00	\$ 28,533.95	88.00%	\$ 3,890.99	\$ 2,853.40
3	01 General Liability-01440 - Surveying		\$ 5,500.00	\$ 5,500.00	\$ 0.00	\$ 0.00	\$ 5,500.00	100.00%	\$ 0.00	\$ 550.00
4	01 General Liability-01460 - Professional Services		\$ 2,500.00	\$ 1,875.00	\$ 0.00	\$ 0.00	\$ 1,875.00	75.00%	\$ 625.00	\$ 187.50
5	01 General Liability-01500 - Permits		\$ 2,800.00	\$ 0.00	\$ 2,000.00	\$ 0.00	\$ 2,800.00	100.00%	\$ 0.00	\$ 280.00
6	01 General Liability-01540 - Drawings		\$ 350.00	\$ 262.50	\$ 87.50	\$ 0.00	\$ 350.00	100.00%	\$ 0.00	\$ 35.00
7	01 General Liability-01800 - Dumpsters		\$ 3,240.00	\$ 1,620.00	\$ 810.00	\$ 0.00	\$ 2,430.00	75.00%	\$ 810.00	\$ 243.00
8	01 General Liability-01610 - Temporary Toilets		\$ 623.08	\$ 311.54	\$ 155.77	\$ 0.00	\$ 467.31	75.00%	\$ 155.77	\$ 46.73
9	01 General Liability-01700 - Temporary Fencing/Partitions		\$ 1,500.00	\$ 1,125.00	\$ 375.00	\$ 0.00	\$ 1,500.00	100.00%	\$ 0.00	\$ 150.00
10	01 General Liability-01800 - Cleaning & Protection		\$ 5,552.47	\$ 500.00	\$ 3,664.35	\$ 0.00	\$ 4,164.35	75.00%	\$ 1,388.12	\$ 416.44
11	01 General Liability-01850 - Final Clean		\$ 5,000.00	\$ 0.00	\$ 1,250.00	\$ 0.00	\$ 1,250.00	25.00%	\$ 3,750.00	\$ 125.00
12	01 General Liability-01900 - Fuel		\$ 3,738.46	\$ 2,803.85	\$ 0.00	\$ 0.00	\$ 2,803.85	75.00%	\$ 934.61	\$ 280.38
13	02 Site Construction-02100 - Demolition		\$ 5,059.00	\$ 5,059.00	\$ 0.00	\$ 0.00	\$ 5,059.00	100.00%	\$ 0.00	\$ 505.90
14	02 Site Construction-02200 - Permanent Site Fencing		\$ 5,140.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	0.00%	\$ 5,140.00	\$ 0.00
15	02 Site Construction-02300 - Earthwork		\$ 12,000.00	\$ 12,000.00	\$ 0.00	\$ 0.00	\$ 12,000.00	100.00%	\$ 0.00	\$ 1,200.00
16	03 Concrete-03300 - Turnkey Concrete	Slab, Topping, Sidewalks, Deck Repair	\$ 38,118.25	\$ 35,831.16	\$ 0.00	\$ 0.00	\$ 35,831.16	94.00%	\$ 2,287.09	\$ 3,583.12
17	03 Concrete-03500 - Specialty Concrete	Coal Deck	\$ 41,301.00	\$ 33,040.80	\$ 0.00	\$ 0.00	\$ 33,040.80	80.00%	\$ 8,260.20	\$ 3,304.08

ITEM NO.	COST CODE	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D OR E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
				18	04 Masonry-04500 - Cast Stone					
19	05 Wood & Plastic-05100 - Rough Carpentry	Framing	\$ 64,514.43	\$ 51,611.54	\$ 12,902.89	\$ 0.00	\$ 64,514.43	100.00%	\$ 0.00	\$ 6,451.44
20	05 Wood & Plastic-05200 - Finish Carpentry		\$ 3,600.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	0.00%	\$ 3,600.00	\$ 0.00
21	07 Thermal & Moisture Protection-07100 - Waterproofing		\$ 2,800.00	\$ 0.00	\$ 2,800.00	\$ 0.00	\$ 2,800.00	100.00%	\$ 0.00	\$ 280.00
22	07 Thermal & Moisture Protection-07200 - Insulation		\$ 1,380.00	\$ 1,380.00	\$ 0.00	\$ 0.00	\$ 1,380.00	100.00%	\$ 0.00	\$ 138.00
23	07 Thermal & Moisture Protection-07300 - Composition Roof		\$ 7,961.35	\$ 7,563.28	\$ 398.07	\$ 0.00	\$ 7,961.35	100.00%	\$ 0.00	\$ 798.14
24	08 Doors & Windows-08200 - Wood Doors and Frames		\$ 8,271.65	\$ 2,067.91	\$ 6,203.74	\$ 0.00	\$ 8,271.65	100.00%	\$ 0.00	\$ 827.16
25	08 Doors & Windows-08300 - Specialty Doors	Overhead Doors	\$ 7,424.00	\$ 0.00	\$ 7,424.00	\$ 0.00	\$ 7,424.00	100.00%	\$ 0.00	\$ 742.40
26	08 Doors & Windows-08500 - Windows		\$ 16,563.18	\$ 13,250.54	\$ 3,312.64	\$ 0.00	\$ 16,563.18	100.00%	\$ 0.00	\$ 1,656.31
27	09 Finishes-09200 - Stucco		\$ 23,850.00	\$ 7,155.00	\$ 16,695.00	\$ 0.00	\$ 23,850.00	100.00%	\$ 0.00	\$ 2,385.00
28	09 Finishes-09250 - Drywall Partitions		\$ 9,170.00	\$ 9,170.00	\$ 0.00	\$ 0.00	\$ 9,170.00	100.00%	\$ 0.00	\$ 917.00
29	09 Finishes-09690 - Rubber Flooring		\$ 12,815.39	\$ 12,815.39	\$ 0.00	\$ 0.00	\$ 12,815.39	100.00%	\$ 0.00	\$ 1,281.54
30	09 Finishes-09700 - Wall Coverings	Office Remodel	\$ 5,500.00	\$ 5,500.00	\$ 0.00	\$ 0.00	\$ 5,500.00	100.00%	\$ 0.00	\$ 550.00
31	09 Finishes-09600 - Granite Countertops		\$ 3,129.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	0.00%	\$ 3,129.00	\$ 0.00
32	09 Finishes-09900 - Paints & Coatings	Painting	\$ 17,085.00	\$ 4,271.25	\$ 11,105.25	\$ 0.00	\$ 15,376.50	90.00%	\$ 1,708.50	\$ 1,537.66
33	10 Specialties-10200 - Louvers & Vents		\$ 4,275.00	\$ 0.00	\$ 4,275.00	\$ 0.00	\$ 4,275.00	100.00%	\$ 0.00	\$ 427.50
34	10 Specialties-10520 - Fire Protection Specialties		\$ 1,350.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	0.00%	\$ 1,350.00	\$ 0.00
35	10 Specialties-10600 - Partitions		\$ 6,536.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	0.00%	\$ 6,536.00	\$ 0.00

ITEM NO.	COST CODE	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D OR E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
				36	13 Special Construction-13150 - Swimming Pools					
37	15 Mechanical - Mechanical	\$ 2,800.00	\$ 2,800.00	\$ 0.00	\$ 0.00	\$ 2,800.00	100.00%	\$ 0.00	\$ 280.00	
38	15 Mechanical-15400 - Plumbing	\$ 25,780.00	\$ 8,507.40	\$ 9,538.60	\$ 0.00	\$ 18,046.00	70.00%	\$ 7,734.00	\$ 1,804.60	
39	16 Electrical - Electrical	\$ 48,901.58	\$ 24,450.79	\$ 12,225.40	\$ 0.00	\$ 36,676.19	75.00%	\$ 12,225.39	\$ 3,667.62	
40	19 Contractor Fee-000 - Contractor Fee	\$ 62,495.00	\$ 41,490.00	\$ 14,396.19	\$ 0.00	\$ 55,886.19	89.43%	\$ 6,608.81	\$ 5,588.62	
TOTALS:			\$ 629,682.20	\$ 422,796.16	\$ 136,752.56	\$ 0.00	\$ 559,548.72	88.86%	\$ 70,133.48	\$ 55,954.89

Whole Change Order Packages

ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D OR E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
			41	PCCO#001: Pool Deck Drains / Painting of Pool Accessories					
42	PCCO#002: New Ceiling Fans For Existing Fitness Room	\$ 816.50	\$ 0.00	\$ 816.50	\$ 0.00	\$ 816.50	100.00%	\$ 0.00	\$ 81.65
43	PCCO#003: Paint Existing Walls and Ceiling In Existing Fitness Area	\$ 2,687.55	\$ 0.00	\$ 2,687.55	\$ 0.00	\$ 2,687.55	100.00%	\$ 0.00	\$ 268.76
44	PCCO#004: Feature Pump and Filter Pump Repairs	\$ 15,651.40	\$ 0.00	\$ 15,651.40	\$ 0.00	\$ 15,651.40	100.00%	\$ 0.00	\$ 1,565.14
45	PCCO#005: Change Electrical Outlets and Switches	\$ 368.00	\$ 0.00	\$ 368.00	\$ 0.00	\$ 368.00	100.00%	\$ 0.00	\$ 36.80
46	PCCO#006: Replace 10 HP Motor	\$ 4,369.26	\$ 0.00	\$ 4,369.26	\$ 0.00	\$ 4,369.26	100.00%	\$ 0.00	\$ 436.93
47	PCCO#007: MM-100 Moisture Mitigation	\$ 2,844.53	\$ 0.00	\$ 2,844.53	\$ 0.00	\$ 2,844.53	100.00%	\$ 0.00	\$ 284.45
48	PCCO#008: Remove water fountain	\$ 460.00	\$ 0.00	\$ 460.00	\$ 0.00	\$ 460.00	100.00%	\$ 0.00	\$ 46.00
TOTALS:		\$ 33,522.24	\$ 0.00	\$ 33,522.24	\$ 0.00	\$ 33,522.24	100.00%	\$ 0.00	\$ 3,352.23

Grand Totals

A	B	C	D	E	F	G	H	I	
ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D OR E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE
			FROM PREVIOUS APPLICATION (D+E)	THIS PERIOD					
	GRAND TOTALS:	\$ 663,204.44	\$ 422,796.16	\$ 170,274.80	\$ 0.00	\$ 593,070.96	89.43%	\$ 70,133.48	\$ 59,307.12

DOCUMENT DETAIL SHEET - APPLICATION AND CERTIFICATE FOR PAYMENT



CONDITIONAL WAIVER AND RELEASE ON PROGRESS PAYMENT

Project: Oakmont Public Utility District Auburn Lakes Recreation Center

On receipt by the signer of this document of a check on the behalf of Oakmont Public Utility District in the sum of \$ 153,247.30 payable to Texana Builders LLC and when the check has been properly endorsed and has been paid by the bank on which it is drawn, this document becomes effective to release any mechanic's lien right, any right arising from a payment bond that complies with a state or federal statute, any common law payment bond right, any claim for payment, and any rights under any similar ordinance, rule, or statute related to claim or payment rights for persons in the signer's position that the signer has on the property of Oakmont Public Utility District located at 25005 Northcrest Drive, Spring, TX 77389.

This release covers a progress payment for all labor, services, equipment, or materials furnished to the property or to Texana Builders LLC as indicated in the attached statement(s) or progress payment request(s), except for unpaid retention, pending modifications and changes, or other items furnished.

Before any recipient of this document relies on this document, the recipient should verify evidence of payment to the signer.

The signer warrants that the signer has already paid or will use the funds received from this progress payment to promptly pay in full all of the signer's laborers, subcontractors, materialmen, and suppliers for all work, materials, equipment, or services provided for or to the above referenced project in regard to the attached statement(s) or progress payment request(s).

Date: 6/27/17

Company Name: Texana Builders LLC

Signature: [Handwritten Signature]

THE STATE OF: Texas §
COUNTY OF: Harris §

This Conditional Waiver and Release on Progress Payment was acknowledged before me on this 27 day of June, 2017, by Karen Neumann, on behalf of Texana Builders LLC.



Melinda Orr
Notary Public - State of TX
Expires - 10/1/2019

Invoice



Date	Invoice #
6/27/2017	1075

Bill To
Oakmont PUD Recreation Center Imp Northcrest Drive and W. Rayford Road Spring, TX 77338

Please Remit Payment To:

Texana Builders
8945 Long Point Rd
Suite 212
Houston, Texas
77055

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
	Progress Billing-see details in attached OPA 03	153,247.30	153,247.30
	TX Sales Tax	8.25%	0.00
<p>Please visit our website at www.texanabuilders.com</p>		Total	\$153,247.30
		Payments	\$0.00
		Balance Due	\$153,247.30



OAKMONT PUBLIC UTILITY DISTRICT

July 13, 2017

South Pond – SWQ Landscaping
East Pond – Beavers
Auburn Lakes Estates Pond – Irrigation
Pines Interceptor Swale - Trees

13226 Kaltenbrun ~ Houston, Texas 77086 ~ Phone: 281-445-2614 ~ Fax: 281-445-2349

Account Representative: Tom Dillard ~ Email: tdillard@champhydro.com
~ Cell: 281-924-7733

7/13/2017



SOUTH DETENTION POND

ITEM 1: The residents of the adjacent homes have requested matching landscaping around new SWQ unit to obscure the view of the concrete and steel structure from the street.



Awaiting HOA approval

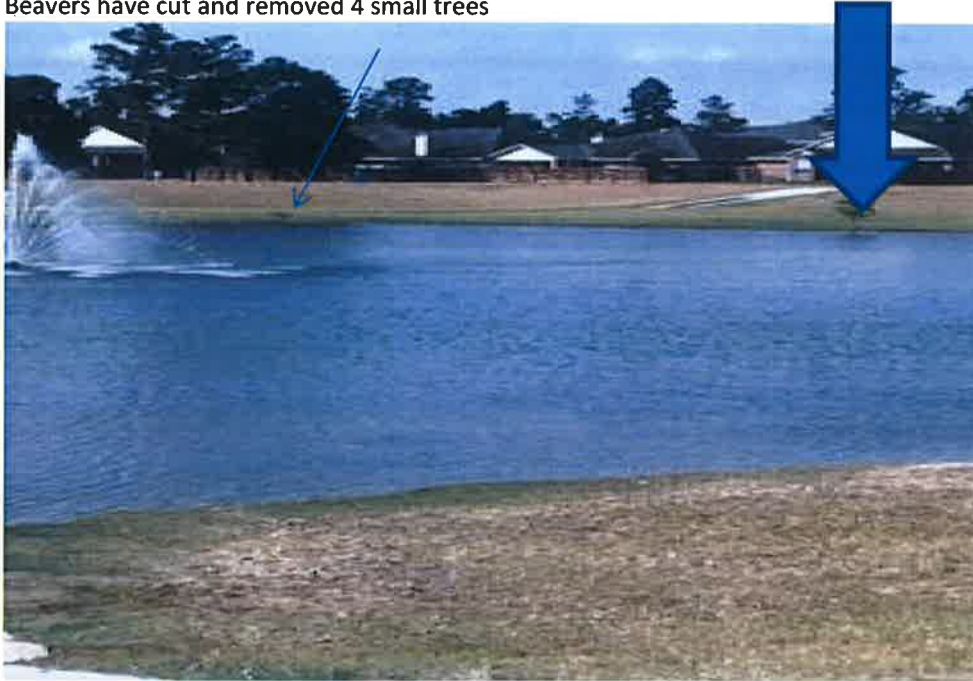
ACTION ITEM: Champions is requesting the approval of the creation of the flower bed at a cost of \$931.00.

EAST DETENTION POND

BEAVERS

ITEM 2: Beaver removal

Beavers have cut and removed 4 small trees



Trapper has trapped 2 beavers to date.

AUBURN LAKES ESTATES POND (3.27 ac)

ITEM 3: Erosion Issues

Current conditions:

Vegetation is struggling due to shortage of nutrients.

Irrigation is present in some areas but may not be functioning.

Slopes are eroding.

Plan:

Met with HOA representatives and developed a plan for a detailed evaluation of the irrigation system.

Will prepare irrigation system plat and determine what is functioning and the cost to bring system up to 100% operational status.

Target to meet early July to finalize a plan for repairs and maintenance.

Status:

Mapping is complete

Data being prepared for presentation

Target completion is July 20

PINES INTERCEPTOR SWALE

ITEM 3: Resident requested removal of trees located behind 25202 Knob Pines Court

Trees are indigenous and not planted by developer

If board approves removal cost will be \$775.00

ACTION ITEM: Champions is requesting approval to remove trees

[Print](#) | [Close Window](#)

Subject: Question

From: Jen Smith <jenn.champ@yahoo.com>

Date: Tue, Jul 11, 2017 10:49 am

To: oakmontpudboard@gmail.com

Attach: image1.JPG

Does the PUD or HOA handle this? Someone on our street got a pool. They ripped up the landscaping and there is this eyesore.

Thanks.

Jennifer Smith
Sent from my iPhone



Subject: TexasPUD Contact Form
From: TexasPUD <board@texaspud.com>
Date: Mon, Jul 03, 2017 7:33 pm
To: OPUD Board <board@texaspud.com>

From: Tom.
Email: <tomthib7@aol.com>
Phone: 8328233352

Message Body:
So did the work out facility pass the Fire Inspection today, July 03?

--
This e-mail was sent from a contact form on TexasPUD.com.

Subject: TexasPUD Contact Form
From: TexasPUD <board@texaspud.com>
Date: Sat, Jul 01, 2017 4:31 pm
To: OPUD Board <board@texaspud.com>

From: Jennifer Mock
Email: <mockjy@gmail.com>
Phone: 9125721814

Message Body:

Would like to inquire about pricing to have child's birthday at the pool. Looking to schedule the party on July 29th. Thank you in advance

Jennifer Mock

--
This e-mail was sent from a contact form on TexasPUD.com.

Subject: TexasPUD Contact Form
From: TexasPUD <board@texaspud.com>
Date: Tue, Jun 27, 2017 9:03 am
To: OPUD Board <board@texaspud.com>

From: Kevin Joyce
Email: <kfjoyce@me.com>
Phone: 405-248-7394

Message Body:

Good Morning,

I live in Audurn Lakes and would like to know when the recreation center gym is planned to open. Looks great so far!

Thank you,
Kevin Joyce
24911 Summer Chase Drive

--

This e-mail was sent from a contact form on TexasPUD.com.

Subject: TexasPUD Contact Form
From: TexasPUD <board@texaspud.com>
Date: Mon, Jun 12, 2017 3:24 pm
To: OPUD Board <board@texaspud.com>

From: Estela M Diaz
Email: <stellar50@live.com>
Phone: 2818517952

Message Body:
Interested in renting Rec Center on July 9th. Is it available?

--
This e-mail was sent from a contact form on TexasPUD.com.

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