

**MINUTES  
OF THE  
BOARD OF DIRECTORS MEETING**

**October 11, 2018**

THE STATE OF TEXAS §  
COUNTY OF HARRIS §  
OAKMONT PUBLIC UTILITY DISTRICT §

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, October 11, 2018 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
Vacant	-	Assistant Secretary
Jennifer Smith	-	Assistant Secretary

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

Also in attendance were those who provided their names on the sign-in sheet attached hereto as Exhibit "A"

Additionally, in attendance were: David Doiron, an owner of property in the District; Tina DeAses, The Risher Companies, the District's Recreation Manager ("Risher"); Tom Dillard and Les Griffith of Champions Hydro-lawn ("Champions"); Robb Clark with Hays Utility South Corporation ("Hays"); Nathaniel Jackson with Jones & Carter, Inc. ("J&C"); Cindi Winski of EquiTax Inc., the District's Tax Assessor/Collector; Debra Loggins of L&S District Services, LLC, the District's Bookkeeper; and Mallory Craig, of Coats | Rose, P.C., the District's legal counsel ("Coats | Rose").

WHEREUPON, the meeting was called to order in accordance with the posted meeting notice, which is attached hereto as Exhibit "B".

**HEAR FROM THE PUBLIC**

The Board then opened the floor to receive comments from the public, and noted that no comments were presented.

**CONDUCT INTERVIEWS OF APPLICANTS FOR APPOINTMENT TO THE BOARD**

Ms. Craig then noted that one application was received for consideration of appointment to the Board of Directors from David Doiron. Ms. Craig noted that the qualifications for a person to serve on the Board of Directors are for the person to be a property owner or a registered voter of the District. Ms. Craig noted that Mr. Doiron is both a registered voter of the District and a property owner within the District. Upon determination that Mr. David Doiron was qualified to serve on the Board of Directors, the Board of Directors conducted an interview of Mr. David Doiron and inquired as to his interest and desire to serve on the Board of Directors.

**APPOINT NEW MEMBER TO BOARD OF DIRECTORS AND ACCEPT OATH OF OFFICE**

The Board considered appointing a new member to the Board of Directors.

Upon a motion by Director Warren, seconded by Director Hebert, the Board voted unanimously to appoint Mr. David Doiron to the Board of Directors.

Ms. Craig then administered and Mr. Doiron took the Oath of Office and Statement of Officer.

**RECONSTITUTE THE BOARD OF DIRECTORS AND AUTHORIZE DISTRICT REGISTRATION FORM**

Ms. Craig noted that with the appointment of Mr. Doiron to the Board, the Board should consider reconstituting the officer positions. She noted that the position of Assistant Secretary was currently vacant.

After discussion, upon a motion by Director Warren, seconded by Director Smith, the Board voted to reconstitute the officer positions as follows:

- Ty Warren - President
- Shaun Hebert - Vice President
- Kerry Simmons - Secretary
- Jennifer Smith - Assistant Secretary
- David Doiron - Assistant Secretary

Ms. Craig then reminded the Board that the District must file an amended registration form with the TCEQ within thirty days of any changes made to the Board of Directors. She requested the Board authorize her to file the amended registration form.

Upon a motion by Director Warren, seconded by Director Smith, the Board voted unanimously to authorize the District’s Attorney to file the amended registration form reflecting the appointment of Mr. Doiron.

## **CONDUCT PUBLIC HEARING ON TAX RATE**

The Board then opened the public hearing on the 2018 tax rate at 7:11 p.m.

The Board received comments from resident Ms. Tammie Newman who inquired about the value of dropping one penny from the overall tax rate. The Board responded to the question directing to the exhibit provided by the Financial Advisor at the last meeting.

After receiving comments relating to the proposed 2018 tax rate and upon a motion by Director Hebert, seconded by Director Smith, the Board voted unanimously to close the public hearing at 7:20 p.m.

## **ADOPT ORDER SETTING 2017 TAX RATE**

The Board then recognized Ms. Craig, who presented and reviewed a tax rate analysis from District's Financial Advisor on the recommended tax rate. Ms. Craig noted the District published notice of the public hearing on a proposed total tax rate of \$0.86 per \$100 of assessed valuation. Ms. Craig also presented an Order Setting Tax Rate for 2018 for the Board's consideration.

After full discussion and consideration, upon a motion by Director Hebert, seconded by Director Smith, the Board voted unanimously to (i) levy a total tax rate for 2018 at \$0.86 per \$100 in assessed valuation, consisting of \$0.31 per \$100 of assessed valuation for maintenance and operations purposes, \$0.55 per \$100 of assessed valuation for debt service; and (ii) adopt the Order Setting 2018 Tax Rate.

## **AMEND NOTICE TO SELLERS AND PURCHASERS**

Ms. Craig then noted the District's Notice to Sellers and Purchasers should be amended to reflect the adopted 2018 tax rate. Ms. Craig explained this document is recorded in Harris County and is presented to purchasers of homes and land within the District to notify them of the District's current tax rate and outstanding debt.

After consideration, upon a motion by Director Warren, seconded by Director Hebert, the Board voted unanimously to amend the Notice to Sellers and Purchasers and to authorize recording of same in Harris County.

## **APPROVE MINUTES OF MEETINGS HELD SEPTEMBER 13, 2018**

The Board considered the minutes of the meeting held September 13, 2018 which was distributed to the Board for review prior to the meeting. After discussion, upon a motion by Director Hebert, seconded by Director Simmons, the Board voted unanimously to approve 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 "C".

Ms. Loggins noted that the Auburn Lakes Homeowners Association (the "HOA") has submitted payment for a full year's worth of rent of the storage space, for September 1, 2018 through August 31, 2019. Ms. Logging requested the Board's approval to refund the HOA's storage space lease payments minus two months upon vacating the storage space.

Upon a motion made by Director Hebert, second by Director Simmons, the Board voted unanimously to (i) approve the Bookkeeper's Report, including the Investment Report and authorizing necessary action in connection therewith, (ii) approve the checks presented for payment, (iii) authorize the transfer of \$50,000 from the general operating fund to pay bills until tax payments are received and the general operating fund will be reimbursed, and (iv) authorizing refund of the HOA's rental payments for the year minus two months.

### **Consider amending budget to reflect 2018 maintenance tax rate**

Ms. Loggins also presented an amended budget to reflect the 2018 maintenance tax rate for the Board's consideration. A copy of the amended budget is included with the Bookkeeper's report.

After review and consideration, upon a motion made by Director Hebert, seconded by Director Warrant, the Board voted unanimously to approve the amended budget to reflect the 2018 maintenance tax.

## **TAX ASSESSOR/COLLECTOR'S REPORT**

The Board next recognized Ms. Winski who presented the TAC's Report, a copy of which is attached hereto as Exhibit "D". Ms. Winski noted 99.8% of the District's 2017 tax levy has been collected.

After discussion, upon a motion duly made by Director Warren, 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) approve moving specific tax accounts to uncollectable status.

## **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 "E". He reported on the following:

- the total connection count is 1,164;
- the water accountability ratio was 98.14%; and
- there were no excursions for the month.

Mr. Clark also noted that a resident has submitted a request for a water bill reduction due to an irrigation leak. Mr. Clark recommended granting the request by adjusting the water charges to be billed at the lowest water rate tier.

After discussion, upon a motion duly made by Director Simmons, seconded by Director Warren, the Board unanimously (i) approved the Operator's Report as presented and the action items listed therein and (ii) authorized water bill reduction for resident irrigation leak to the lowest water tier.

### **ATTORNEY'S REPORT**

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

#### **Approve Storage Space Lease Agreement**

Ms. Craig presented a Storage Space Lease Agreement with Auburn Lakes Swimteam for the Board's review and consideration.

After discussion, upon a motion duly made by Director Simmons, seconded by Director Hebert, the Board voted unanimously to approve the Storage Space Lease Agreement with Auburn Lakes Swimteam.

#### **Discuss December meeting date(s)**

Ms. Craig presented to the Board possible December meeting dates.

After discussion, upon a motion duly made by Director Warren, seconded by Director Doiron, the Board voted unanimously to approve the December 6, 2018 meeting date.

### **REVIEW ENGINEER'S REPORT**

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

1. M102 Channel Repair – Mr. Jackson reported that HCFCD will be coordinating the repair of the channel, with the participant districts contributing a share of the cost.
2. Recreation Center Expansion – Mr. Jackson reported the contractor completed several of the one-year warranty repairs this month. J&C is continuing to work with the contractor and property management to complete the remaining warranty repairs.
3. Surplus Funds and Change in Scope Application – Mr. Jackson noted J&C finalized the application and submitted to the TCEQ last month.
4. WoodsEdge Church Sidewalks – Mr. Jackson noted, as a reminder, that last month the administrative staff at French Elementary have concerns about the proposed sidewalk

route through the Church property. J&C is working with Klein ISD and WoodsEdge Church to schedule a follow-up meeting.

5. Northern Drainage Channel – Mr. Jackson noted that the contractor hired by Harris-Montgomery County MUD No. 386 mobilized on site and discovered the scope of work was significantly different than what was approved. Harris-Montgomery County MUD No. 386 is evaluating alternative for the repair.
6. Swimming Pool Calcium Removal – Mr. Jackson noted that Bayou Connect Services will be removing the staining that occurred this month.
7. South Detention Basin TrashTropper – Mr. Jackson noted J&C completed the one-year warranty inspection for the project and identified several punch list items to be addressed by the contractor.

After discussion and consideration, upon a motion by Director Warren, seconded by Director Hebert, the Board voted unanimously to approve the Engineer's Report and the action items listed therein.

#### **HEAR REPORT FROM CHAMPIONS HYDROLAWN**

The Board recognized Mr. Dillard, who presented the report from Champions, a copy of which is attached hereto as Exhibit "G". Mr. Dillard also presented for the Board's consideration and approval, a proposal for planting Bluebonnets. A copy of which is enclosed in the Champion's report.

After discussion and consideration, upon a motion by Director Simmons, and seconded by Director Smith, the Board voted unanimously to (i) approve the Champion's Hydrolawn Report and the action items listed therein and (ii) authorize planting of Bluebonnets in the District.

#### **Authorize replacement of damaged plate/lid**

Mr. Dillard next presented a proposal to replace the existing damaged plate/lid with new plate with doors for the underground units which has the new spring/torsion bar design for the Board's consideration and approval.

After discussion and consideration, upon a motion by Director Hebert, and seconded by Director Smith, the Board voted unanimously to approve the replacement of the existing damaged plate/lid with new plate with doors.

#### **Authorize cleaning Director Lots**

Defer action.

## **RECREATION CENTER MANAGER REPORT**

The Board recognized Ms. DeAses, who presented the Recreation Center Manager's Report, a copy of which is attached hereto as Exhibit "H".

Ms. DeAses presented a proposal to replace the plastic waste bins for dog waste stations with steel waste bins.

After discussion and review, upon a motion by Director Hebert, seconded by Director Smith, the Board voted unanimously to (i) approve the Recreation Center Manager's Report as presented and the action items listed within and (ii) authorize replacement of plastic waste bins with steel waste bins.

## **HEAR FROM RECREATION COMMITTEE**

The Board recognized the Recreation Committee. No action was taken.

## **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. Ms. Craig noted that all emails received have been addressed and handled. Copies of the emails are attached hereto as Exhibit "I".

## **HEAR FROM THE PUBLIC**

The Board then opened the floor to receive comments from the public. Ms. Newman inquired about the status of the Open Space Maintenance Agreement.

There being no other business to come before the Board, the meeting was adjourned.

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PASSED, APPROVED and ADOPTED this November 8, 2018.

(DISTRICT SEAL)

  
Secretary, Board of Directors





**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, October 11, 2018**, 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. Consider filling vacancy on Board of Directors, including:
  - a. Conduct interviews of persons interested in appointment to Board of Directors;
  - b. Appoint new member to Board of Directors; and
  - c. Reconstitute officer positions of Board of Directors and authorize filing of Amended District Registration Form.
3. Consider 2018 Tax Rate, including:
  - a. Conduct public hearing on proposed 2018 tax rate;
  - b. Adopt Order Setting 2018 Tax Rate; and
  - c. Amend Notice to Sellers and Purchasers.
4. Review and consider approval of minutes from meeting held September 13, 2018.
5. 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;
  - c. Authorize refund of storage space lease payments upon storage space being vacated; and
  - d. Consider amending budget to reflect 2018 maintenance tax rate.
6. Receive Tax Assessor/Collector's Report and consider taking action thereon, including:
  - a. Approve tax report and authorize payment of invoices from tax account; and
  - b. Approve moving specific tax accounts to uncollectable status.
7. 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.
8. Hear Attorney's Report and consider taking action thereon, including:
  - a. Approve Storage Space Lease Agreement with swimteam; and
  - b. Discuss December meeting date(s).
9. 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. Hear report on status of all District facilities and consider taking action thereon; and
  - d. Consider taking any necessary action relating to the Engineer's Report, including initiation of new projects.
10. Hear report from Champions Hydrolawn and consider taking any necessary action thereon, including approving proposals for repairs or work at the detention ponds.
11. Hear report from Recreation Center Manager, and consider acting thereon, including:
  - a. Review and consider approving proposals for purchase of recreation equipment, repairs to facilities, and/or authorizing camps and activities; and
  - b. Consider authorizing Recreation Center Manager to proceed with projects, purchases, and repairs as directed by the Board.
12. Hear from Recreation Committee.
13. Review District Emails.
14. 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, and 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 4<sup>th</sup> day of October, 2018.



OAKMONT PUBLIC UTILITY DISTRICT

By:

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

002641.000000\4820-8412-8018.v7



DO NOT DETACH

CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS §

COUNTY OF HARRIS §

OAKMONT PUBLIC UTILITY DISTRICT §

I, Christina N DeAes, 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 25005 Northcrest Drive, Spring, Texas, the location inside the boundaries of the District designated for the posting of agendas, on the 4<sup>th</sup> day of October, 2018 at 3 p.m., which time was not less than 72 hours prior to the scheduled time of the special meeting.

Christina DeAes  
(Name)

4811-0138-0114, v. 1

4811-0138-0114.1/2641.0

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EXECUTED this 4<sup>th</sup> day of October, 2018.



OAKMONT PUBLIC UTILITY DISTRICT

By:   
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 §

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 1000, Houston, Texas, on Thursday, October 04, 2018, at 1:30 p.m., which time was not less than 72 hours prior to the scheduled time of the meeting.

  
(Name)

**OAKMONT PUBLIC UTILITY DISTRICT  
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10. Hear report from Champions Hydrolawn and consider taking any necessary action thereon, including approving proposals for repairs or work at the detention ponds.
11. Hear report from Recreation Center Manager, and consider acting thereon, including:
  - a. Review and consider approving proposals for purchase of recreation equipment, repairs to facilities, and/or authorizing camps and activities; and
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Executed this 4<sup>th</sup> day of October, 2018.



OAKMONT PUBLIC UTILITY DISTRICT

By:

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

OAKMONT PUBLIC UTILITY DISTRICT  
NOTICE OF MEETING

1330006  
10/04/2018 PERSONAL  
\$9.00 NPR - NOTICE MTG

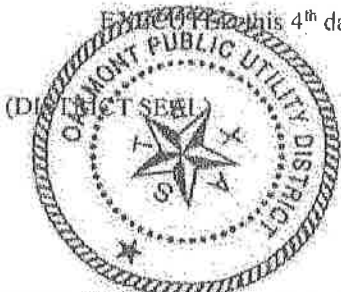
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  - a. Authorize preparation of plans, advertisement of bids and/or award of contracts for District facilities;
  - b. Approve pay estimates and change orders on contracts for District facilities;
  - c. Hear report on status of all District facilities and consider taking action thereon; and
  - d. Consider taking any necessary action relating to the Engineer's Report, including initiation of new projects.
10. Hear report from Champions Hydrolawn and consider taking any necessary action thereon, including approving proposals for repairs or work at the detention ponds.
11. Hear report from Recreation Center Manager, and consider acting thereon, including:
  - a. Review and consider approving proposals for purchase of recreation equipment, repairs to facilities, and/or authorizing camps and activities; and
  - b. Consider authorizing Recreation Center Manager to proceed with projects, purchases, and repairs as directed by the Board.
12. Hear from Recreation Committee.
13. Review District Emails.
14. Hear from the public.

FILED  
 2018 OCT -4 PM 13:24  
 Star Stewart  
 COUNTY CLERK  
 HARRIS COUNTY, TEXAS

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Executed on this 4<sup>th</sup> day of October, 2018.



OAKMONT PUBLIC UTILITY DISTRICT

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

Oakmont PUD  
 Summary Bookkeeping Report  
 October 11, 2018

GENERAL OPERATING ACCOUNT - Compass Bank

Ending Balance from last meeting	\$	49,680.87
Receipts	+	146,734.95
Withdrawals and checks	-	143,340.06
Ending Balance at October 11, 2018	\$	53,075.76
<u>Investments</u>		
Money Market Account at Compass Bank	\$	926,178.79
CD/Compass Bank dated 7/16/18 due 1/16/19 at 2.20%		1,750,000.00
CD/Central Bank dated 7/16/18 due 1/16/19 at 2.22%		1,250,000.00
Total Operating Funds	\$	3,979,254.55
12 month Operating Reserve		( 1,960,000.00)
Net Operating Funds	\$	2,019,254.55

RECREATIONAL FACILITIES FUND - Compass Bank

Ending Balance from last meeting	\$	4,880.56
Rec Facility Revenue ( rentals, pool passes & rec fees)	+	2,330.50
Transfer from Money Market Account	+	50,000.00
Total Receipts	+	52,330.50
Withdrawals and checks	-	53,441.60
Ending Balance at October 11, 2018	\$	3,769.46
<u>Investments</u>		
Rec Money Market Account at Compass Bank	\$	6,062.84
Total Recreational Facilities Funds	\$	9,832.30





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CAPITAL PROJECTS FUND - Compass Bank

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

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PARK CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting \$ 600,721.08

Receipts + 127.55

Withdrawals - 18.00

Ending Balance at October 11, 2018 \$ 600,830.63

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DEBT SERVICE FUND - Compass Bank

Ending Balance from last meeting \$ 278,849.41

Receipts + 2,162.08

Withdrawals - 18.00

Ending Balance at October 11, 2018 \$ 280,993.49

Investments \$ 1,673,361.61

Total Debt Service Funds \$ 1,954,355.10

Next Debt Service Payment due March 1, 2019 - \$1,936,860.00

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**Oakmont PUD  
Cash Analysis  
October 11, 2018**

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GENERAL OPERATING ACCOUNT - Compass Bank

Ending Balance from last meeting		\$	49,680.87
<u>Receipts</u>			
Accounts Receivable Collections		+	146,711.26
Interest earned on account		+	23.69
<u>Withdrawals</u>			
Payments to United States Treasury for payroll taxes on director fees from previous meeting		-	183.60
Order deposit slips		-	93.54
Bank service charges		-	40.50
Checks presented for signatures October 11, 2018			
4549 - Jennifer Smith, director fee for 10/11/18 meeting - \$150.00, less taxes - ( \$11.48)		-	138.52
4550 - Kerry Simmons, director fee for 10/11/18 meeting - \$150.00, less taxes - ( \$11.48)		-	138.52
4551 - Shaun Hebert, director fee for 10/11/18 meeting - \$150.00, less taxes - ( \$11.47)		-	138.53
4552 - Ty Warren, director fee for 10/11/18 meeting - \$150.00, less taxes - ( \$11.48)		-	138.52
4553 - Jennifer Smith, director fees for 9/26 & 10/2 meetings - \$300.00, less taxes - ( \$22.95)		-	277.05
4554 - Kerry Simmons, director fee for 9/26 & 10/2 meetings - \$300.00, less taxes - ( \$22.95)		-	277.05
4555 - Shaun Hebert, director fees for 9/26 & 10/2 meetings - \$300.00, less taxes - ( \$22.95)		-	277.05
4556 - Ty Warren, director fees for 9/26 & 10/2 meetings - \$300.00, less taxes - ( \$22.95)		-	277.05
4557 - Champions Hydro-Lawn, September Maintenance - \$2,092.05, SWQ Annual Renewal - \$1,850.00		-	3,942.05
4558 - Coats Rose, P.C., legal fees through October 1, 2018		-	10,771.83
4559 - Constellation New Energy, Inc., 25134 1/2 Haverford - \$5,397.17, 6950 1/2 West Rayford - \$331.57		-	5,728.74
4560 - Hays Utility South Corporation, maintenance and operations for September		-	27,711.86
4561 - Jones & Carter, Inc., engineering fees - \$4,879.25, GIS - \$600.00, Park Bond change in Scope/Surplus Funds Application 2017 - \$2,472.00		-	7,951.25
4562 - L & S District Services, LLC, bookkeeping fees and expenses for September		-	1,268.95
4563 - North Harris County Regional Water Authority, pumpage fees		-	46,168.60
4564 - Northampton WWTP, sewer service for August		-	19,107.39
4565 - Off Cinco, website expenses		-	355.00
4566 - Residential Recycling of Texas, trash and recycling service for October		-	18,289.60
4567 - Sarah Phelps, refund		-	4.06
4568 - David Anderson, refund		-	26.50
4569 - Nancy & David Hennessy, refund		-	22.76
4570 - Trevino Alonso Luis Quiroga, refund		-	11.54
Total Disbursements		\$	143,340.06
Ending Balance at October 11, 2018		\$	53,075.76

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GENERAL OPERATING ACCOUNT - Continued

Investments

Money Market Account at Compass Bank	\$ 926,178.79
CD/Compass Bank dated 7/16/18 due 1/16/19 at 2.20%	\$ 1,750,000.00
CD/Central Bank dated 7/16/18 due 1/16/19 at 2.22%	\$ 1,250,000.00
	<hr/>
Total Operating Funds	\$ 3,979,254.55
12 month Operating Reserve	( 1,960,000.00)
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Net Operating Funds	\$ 2,019,254.55

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RECREATIONAL FACILITIES FUND - Compass Bank

Ending Balance from last meeting	\$ 4,880.56
<u>Receipts</u>	
Rent	+ 1,543.50
Pool passes	+ 100.00
Rec fees	+ 687.00
Transfer from REC Money Market Account	+ 50,000.00
Total Receipts	\$ 52,330.50

Withdrawals

Checks previously approved	
2046 - Aquatic Management of Houston, Inc., pool lifeguards	- 84.00
2047 - Pet Waste Eliminators, pet waste stations	- 1,346.99
Checks presented for signatures October 11, 2018	
2048 - Aquatic Management of Houston, Inc., pool maintenance and repairs	- 350.86
2049 - AT&T, phone service	- 122.63
2050 - CenterPoint Energy, 25005 Northcrest	- 18.41
2051 - Comcast, cable service	- 177.98
2052 - Constellation New Energy, Inc., 25005 Northcrest - \$781.77, 25005 Northcrest B - \$637.42	- 1,419.19
2053 - Direct TV, cable service	- 89.24
2054 - JINCO, Inc., landscaping	- 15,017.00
2055 - Jones & Carter, Inc., engineering fees	- 2,850.50
2056 - MURR, Inc., landscape design and consultation	- 11,632.15
2057 - Omega RE Construction, 50% deposit	- 3,412.50
2058 - Void	
2059 - Ready Refresh, rental fee	- 41.01
2060 - Risher Fitness Management, Inc., management fees - \$10,915.00 expenses - \$1,526.76	- 12,441.76
2061 - Silversand Services, landscape maintenance	- 4,046.38
2062 - Vanguard Cleaning Systems of Greater Houston, cleaning services & supplies for October	- 391.00
2063 - AT&T, blank check for internet service	
Total Disbursements	\$ 53,441.60
Ending Balance at October 11, 2018	\$ 3,769.46

Investments

REC Money Market Account at Compass Bank	\$ 6,062.84
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Total Recreational Facilities Funds	\$ 9,832.30

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CAPITAL PROJECTS FUND - Compass Bank

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

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PARK CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting \$ 600,721.08

Receipts

Interest earned on account + 127.55

Withdrawals

Bank service charges - 18.00  
Total Withdrawals \$ 18.00

Ending Balance at October 11, 2018 \$ 600,830.63

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DEBT SERVICE FUND - Compass Bank

Ending Balance from last meeting \$ 278,849.41

Receipts

CD interest - Central Bank + 2,051.35  
Interest earned on account + 110.73

Withdrawals

Bank service charges - 18.00  
Total Withdrawals \$ 18.00

Ending Balance at October 11, 2018 \$ 280,993.49

Investments

Money Market Account at Spirit of Texas Bank \$ 210,727.44  
Money Market Account at Central Bank 152,634.17  
CD/Green Bank dated 8/27/18 due 2/27/19 at 2.15% 245,000.00  
CD/Texas Capital Bank dated 8/27/18 due 2/27/19 at 2.00% 245,000.00  
CD/Allegiance Bank dated 8/27/18 due 2/27/19 at 2.00% 245,000.00  
CD/Central Bank dated 9/5/18 due 3/5/19 at 2.22% 575,000.00  
Total Investments \$ 1,673,361.61

Total Debt Service Funds \$ 1,954,355.10

Next Debt Service Payment due March 1, 2019 - \$1,936,860.00

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**Oakmont PUD General Operating Fund**  
**Profit & Loss Budget Performance**  
**August 2018**

	Aug 18	Budget	Oct '17 - Aug 18	YTD Budget	Annual Budget
<b>Ordinary Income/Expense</b>					
<b>Income</b>					
<b>Water Revenue</b>					
4100 · Customer Service Fees - Water	30,843.96	22,000.00	261,218.76	242,000.00	264,000.00
4150 · NHCRA Collections	91,558.94	41,565.00	604,773.34	457,215.00	498,780.00
<b>Total Water Revenue</b>	122,402.90	63,565.00	865,992.10	699,215.00	762,780.00
<b>Sewer Revenue</b>					
4200 · Customer Service Fees - Sewer	40,250.00	38,665.00	427,724.83	425,335.00	464,000.00
<b>Total Sewer Revenue</b>	40,250.00	38,665.00	427,724.83	425,335.00	464,000.00
<b>Other Revenues</b>					
4320 · Maintenance Taxes	0.00	0.00	1,050,936.09	1,051,000.00	1,171,500.00
4330 · Penalties and Interest	1,779.82	1,575.00	18,864.38	17,325.00	18,900.00
4380 · Termination/Reconnection/NSF Fe	90.00	150.00	315.00	1,650.00	1,800.00
4400 · Transfer/Connection Fees	325.00	250.00	5,437.50	2,750.00	3,000.00
5380 · Miscellaneous Income	0.00	0.00	4.23	5.00	100.00
5385 · HOA Storage space lease	0.00	0.00	1,200.00	0.00	0.00
5391 · Interest Income	3,153.03	400.00	33,928.98	4,400.00	4,800.00
5505 · Recreational Fees	375.00	415.00	2,865.00	4,585.00	5,000.00
5510 · Rent of Facilities	1,350.00	500.00	11,073.50	5,500.00	6,000.00
5515 · Pool Passes	160.00	0.00	5,205.00	3,000.00	3,000.00
5520 · Maintenance Tax - Recreational	0.00	0.00	455,396.13	450,375.00	450,375.00
<b>Total Other Revenues</b>	7,232.85	3,290.00	1,585,225.81	1,540,590.00	1,664,475.00
<b>Total Income</b>	169,885.75	105,520.00	2,878,942.74	2,665,140.00	2,891,255.00
<b>Expense</b>					
<b>Water Expenses</b>					
6100 · Bulk Water Purchases	0.00	0.00	825.00	0.00	0.00
6124 · Laboratory Expense	245.00	430.00	3,094.93	4,770.00	5,200.00
6126 · Permit Fees	0.00	0.00	2,793.00	2,800.00	2,800.00
6127 · NHCRA Pumpage Fee	86,285.20	41,415.00	603,313.70	455,585.00	497,000.00
6135 · Repairs & Maintenance	3,317.00	7,900.00	74,285.89	86,900.00	94,800.00
6142 · Chemicals	1,946.48	750.00	10,216.44	8,250.00	9,000.00
6151 · Telephone	0.00	50.00	0.00	550.00	600.00
6152 · Utilities	6,454.03	4,750.00	56,529.70	52,250.00	57,000.00
<b>Total Water Expenses</b>	98,247.71	55,295.00	751,058.66	611,105.00	666,400.00

**Oakmont PUD General Operating Fund  
Profit & Loss Budget Performance  
August 2018**

	Aug 18	Budget	Oct '17 - Aug 18	YTD Budget	Annual Budget
<b>Sewer Expenses</b>					
6201 · Purchased Sewer Service	19,107.39	13,000.00	191,646.14	143,000.00	156,000.00
6235 · Repair and Maintenance	0.00	1,355.00	2,700.00	14,945.00	16,300.00
6235.01 · Sewer System - Manhole survey	0.00	0.00	14,001.79	0.00	0.00
6275 · Sewer Inspection Expense	0.00	0.00	5,485.91	0.00	0.00
<b>Total Sewer Expenses</b>	<b>19,107.39</b>	<b>14,355.00</b>	<b>213,833.84</b>	<b>157,945.00</b>	<b>172,300.00</b>
<b>Other Expenses</b>					
6310 · Director Fees	1,650.00	1,875.00	20,850.00	20,625.00	22,500.00
6314 · Payroll Taxes	126.21	141.00	1,595.01	1,559.00	1,700.00
6320 · Legal Fees	6,388.73	6,665.00	58,500.29	73,335.00	80,000.00
6321 · Auditing Fees	0.00	0.00	10,950.00	11,000.00	11,000.00
6322 · Engineering Fees	4,879.25	5,500.00	46,388.50	60,500.00	66,000.00
6322.05 · Eng. Fees-Surplus Funds App	2,472.00	2,475.00	2,472.00	2,475.00	7,500.00
6322.10 · Eng. Fees-GIS	600.00	600.00	6,600.00	6,600.00	7,200.00
6325 · Election Expense	0.00	0.00	0.00	0.00	15,000.00
6326 · TCEQ Assessment Fees	0.00	0.00	3,772.62	3,570.00	3,570.00
6332 · Operator Expense	7,539.77	6,000.00	67,656.62	66,000.00	72,000.00
6333 · Bookkeeping Fees	1,408.75	1,300.00	14,195.29	14,300.00	15,600.00
6335 · Drainage Facilities Maintenance	22,273.22	0.00	91,868.46	66,000.00	66,000.00
6352 · Utilities	301.61	350.00	3,484.53	3,850.00	4,200.00
6353 · Insurance	-9,257.45	0.00	14,828.55	16,200.00	16,200.00
6354 · Travel Expense	0.00	135.00	3,473.72	1,465.00	1,600.00
6356 · Registration/Membership Fees	0.00	0.00	1,800.00	1,000.00	1,000.00
6359 · Other Expenses	66.00	85.00	810.44	915.00	1,000.00
6360 · Website Expense	355.00	835.00	5,955.00	9,165.00	10,000.00
6375 · CSI Inspections	0.00	0.00	250.00	0.00	0.00
6379 · Customer Service Agreement	0.00	0.00	550.00	400.00	600.00
6380 · Termination/Reconnection/NSF Ex	644.81	700.00	10,131.73	7,700.00	8,400.00
6399 · Garbage Expense	18,225.20	17,500.00	186,232.70	192,500.00	210,000.00
<b>Total Other Expenses</b>	<b>57,673.10</b>	<b>44,161.00</b>	<b>552,365.46</b>	<b>559,159.00</b>	<b>621,070.00</b>
<b>Recreational Facilities</b>					
6411 · Rec Facilities Management Fee	10,915.00	10,700.00	119,420.00	117,700.00	128,400.00
6412 · Pool Management Fee	0.00	5,835.00	63,738.10	64,165.00	70,000.00
6413 · Pool - Lifeguards	84.00	0.00	614.00	0.00	0.00
6422 · Engineering Fees	2,850.50	1,250.00	15,461.00	13,750.00	15,000.00
6424 · Landscape Architech Fees	1,907.72	0.00	81,528.70	0.00	0.00
6435 · Repairs & Maintenance - Rec	391.00	0.00	82,012.22	50,000.00	50,000.00
6435.01 · Maintenance and Repairs - Pool	5,936.41	5,415.00	40,729.78	59,585.00	65,000.00
6436 · Repairs & Maint. Landscaping	6,616.43	7,000.00	109,002.90	77,000.00	84,000.00
6440 · Supplies-Rec Center	7,753.42	460.00	29,109.58	5,040.00	5,500.00
6451 · Telephone/Internet Expense	586.33	265.00	4,181.04	2,935.00	3,200.00
6452 · Utilities - Rec Facilities	1,516.85	835.00	13,776.26	9,165.00	10,000.00

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Accrual Basis

## Oakmont PUD General Operating Fund Profit & Loss Budget Performance August 2018

	Aug 18	Budget	Oct '17 - Aug 18	YTD Budget	Annual Budget
6453 · Insurance-Rec Facilities	9,257.45	6,000.00	9,257.45	6,000.00	6,000.00
6459 · Other Expense	0.00	85.00	132.00	915.00	1,000.00
<b>Total Recreational Facilities</b>	<b>47,815.11</b>	<b>37,845.00</b>	<b>568,963.03</b>	<b>406,255.00</b>	<b>438,100.00</b>
<b>Total Expense</b>	<b>222,843.31</b>	<b>151,656.00</b>	<b>2,086,220.99</b>	<b>1,734,464.00</b>	<b>1,897,870.00</b>
<b>Net Ordinary Income</b>	<b>-52,957.56</b>	<b>-46,136.00</b>	<b>792,721.75</b>	<b>930,676.00</b>	<b>993,385.00</b>
<b>Other Income/Expense</b>					
<b>Other Expense</b>					
<b>Capital Outlay</b>					
7300.01 · Recreation Improvements	0.00	0.00	5,462.41	0.00	0.00
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	0.00	0.00	20,000.00
<b>Total Capital Outlay</b>	<b>0.00</b>	<b>0.00</b>	<b>5,462.41</b>	<b>0.00</b>	<b>60,000.00</b>
<b>Total Other Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>5,462.41</b>	<b>0.00</b>	<b>60,000.00</b>
<b>Net Other Income</b>	<b>0.00</b>	<b>0.00</b>	<b>-5,462.41</b>	<b>0.00</b>	<b>-60,000.00</b>
<b>Net Income</b>	<b>-52,957.56</b>	<b>-46,136.00</b>	<b>787,259.34</b>	<b>930,676.00</b>	<b>933,385.00</b>

**Oakmont PUD**  
**Series 2014 Park Bonds**  
**October 11, 2018**

<u>CONSTRUCTION COSTS</u>	TCEQ Approved Amount	District <u>Expenditure</u>	Over <u>( Under)</u>
Auburn Lakes - Landscaping	\$ 44,723	\$ 44,723.16	\$ 0.16
Auburn Lakes Estates Sections 1&2 - Landscaping and Sidewalks	14,579	14,579.44	0.44
Auburn Lakes Pines Section 3 - Landscaping	13,658	13,658.29	0.29
Auburn Lakes Reserve Section 2 - Landscaping	11,103	11,103.20	0.20
Auburn Lakes Retreat Sections 1,2 & 3 - Landscaping	9,957	9,956.75	( 0.25)
Auburn Lakes East Detention Basin - Landscaping	1,820	1,820.00	0.00
Auburn Lakes West Detention Basin - Landscaping	64,442	59,046.50	( 5,395.50)
Auburn Lakes Entrance / Water Plant - Landscaping	6,130	6,130.00	0.00
Auburn Lakes Estates Section 2 - Sidewalks	22,050	22,050.00	0.00
Auburn Lakes Pines Section 3 & 4 - Sidewalks	5,200	5,200.00	0.00
Auburn Lakes Retreat Sections 2 & 4 - Sidewalks	7,491	7,490.92	( 0.08)
Auburn Lakes Reserve Section 1/ Recreation Center - Sidewalks	7,000	7,000.00	0.00
Auburn Lakes Recreation Center - Sitework, Utilities, Paving, etc...	421,336	421,335.80	( 0.20)
Auburn Lakes Estates - Amenisty Lake Engineering	822	822.00	0.00
Auburn Lakes Pines Section 1,2,3 & 4 - Land Costs	81,767	81,767.11	0.11
Auburn Lakes Village Section 2 - Land Costs	28,135	28,134.59	( 0.41)
Auburn Lakes Reserve Section 1,2 & 4 - Land Costs	47,114	47,113.78	( 0.22)
Auburn Lakes Retreat Sections 1,2,3,4 & 5 - Land Costs	121,958	121,956.57	( 1.43)
Auburn Lakes Estates Section 1 & 2 - Land Costs	250,789	250,788.55	( 0.45)
Recreation Center - Land Costs	149,731	149,731.02	0.02
Auburn Lakes East Detention Pond - Landscaping	288,000	0.00	( 288,000.00)
Auburn Lakes Recreation Center / Lot Paving	212,000	0.00	( 212,000.00)
 <u>NON-CONSTRUCTION COSTS</u>			
Legal Fees	70,350	70,350.00	0.00
Fiscal Agent Fees	58,000	49,400.00	( 8,600.00)
Developer Interest	301,443	254,150.68	( 47,292.32)
BAN Interest	6,556	6,557.04	1.04
Bond Discount	72,208	72,207.60	( 0.40)
Bond Issuance Expenses	44,959	37,016.45	( 7,942.55)
BAN Issuance Costs	12,048	22,394.56	10,346.56
TCEQ Bond Issuance Expenses	6,675	6,175.00	( 500.00)
Attorney General Fee	2,470	2,470.00	0.00
Bond Application Report Cost	45,000	47,464.63	2,464.63
Contingency	40,486	0.00	( 40,486)
 TOTAL	 \$ 2,470,000	 \$ 1,872,593.64	 \$ ( 597,406.36)
 Proceeds from Series 2014 Park Bonds	 \$ 2,470,000.00		
Interest Income/Bank Service charges	3,424.27		
Expenditures from Bond Proceeds	( 1,872,593.64)		
 Total Capital Projects Funds from Series 2014 Park Bonds		 \$ 600,830.63	



**Oakmont PUD  
Series 2013 Bonds  
October 11, 2018**

	TCEQ Approved Amount	District Expenditure	Over (Under)
<u>CONSTRUCTION COSTS</u>			
Auburn Lakes Retreat & Reserve, Section 5 Utilities	\$ 661,400	\$ 661,399.55	\$ ( 0.45)
Auburn Lakes Retreat & Reserve, Section 5 Clearing and Grubbing	24,743	24,744.14	1.14
Storm Water Pollution Prevention	25,200	31,979.90	6,779.90
Engineering	226,317	145,342.73	( 80,974.27)
Water Plant No. 1 Expansion Phase III	335,000	339,000.00	4,000.00
Contingencies	33,500		( 33,500.00)
Engineering	55,275	57,697.10	2,422.10
<u>NON-CONSTRUCTION COSTS</u>			
Legal Fees	40,500	40,500.00	0.00
Fiscal Agent Fees	32,400	32,400.00	0.00
Developer Interest	30,758	26,846.06	( 3,911.94)
Bond Discount	48,600	48,600.00	0.00
Bond Issuance Expenses	55,137	32,662.84	( 22,474.16)
TCEQ Bond Issuance Expenses	4,550	4,050.00	( 500.00)
Attorney General Fee	1,620	1,620.00	0.00
Bond Application Report Cost	45,000	32,728.55	( 12,271.45)
Contingency	0		0
<b>TOTAL</b>	<b>\$ 1,620,000</b>	<b>\$ 1,479,570.87</b>	<b>\$ ( 140,429.13)</b>
Funds remaining from Series 2012		\$ 71,191.16	
Proceeds from Series 2013 Bonds	\$ 1,620,000.00		
Interest Income / Bank Service charges	248.23		
Surplus funds used for Water Well Rework	( 199,698.05)		
Expenditures from Bond Proceeds	( 1,479,570.87)		
<b>Total Capital Projects Funds from Series 2013</b>		<b>\$ 12,170.47</b>	

**Oakmont PUD**

	Actuals at 8/7/18	Budget FYE 9/30/18	Proposed Budget FYE 9/30/19
<b>Revenues</b>			
Water Revenue	230,291.93	264,000.00	290,000.00
Tap Connection Fees	0.00	0.00	0.00
NHCRWA Fees	513,214.40	498,780.00	750,000.00
Sewer Revenue	387,474.83	464,000.00	464,000.00
Sewer Inspection Revenue	0.00	0.00	0.00
Sewer Lease Revenue	0.00	0.00	0.00
Maintenance Tax	1,050,936.09	1,171,500.00	938,950.00
Penalty and Interest	17,084.56	18,900.00	18,900.00
Disconnection/Reconnection Fees	225.00	1,800.00	1,800.00
Transfer/Connection Fees	5,112.50	3,000.00	3,000.00
Pre/Post Inspections	0.00	0.00	0.00
Customer Service Inspections	0.00	0.00	0.00
Miscellaneous Income	4.23	100.00	100.00
HOA Storage space lease	1,200.00	0.00	1,200.00
Interest Income	30,775.95	4,800.00	12,000.00
<b>General Revenue</b>	<u>2,236,319.49</u>	<u>2,426,880.00</u>	<u>2,479,950.00</u>
Recreational Fees	2,490.00	5,000.00	4,000.00
Rent of Facilities	9,723.50	6,000.00	10,000.00
Pool Passes	5,045.00	3,000.00	5,000.00
Maintenance Tax - Park	455,396.13	450,375.00	426,800.00
<b>Rec / Park Revenue</b>	<u>472,654.63</u>	<u>464,375.00</u>	<u>445,800.00</u>
<b>Total Revenue</b>	<u><u>2,708,974.12</u></u>	<u><u>2,891,255.00</u></u>	<u><u>2,925,750.00</u></u>
<b>Water Expenses</b>			
Bulk Water Purchases	825.00	0.00	0.00
Laboratory Fees	2,849.93	5,200.00	3,500.00
Permit Fees	2,793.00	2,800.00	2,800.00
NHCRWA Expense	517,028.50	497,000.00	750,000.00
Maintenance and Repair	70,968.89	94,800.00	109,800.00
Chemicals	8,269.96	9,000.00	9,000.00
Telephone Expense	0.00	600.00	600.00
Utilities	50,075.67	57,000.00	57,000.00
Tap Connection Expense	0.00	0.00	0.00
<b>Sewer Expenses</b>			
Purchased Sewer Service	150,976.61	156,000.00	200,000.00
Maintenance and Repair	2,700.00	16,300.00	16,300.00
Sanitary Sewer System - Manhole survey	14,001.79	0.00	20,000.00
Sewer Inspection Expense	5,485.91	0.00	5,500.00
<b>Other Operating Expenses</b>			
Directors Fees	21,150.00	22,500.00	22,500.00
Payroll Tax Expense	1,617.97	1,700.00	1,700.00
Legal Fees	47,550.62	80,000.00	65,000.00
Audit Fees	10,950.00	11,000.00	11,000.00
Engineering Fees	41,509.25	66,000.00	60,000.00
Engineering Fees - Surplus Funds Application	0.00	7,500.00	0.00
Engineering Fees - GIS Web Hosting & Maintenance	6,000.00	7,200.00	7,200.00
Election Expense	0.00	15,000.00	15,000.00
TCEQ Assessment Fees	3,772.62	3,570.00	3,800.00
Operator Expense	60,116.85	72,000.00	72,000.00
Bookkeeping Fees	12,786.54	15,600.00	15,600.00
Drainage Facilities Maintenance - Champions	83,033.31	66,000.00	98,563.00
Lake Management - Lake Pro	0.00	0.00	9,000.00

M102 Ditch Maintenance - Northampton MUD	0.00	0.00	6,000.00
Utilities	3,182.92	4,200.00	4,200.00
Insurance	14,828.55	16,200.00	16,200.00
Travel Expense	3,473.72	1,600.00	4,500.00
Registration/Membership Fees	1,800.00	1,000.00	2,000.00
Other Expenses	744.44	1,000.00	1,000.00
Website Expenses	5,955.00	10,000.00	5,500.00
Builder Inspection Expense	0.00	0.00	0.00
Customer Service Inspection	250.00	0.00	250.00
Customer Service Agreements	550.00	600.00	600.00
Termination/Reconnection Expense	9,486.92	8,400.00	10,000.00
Garbage Expense	186,232.70	210,000.00	219,000.00
<b>Total Expenses</b>	<b>1,340,966.67</b>	<b>1,459,770.00</b>	<b>1,825,113.00</b>

#### Recreational Expenses

Management Expenses	119,420.00	128,400.00	134,000.00
Management Expenses - Pool	63,738.10	70,000.00	63,000.00
Pool - Lifeguards	530.00	0.00	1,000.00
Engineering Fees - Rec	12,610.50	15,000.00	15,000.00
Repairs & Maintenance - Rec Facilities	75,336.57	50,000.00	50,000.00
Repairs & Maintenance - Pool	34,793.37	65,000.00	65,000.00
Repairs & Maintenance - Rec Cleaning Services - Vanguard	0.00	0.00	4,800.00
Landscape - Monthly Contract - Silversands	188,404.60	84,000.00	44,000.00
Landscape - Architect	0.00	0.00	20,450.00
Repairs & Maintenance - Landscaping	0.00	0.00	20,450.00
Supplies - Rec	29,008.67	5,500.00	15,000.00
Telephone/Internet Expense	3,920.24	3,200.00	4,000.00
Utilities	12,259.41	10,000.00	14,700.00
Insurance - Rec Facilities	9,257.45	6,000.00	9,300.00
Other Expense - Rec	132.00	1,000.00	500.00
<b>Total Recreational Expenses</b>	<b>549,410.91</b>	<b>438,100.00</b>	<b>461,200.00</b>

#### Capital Expenses

Recreational Improvements (1)	5,462.41	0.00	5,000.00
Water Plant Recoating & Improvements	0.00	40,000.00	80,000.00
M-102 Channel repairs	0.00	20,000.00	15,000.00
	5,462.41	60,000.00	100,000.00
<b>Net Gain or Loss</b>	<b>813,134.13</b>	<b>933,385.00</b>	<b>539,437.00</b>

(1) Maintenance tax rate of \$.22 m&o and .10 park on preliminary value of \$435,504,013 @ 98%

**EQUI-TAX INC  
TAX ASSESSOR'S REPORT  
OAKMONT PUD  
September 2018**

**HISTORICAL TAX SUMMARY**

YEAR	RATE	LEVY AMOUNT	OUTSTANDING	\$ COLLECTED	PCT
2017	0.87000	3,925,482.19	6,531.62	3,918,950.57	99.8%
2016	0.90000	4,096,840.15	154.40	4,096,685.75	99.9%
2015	1.00000	4,323,272.51	58.72	4,323,213.79	99.9%
2014	1.10000	4,061,864.51	62.99	4,061,801.52	99.9%
2013	1.24000	3,467,912.00	0.00	3,467,912.00	100.0%
2012	1.25000	2,694,759.40	0.00	2,694,759.40	100.0%
2011	1.25000	2,392,418.77	0.00	2,392,418.77	100.0%
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%

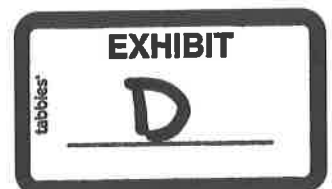
**FISCAL YEAR  
10/01/17 TO 09/30/18**

**BEGINNING CASH BALANCE** **50,324.53**      **69,635.89**

	<u>CURRENT MONTH</u>	<u>YEAR TO DATE</u>
<b>REVENUE</b>		
2017 - TAXES	174.28	3,918,950.57
2016 - TAXES		17,760.45
2015 - TAXES		11,042.53
PRIOR - TAXES		11,176.88
PENALTY & INTEREST	34.86	16,923.60
COLLECTION FEES	41.83	4,988.93
OVERPAYMENTS		12,168.76
MISC REVENUE		10,960.03
CAD ADJ DUE TAXPAYER		3,457.15
<b>TOTAL REVENUE</b>	<b>250.97</b>	<b>4,007,428.90</b>

<b>DISBURSEMENTS</b>		
TAX ASSESSOR FEE	CHECK # 1645	1,870.51      22,282.68
M/O TRANSFER		1,050,936.09
PARKS		455,396.13
D/S TRANSFER		2,445,192.98
MISC. DISBURSEMENTS		348.75
COMPUTER & POSTAGE		3,148.02
LEGAL FEES	1647	604.29      4,947.10
TAX ASSESSOR BOND		50.00
BANK CHARGE		173.03
LEGAL NOTICES		845.90
AERIAL PHOTO/FRAMING		0.00
REFUND - OVERPAYMENTS		20,354.46
REFUND - CAD LAWSUITS		1,329.83
REFUND - CAD CORR.		2,137.12
CENTRAL APPRAISAL DIST.	1646	7,219.00      29,041.00
<b>TOTAL DISBURSEMENTS</b>		<b>9,693.80      4,036,183.09</b>

**ENDING CASH BALANCE** **40,881.70**      **40,881.70**



**TAX ASSESSOR'S REPORT**  
**OAKMONT PUD**  
 September 2018

**TAX ACCOUNT BOOKKEEPER'S NOTES:**

**CHECKS PRESENTED FOR APPROVAL:**

1648	Kenneth Byrd - Tax Assessor Fee	1,870.51
1649	Houston Chronicle - Legal Notices & Publications	845.90
1650	United Service Technologies Inc - CAD Refund	178.68

**TOTAL**      2,895.09

**2017 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	152	10,000/10,000	1,466,700
DISABLED VETERAN	24	AS PER STATUTES	2,092,571

**HISTORICAL RATES AND CERTIFIED VALUES:**

2012	CERTIFIED A/V:	215,595,476	SUPPLEMENTAL # 22	CORRECTION # 22
2013	CERTIFIED A/V:	279,677,119	SUPPLEMENTAL # 44	CORRECTION # 44
2014	CERTIFIED A/V:	369,258,059	SUPPLEMENTAL # 43	CORRECTION # 43
2015	CERTIFIED A/V:	432,210,618	SUPPLEMENTAL # 32	CORRECTION # 32
2016	CERTIFIED A/V:	455,171,973	SUPPLEMENTAL # 21	CORRECTION # 21
2017	CERTIFIED A/V:	451,168,971	SUPPLEMENTAL # 11	CORRECTION # 11
			UNCERTIFIED	53,081

<u>2014</u>	<u>RATE</u>	<u>2015</u>	<u>RATE</u>	<u>2016</u>	<u>RATE</u>	<u>2017</u>	<u>RATE</u>
M/O	0.410000	M/O	0.430000	M/O	0.360000	M/O	0.330000
D/S	0.690000	D/S	0.570000	D/S	0.540000	D/S	0.540000
TOTAL	1.100000	TOTAL	1.000000	TOTAL	0.900000	TOTAL	0.870000

Maintenance Tax Election Date  
2/7/2004

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

**APPROVED INSTALLMENT AGREEMENTS**

<u>ACCOUNT NAME</u>	<u>ACCOUNT NUMBER</u>	<u>PAYMENT AMOUNT PAID THRU</u>
---------------------	-----------------------	---------------------------------

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**  
**September 2018**

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-17
Monthly Statement of Value	<b>8/31/2018</b>

**Type of Collateral**

**Market Value**

Wells Fargo Bank monitors Balances daily and places Securities as necessary

DATE  
**10/11/2018**

**MONTHLY OPERATIONS REPORT**  
**OAKMONT PUBLIC UTILITY DISTRICT**

<b>METER COUNT</b>	
Occupied	1,136
Vacant	5
Commercial	2
Commercial O/D	2
Builder	1
Irrigation/Esplanade	18
<b>Total</b>	<b>1,164</b>

<b>BILLED CONSUMPTION</b>		
<b>08/13/18</b>	<b>to</b>	<b>09/13/18</b>
Residential		19,900,000
Builders		9,000
Commercial O/D		424,000
Commercial		43,000
Irrigation		1,154,000
<b>Total Gallons</b>		<b>21,530,000</b>

Leaks & Flushing: 175,000  
 Total Consumption: 21,705,000

Plant Pumpage: 22,116,000  
 Billed Percentage of Water: 98.14%

#1  
 Calculated Well GPM 1,364  
 Design Well GPM 1,400  
 Well Pumpage 22,116,000

<b>Arrears for the Month of</b>	<b>AUGUST</b>	<b>to</b>	<b>Month of SEPTEMBER</b>
Cut-Off Notices Mailed	08/22/18	Meter Read Date	09/13/18
Number of Notices Mailed	72	Billing Date	09/20/18
Cut-Off Date	09/13/18	Mailing Date	09/21/18
Number of Actual Cut-Offs	10	Due Date	10/15/18



# OAKMONT PUBLIC UTILITY DISTRICT

**DATE**  
**10/11/2018**

## *MONTHLY OPERATIONS SUMMARY*

### *WATER PRODUCTION*

**August-18**

Total Water Pumped for Calendar Month of :      August-18                      **13,579,000**      Gallons

Pumpage Year to Date:    **366,952,000**      Gallons

Distribution System Chlorine Residual Reporting:	<b>Average</b>	<u>1.70</u>	mg/l.
	<b>Maximum</b>	<u>2.12</u>	mg/l.
	<b>Minimum</b>	<u>1.36</u>	mg/l.

---

TEXAS DEPARTMENT OF HEALTH I.D. NO. 1010337

Bacteriological Analysis :      N/A    Samples Taken On :      N/A

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



**OAKMONT PUBLIC UTILITY DISTRICT**  
**MONTHLY OPERATIONS SUMMARY**

DATE  
**10/11/2018**

**BILLING & COLLECTION REPORT**  
**September-18**

<b>Balance Forward</b>	<i>Total</i>
As of 08/21/18	<u>\$ 172,248.34</u>

<b>Collection Period:</b>	<table border="1"> <tr> <td>08/21/18</td> <td>TO</td> <td>09/20/18</td> </tr> </table>	08/21/18	TO	09/20/18
08/21/18	TO	09/20/18		
Deposit	\$ 1,150.00			
Water	\$ 30,313.82			
Sewer	\$ 39,822.21			
Connect	\$ 508.09			
Penalty	\$ 1,796.41			
RWA Fee	\$ 91,169.21			
Undistributed Overpayments	\$ 1,926.73			
<b>TOTAL</b>	<b>\$ 166,686.47</b>			

<b>Current Adjustments:</b>	<b>\$ 2,507.56</b>
<b>Current Billing for</b>	<b>September-18</b>

	<table border="1"> <tr> <td>08/13/18</td> <td>TO</td> <td>09/13/18</td> </tr> </table>	08/13/18	TO	09/13/18
08/13/18	TO	09/13/18		
Deposit	\$ -			
Water	\$ 27,267.00			
Sewer	\$ 40,320.00			
Connect	\$ -			
Penalty	\$ 1,059.50			
RWA Fee	\$ 78,536.26			
<b>TOTAL</b>	<b>\$ 147,182.76</b>			

<b>TOTAL RECEIVABLE</b>	<b><u>\$ 155,252.19</u></b>
-------------------------	-----------------------------

Billing Report Through:	09/20/18	Consumption:	21,530,000
Deposits on file for the district:	\$94,432.50		
Credit Card Payments:	232	Electronic Transfer:	261
Bank Draft Payments:	235	Paperless:	112
E Payments:	74		

# OAKMONT PUBLIC UTILITY DISTRICT

## *MONTHLY OPERATIONS SUMMARY WASTEWATER TREATMENT PLANT*

August-18

TPDES Permit # 10910-001  
TX0058548

Expires: 3/1/2018

Effluent Quality Data: Reported for: August-18

	<u>Previous Month</u>	<u>Reported</u>	<u>Permitted</u>	<u>Excursion</u>
DO Minimum	7.02 mg/l	6.34 mg/l	4.00 mg/l	NO
pH Minimum	6.99 mpn	6.46 mpn	6.00 s.u.	NO
pH Maximum	8.21 mpn	8.34 mpn	9.00 s.u.	NO
TSS Average	4.24 mg/l	4.33 mg/l	15.00 mg/l	NO
TSS Maximum	9.20 mg/l	7.40 mg/l	40.00 mg/l	NO
TSS lbs/day	28 lbs/day	28.56 lbs/day	144.00 lbs/day	NO
NH3-N Average	0.14 mg/l	0.13 mg/l	3.00 mg/l	NO
NH3-N Maximum	0.32 mg/l	0.23 mg/l	10.00 mg/l	NO
NH3-N lbs/day	0.79 lbs/day	0.90 lbs/day	29.00 lbs/day	NO
Flow Average	0.754 mgd	0.749 mgd	0.750 mgd	NO
CL2 Res Min	1.00 mg/l	1.00 mg/l	1.00 mg/l	NO
CL2 Res Max	0.09 mg/l	0.09 mg/l	0.10 mg/l	NO
E Coli Avg.	2.00 mpn	3.00 mpn	63 mpn	NO
E Coli Maximum	8.00 mpn	17.00 mpn	200 mpn	NO
BOD 5 Average	3.00 mg/l	2.00 mg/l	10.00 mg/l	NO
BOD 5 Maximum	4.00 mg/l	4.00 mg/l	25.00 mg/l	NO
BOD 5 lbs/day	16.14 lbs/day	16.28 lbs/day	63.00 lbs/day	NO
Total Treated	23,374,000 gallons			

Effluent Quality Compliant with Discharge Permit ?

YES

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

**Subject:** Water issue at my residence

**From:** Raffi Petro

**Date:** Sat, Sep 29, 2018 3:31 pm

**To:** "board@TexasPUD.com" <board@TexasPUD.com>

To the honorable board members:

My name is Raffi Petro I live at 25311 Hawthorne Blossom Dr. Spring TX. 77389 in the Auburn Lakes subdivision and I have a major water problem at my back yard. I contacted the HOA which in turn turned me to the Oakmont PUD service department because they are responsible for all water issues in Auburn Lakes. After contacting and talking to an agent in the service department I was told that it is a water table issue and they cant do anything about it and to check the website for a fix to the problem. I'm sorry but I don't believe that's a proper answer nor am I asking for a handout this issue has been ongoing since May of this year and I have exhausted all options to make sure its not a leak from my house or my sprinkler system, but the water and mud in my back yard is still present and getting bigger in area even with several days of no rain and full sun the water is increasing, so I believe their explanation to this problem is false and with all due respect I felt they are trying to avoid the responsibility of fixing the problem, she didn't offer to even sent an investigator to look at the problem that's unacceptable. As I was informed this problem should be resolved soon because I'm worried about my house's foundation and the likely possibility of developing cracks in the structure or worse developing mildew inside my house through the foundation. Thank you for your attention to this matter.

Regards

Raffi Petro

Sent from [Outlook](#)



Virus-free. [www.avast.com](http://www.avast.com)

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## Mallory J. Craig

---

**From:** Chris Roznovsky <CRoznovsky@jonescarter.com>  
**Sent:** Sunday, September 30, 2018 4:12 PM  
**To:** Mallory J. Craig; Robb Clark  
**Cc:** (PUD) Ty Warren; Nathaniel Jackson  
**Subject:** Re: Oakmont - Resident Water Issue  
**Attachments:** 8.5 x 11 - Portrait 2018-09-30 21\_09\_55.pdf

Robb and Mallory,

Attached is a map of the area.

The district does not have any utilities in the backyard therefor I do not see a way this could be a District issue.

Thanks,

Chris Roznovsky, PE  
Jones|Carter  
281-796-3101 (cell)

---

**From:** Mallory J. Craig <mcraig@coatsrose.com>  
**Sent:** Sunday, September 30, 2018 9:25 AM  
**To:** Robb Clark  
**Cc:** (PUD) Ty Warren; Chris Roznovsky; Nathaniel Jackson  
**Subject:** Oakmont - Resident Water Issue

Robb,

Please see the attached email from an Oakmont resident. They are claiming that there is water in their backyard and the customer service rep for Hays has told them that it's related to the water table. Will you please investigate and get back to us on what is going on?

Thank you,

**Mallory J. Craig**  
*Associate Attorney*

**COATS | ROSE**  
A PROFESSIONAL CORPORATION

**PLEASE NOTE:**

Effective June 1, 2018, our Houston Office address will now be:  
9 Greenway Plaza, **Suite 1000**, Houston, Texas 77046

9 Greenway Plaza, **Suite 1000**



1575 Sawdust Road, Suite 400  
The Woodlands, Texas 77380-3795  
Tel: 281.363.4039  
Fax: 281.363.3459  
[www.jonescarter.com](http://www.jonescarter.com)

October 5, 2018

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 October 11, 2018

Dear Directors:

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

1. **M102 Channel Repair** – It is our understanding that HCFCO will be coordinating the repair of the channel, with the participant districts contributing a share of the cost.
2. **Recreation Center Expansion** – The contractor completed several of the one-year warranty repairs this month, including replacement of the water heater in the women’s bathroom, replacement of the undersink cover, and replacement of the deadbolt at the pavilion gates. We are continuing to work with the contractor and property management to complete the remaining warranty repairs.
3. **Surplus Funds and Change in Scope Application** – We finalized the application and submitted to the TCEQ last month.
4. **WoodsEdge Church Sidewalks** – As a reminder, it came to our attention last month that the administrative staff at French Elementary have concerns about the proposed sidewalk route through the Church property. We are working with Klein ISD and WoodsEdge Church to schedule a follow-up meeting.
5. **Northern Drainage Channel** – It is our understanding the contractor hired by Harris-Montgomery County MUD No. 386 mobilized on site and discovered the scope of work was significantly different than what was approved. Harris-Montgomery County MUD No. 386 is evaluating alternatives for the repair.
6. **Swimming Pool Calcium Removal** – Bayou Connect Services will be removing the staining that occurred this month.





Board of Directors  
Oakmont Public Utility District  
Page 2 of 2  
October 5, 2018

7. **South Detention Basin TrashTrooper** – We completed the one-year warranty inspection for the project and identified several punch list items to be addressed by the contractor. It is our understanding the contractor plans to address the outstanding punch list items as soon as possible dependent on the weather.

Sincerely,

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

Chris Roznovsky, PE  
Engineer for the District

CVR/nej:ab

K:\W5489\W5489-0900-00 General Consultation\Meeting Files\Status Reports\2018\Status Report 10-2018.doc







## OAKMONT PUBLIC UTILITY DISTRICT

August 11, 2018

East Pond – Wildflowers

Auburn Lakes Estates SWQ Feature

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

Account Representative: Tom Dillard ~ Email: [tdillard@champhydro.com](mailto:tdillard@champhydro.com) ~ Cell: 281-924-7733





## East Pond

Recommended Wildflower Planting Area  
(Red Circle)



### Options

**Plant Bluebonnets**

- Provides only 1 color
- Has limited blooming period
- Price \$2,522.00

or

**Plant Texas Wildflower Blend**

- Provides multi-color
- Provides extended blooming period
- Price \$2,477.00

**Action Item:**

Bluebonnets	\$2,522.00
Texas Wildflower Blend	\$2,477.00

Auburn Lakes Estates SWQ Feature  
Typical SWQ underground unit



Access door spring/torsion bar is broken (safety issue)

Spring/torsion bar provides lift assist upon opening and closing and holds doors open during inspection and cleaning

Replacement part is no longer available for this unit

Recommend top plate/lid replacement with new designed spring/torsion bar

**Action Item:**

- Champions is requesting the board approve the replacement of the existing plate/lid with a new plate with doors which has the new design spring/torsion bar design
- Price \$2,438.00

# Champions Hydro-Lawn, Inc.

13226 Kaltenbrun Houston, TX 77086  
Office 281/445-2614 Fax 281/445-2349  
E-Mail [tdillard@champhydro.com](mailto:tdillard@champhydro.com)

Oakmont PUD  
Board of Directors  
c/o Coats Rose  
9 Greenway Plaza  
#1100  
Houston, TX 77046

October 11, 2018

Proposal for: Oakmont PUD – East Pond – Bluebonnets (13,000 sf/0.3 ac)

## Scope of Work

- Provide and plant Bluebonnets in designated area on the east slope

## Specifications

- Mow to 1" high
- Harrow/rake
- Hand seed
- Cultipack
- Apply seed at a rate of 40lbs/ac = 12 lbs of seed to be planted

Price \$2,522.00

Warranty None

Payment Due upon completion of project.

WE PROPOSE TO HEREBY FURNISH MATERIAL & LABOR, COMPLETE IN ACCORDANCE W/ITH ABOVE SPECIFICATIONS for the sum of: Two-thousand five-hundred twenty-two and no/100 DOLLARS (\$2,522.00).  
*Tax to Apply If Applicable.*

As above, upon completion any unpaid balance after 30 days will be charged 1 ¼% interest. Any material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner agrees to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation insurance.

Signature 

This proposal may be withdrawn by CHL if not accepted within 30 days.

ACCEPTANCE OF PROPOSAL: The above prices, specifications and conditions are satisfactory and are hereby accepted. CHL is authorized to do the work as specified. Payment will be made as outlined above. By signing this proposal/contract, we, the undersigned, agree to accept the insurance coverage provided by Champions Hydro-Lawn, Inc. as stated on the attached certificate.

Signature: \_\_\_\_\_ Date of Acceptance: \_\_\_\_\_

# Champions Hydro-Lawn, Inc.

13226 Kaltenbrun Houston, TX 77086

Office 281/445-2614 Fax 281/445-2349

E-Mail [tdillard@champhydro.com](mailto:tdillard@champhydro.com)

Oakmont PUD  
Board of Directors  
c/o Coats Rose  
9 Greenway Plaza  
#1100  
Houston, TX 77046

October 11, 2018

Proposal for: Oakmont PUD – East Pond – Texas Wildflower Blend (13,000 sf/0.3 ac)

## Scope of Work

- Provide and plant wildflowers in designated area on the east slope

## Seed Package Specifications - Texas Wildflower Blend (% per pound)

- Claspig Coneflower (5%), Dwarf Evening Primrose (9%), Engelmann Daisy (4%), Greenthread (8%), Indian Blanket (10%), Lance-Leaved Coreopsis (10%), Lemon Mint (5%), Prairie Coneflower (5%), Purple Coneflower (14%), Purple Prairie Clover (8%), Showy Evening Primrose (9%), Texas Bluebonnet (22%)
- Provides wide variety of color
- Blooming period is longer than one single species

## Planting Specifications

- Mow to 1" high
- Harrow/rake
- Hand seed
- Cultipack
- Apply seed at a rate of 40lbs/ac = 12 lbs of seed to be planted

Price \$2,477.00

Warranty None

Payment Due upon completion of project.

WE PROPOSE TO HEREBY FURNISH MATERIAL & LABOR, COMPLETE IN ACCORDANCE W/ITH ABOVE SPECIFICATIONS for the sum of: Two-thousand four-hundred seventy-seven and no/100 DOLLARS (\$2,477.00).

*Tax to Apply If Applicable.*

As above, upon completion any unpaid balance after 30 days will be charged 1 ¼% interest. Any material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner agrees to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation insurance.

Signature 

This proposal may be withdrawn by CHL if not accepted within 30 days.

ACCEPTANCE OF PROPOSAL: The above prices, specifications and conditions are satisfactory and are hereby accepted. CHL is authorized to do the work as specified. Payment will be made as outlined above. By signing this proposal/contract, we, the undersigned, agree to accept the insurance coverage provided by Champions Hydro-Lawn, Inc. as stated on the attached certificate.

Signature: \_\_\_\_\_ Date of Acceptance: \_\_\_\_\_

# Champions Hydro-Lawn, Inc.

13226 Kaltenbrun Houston, TX 77086  
Office 281/445-2614 Fax 281/445-2349  
E-Mail [tdillard@champhydro.com](mailto:tdillard@champhydro.com)

Oakmont PUD  
Board of Directors  
c/o Coats Rose  
9 Greenway Plaza  
#1100  
Houston, TX 77046

October 11, 2018

Proposal for: Oakmont PUD – Directors Lots – Initial Clean-up (approximately 6,534 sf/0.15 ac)

## Scope of Work

- Remove all underbrush, debris and dead trees in preparation of monthly maintenance
- Dispose of all debris off-site

Price \$1,178.00

Payment Due upon completion of project.

WE PROPOSE TO HEREBY FURNISH MATERIAL & LABOR, COMPLETE IN ACCORDANCE W/ITH ABOVE SPECIFICATIONS for the sum of: One-thousand one-hundred seventy-eight and no/100 DOLLARS (\$1,178.00).  
*Tax to Apply If Applicable.*

As above, upon completion any unpaid balance after 30 days will be charged 1 ¼% interest. Any material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner agrees to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation insurance.

Signature 

This proposal may be withdrawn by CHL if not accepted within 30 days.

ACCEPTANCE OF PROPOSAL: The above prices, specifications and conditions are satisfactory and are hereby accepted. CHL is authorized to do the work as specified. Payment will be made as outlined above. By signing this proposal/contract, we, the undersigned, agree to accept the insurance coverage provided by Champions Hydro-Lawn, Inc. as stated on the attached certificate.

Signature: \_\_\_\_\_ Date of Acceptance: \_\_\_\_\_



- Proposed Concrete Trail
- Proposed 6" Concrete Trail
- Proposed 32' Pavilion
- Proposed 12' Gazebos
- Proposed Tree Groupings
- Proposed 13,000 sq ft of Michoud Area
- Proposed Lake Overlook and Fishing Pier
- Proposed Slushback for Bottom Access
- Proposed Waters Edge Plantings and Boulders, Etc.
- Proposed 32' Pavilion
- Proposed 6" Concrete Trail
- Proposed 12' Gazebos
- Proposed Tree Groupings
- Proposed 13,000 sq ft of Michoud Area
- Proposed Lake Overlook and Fishing Pier
- Proposed Slushback for Bottom Access
- Proposed Waters Edge Plantings and Boulders, Etc.



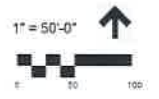
THIS PROJECT IS A PART OF THE OAKMONT P.U.D. WATER PLANT NO. 1. DATE: 09/27/2018. TIME: 11:45 AM.



THIS PLAN IS NOT TO BE USED FOR CONSTRUCTION OF ANY OTHER PROJECTS WITHOUT THE WRITTEN PERMISSION OF MURR.

Auburn Lakes East Detention Pond  
 for  
 Oakmont P.U.D.

September 2018





Auburn Lakes Recreation Center:  
Oakmont Public Utility District  
Monthly Report – October 2018  
General Meeting



**RISHER FITNESS MANAGEMENT**

Prepared by: Tina DeAses, Recreation Director  
Risher Fitness Management, Inc.

Risher Fitness Management, Inc. has been contracted to manage the Auburn Lakes Recreation Center.



**Auburn Lakes Recreation Center and Risher Fitness Management  
Mission Statement**

Our mission here at Risher Fitness Management is to provide safe and fun recreation, fitness, special events, and wellness opportunities for all residents. We strive to promote and enhance healthy lifestyles and well-being in a welcoming environment for both children and adults alike. Providing a clean, fun, and quality experience in every one of the recreation centers we manage with qualified and certified employees. We aim to offer you with the best and most positive environment you will find in any community recreational setting. Through quality customer service and community activities we hope to bring each community closer together.

**Project Quotes:**

Project number, description, company & quote,	Additional costs associated with project	Project total
<p style="text-align: center;"><b><u>Project 1:</u></b> Dog waste stations. The Board approved \$1,607.00 to purchase new dog waste station parts. 10 new stations with a lifetime guarantee are \$172.00 over that total. <b>Pet waste eliminator station overage \$172.00</b></p>		

**Updated as of 10/9/2018**

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

**Subject:** Oakmont PUD: DM: Email Subscribers  
**From:** Off Cinco Updates <updates@offcinco.com>  
**Date:** Thu, Oct 04, 2018 11:45 am  
**To:** board@texas pud.com  
**Cc:** Off Cinco Updates <updates@offcinco.com>

Hello,

As of 2018-09-29 there are 116 (+4) email subscribers.

Please let us know if there is any news or information that you would like us to send out via email and/or text. Some suggestions are:

- Garbage holidays or news
- Water plant or pump maintenance
- District events
- Pool or Rec center events

Sincerely,

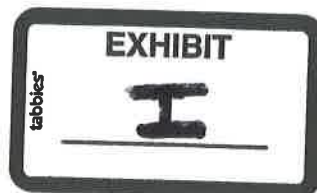
Off Cinco Updates  
[updates@offcinco.com](mailto:updates@offcinco.com)  
(713) 560-0610

**OFF CINCO**  
23501 Cinco Ranch Blvd.  
Suite H120-177  
Katy, Texas 77494  
[offcinco.com](http://offcinco.com)

**PLEASE NOTE:** Website updates sent via email are processed within 6-8 hours on average, Monday through Friday. If you have an urgent or weekend update please call or text (713) 560-0610.

..... CONFIDENTIALITY NOTICE .....

The information in this email may be confidential and/or privileged. This email is intended to be reviewed by only the individual or organization named above. If you are not the intended recipient or an authorized representative of the intended recipient, you are hereby notified that any review, dissemination or copying of this email and its attachment, if any, or the information contained herein is prohibited. If you received this email in error please immediately notify the sender by return email and delete this email from your system.



**Subject:** TexasPUD Contact Form  
**From:** TexasPUD <board@texasnud.com>  
**Date:** Tue, Oct 02, 2018 8:13 am  
**To:** OPUD Board <board@texasnud.com>

**From:** Sue McAfee  
**Email:**  
**Phone:**

**Message Body:**

I joined the pool in 2018 as an out of district membership. I need to rent a facility for the annual HOA meeting for the Courts at Auburn Lakes. Can I do this and what is the fee.

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

**Subject:** Monthly Analytics Report  
**From:** noreply-analytics@google.com  
**Date:** Mon, Oct 01, 2018 8:33 am  
**To:** board@texaspub.com  
**Attach:** Analytics Oakmont PUD Monthly Report 20180901-20180930.pdf

analytics@offcinco.com has shared a report from Google Analytics with you.  
The report is attached.

analytics@offcinco.com also included a message:

Hello,

Please find attached the monthly analytics report for Oakmont Public Utility District (TexasPUD.com).

Off Cinco

---

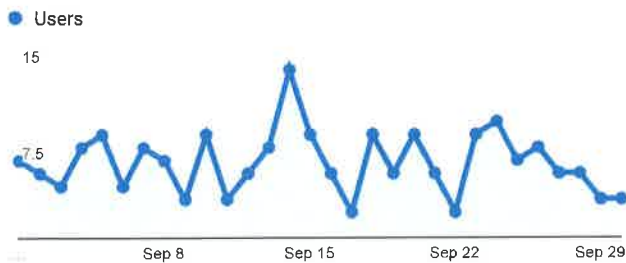
This is a report email from Google Analytics. You received this email because analytics@offcinco.com requested this report be sent to you. If you would like to opt out of emails from this user, go to [https://www.google.com/analytics/web/optout?token=mEDCymYBAAA.acFFod3P4Bm99U6-h3wyRBmcs37GNhs1cktElbgPbxizTp8hM0kR1en1YY3feLSnz7Hdemf1UDcEOtvM5X2XfQ.qacMapjiA2Ess9THzBLz7A&email=board%40texaspub.com&hl=en\\_US](https://www.google.com/analytics/web/optout?token=mEDCymYBAAA.acFFod3P4Bm99U6-h3wyRBmcs37GNhs1cktElbgPbxizTp8hM0kR1en1YY3feLSnz7Hdemf1UDcEOtvM5X2XfQ.qacMapjiA2Ess9THzBLz7A&email=board%40texaspub.com&hl=en_US)

Monthly Report

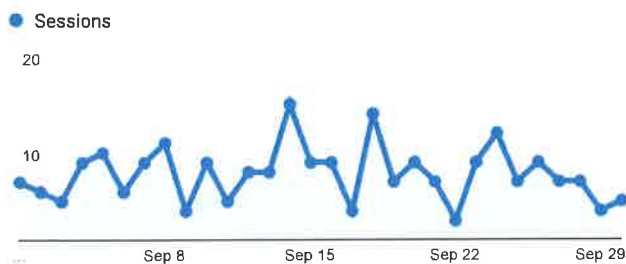
Sep 1, 2018 - Sep 30, 2018

All Users  
100.00% Sessions

Users



Sessions



Sessions by Channel

Default Channel Grouping	Sessions	% New Sessions
Organic Search	112	59.82%
Direct	80	66.25%
Social	9	88.89%
Referral	3	66.67%

Sessions by Source / Medium

Source / Medium	Sessions	% New Sessions
google / organic	98	65.31%
(direct) / (none)	80	66.25%
yahoo / organic	13	23.08%
l.facebook.com / referral	5	80.00%
duckduckgo.com / referral	2	50.00%
facebook.com / referral	2	100.00%
lm.facebook.com / referral	2	100.00%
bing / organic	1	0.00%
evanblog.online / referral	1	100.00%

Pageviews by Page Title

Page Title	Pageviews	Unique Pageviews
Oakmont Public Utility District	206	144
Services – Oakmont Public Utility District	67	53
Board – Oakmont Public Utility District	48	36
Amenities – Oakmont Public Utility District	46	37
Events – Oakmont Public Utility District	38	27
Archives – Oakmont Public Utility District	29	15
GENERAL MEETING – Oakmont Public Utility District	29	22
Contact – Oakmont Public Utility District	28	23
News – Oakmont Public Utility District	27	19
CLUB HOUSE – Oakmont Public Utility District	22	21

Time on Page by Page Title

Page Title	Avg. Time on Page
Rapids – Oakmont Public Utility District	00:03:13
CLUB HOUSE – Oakmont Public Utility District	00:02:39
PARKS & REC MEETING – Oakmont Public Utility District	00:02:25
POOL – Oakmont Public Utility District	00:01:59
Services – Oakmont Public Utility District	00:01:37
FITNESS CENTER – Oakmont Public Utility District	00:01:32
Contact – Oakmont Public Utility District	00:01:04
SPECIAL MEETING – Oakmont Public Utility District	00:01:02
OAKMONT PUD & AUBURN LAKES HOA MEETING – Oakmont Public Utility District	00:01:00
Parks Plan – Oakmont Public Utility District	00:00:57

Sessions by Country

Country	Sessions	% New Sessions
United States	192	61.46%
China	6	100.00%
Canada	3	100.00%
Brazil	2	100.00%
Philippines	1	100.00%

### Sessions by Browser

Browser	Sessions	% New Sessions
Chrome	80	65.00%
Safari	80	58.75%
Internet Explorer	16	75.00%
Firefox	11	81.82%
Samsung Internet	7	57.14%
Edge	5	80.00%
Safari (in-app)	5	40.00%

### Sessions by Device Category

Device Category	Sessions	% New Sessions
mobile	106	56.60%
desktop	91	71.43%
tablet	7	71.43%

### Sessions by Mobile Device

Mobile Device Info	Sessions	% New Sessions
Apple iPhone	79	55.70%
Samsung SM-G950U Galaxy S8	6	33.33%
LG LG-M150 Phoenix 3	4	25.00%
Apple iPad	3	33.33%
Microsoft Windows RT Tablet	3	100.00%
Samsung SM-G935V Galaxy S7 Edge	3	0.00%
Samsung SM-G955U Galaxy S8+	3	100.00%
Samsung SM-G920P Galaxy S6	2	100.00%
Apple iPad Air 2	1	100.00%
Apple iPhone 6s	1	100.00%

### Sessions by Region



### Sessions by City

City	Sessions	% New Sessions
Houston	107	53.27%
The Woodlands	40	55.00%
Tomball	10	90.00%
(not set)	5	80.00%
Cypress	5	80.00%
Spring	5	60.00%
Katy	3	100.00%
New York	2	100.00%
Austin	2	50.00%
Atascocita	2	100.00%

**Subject:** Water issue at my residence  
**From:** Raffi Petro  
**Date:** Sat, Sep 29, 2018 3:31 pm  
**To:** "board@TexasPUD.com" <board@TexasPUD.com>

To the honorable board members:

My name is Raffi Petro I live at 25311 Hawthorne Blossom Dr. Spring TX. 77389 in the Auburn Lakes subdivision and I have a major water problem at my back yard. I contacted the HOA which in turn turned me to the Oakmont PUD service department because they are responsible for all water issues in Auburn Lakes. After contacting and talking to an agent in the service department I was told that it is a water table issue and they cant do anything about it and to check the website for a fix to the problem. I'm sorry but I don't believe that's a proper answer nor am I asking for a handout this issue has been ongoing since May of this year and I have exhausted all options to make sure its not a leak from my house or my sprinkler system, but the water and mud in my back yard is still present and getting bigger in area even with several days of no rain and full sun the water is increasing, so I believe their explanation to this problem is false and with all due respect I felt they are trying to avoid the responsibility of fixing the problem, she didn't offer to even sent an investigator to look at the problem that's unacceptable. As I was informed this problem should be resolved soon because I'm worried about my house's foundation and the likely possibility of developing cracks in the structure or worse developing mildew inside my house through the foundation. Thank you for your attention to this matter.

Regards

Raffi Petro

Sent from [Outlook](#)



Virus-free. [www.avast.com](http://www.avast.com)



**Subject:** Spaces around mailboxes in Auburn Lakes, Village  
**From:** Marilyn Smith  
**Date:** Fri, Sep 21, 2018 2:43 pm  
**To:** Valerie Overbeck <voverbeck@chaparralmanagement.com>  
**Cc:** "Naudeau, Eric and Donna" <naudeau@oakmontpud.com>, Oakmont PUD <board@texasnud.com>  
**Attach:** 6011 HMD across a.JPG  
6011 HMD across b.JPG  
Aub Terr 1.JPG  
Aub Terr 2.JPG

Hello, Valerie,

I'm attaching 4 photos:

The 1st and 2nd photos are of the mailbox set-up that is across the street from 6011 Holden Mills Drive. After every rain, the entire cement pad is filled with mud and water, usually at least 1.5" deep for a day or so.

The 3rd and 4th photos are of different mailbox set-ups on Auburn Terrace Dr., less than 1/4 mile away. Both of these have had stonework added so that flooding and mud don't muck up the place when anyone walks up to get their mail.

Could the one on Holden Mills Dr get the stonework added, too, so that we don't have to step in the mud and/or water to do so -- or avoid getting our mail at all?

Thanks.

Marilynn Smith  
Jr  
Spring, TX 77389

**Subject:** Spaces around mailboxes  
**From:** Marilyn Smith ✓  
**Date:** Thu, Sep 20, 2018 2:57 pm  
**To:** Oakmont PUD <board@texasnud.com>  
**Attach:** 6011 HMD across a.JPG  
6011 HMD across b.JPG  
Aub Terr 1.JPG  
Aub Terr 2.JPG

Good evening,

I'm attaching 4 photos:

The 1st and 2nd photos are of the mailbox set-up that is across the street from 6011 Holden Mills Drive. After any rain, the entire cement pad is filled with mud and water, usually at least 1.5" deep for a day or so.

The 3rd and 4th photos are of different mailbox set-ups on Auburn Terrace Dr. Both have had stonework added so that flooding and mud don't muck up the place when anyone walks up to get their mail.

Could The one on Holden Mills Dr get the stonework added so that we don't have to avoid getting mail or step in the mud to do so?

If Oakmont PUD doesn't take care of these things, can you tell me who does?

Thanks.

Marilynn Smith

**Subject:** TexasPUD Contact Form  
**From:** TexasPUD <board@texasnud.com>  
**Date:** Fri, Sep 14, 2018 4:17 pm  
**To:** OPUD Board <board@texasnud.com>

**From:** Linda Duff  
**Email:**  
**Phone:**

**Message Body:**

Hi Jenifer. I am the contact person that Cathy Arellano told you about today. Where do I turn in the application for the rental for the Meet and Greet with Dr. Champion on October 30th?

Thanks,  
Linda Duff

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

**Subject:** TexasPUD Contact Form  
**From:** TexasPUD <board@texaspud.com>  
**Date:** Fri, Sep 14, 2018 4:07 pm  
**To:** OPUD Board <board@texaspud.com>

From: Linda Ford  
Email:  
Phone: ,

**Message Body:**  
Want to rent clubhouse on oct 27th. Who do I contact? Thx

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

**Subject:** Club house rental information  
**From:** LINDA FORD ROCK SOLID EMPLOYMENT  
**Date:** Fri, Sep 14, 2018 4:03 pm  
**To:** board@texas pud.com

Your Name:Linda Ford

Phone Number:

Your Question: I would like to rent the clubhouse on October 27th. Who do I contact?

Thx

Sent from my iPhone Linda Ford

**Subject:** TexasPUD Contact Form  
**From:** TexasPUD <board@texaspub.com>  
**Date:** Fri, Sep 14, 2018 1:05 pm  
**To:** OPUD Board <board@texaspub.com>

From: Linda Duff  
Email: ·  
Phone: ·

**Message Body:**  
I am going to fill out a request to rent the clubhouse. Where do I take it please?  
Thank you  
Linda Duff

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

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