

**DOWNTOWN
HOUSTON+**



Board of Directors Meeting
October 10, 2024

TABLE OF CONTENTS

PAGE

Minutes of the September 19, 2024 meeting of the Board of Directors	3
Finance & Administrative Matters	
Financial Summary.....	7
Financial Statements for the month ending September 30, 2024	14
Check Registers for the month ending September 30, 2024.....	19
Authorize agreement and expenditures for Tax Assessor/Collector & related services.....	24
Report + Recap from Board Retreat	25
2025 Budget Work Session	No Material / Presentation
Program Authorizations	
<i>Planning & Design</i>	
Authorize expenditures for North Houston Highway Improvement Project funding to Central Houston Civic Improvement	61
<i>Capital Projects</i>	
Authorize agreement and expenditures for tree replacements	62
<i>Operations & Maintenance</i>	
Authorize execution of agreement and reimbursement for rail platform cleaning.....	63
Authorize execution of an amendment to the clean/safe program agreement	64
Authorize execution of an amendment to the pressure washing agreement	65
Storefront Grant Program Update	No Material / Discussion
Strategic Alignment Updates	
Goal 1: Champion Downtown.....	67
Goal 2: Enhance Downtown	68
Goal 3: Connect Downtown.....	69
Goal 4: Thrive Downtown	70
Goal 5: Stakeholder Engagement	71
Ops Dashboard	72

**MINUTES OF REGULAR MEETING
OF THE
HOUSTON DOWNTOWN MANAGEMENT DISTRICT**

September 19, 2024

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The Board of Directors of the Houston Downtown Management District (the “District”) met in regular session, open to the public, on September 19, 2024, at 12:00 p.m., inside the H-Town Conference Room of the District’s office, located at 1221 McKinney Street, Houston, TX 77010, and the roll was called of the duly appointed members of the Board, to-wit:

BOARD MEMBERS

- | | |
|----------------------|-----------------|
| Crystal Allen | Toni Jackson |
| Sean Alley | Lacee Jacobs |
| Leslie Ashby | Robbi Jones |
| Kinder Baumgartner | Roland Kennedy |
| Genora Boykins | Sean Liu |
| Clay Crawford | Ben Llana |
| Marcus Davis | Nick Massad |
| Terry Demchak | Sherea McKenzie |
| Jacques D’Rovencourt | Kenny Meyer |
| Kelly Foreman | Randy Pryor |
| Irma Galvan | Edna Ramos |
| Marian Harper | Frem Reggie |
| Gilbert Herrera | John Schafer |
| C.C. Huang | Richard Torres |
| Angus Hughes | |

and all of the above were present, with the exception of Vice Chair Jones, Treasurer Torres, and Directors Allen, Boykins, Crawford, Davis, Foreman, Hughes, Jacobs, Liu, Massad, and McKenzie.

Also present were Kris Larson, President/CEO of the District; Allen Douglas, COO & General Counsel for the District; Jana Gunter, Director of Finance of the District; and staff members Christal Ayala, Jenna Beasley, David Cisneros, Brett DeBord, David Fields, Scott Finke, Jacque Gonzalez-Garcia, Keith Gould, Aaron Hernandez, James Kennedy, Dusty McCartney, Jamie Perkins, Albert Sanchez, Clint Self, Ann Taylor and Candace Williams, all with the District; Algenita Davis, Consultant for the District; and outside counsel Clark Lord with Bracewell.

Those present on behalf of the public included Jessica Wilt with Central City Co-Op; Eugne Lee with Main Street Parking; Omar Pereny with Petite Lucie.

WELCOME

Chair Ashby presided over the meeting and welcomed all directors, consultants, and other meeting attendees. Jamie Perkins served as Assistant Secretary.

Quorum was established and the meeting began at approximately 12:15 PM.

PUBLIC COMMENT

Chair Ashby asked if there were any comments from the public. There were no comments from the public.

PROJECT SPOTLIGHT: NEW DOWNTOWN BANNER PROGRAM REVEAL

Ann Taylor was invited to share updates on a previously approved District project for the downtown banner refresh. She shared a brief background of the project's history, then showed a slide deck showcasing the newly redesigned banners situated throughout downtown. Discussion ensued; no action was needed.

APPROVAL OF MINUTES

The Board considered approving the minutes of the August 8, 2024 regular Board of Directors meeting. Chair Ashby called for comments and questions.

Hearing none, she called for a motion, which was moved by Director Schafer and seconded by Director Kennedy, and the August 8, 2024 minutes were approved, as presented.

ITEMS PERTAINING TO FINANCE AND ADMINISTRATIVE MATTERS

Approval of Financial Statements and Ratification of Expenditures

Chair Ashby called on Jana Gunter to present the interim financial statements and check registers for the period ending August 31, 2024. Ms. Gunter shared highlights from the August financial statements and check registers. Questions were asked and answered.

A motion to approve was called; moved by Director Baumgartner, and seconded by Director Reggie, and the Board accepted the August financial statements and check registers as presented.

Acknowledgement of Employee Anniversary

President Larson took a moment to recognize a staff anniversary. He announced Allen Douglas has reached the five year mark as member of the team. Mr. Douglas was presented with an award and plaque of recognition.

PROGRAM AUTHORIZATIONS

Planning & Design – Jacque Gonzalez was called on to share a presentation and brought forth a related item for Board consideration on behalf of the Planning & Design team:

- (i) Authorize the program implementation, agreements and related expenditures to establish a mural lighting grant program, in an amount not to exceed \$250,000. Questions were asked and answered. Upon a motion duly made, moved by Director Llana; seconded by Director Ramos; the Board approved this request as presented.

Economic Development – President Larson and David Cisneros were called on to introduce the following items for Board consideration on behalf of the Capital Projects team:

- (i) President Larson presented an authorization to enter into an agreement and related expenditures for an energy transition study in relation to office space usage in downtown in an amount not to exceed \$50,000. There were no questions asked, and discussion did not occur. Chair Ashby called for a motion, moved by Director Kennedy; seconded by Director Liu; and the Board approved this request as presented.
- (ii) David Cisneros shared a request to enter into an agreement with Petite Lucie, the food service operator recommended by the review committee and vetted through an RFP process, to occupy the food kiosk in Market Square Park. Questions were asked and discussion ensued. Chair Ashby called for a motion, moved by Director Reggie; seconded by Director Ramos; and the Board approved this request as presented.

Operations – Brett DeBord was invited to present an item for Board consideration on behalf of the Operations & Maintenance team:

- (i) Authorize a supplemental expenditure to All American Poly to purchase additional trash bags for the curbside trash program, in an amount not to exceed \$55,000 (an additional \$15,000 over the prior 2024 approval). No questions or comments were raised. Upon a motion duly made, moved by Director Schafer; and seconded by Director Reggie; the Board approved this request as presented.

STRATEGIC ALIGNMENT UPDATES

President Larson shared a slide deck containing updates on organization progress related to the Strategic Alignment Plan. Questions were asked and answered, and discussion ensued. No action was required.

DIRECTORS' QUESTIONS ON OTHER INITIATIVES

No further questions were raised.

OTHER BUSINESS

President Larson reminded the District Board of the upcoming Board Retreat scheduled for Friday, September 27th from 9:00 – 5:00 PM at the Hyatt Regency. Next, he announced the Executive Committee was working to finalize the CEO Review Survey, and that it will be emailed to the Board on October 7, with responses due by October 28.

ADJOURN MEETING

Chair Ashby asked if any further business needed to come forth to the Board. There being none, the meeting was adjourned at 1:22 PM.

Jamie Perkins, Assistant Secretary
Houston Downtown Management District

YTD September 2024 Balance Sheet

Assets

Cash Balance is \$742K

TexPool Investments \$9.3M

2023 Assessments Due: 98.8% have been collected

2023 Assessments Receivable \$255K

Liabilities

Reserves for Property Value Protests are \$1.4M

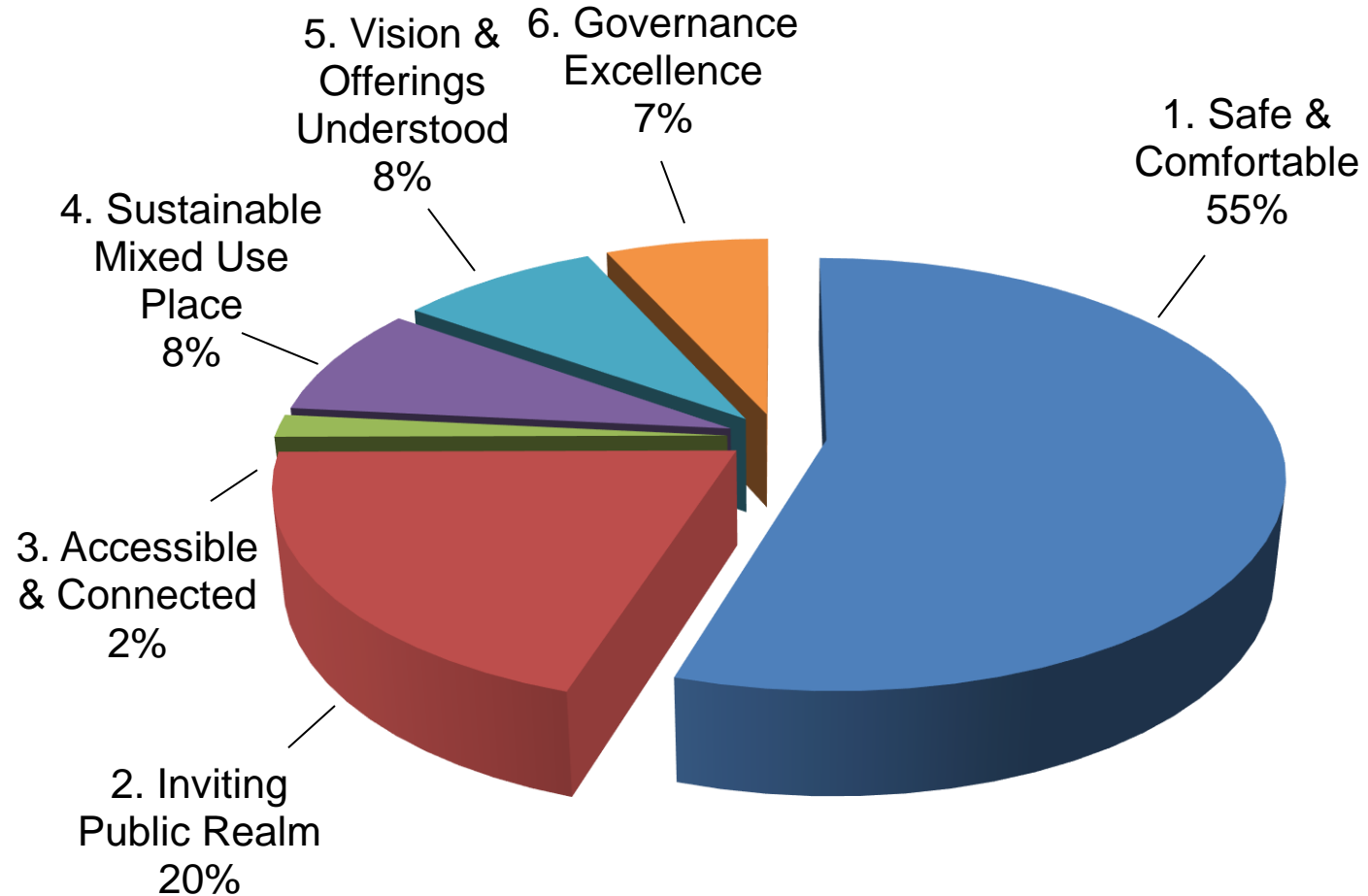
\$764K in refunds have been returned to property owners due to lower HCAD property values as a result of protests.

Based on the 5-year loss rate of 12.4% the District needs to increase reserves by \$115K, an 8% increase.

Fund Balance

Unrestricted Fund Balance is \$7.3M, \$2.5M in excess of 2023 Minimum Fund Balance Target of \$4.8M set October 31, 2023

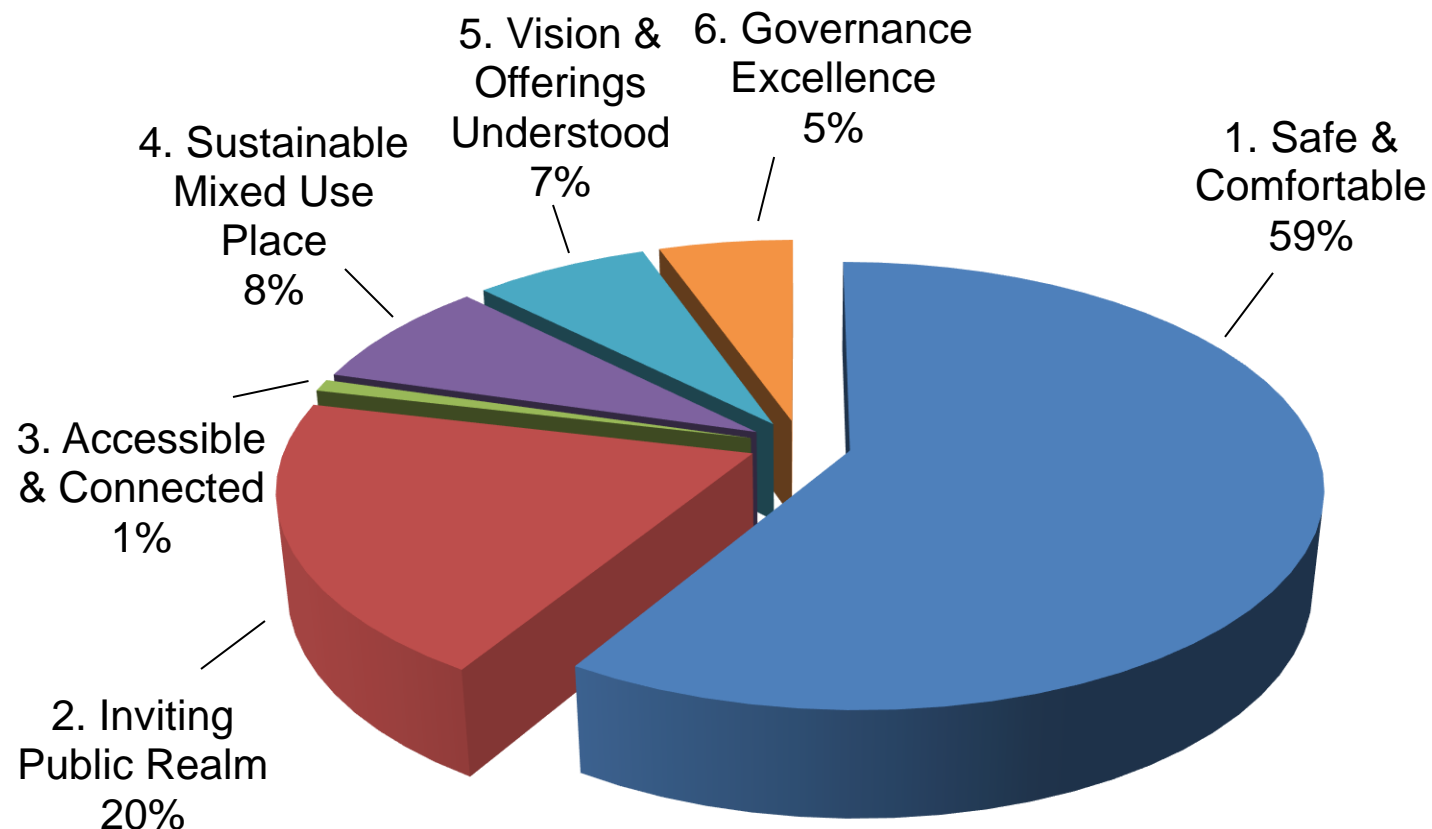
2024 Annual Budget



Total: \$22,918,133

Operating: \$20,132,219 Capital: \$2,785,914

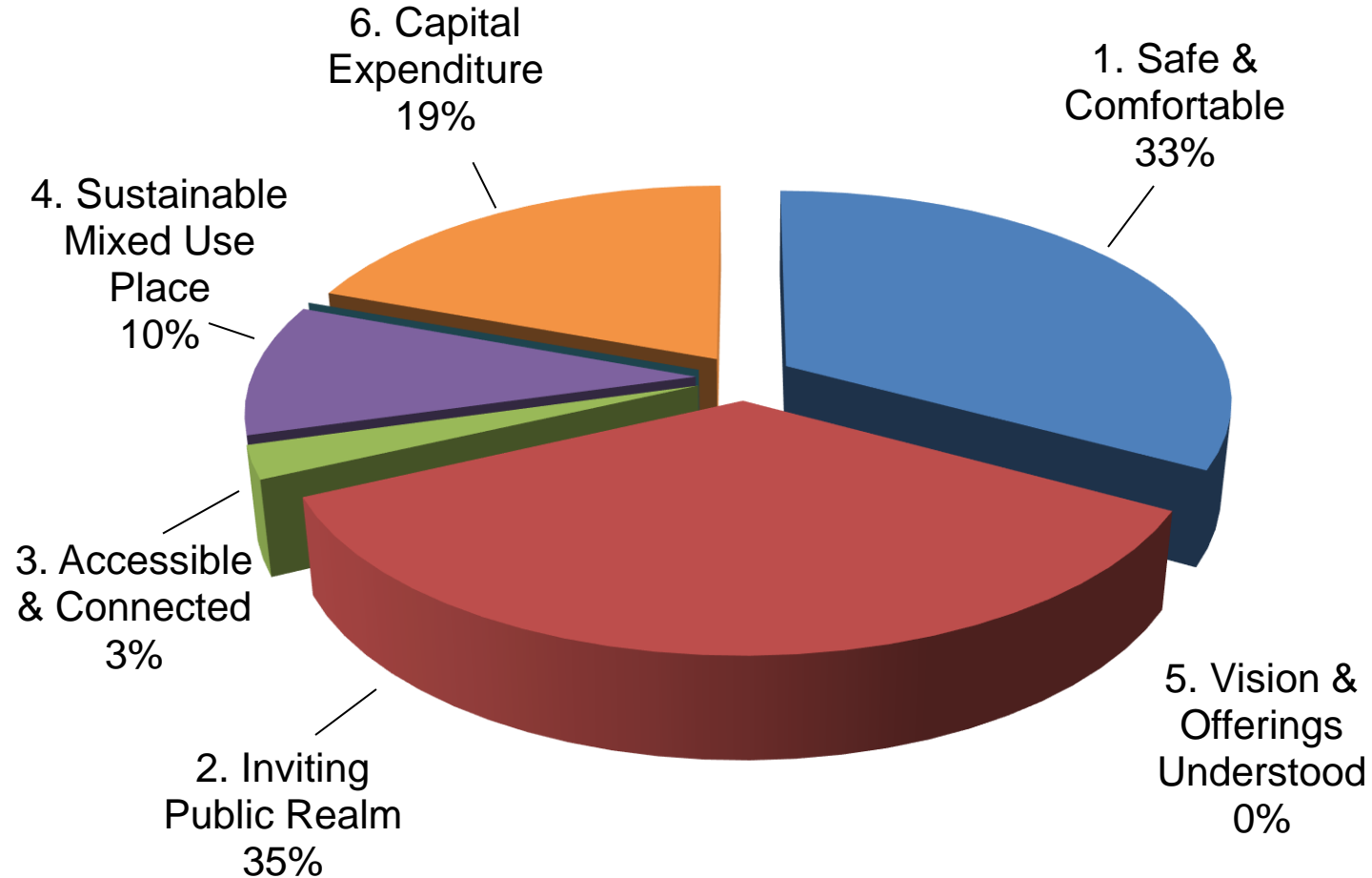
September 2024 Operating Spending



Total: \$12,256,593

Budget Expended 61% over 75% of 2024

September 2024 Capital Spending



Total: \$565,372

Budget Expended 20% over 75% of 2024

September 2024 Budget Notes

Revenues

The District will reach budget in November after the board approves the 2024 assessment rate and invoices are distributed. District wide taxable value is \$13.7 billion at August 31, 2024. If assessed at the current rate of .1325 per \$100 it would yield \$18.1 million in revenue.

Operating Expenses

Categories not anticipated to meet budget are the following:

- Goal 1f – Prepare for Emergencies – The District has exceeded budget due to the unanticipated emergency response required to clean up Downtown after the May “Derecho” storm and Hurricane Beryl July storm. We anticipate that we will receive a 50% reimbursement from FEMA to restore the Board Designated Reserve fund utilized to fund the expenses.

September 2024 Notes

Operating Expenses, continued

- Goal 3a – Effective Transit Access more Places – The District approved an allocation of \$150,000 for the Fort Bend Park and Ride for 2024. Park and Ride services had been suspended in prior years and the funding the District initially provided is still available for their use. Fort Bend will not be requesting the funds in this calendar year.

Capital Expenses

- Accessible to Entire Region – The allocated budget of \$550,000 is a contingency fund for the Southeast Sidewalks TxDOT. The District anticipates that TxDot will settle the balance below budget and in the last quarter of the year.

Check register for September 2024

- Total checks issued in September 2024 were \$1.8 million
 - CPI/MARQ Catalyst Owner, LP.
 - DLI Payment - \$474,516 (City reimbursed \$369,948)
 - Block by Block
 - Safety Guides/Street Teams Contract Services - \$415,649
 - Central Houston Civic Improvement
 - NHHIP - \$250,000 (Holding Check until Board Authorizes)
 - Main Street Market Square dba DRA
 - DLI Payment allocation for properties in the District - \$211,150
 - Seal Security Solutions, LLC
 - Contract Services - \$80,881



To Management
Houston Downtown Management District

Management is responsible for the accompanying financial statements of the Houston Downtown Management District (the District), which comprise the governmental fund balance sheets and statements of net position as of September 30, 2024 and 2023, and the related statements of activities for the months then ended, in accordance with accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements, nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

Management has elected to omit substantially all the disclosures required by accounting principles generally accepted in the United States of America and the required supplementary information that the Government Accounting Standards Board (GASB) requires to be presented to supplement the basic financial statements. If the omitted disclosures, and GASB required supplementary information were included in the financial statements, they might influence the user's conclusions about the District's financial position, results of operations, and cash flows. Accordingly, the financial statements are not designed for those who are not informed about such matters.

The Variance Analysis on page 4 is presented to supplement the basic financial statements. Such information is presented for purposes of additional analysis and, although not a required part of the basic financial statements. The Variance Analysis is the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the financial statements. The supplementary information was subject to our compilation engagement. We have not audited or reviewed the supplementary information and do not express an opinion, a conclusion, nor provide any assurance on such information.

Sincerely,

A handwritten signature in blue ink that reads 'nctp cpas, pllc'.

Houston, Texas
October 4, 2024

**Houston Downtown Management District
Governmental Fund Balance Sheets and
Statement of Net Position
For the period ended September 2024, and September 2023**

	2024			2023		
	Operating Year to Date	HDMD Capital Year to Date	Total (Memo Only)	HDMD Operating Year to Date	HDMD Capital Year to Date	Total (Memo Only)
Assets						
Cash	10,000,276	4,610,193	14,610,469	9,462,094	4,358,477	13,820,571
Assessments Due	236,079	19,278	255,356	337,244	28,701	365,945
Accounts Receivable	192,662	-	192,662	1,884,422	-	1,884,422
Prepaid Expense	26,235	-	26,235	26,235	-	26,235
Property & Equipment, Net	542,966	-	542,966	548,947	280	549,227
Right of Use Lease Assets, Net	2,501,406	-	2,501,406	2,590,393	-	2,590,393
Intercompany Rec/Pay	(1,199,480)	1,199,480	-	(1,119,373)	1,119,373	-
Total Assets	12,300,144	5,828,951	18,129,095	13,729,962	5,506,832	19,236,794
Liabilities						
Accounts Payable & Accrued Expenses	925,613	22,288	947,900	1,718,503	-	1,718,503
Lease Liabilities	2,701,346	-	2,701,346	2,748,686	-	2,748,686
Deferred Revenue	-	-	-	-	-	-
Reserve for Refunds due to Property Protests	1,337,571	88,721	1,426,292	754,845	49,075	803,920
Total Liabilities & Deferred Revenue	4,964,530	111,009	5,075,539	5,222,034	49,075	5,271,109
Fund Balances						
Unreserved, Undesignated	6,835,807	-	6,835,807	7,707,928	-	7,707,928
Unreserved, Designated for Catastrophy	499,808	-	499,808	800,000	-	800,000
Reserved for Capital Projects	-	5,717,942	5,717,942	-	5,457,757	5,457,757
	7,335,614	5,717,942	13,053,556	8,507,928	5,457,757	27,931,370
Total Liabilities, Deferred Revenue & Fund Balances	12,300,144	5,828,951	18,129,095	13,729,962	5,506,832	19,236,794

Houston Downtown Management District
Statement of Activities
For the period ended September 2024, and September 2023

	Operating YTD Actual	Capital YTD Actual	Total YTD Actual	2024 Budget	% Budget Received	% Year Elapsed	Notes
Revenue							
Assessment Revenue	-	-	-	16,910,573	0%	75%	1
Operations Revenue	604,030	-	604,030	815,000	74%	75%	
Project Revenue	152,001	-	152,001	180,000	84%	75%	
Other Income	16,924	-	16,924	-	N/A	75%	
Interest Income	571,572	147,266	718,838	963,000	75%	75%	
Total Revenues	\$ 1,344,528	\$ 147,266	\$ 1,491,794	19,863,573	8%	75%	
					% Budget Expended		
Expenses							
Downtown Feels Safe & Comfortable at All Times							
Collaboration to Maintain Low Crime Rate	2,399,610	-	2,399,610	3,817,393	63%	75%	
Reduced Presence of Homeless & Street Persons	700,174	-	700,174	1,467,302	48%	75%	2
Downtown Sidewalks are Comfortably Lighted	126,811	-	126,811	229,735	55%	75%	
Downtown Clean & Well-Kept Appearance	3,505,515	-	3,505,515	5,347,379	66%	75%	
Remove Signs of Disorder in Downtown	51,804	-	51,804	70,241	74%	75%	
Prepare for Emergencies	414,646	-	414,646	114,365	363%	75%	3
	7,198,561	-	7,198,561	11,046,415	65%	75%	
Public Realm is Charming, Inviting, Beautiful & Celebrates the Life of the City							
Key Pedestrian Streets are Inviting	418,567	-	418,567	632,959	66%	75%	
Public Spaces Managed, Programmed, & Delightful	1,457,482	-	1,457,482	1,967,203	74%	75%	
Place of Civic Celebration	569,252	-	569,252	1,433,214	40%	75%	4
	2,445,301	-	2,445,301	4,033,376	61%	75%	
Accessible to Region & Easy to Get Around							
Effective Transit Access More Places, More Hours	14,945	-	14,945	170,145	9%	75%	5
Convenient Circulation Without Personal Vehicle	-	-	-	-	N/A	75%	
Easy to Find Way Around	34,154	-	34,154	95,000	36%	75%	6
Connect Neighborhoods & Districts Inside/Outside Downtown	47,855	-	47,855	63,678	75%	75%	
Convenient, Understandable & Managed Parking	9,544	-	9,544	12,780	75%	75%	
	106,498	-	106,498	341,603	31%	75%	
Vibrant, Sustainable Mixed-Use Place							
Best Place to Work in Region	271,280	-	271,280	535,854	51%	75%	
Exciting Neighborhoods to Live In	676,574	-	676,574	1,087,732	62%	75%	
Competitive Shopping Place	14,238	-	14,238	19,202	74%	75%	
Remarkable Destination for Visitors	12,823	-	12,823	17,316	74%	75%	
	974,914	-	974,914	1,660,104	59%	75%	
Downtown's Vision & Offering Understood By All							
Market to Region	429,337	-	429,337	959,323	45%	75%	7
Promote Downtown's Ease of Use	73,226	-	73,226	123,833	59%	75%	
Vision/Development Framework Understood By All	326,069	-	326,069	549,768	59%	75%	
Tools to Assist Continued Redevelopment	20,192	-	20,192	28,456	71%	75%	
Develop & Main Information to Support Downtown	17,326	-	17,326	23,438	74%	75%	
	866,151	-	866,151	1,684,818	51%	75%	
District Governance & Service Known for Excellence							
Engage Stakeholders in Decision Making	572,490	-	572,490	1,143,735	50%	75%	
Communications to Owners, Tenants & Others	45,706	-	45,706	71,321	64%	75%	
Preservation of District's Capital Assets	46,972	-	46,972	46,900	100%	75%	
	665,168	-	665,168	1,261,956	53%	75%	
Capital Improvement & Expenditures							
Downtown Feels Safe & Comfortable	-	186,016	186,016	231,700	80%	75%	
Public Realm is Charming, Inviting & Beautiful	-	198,949	198,949	1,210,000	16%	75%	8
Accessible to Region & Easy to Get Around	-	14,247	14,247	750,000	2%	75%	9
Vibrant, Sustainable Mixed-Use Place	-	56,726	56,726	338,214	17%	75%	10
Downtown's Vision & Offering Understood By All	-	-	-	-	N/A	75%	
Capital Replacement Expenditure	-	109,435	109,435	256,000	43%	75%	11
	-	565,372	565,372	2,785,914	20%	75%	
Total Expenses	12,256,593	565,372	12,821,966	22,814,186	56%	75%	
Depreciation Expense	68,386	0	68,386	150,846	45%	75%	12
Fund Balance Allocation				3,101,459			
Excess of Revenue Over Expenses GAAP Basis	(10,980,451)	(418,107)	(11,398,558)	-			

Houston Downtown Management District
Statement of Activities
For the period ended September 2024, and September 2023

	Operating YTD Actual	Capital YTD Actual	2024 Total YTD Actual	2023 Total YTD Actual	Fav (Unfav) Variance	% Var
Revenue						
Assessment Revenue	-	-	-	-	-	N/A
Operations Revenue	604,030	-	604,030	508,562	95,468	19%
Project Revenue	152,001	-	152,001	186,216	(34,215)	-18%
Other Income	16,924	-	16,924	13,474	3,451	26%
Interest Income	571,572	147,266	718,838	657,100	61,738	9%
Total Revenues	\$ 1,344,528	\$ 147,266	\$ 1,491,794	\$ 1,365,352	\$ 126,442	9%
Expenses						
Downtown Feels Safe & Comfortable at All Times						
Collaboration to Maintain Low Crime Rate	2,399,610	-	2,399,610	1,870,337	(529,273)	-28%
Reduced Presence of Homeless & Street Persons	700,174	-	700,174	613,458	(86,717)	-14%
Downtown Sidewalks are Comfortably Lighted	126,811	-	126,811	122,127	(4,684)	-4%
Downtown Clean & Well-Kept Appearance	3,505,515	-	3,505,515	3,360,607	(144,908)	-4%
Remove Signs of Disorder in Downtown	51,804	-	51,804	62,913	11,109	18%
Prepare for Emergencies	414,646	-	414,646	91,856	(322,790)	-351%
	7,198,561	-	7,198,561	6,121,298	(1,077,263)	-18%
Public Realm is Charming, Inviting, Beautiful & Celebrates the Life of the City						
Key Pedestrian Streets are Inviting	418,567	-	418,567	435,725	17,158	4%
Public Spaces Managed, Programmed, & Delightful	1,457,482	-	1,457,482	1,192,920	(264,563)	-22%
Place of Civic Celebration	569,252	-	569,252	1,141,783	572,531	50%
	2,445,301	-	2,445,301	2,770,428	325,126	12%
Accessible to Region & Easy to Get Around						
Effective Transit Access More Places, More Hours	14,945	-	14,945	22,684	7,739	34%
Convenient Circulation Without Personal Vehicle	-	-	-	-	-	N/A
Easy to Find Way Around	34,154	-	34,154	34,403	248	1%
Connect Neighborhoods & Districts Inside/Outside Downtown	47,855	-	47,855	96,746	48,892	51%
Convenient, Understandable & Managed Parking	9,544	-	9,544	6,090	(3,454)	-57%
	106,498	-	106,498	159,922	53,424	33%
Vibrant, Sustainable Mixed-Use Place						
Best Place to Work in Region	271,280	-	271,280	210,822	(60,458)	-29%
Exciting Neighborhoods to Live In	676,574	-	676,574	589,515	(87,059)	-15%
Competitive Shopping Place	14,238	-	14,238	19,193	4,955	26%
Remarkable Destination for Visitors	12,823	-	12,823	12,210	(613)	-5%
	974,914	-	974,914	831,739	(143,175)	-17%
Downtown's Vision & Offering Understood By All						
Market to Region	429,337	-	429,337	413,264	(16,073)	-4%
Promote Downtown's Ease of Use	73,226	-	73,226	77,545	4,319	6%
Vision/Development Framework Understood By All	326,069	-	326,069	538,614	212,545	39%
Tools to Assist Continued Redevelopment	20,192	-	20,192	20,167	(24)	0%
Develop & Main Information to Support Downtown	17,326	-	17,326	18,763	1,437	8%
	866,151	-	866,151	1,068,354	202,203	19%
District Governance & Service Known for Excellence						
Engage Stakeholders in Decision Making	572,490	-	572,490	567,140	(5,349)	-1%
Communications to Owners, Tenants & Others	45,706	-	45,706	42,150	(3,556)	-8%
Preservation of District's Capital Assets	46,972	-	46,972	44,561	(2,412)	-5%
	665,168	-	665,168	653,851	(11,317)	-2%
Capital Improvement & Expenditures						
Downtown Feels Safe & Comfortable	-	186,016	186,016	169,348	(16,668)	-10%
Public Realm is Charming, Inviting & Beautiful	-	198,949	198,949	137,898	(61,051)	-44%
Accessible to Region & Easy to Get Around	-	14,247	14,247	448,197	433,950	97%
Vibrant, Sustainable Mixed-Use Place	-	56,726	56,726	50,492	(6,234)	-12%
Downtown's Vision & Offering Understood By All	-	-	-	-	-	N/A
Capital Replacement Expenditure	-	109,435	109,435	61,751	(47,684)	-77%
	-	565,372	565,372	867,685	302,313	35%
Total Expenses	12,256,593	565,372	12,821,966	12,473,277	(348,688)	-3%
Depreciation Expense	68,386	0	68,386	68,324	(62)	0%
Excess of Revenue Over Expenses GAAP Basis	(10,980,451)	(418,107)	(11,398,558)	(11,176,249)	222,308	-2%

Houston Downtown Management District

Budget Notes

For the Nine Months Ended September 30, 2024

Revenue

1) The District will reach budget in November when assessments are invoiced after the board approves the 2024 assessment rate. Taxable value at 8/31/2024 is \$13.7 billion. If assessed at the 2023 rate of .1325, revenue would be \$18.1 million.

Operating Budget

Expenses

2) Goal 1b-Reduced Presence of Homeless & Street Persons-The allocated budget for homeless outreach programs will be utilized during the last quarter of 2024.

3) Goal 1f-Prepare for Emergencies-Exceeded budget due to the unanticipated emergency response required to clean up Downtown after both the May 16 derecho storm and Hurricane Beryl. The storm expenses are being funded by the Board Designated Reserve Fund allocated for emergency expenditures. The District is working with FEMA on getting reimbursement for some of the costs.

4) Goal 2c-Place of Civic Celebration - The allocated budget will be utilized during the fourth quarter with payments for Holiday Logistics and Installation, Art and Holiday Programming, Banner, Pole and Pot Maintenance, and Allen Parkway Maintenance.

5) Goal 3a-Effective Transit Access More Places-Below budget (\$150K) due to the Fort Bend County Park and Ride not requesting the allocated funds. Services had been suspended in prior years and the funding the District initially provided is still available for their use.

6) Goal 3c-Easy to Find Way Around-The allocated funding for Wayfinding System-Contractor Expenses will be utilized in the fourth quarter.

7) Goal 5a-Market to Region-The allocated funding will be utilized in the fourth quarter for the Dias de los Muertos festival and Market at Trebly Park and advertising support for the Holidays.

Capital Budget

8) Public Realm Is Charming - The allocated budget will be utilized during the fourth quarter with payments for the design and production of Holiday Banners, the Lighting Plan Implementation, the Storefront/Streetscape Activation and Improved Pedestrian Connection Plan, Urban Canopy, and Park Improvements.

9) Accessible to Entire Region - The allocated budget is a contingency for the Southeast Sidewalks TxDOT. The District anticipates that TxDot will settle the balance below budget and in the last quarter of the year.

10) Vibrant Sustainable Mixed-Use Place - The allocated budget is for grants to the Downtown Living Initiative program. Requests for the grants are pending due to properties disputing property values. When they are settled, payments will be issued.

11) District Governance - The allocated budget is for Capital Replacement expenditures which includes unanticipated maintenance and repairs throughout Downtown. These types of maintenance and repairs have been delayed due to the two storms that occurred in May and July.

12) Depreciation - the allocated budget included the Capital depreciation of the banners for the full year of 2024. The banners will not be added to our fixed assets until late 2024.

Central Houston

Check register

SEPTEMBER 2024

Operating-HDMD--Operating Fund-HDMD

Date	Vendor	Amount	Cleared
Account no: 1890323643			
9/9/2024	VEN-00439--1st Response Medic Services	4,224.00	In Transit
9/9/2024	VEN-00371--Air Power Services Inc.	1,262.01	In Transit
9/9/2024	VEN-00496--Amanda Marquez	1,175.00	In Transit
9/24/2024	VEN-00009--Ann Werme group	11,960.61	In Transit
9/25/2024	VEN-00530--Antoine Holmes	520.00	In Transit
9/24/2024	VEN-00530--Antoine Holmes	455.00	In Transit
9/9/2024	VEN-00530--Antoine Holmes	260.00	In Transit
9/3/2024	VEN-00530--Antoine Holmes	487.50	In Transit
9/24/2024	VEN-00324--Associated Landscape Services LLC	8,563.06	In Transit
9/9/2024	VEN-00324--Associated Landscape Services LLC	27,298.93	In Transit
9/25/2024	VEN-00404--AT&T	795.40	In Transit
9/9/2024	VEN-00404--AT&T	789.58	In Transit
9/3/2024	VEN-00404--AT&T	1,513.03	In Transit
9/24/2024	VEN-00408--Avalon Music	1,000.00	In Transit
9/9/2024	VEN-00408--Avalon Music	750.00	In Transit
9/3/2024	VEN-00408--Avalon Music	1,150.00	In Transit
9/26/2024	VEN-00016--Bartlett Tree Experts	27,650.00	In Transit
9/24/2024	VEN-00615--Big Ass Fans	1,103.00	In Transit
9/9/2024	VEN-00521--Biggs Family Brands	1,000.00	In Transit
9/25/2024	VEN-00497--BIII GStreet LLC	21,007.05	In Transit
9/24/2024	VEN-00611--BLBJSD Group Inc, dba Door King	900.00	In Transit
9/25/2024	VEN-00321--BLOCK BY BLOCK	415,648.75	In Transit
9/24/2024	VEN-00021--Bracewell	3,437.50	In Transit
9/25/2024	VEN-00525--Brandon Kpotie	780.00	In Transit
9/24/2024	VEN-00525--Brandon Kpotie	520.00	In Transit
9/9/2024	VEN-00525--Brandon Kpotie	780.00	In Transit
9/3/2024	VEN-00525--Brandon Kpotie	780.00	In Transit
9/25/2024	VEN-00444--BRENDAN HARRISON	80.00	In Transit
9/24/2024	VEN-00444--BRENDAN HARRISON	762.75	In Transit
9/25/2024	VEN-00334--Brett DeBord	363.70	In Transit
9/25/2024	VEN-00505--Capital One Trade Credit	499.94	In Transit
9/25/2024	VEN-00614--CARLOS BARRERA	260.00	In Transit
9/24/2024	VEN-00614--CARLOS BARRERA	520.00	In Transit
9/25/2024	VEN-00425--Centra 417 San Jacinto LLC	3,125.00	In Transit
9/3/2024	VEN-00402--Central City Co-Op	10,000.00	In Transit
9/20/2024	VEN-00031--Central Houston Civic Improvement	250,000.00	In Transit

9/25/2024	VEN-00526--Charles Franklin	260.00	In Transit
9/24/2024	VEN-00526--Charles Franklin	650.00	In Transit
9/9/2024	VEN-00526--Charles Franklin	520.00	In Transit
9/3/2024	VEN-00526--Charles Franklin	520.00	In Transit
9/26/2024	VEN-00411--CHOPNBLOK	-654.17	In Transit
9/24/2024	VEN-00411--CHOPNBLOK	654.17	In Transit
9/25/2024	VEN-00569--Christina LaFour	520.00	In Transit
9/24/2024	VEN-00569--Christina LaFour	260.00	In Transit
9/9/2024	VEN-00569--Christina LaFour	260.00	In Transit
9/3/2024	VEN-00569--Christina LaFour	260.00	In Transit
9/9/2024	VEN-00531--Christopher Gilliam	260.00	In Transit
9/9/2024	VEN-00331--CITY OF HOUSTON-HPARD	148.63	In Transit
9/25/2024	VEN-00393--CKP Communications Group LLC	11,250.00	In Transit
9/9/2024	VEN-00393--CKP Communications Group LLC	7,500.00	In Transit
9/25/2024	VEN-00368--Column Software, PBC	319.52	In Transit
9/25/2024	VEN-00372--Coopwoods Air Conditioning Inc.	1,038.00	In Transit
9/3/2024	VEN-00372--Coopwoods Air Conditioning Inc.	396.00	In Transit
9/25/2024	VEN-00374--CoStar Realty Information, Inc.	3,229.20	In Transit
9/30/2024	VEN-00617--CPI/MARQ Catalyst Owner, LP	11,212.59	In Transit
9/16/2024	VEN-00617--CPI/MARQ Catalyst Owner, LP	463,303.00	In Transit
9/25/2024	VEN-00044--Crest Printing	923.00	In Transit
9/24/2024	VEN-00044--Crest Printing	2,817.00	In Transit
9/9/2024	VEN-00044--Crest Printing	1,321.50	In Transit
9/3/2024	VEN-00044--Crest Printing	567.00	In Transit
9/25/2024	VEN-00045--CW Lighting, LLC	230.40	In Transit
9/9/2024	VEN-00610--DalfyMedia LLC	2,500.00	In Transit
9/24/2024	VEN-00616--DAVID CISNEROS	337.85	In Transit
9/25/2024	VEN-00519--David Russell	520.00	In Transit
9/24/2024	VEN-00519--David Russell	520.00	In Transit
9/9/2024	VEN-00519--David Russell	260.00	In Transit
9/3/2024	VEN-00519--David Russell	260.00	In Transit
9/24/2024	VEN-00330--Directv	104.98	In Transit
9/24/2024	VEN-00351--Dog Waste Depot	519.88	In Transit
9/9/2024	VEN-00056--Egidio Narvaez Photographer	450.00	In Transit
9/25/2024	VEN-00517--Franklin Burnett	260.00	In Transit
9/24/2024	VEN-00517--Franklin Burnett	650.00	In Transit
9/9/2024	VEN-00517--Franklin Burnett	520.00	In Transit
9/3/2024	VEN-00517--Franklin Burnett	260.00	In Transit
9/24/2024	VEN-00076--Grainger	319.50	In Transit
9/9/2024	VEN-00076--Grainger	133.17	In Transit
9/24/2024	VEN-00323--Gulf Coast Pavers, Inc	10,800.00	In Transit
9/9/2024	VEN-00082--Hardy & Hardy	3,550.00	In Transit

9/3/2024	VEN-00500--Houston Public Media	2,765.71	In Transit
9/3/2024	VEN-00593--Hyatt Regency Houston	2,000.00	In Transit
9/3/2024	VEN-00413--Hyper Growth IQ-CRAIG HENRY	2,500.00	In Transit
9/9/2024	VEN-00102--Incontrol Construction LLC	19,016.92	In Transit
9/25/2024	VEN-00532--Ivan Sosa-Castillo	520.00	In Transit
9/24/2024	VEN-00532--Ivan Sosa-Castillo	520.00	In Transit
9/9/2024	VEN-00532--Ivan Sosa-Castillo	260.00	In Transit
9/3/2024	VEN-00532--Ivan Sosa-Castillo	260.00	In Transit
9/25/2024	VEN-00527--Jacob Pena	260.00	In Transit
9/24/2024	VEN-00527--Jacob Pena	260.00	In Transit
9/9/2024	VEN-00527--Jacob Pena	260.00	In Transit
9/3/2024	VEN-00527--Jacob Pena	260.00	In Transit
9/25/2024	VEN-00110--James Kennedy	293.11	In Transit
9/25/2024	VEN-00520--Jennifer Kennedy	674.00	In Transit
9/24/2024	VEN-00520--Jennifer Kennedy	746.00	In Transit
9/9/2024	VEN-00520--Jennifer Kennedy	722.00	In Transit
9/3/2024	VEN-00520--Jennifer Kennedy	658.25	In Transit
9/9/2024	VEN-00595--Joe O'Neal	1,040.00	In Transit
9/3/2024	VEN-00595--Joe O'Neal	260.00	In Transit
9/25/2024	VEN-00528--JOELL MATHEWS	260.00	In Transit
9/24/2024	VEN-00528--JOELL MATHEWS	260.00	In Transit
9/9/2024	VEN-00528--JOELL MATHEWS	520.00	In Transit
9/3/2024	VEN-00528--JOELL MATHEWS	520.00	In Transit
9/3/2024	VEN-00447--Jordan Dunn-Ridgill	2,000.00	In Transit
9/25/2024	VEN-00524--Jose Teran	260.00	In Transit
9/24/2024	VEN-00524--Jose Teran	520.00	In Transit
9/9/2024	VEN-00524--Jose Teran	260.00	In Transit
9/3/2024	VEN-00524--Jose Teran	455.00	In Transit
9/25/2024	VEN-00126--Keith Gould	90.70	In Transit
9/9/2024	VEN-00133--Kingwood Alarm LLC	420.00	In Transit
9/9/2024	VEN-00141--Leonard Lockett Jr	220.00	In Transit
9/24/2024	VEN-00557--Lila Vaughn	385.00	In Transit
9/9/2024	VEN-00146--Lincoln Colwell	1,770.00	In Transit
9/20/2024	VEN-00151--Main Street Market Square (Downtown Redevelopr	126,423.00	In Transit
9/16/2024	VEN-00151--Main Street Market Square (Downtown Redevelopr	84,727.00	In Transit
9/24/2024	VEN-00523--Marcus Labbe	585.00	In Transit
9/9/2024	VEN-00523--Marcus Labbe	520.00	In Transit
9/3/2024	VEN-00523--Marcus Labbe	260.00	In Transit
9/11/2024	VEN-00159--Maurice Duhon Jr	300.00	In Transit
9/25/2024	VEN-00529--Moises Alfaro	780.00	In Transit
9/24/2024	VEN-00529--Moises Alfaro	780.00	In Transit
9/9/2024	VEN-00529--Moises Alfaro	780.00	In Transit

9/3/2024	VEN-00529--Moises Alfaro	780.00	In Transit
9/25/2024	VEN-00604--Nancy Jones	520.00	In Transit
9/3/2024	VEN-00604--Nancy Jones	260.00	In Transit
9/25/2024	VEN-00172--NCTP-CPAS PPLC	1,800.00	In Transit
9/24/2024	VEN-00172--NCTP-CPAS PPLC	3,600.00	In Transit
9/25/2024	VEN-00174--Neon Electric Corporation	2,440.00	In Transit
9/3/2024	VEN-00179--Orkin	276.99	In Transit
9/25/2024	VEN-00185--Pfeiffer & Son, LTD.	1,432.92	In Transit
9/24/2024	VEN-00185--Pfeiffer & Son, LTD.	11,509.30	In Transit
9/25/2024	VEN-00621--Robertson Industries	7,648.36	In Transit
9/24/2024	VEN-00212--Ronald Cooks	385.00	In Transit
9/24/2024	VEN-00217--Sabrina Naulings	770.00	In Transit
9/25/2024	VEN-00218--Scott Finke	58.36	In Transit
9/24/2024	VEN-00218--Scott Finke	583.06	In Transit
9/24/2024	VEN-00219--Seal Security Solutions, LLC	80,881.44	In Transit
9/24/2024	VEN-00226--Southern Daily News	480.00	In Transit
9/9/2024	VEN-00229--Special Events Houston	950.00	In Transit
9/9/2024	VEN-00318--STERLING EXPRESS SERVICES	70.60	In Transit
9/24/2024	VEN-00251--Texas Outhouse	593.60	In Transit
9/3/2024	VEN-00260--The Harris Center For Mental Health and IDD	21,863.42	In Transit
9/24/2024	VEN-00270--TMS South, Inc	123.75	In Transit
9/24/2024	VEN-00504--Today's Landscape	8,087.00	In Transit
9/25/2024	VEN-00271--Touch Agree Property	3,895.80	In Transit
9/3/2024	VEN-00271--Touch Agree Property	2,547.20	In Transit
9/24/2024	VEN-00279--TXU Energy	6,961.63	In Transit
9/3/2024	VEN-00279--TXU Energy	335.04	In Transit
9/4/2024	VEN-00283--Universal Plumbing Supply	288.90	In Transit
9/3/2024	VEN-00290--Verizon Wireless	667.32	In Transit
9/25/2024	VEN-00534--Vestis Group, Inc	202.13	In Transit
9/25/2024	VEN-00292--Victor Stanley	9,971.00	In Transit
9/24/2024	VEN-00299--We 68 LLC	4,659.07	In Transit
9/3/2024	VEN-00302--Westpark Communications, L.P.	82.67	In Transit

1,762,249.28
Account no: 1890323635

9/24/2024	VEN-00613--L-D Systems, L.P.	49,512.80	In Transit
-----------	------------------------------	-----------	------------

49,512.80

Central Houston
Check register
SEPTEMBER 2024

Capital-HDMD--Capital Fund-HDMD

Date	Vendor	Amount	Cleared
Account no: 1890323635			
9/24/2024	VEN-00115--Jerdon Enterprise, LP	3,545.95	In Transit
9/24/2024	VEN-00256--The Black Sheep Agency	1,500.00	In Transit
		<u>5,045.95</u>	

ACTION ITEM	Authorize expenditures for 2024 professional Tax Collector/Assessor services.
SERVICE PLAN	2021-2025
Account Code	915.600 590.802
Budget & Year	\$47,000 \$5,000
REQUEST	Not to exceed \$52,000
DESCRIPTION	For the past several years, Utility Tax Services (UTS) has acted as assessor/collector of the District's annual assessments. In this capacity, the services include: 1) preparing and maintaining a base year assessment roll; 2) noticing property owners of public hearings concerning the initial and supplemental assessment rolls and representing the District at public hearings; 3) preparing and mailing annual assessment bills; and 4) collecting assessments.
DISCUSSION	<p>The District entered into a perpetual contract with Utility Tax Services in 2023 (<i>with option to terminate given 30-days prior written notice</i>). HCAD began certifying 2024 property valuations in September with assessment invoices set to be mailed in November.</p> <p>The District requires the assessor-collector services to participate in: 1. preparing/maintaining the assessment roll; 2. noticing property owners of public hearings with regard to the initial and/or supplemental assessment rolls (<i>if any, and as needed</i>); 3. preparing/sending invoices to District tax payers for the 2024 tax year Assessment roll; and 4. collecting assessments.</p>
DBE Participation	Individuals wishing to provide assessor/collector services to special districts must be licensed by and registered with the Texas Board of Tax Professional Examiners. Utility Tax Services is not certified as a DBE.

2024 DOWNTOWN STAKEHOLDER SURVEY



**DOWNTOWN
HOUSTON+**

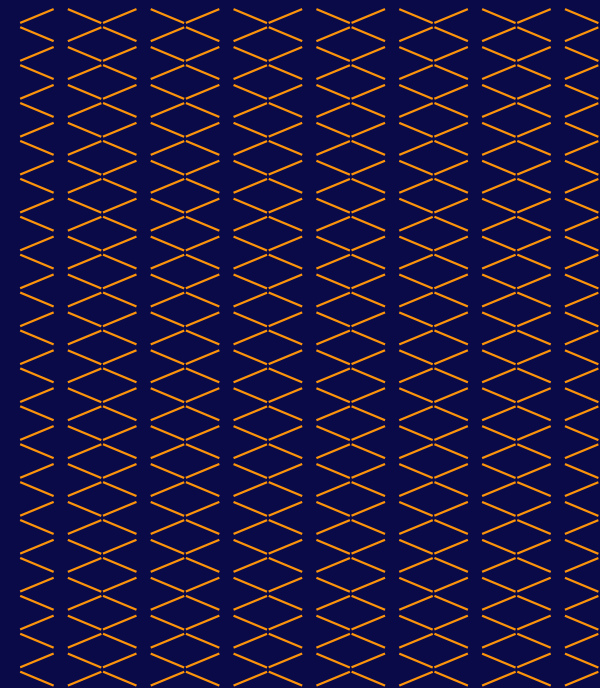


747

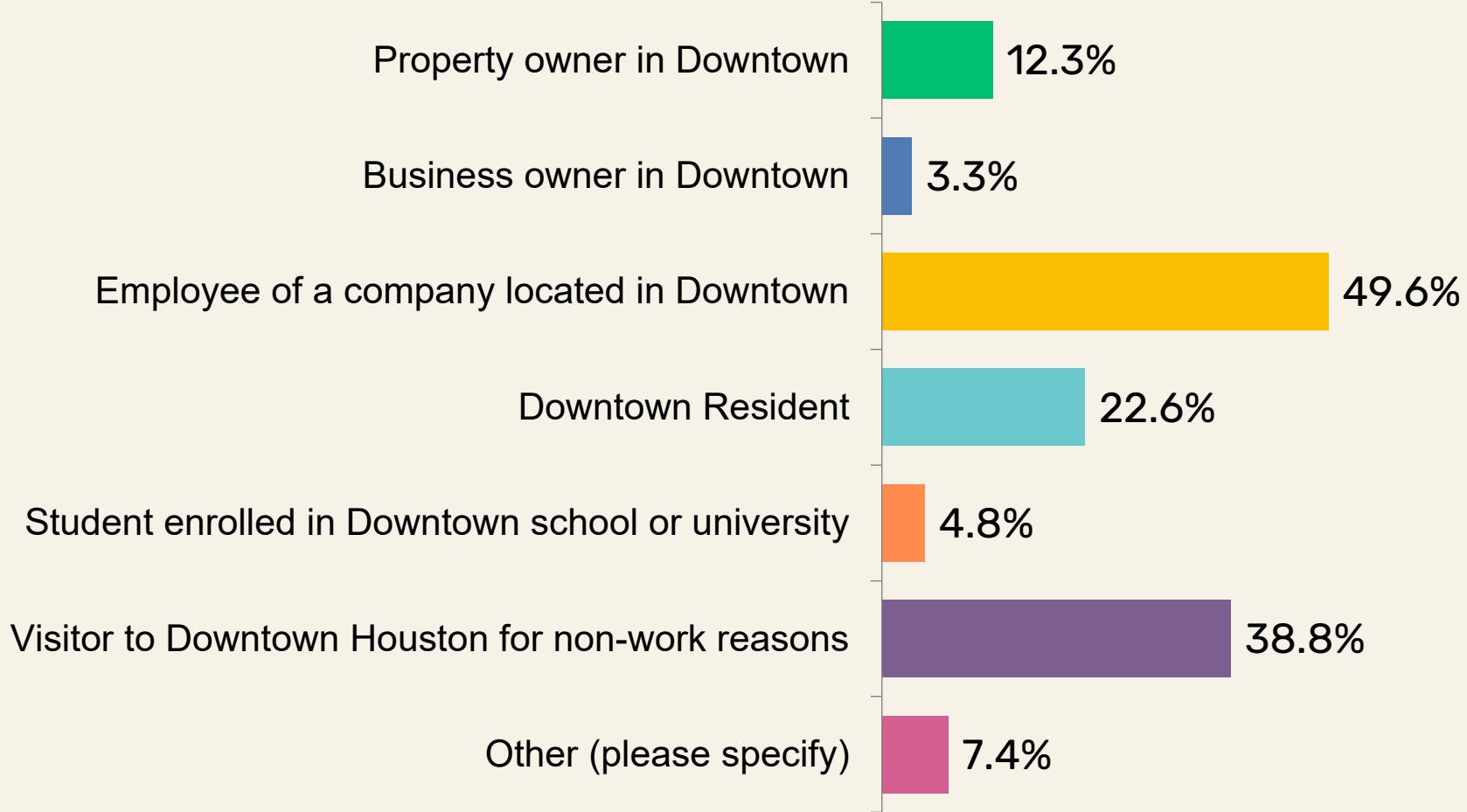
**TOTAL
RESPONSES**



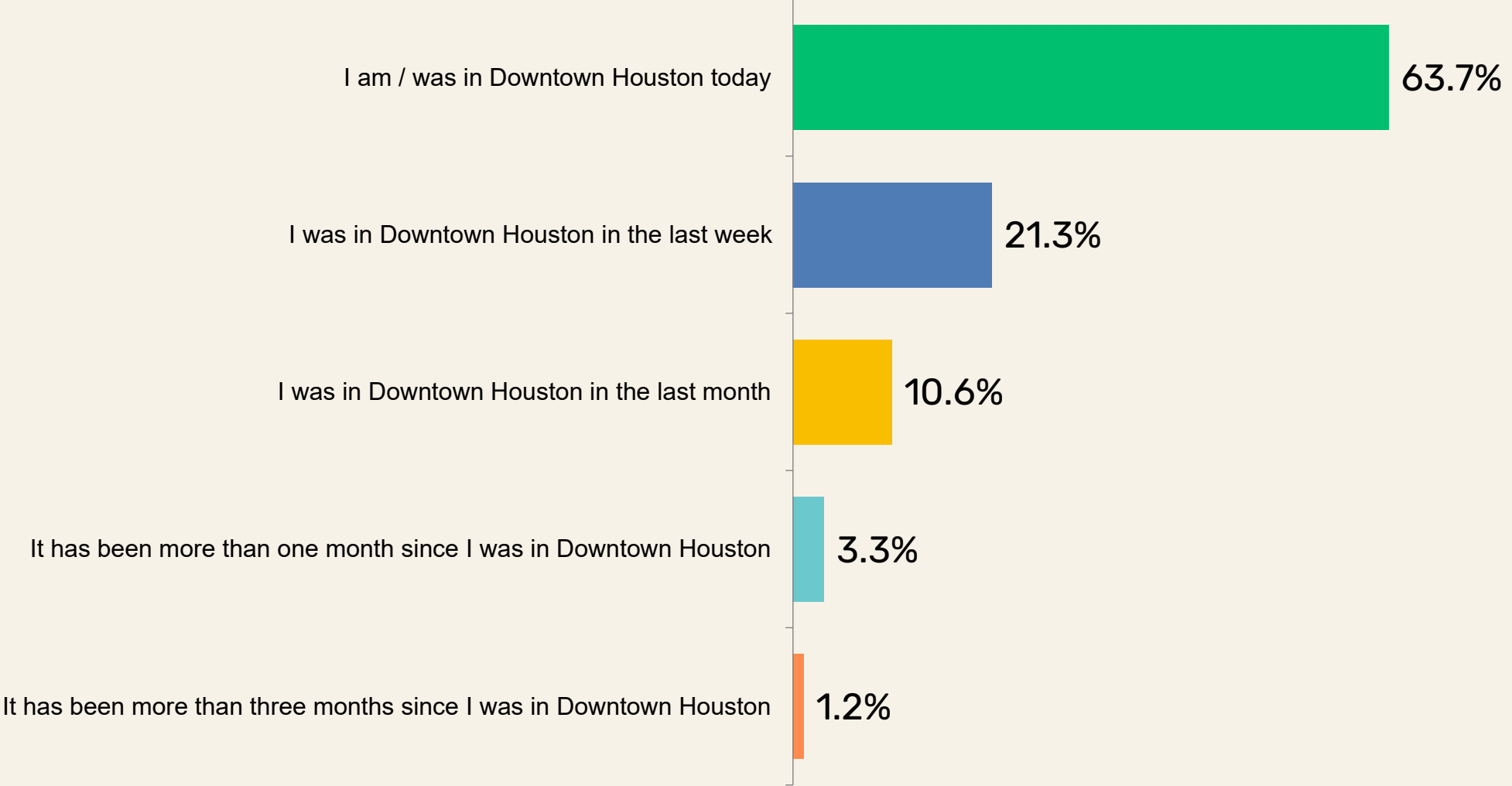
WHO **COMPLETED** THE SURVEY?



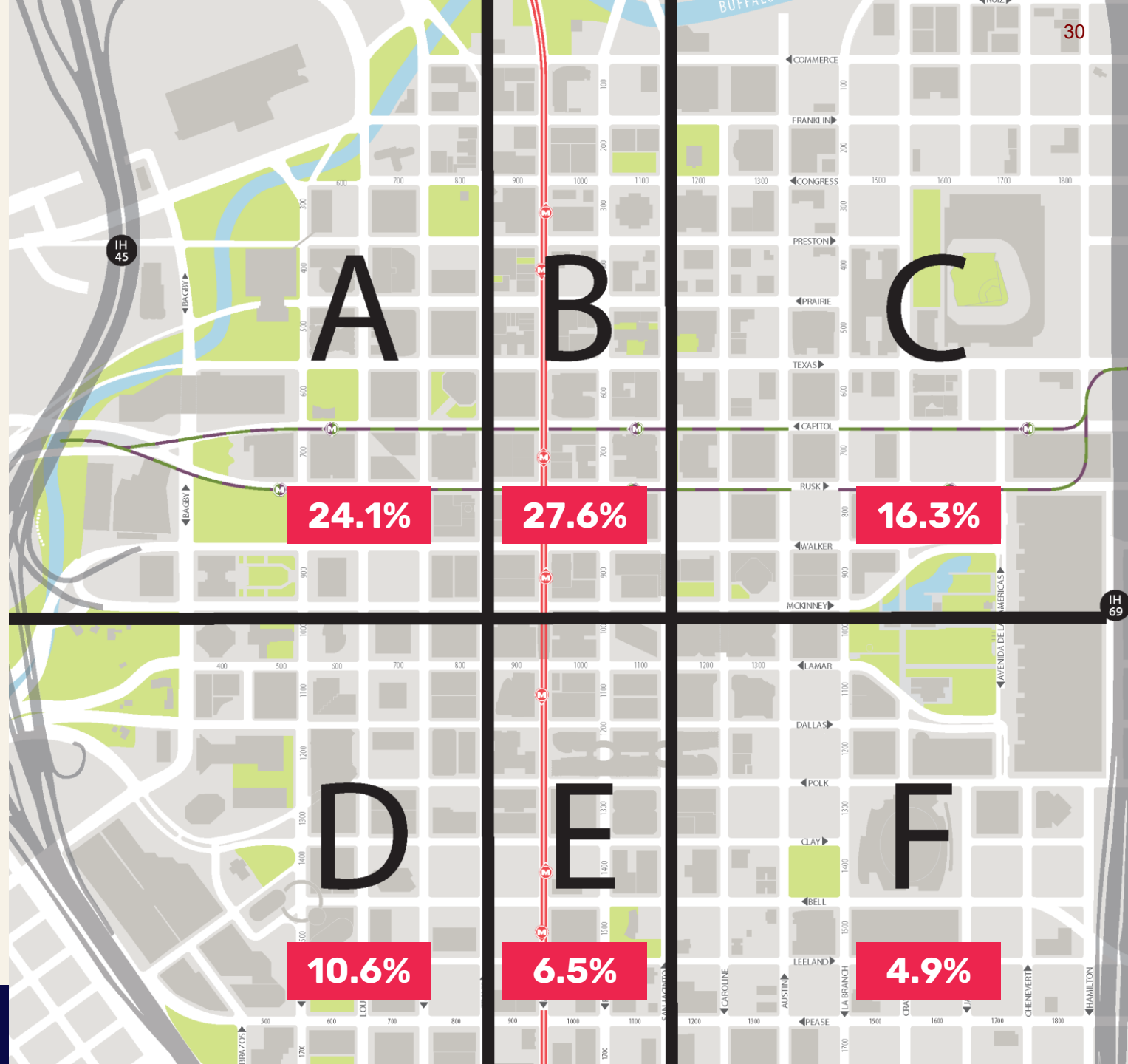
WHICH OF THE FOLLOWING BEST CHARACTERIZES YOUR PRIMARY INTEREST(S) IN DOWNTOWN HOUSTON?



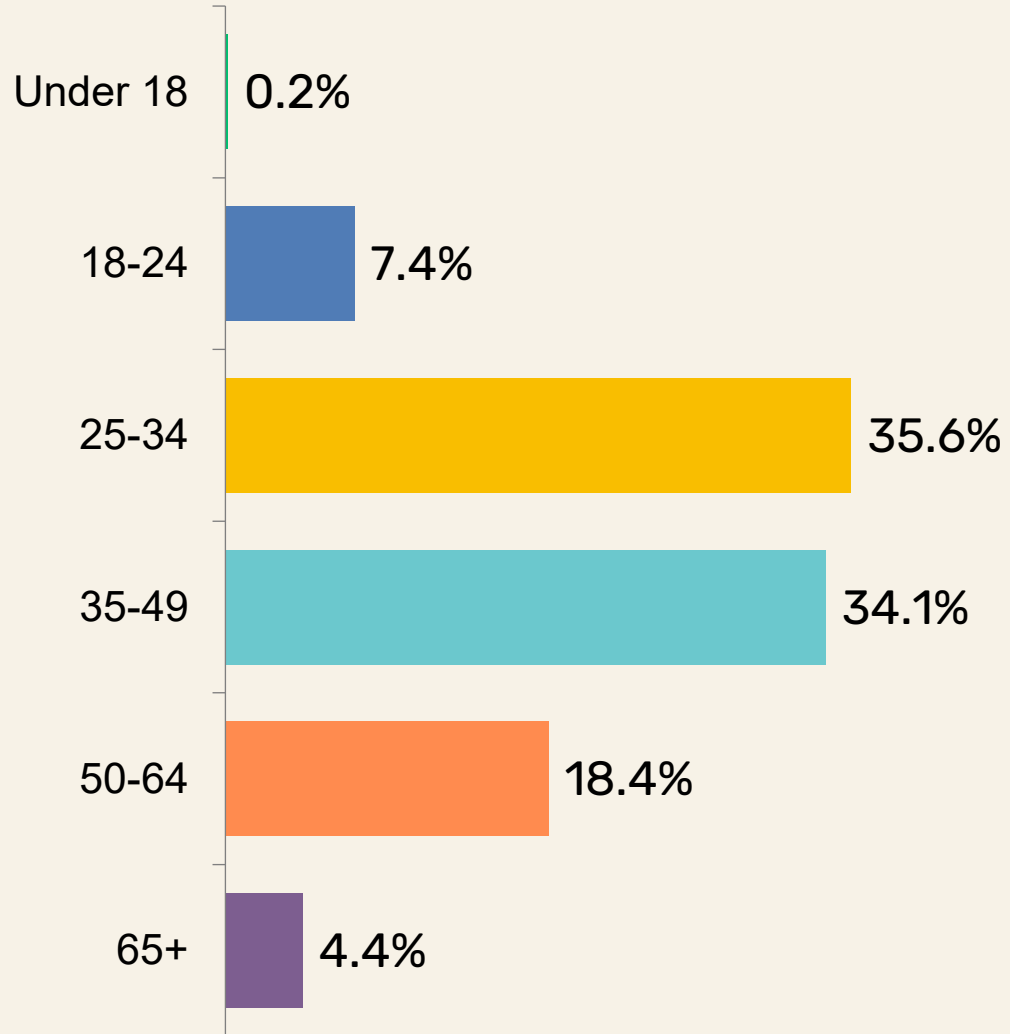
WHEN WAS THE LAST TIME YOU WERE IN DOWNTOWN HOUSTON?



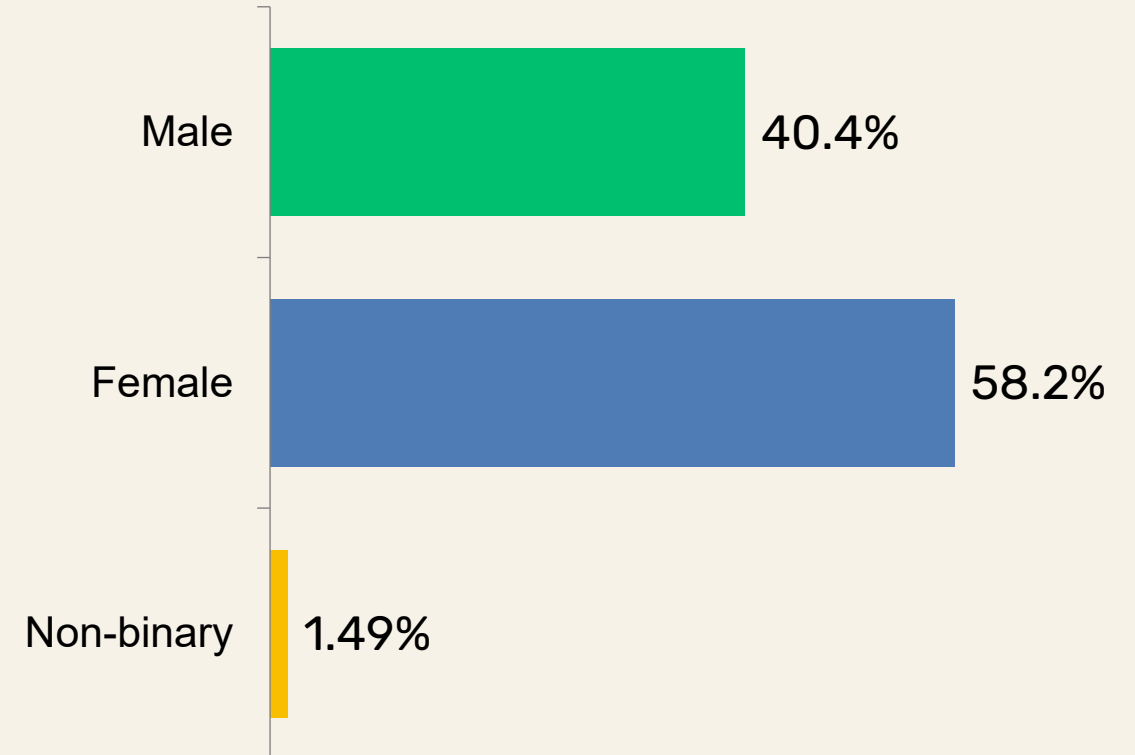
**AROUND WHICH
PART OF
DOWNTOWN
HOUSTON DO YOU
LIVE, WORK, OR
VISIT MOST
FREQUENTLY?**



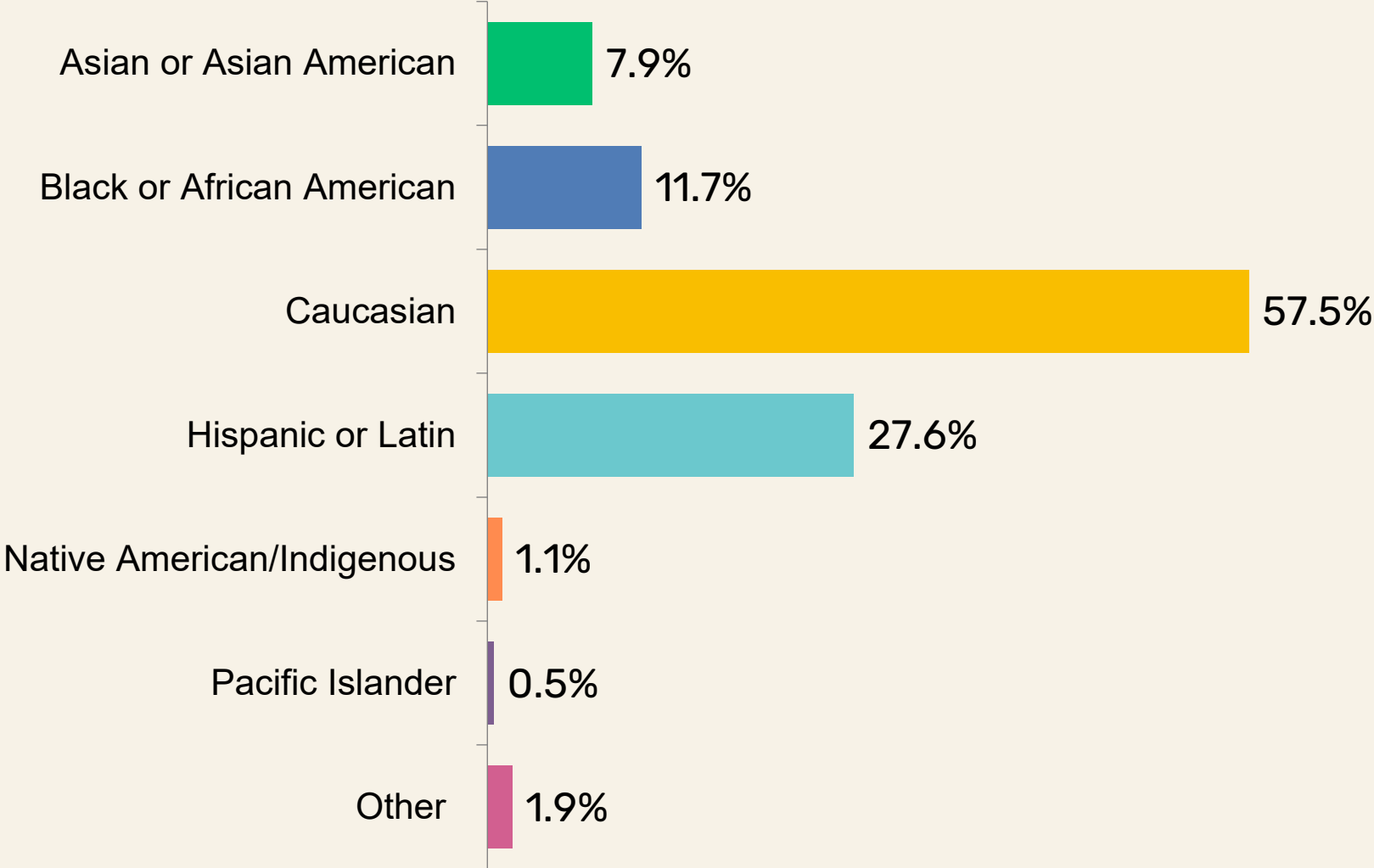
AGE



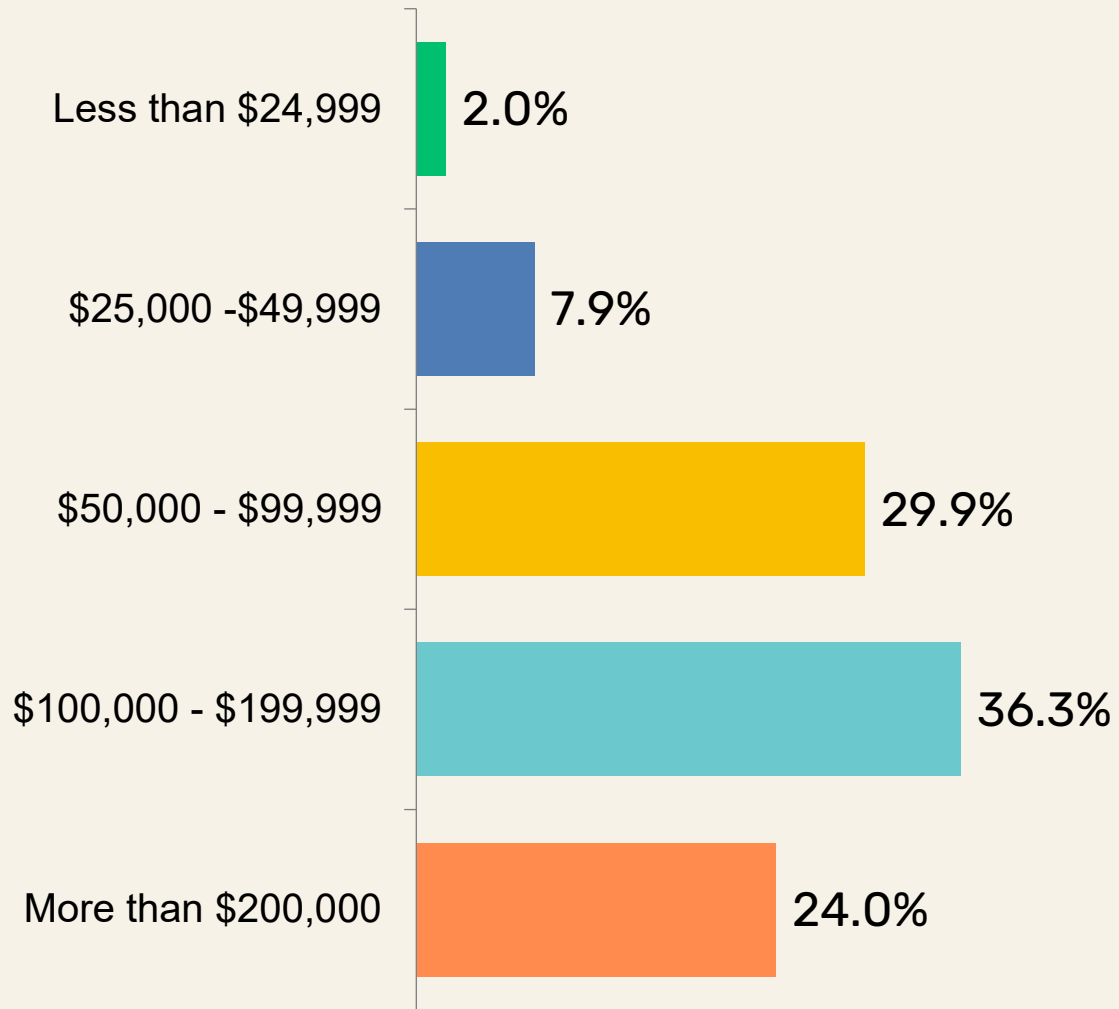
GENDER



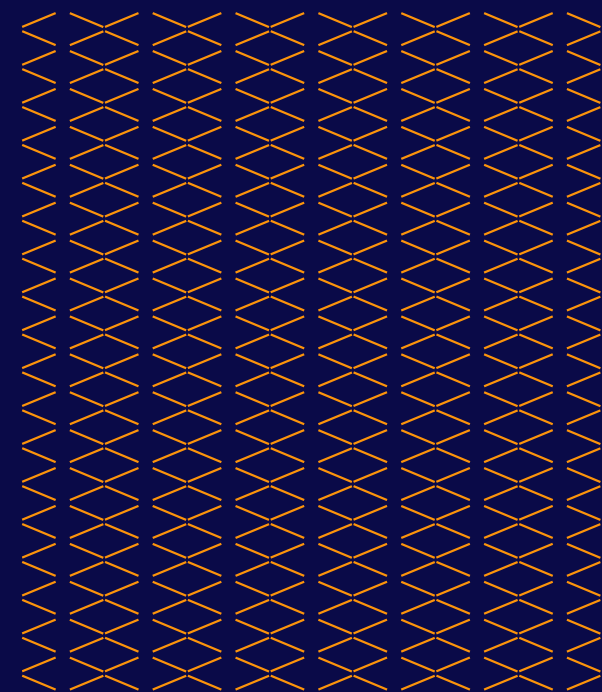
ETHNICITY



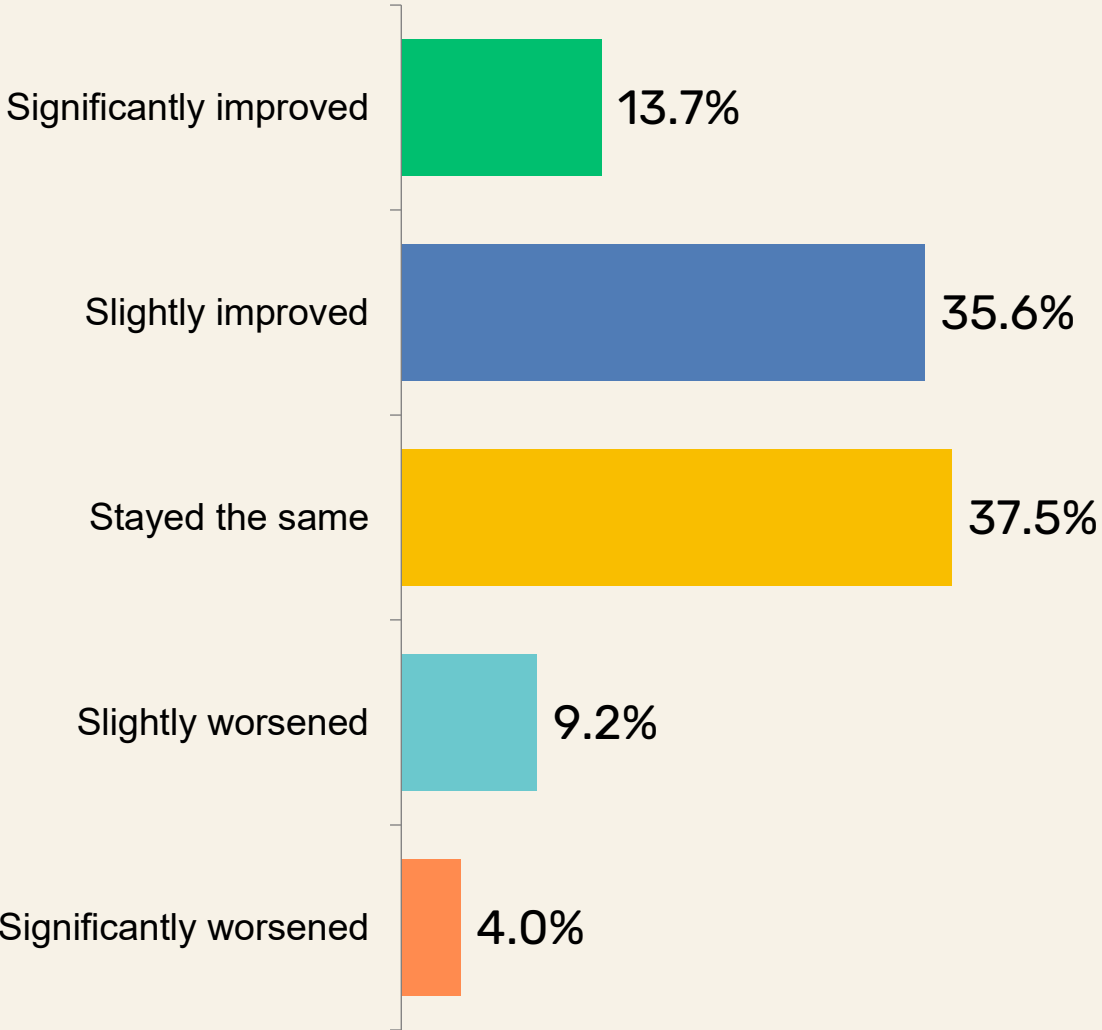
ANNUAL HOUSEHOLD INCOME



**WHAT OUR
STAKEHOLDERS
BELIEVE**



IN YOUR OPINION, HAS CLEANLINESS IN DOWNTOWN HOUSTON IMPROVED OR WORSENEED COMPARED TO ONE YEAR AGO?



ON A SCALE OF 1 TO 5, HOW WOULD YOU RATE CLEANLINESS IN DOWNTOWN HOUSTON TODAY? (1=VERY DIRTY; 5=VERY CLEAN)



ON A SCALE OF 1 TO 5, HOW WOULD YOU RATE CLEANLINESS IN DOWNTOWN HOUSTON TODAY? (1=VERY DIRTY; 5=VERY CLEAN)

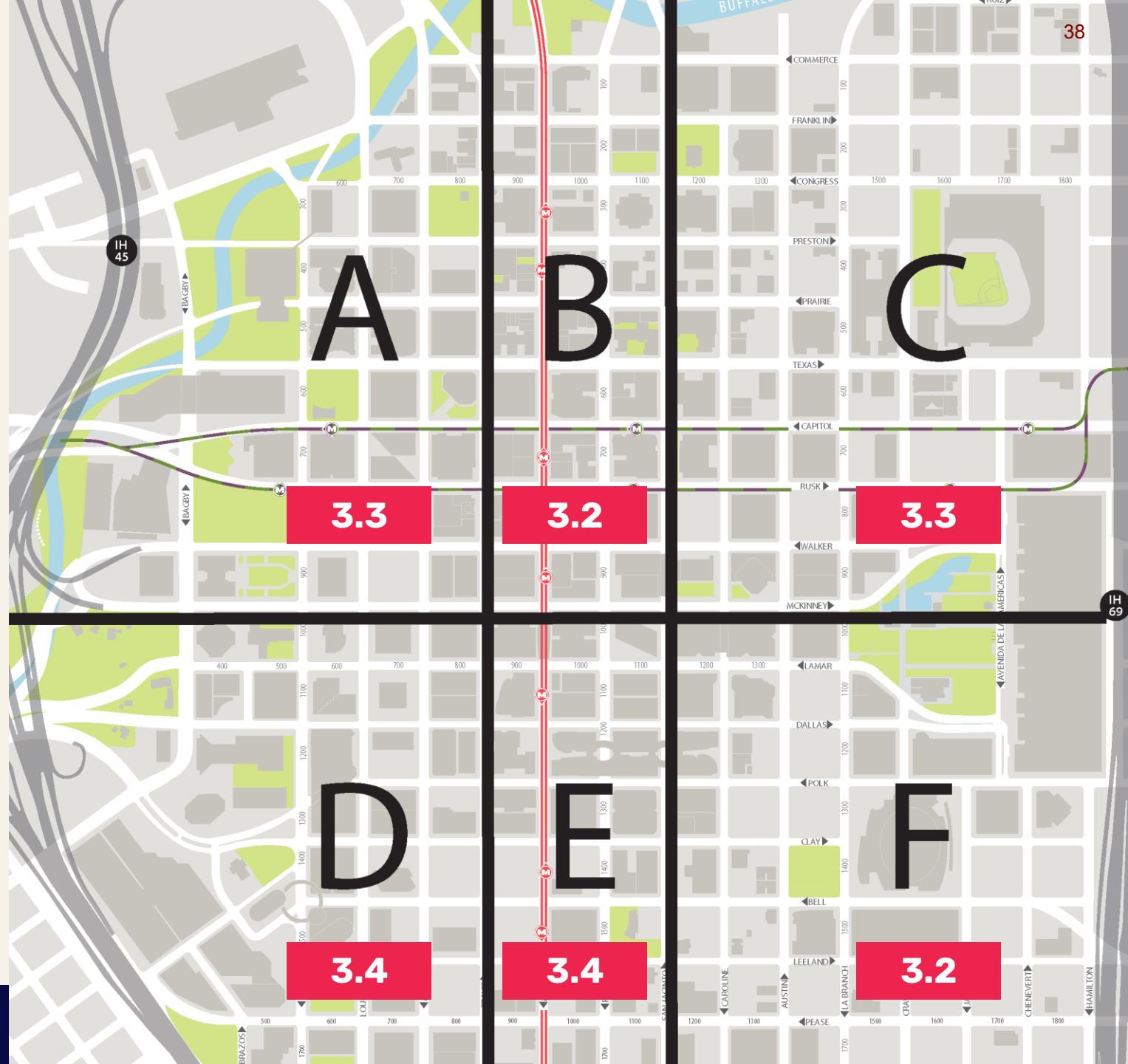
Cross Tabulation by Stakeholder Type

Stakeholder Type	# of respondents	Avg. Score
Property Owners	85	2.9
Business Owners	23	2.8
Employees	343	3.3
Residents	156	3.1
Students	33	3.2
Visitors	268	3.3

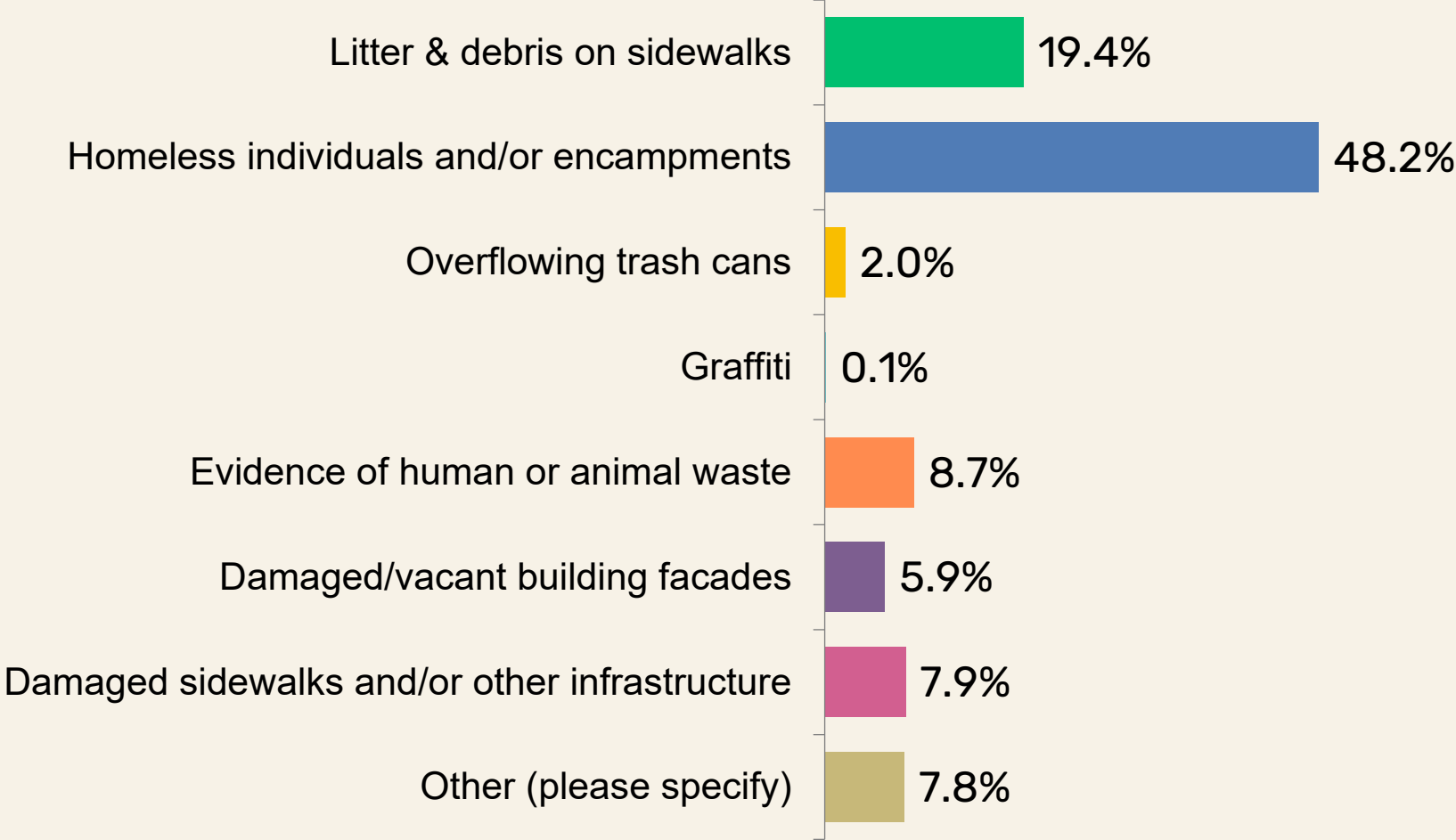
ON A SCALE OF 1 TO 5, HOW WOULD YOU RATE CLEANLINESS IN DOWNTOWN HOUSTON TODAY?

(1)=VERY DIRTY; 5=VERY CLEAN)

Cross Tabulation by Region



WHAT, IN YOUR OPINION, IS THE #1 FACTOR INFLUENCING YOUR PERCEPTION OF CLEANLINESS IN DOWNTOWN HOUSTON?



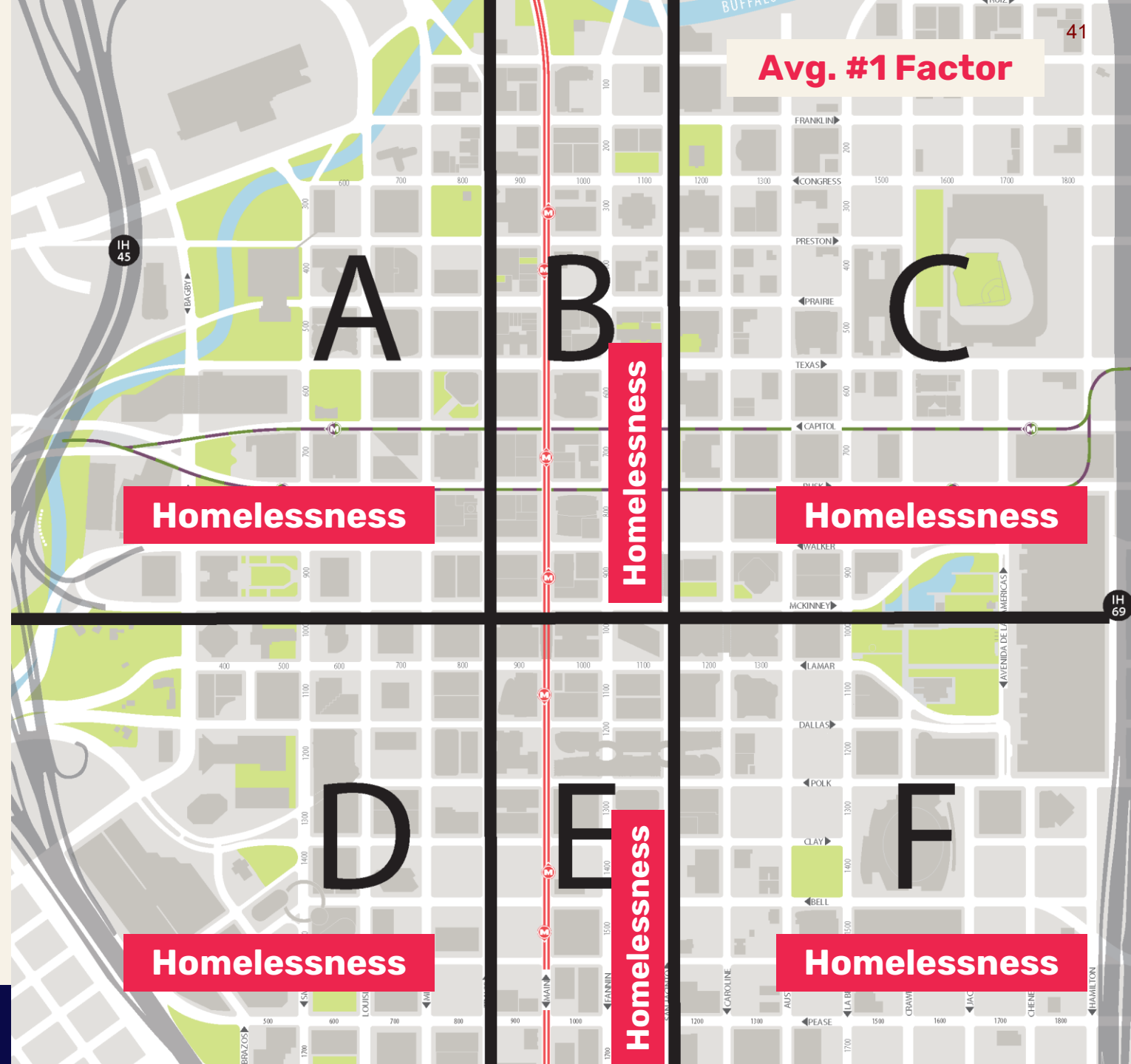
WHAT, IN YOUR OPINION, IS THE #1 FACTOR INFLUENCING YOUR PERCEPTION OF CLEANLINESS IN DOWNTOWN HOUSTON?

Cross Tabulation by Stakeholder Type

Stakeholder Type	Avg. #1 Factor
Property Owners	Homelessness
Business Owners	Homelessness
Employees	Homelessness
Residents	Homelessness
Students	Homelessness
Visitors	Homelessness

WHAT, IN YOUR OPINION, IS THE #1 FACTOR INFLUENCING YOUR PERCEPTION OF CLEANLINESS IN DOWNTOWN HOUSTON?

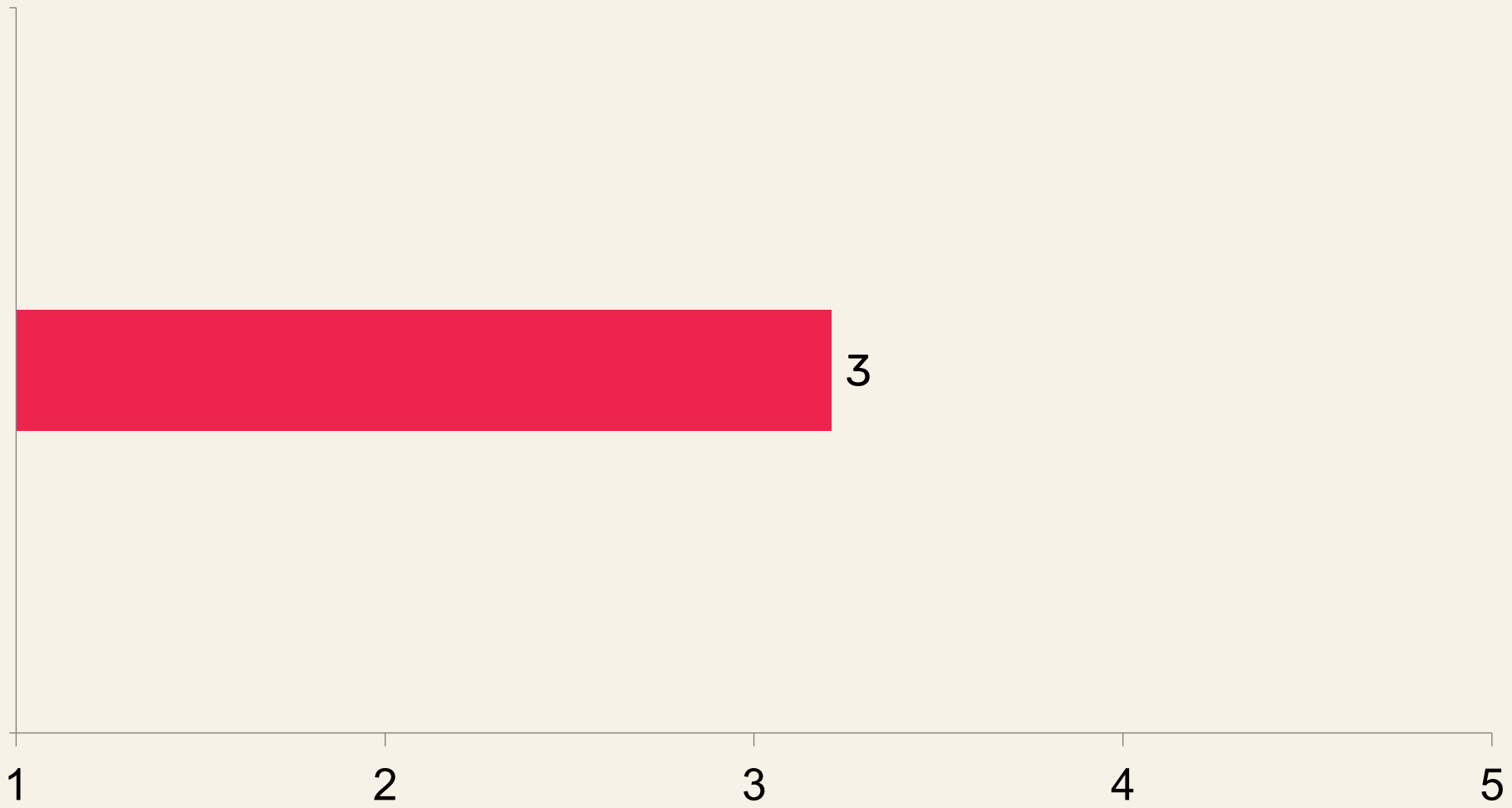
Cross Tabulation by Region



HOW MUCH DO THE FOLLOWING FACTORS NEGATIVELY INFLUENCE YOUR PERCEPTION OF CLEANLINESS IN DOWNTOWN HOUSTON?

ISSUE	MAJOR NEGATIVE INFLUENCE	MINOR NEGATIVE INFLUENCE	NO INFLUENCE
Litter & debris on sidewalks	48.2%	43.9%	6.4%
Homeless individuals	61.2%	24.4%	12.9%
Overflowing trash cans	49.0%	37.9%	9.5%
Graffiti	13.5%	36.4%	46.9%
Evidence of human or animal waste	72.8%	17.8%	6.0%
Damaged/vacant building facades	41.4%	43.8%	13.9%
Damaged sidewalks, etc.	42.0%	43.8%	12.9%

ON A SCALE OF 1 TO 5, HOW WOULD YOU RATE SAFETY IN DOWNTOWN HOUSTON TODAY? (1=VERY UNSAFE; 5=VERY SAFE)



ON A SCALE OF 1 TO 5, HOW WOULD YOU RATE SAFETY IN DOWNTOWN HOUSTON TODAY? (1=VERY UNSAFE; 5=VERY SAFE)

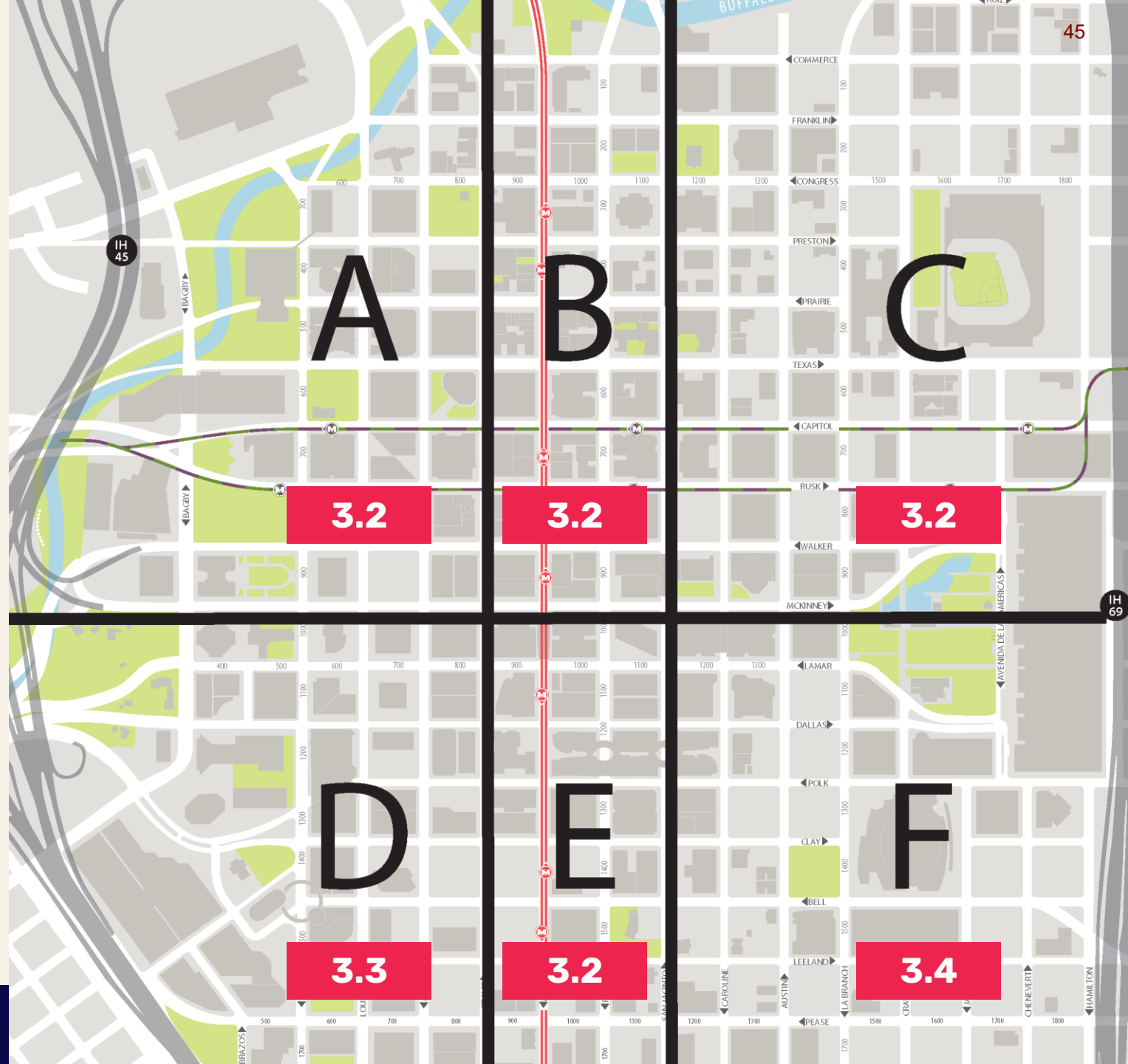
Cross Tabulation by Stakeholder Type

Stakeholder Type	# of respondents	Avg. Score
Property Owners	85	3.1
Business Owners	23	2.5
Employees	343	3.2
Residents	156	3.3
Students	33	3.0
Visitors	268	3.2

ON A SCALE OF 1 TO 5, HOW WOULD YOU RATE SAFETY IN DOWNTOWN HOUSTON TODAY?

(1=VERY UNSAFE; 5=VERY SAFE)

Cross Tabulation by Region



ON A SCALE OF 1 TO 5, HOW WOULD YOU RATE SAFETY IN DOWNTOWN HOUSTON TODAY? (1=VERY UNSAFE; 5=VERY SAFE)

Stakeholder Comments

"I have been a resident of downtown for a little over 4 years and feel comfortable walking around the area myself if I need. There are certain areas or streets that I do avoid at night, especially if I'm by myself. These areas are where some of the homeless population with evident severe mental health and drug abuse are."

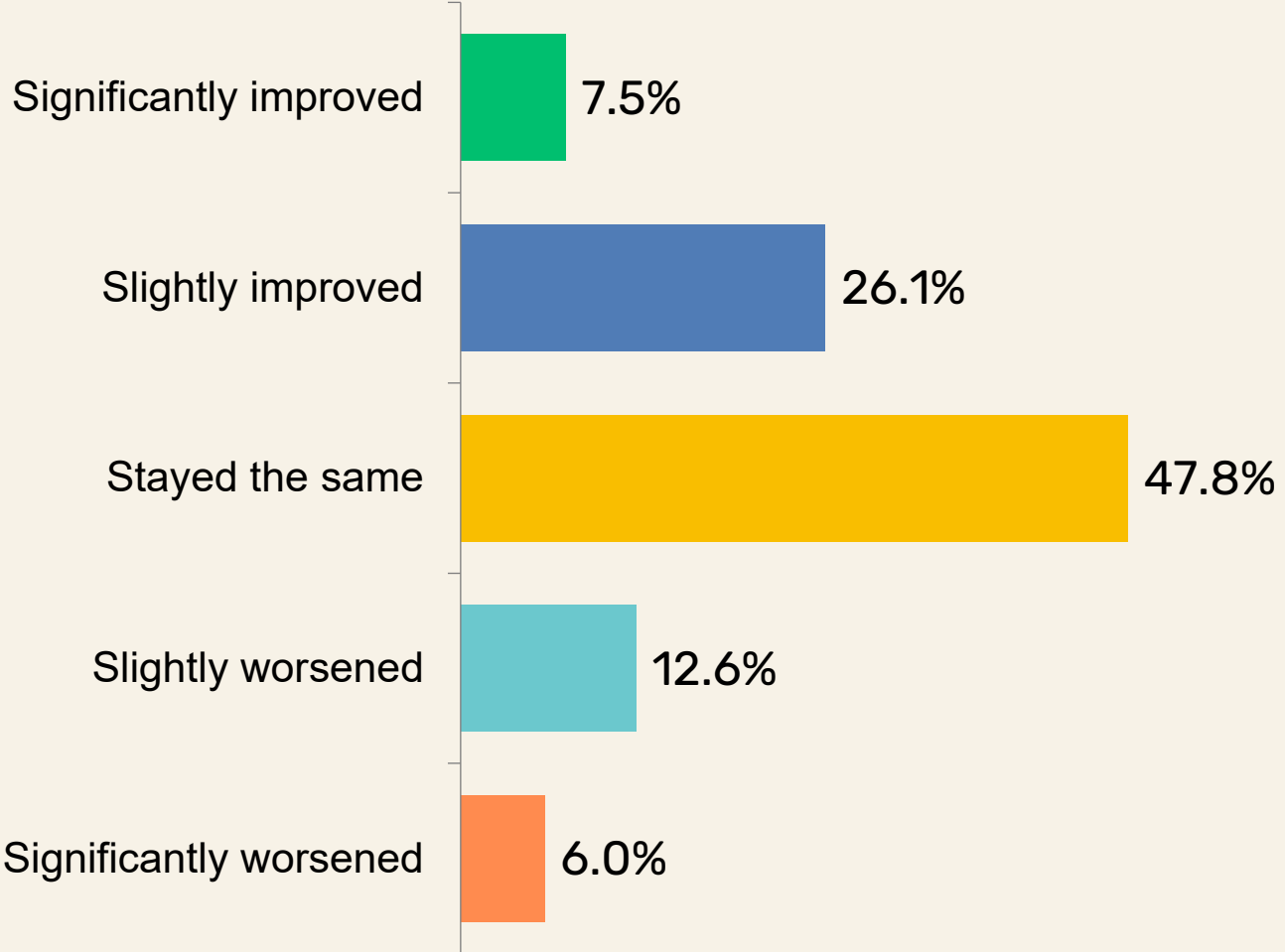
"I feel safe for the most part but I make efforts to avoid crossing paths with homeless persons or the homeless encampments."

"The biggest dangers I have perceived are 1) distracted drivers 2) drunk people and 3) electric scooters. I've almost been hit by cars multiple times while walking my dog. Drunk people have tried to get into my condo building and start fights with me and my friends. Additionally, kids rent scooters and ride recklessly on the sidewalks and going the wrong way on roads. I've had very few negative encounters with homeless people."

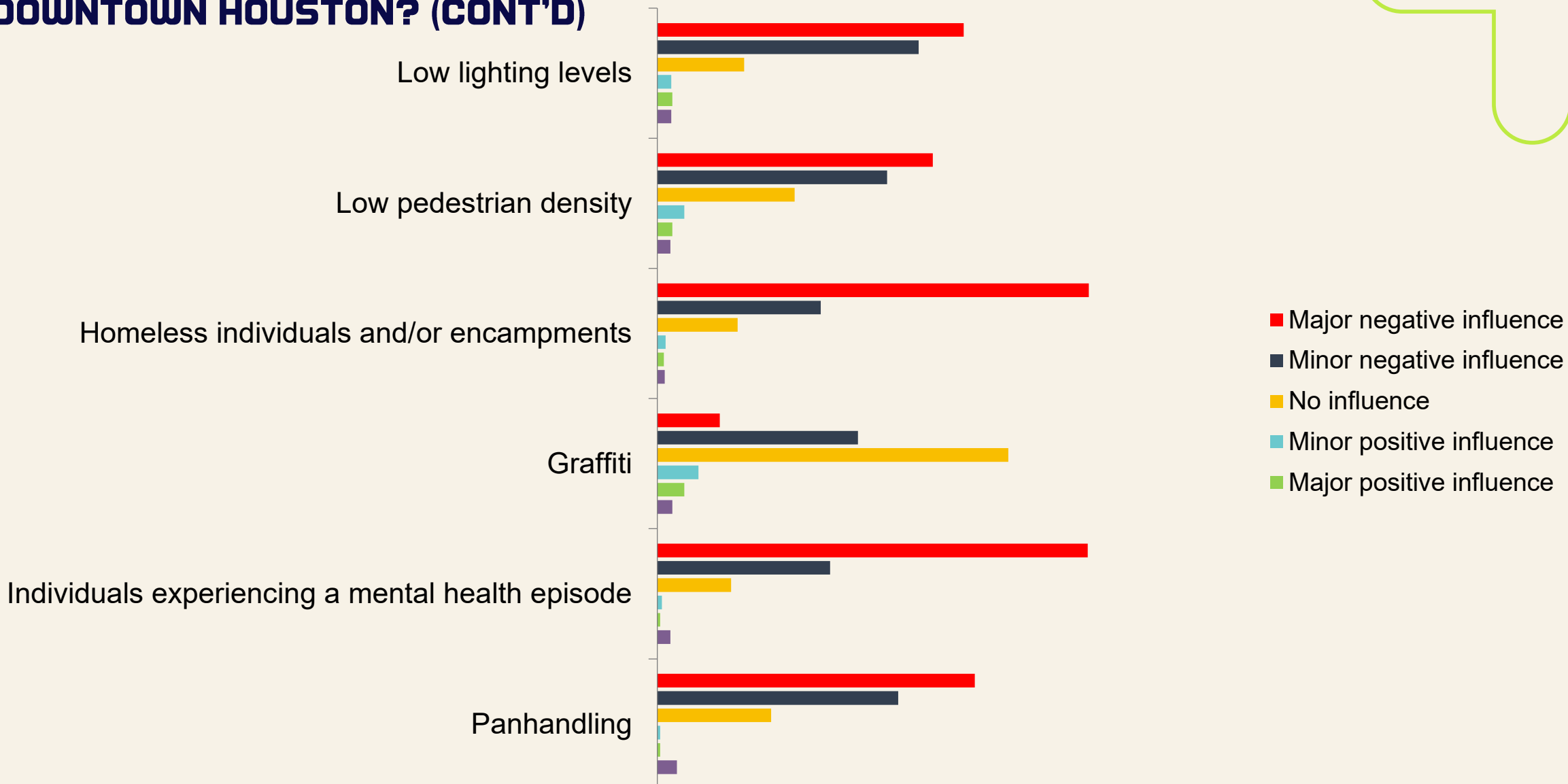
"I've never really had any issues but I see a lot of negative press and hear a lot of "scary" things about Downtown."

"When there are less people out it feels slightly less safe, especially in certain parts that are less populated by daily foot traffic."

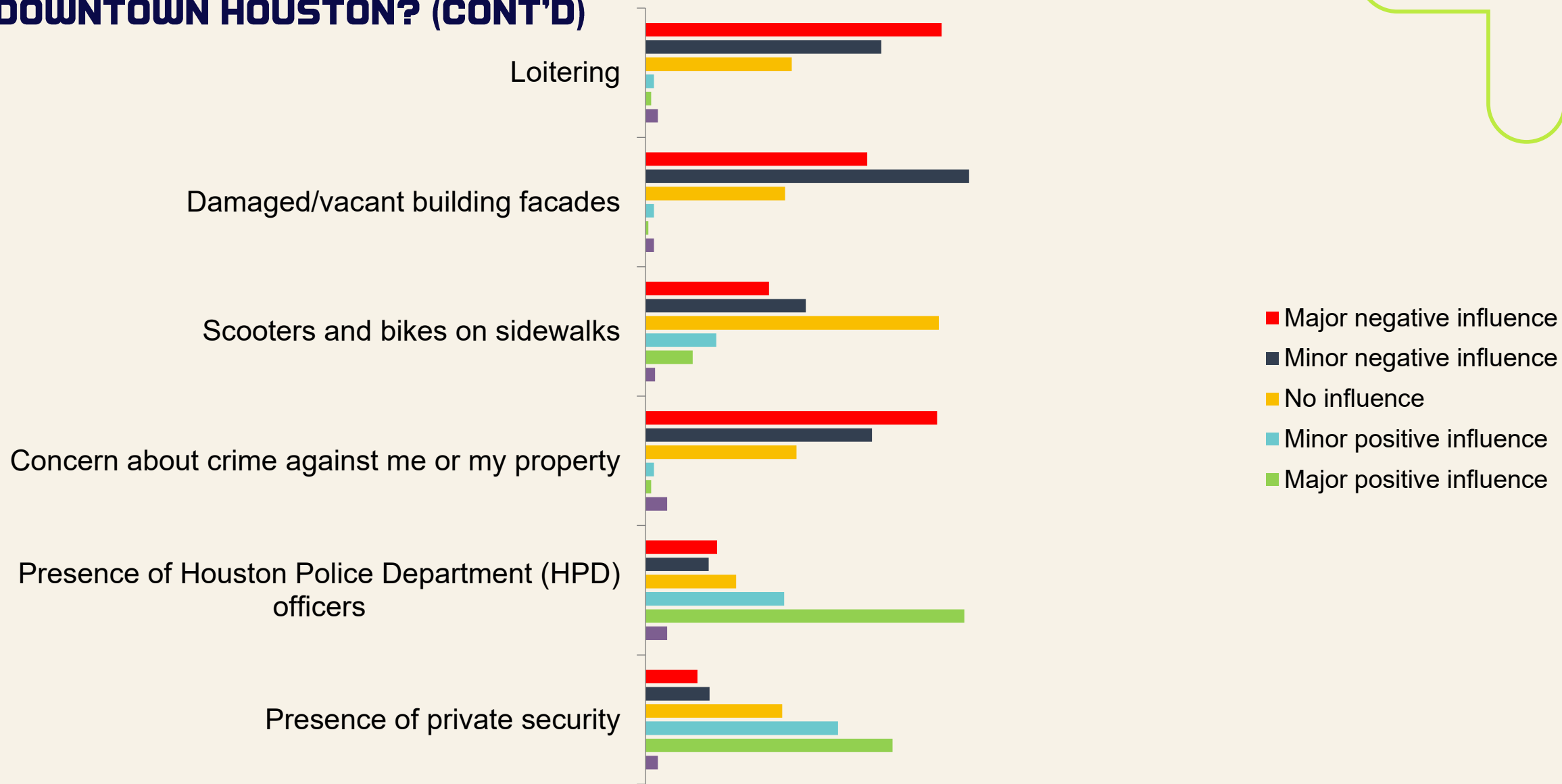
IN YOUR OPINION, HAS SAFETY IN DOWNTOWN HOUSTON IMPROVED OR WORSENERD COMPARED TO ONE YEAR AGO?



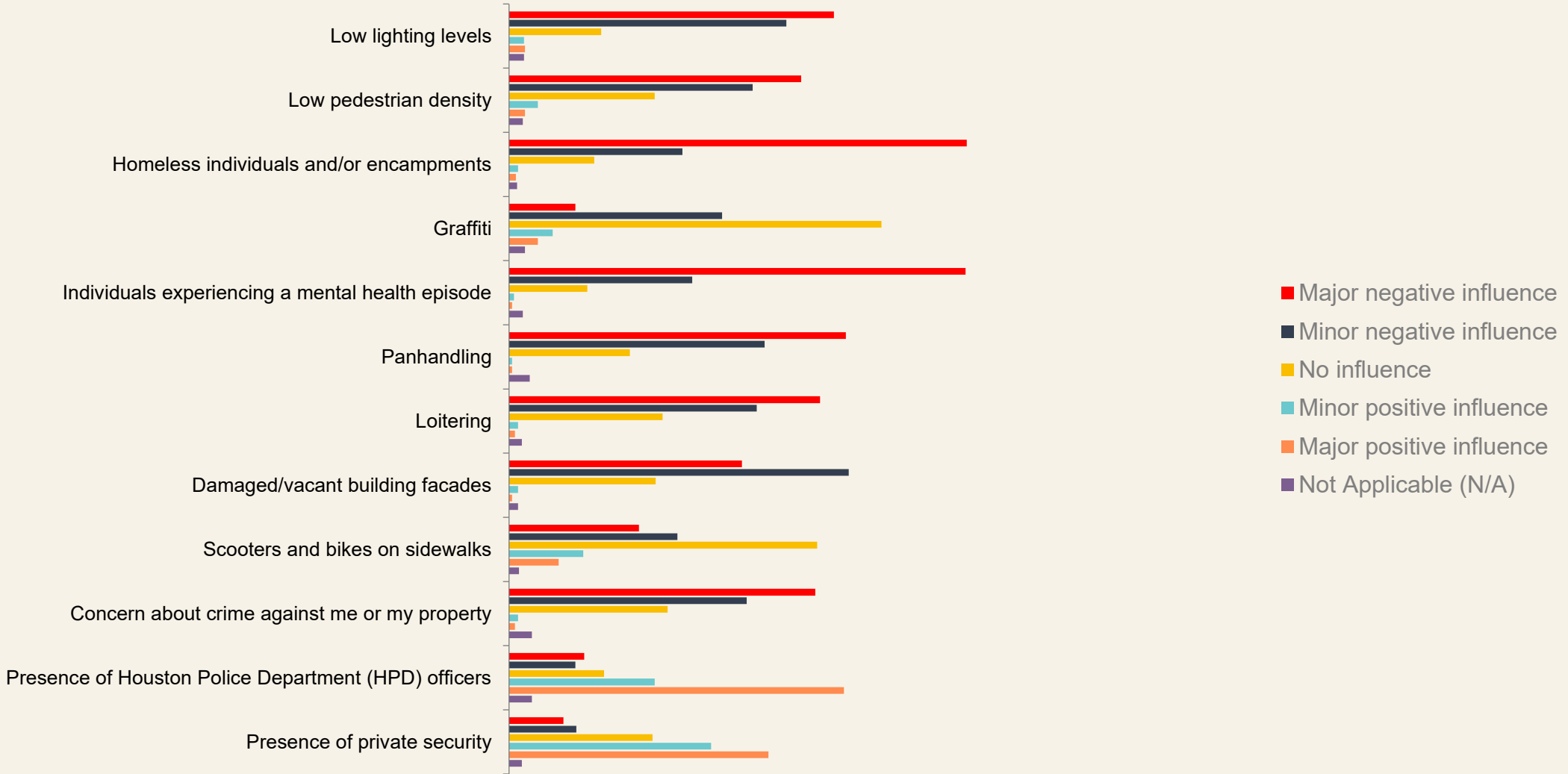
HOW MUCH DO THE FOLLOWING FACTORS INFLUENCE YOUR PERCEPTION OF SAFETY IN DOWNTOWN HOUSTON? (CONT'D)



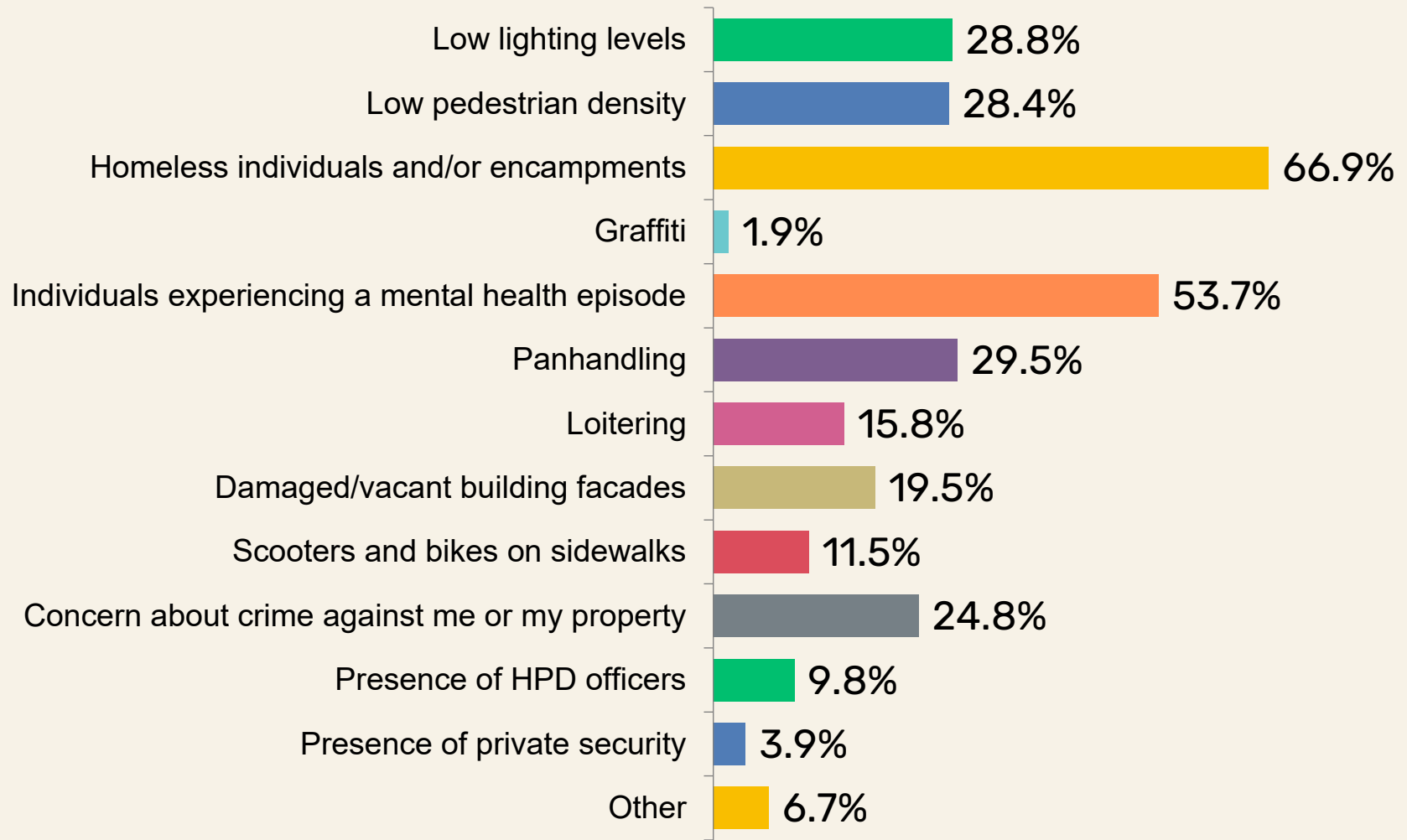
HOW MUCH DO THE FOLLOWING FACTORS INFLUENCE YOUR PERCEPTION OF SAFETY IN DOWNTOWN HOUSTON? (CONT'D)



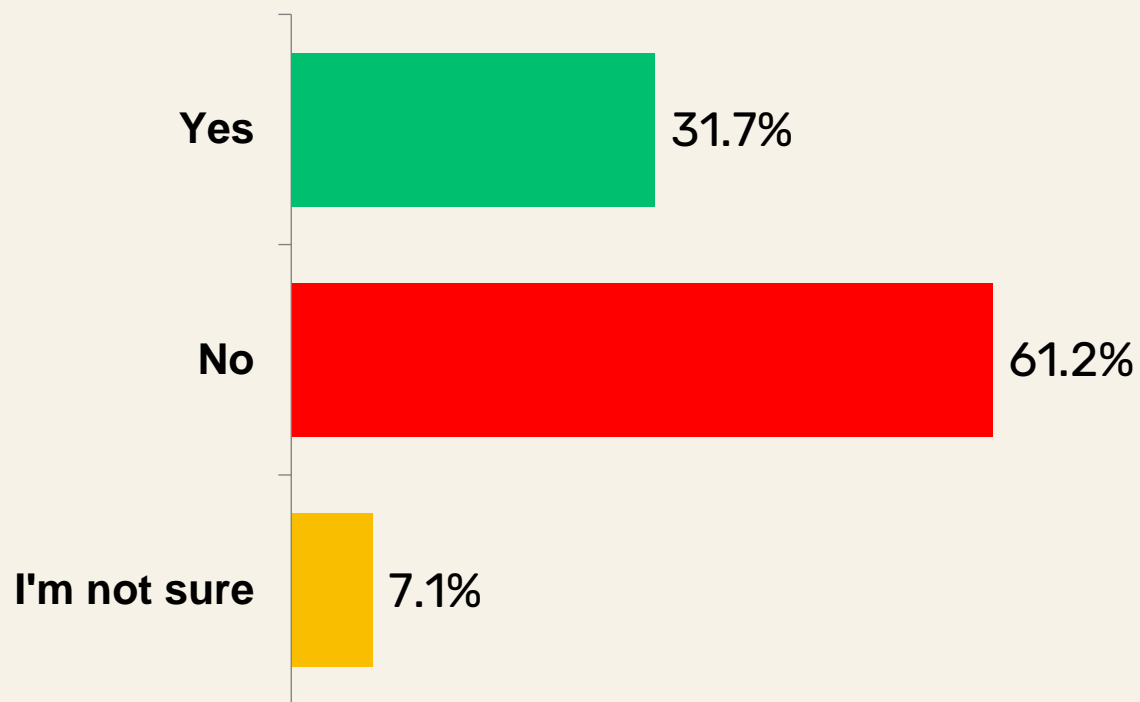
HOW MUCH DO THE FOLLOWING FACTORS INFLUENCE YOUR PERCEPTION OF SAFETY IN DOWNTOWN HOUSTON?



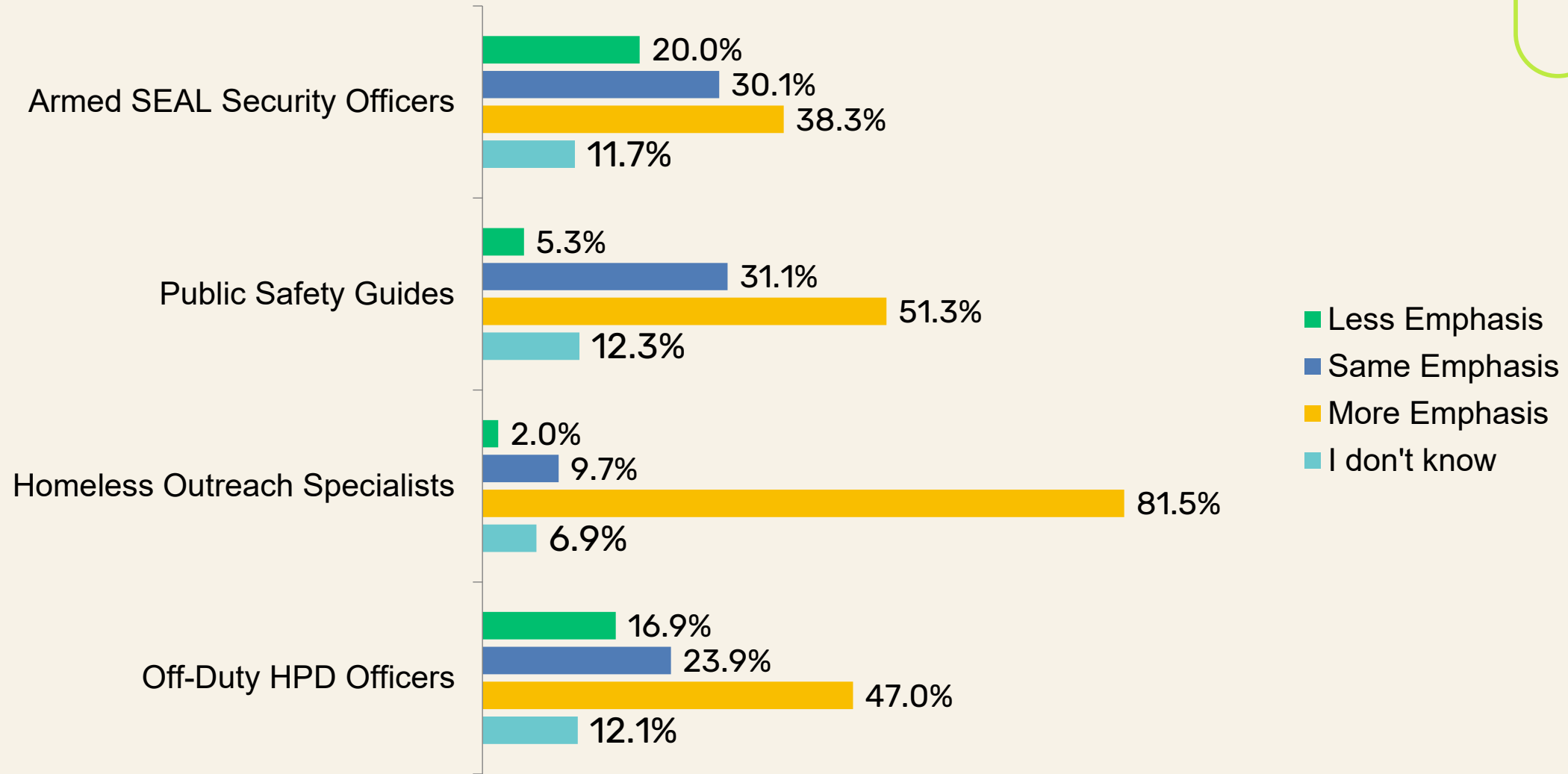
WHAT ARE THE TOP 3 FACTORS NEGATIVELY INFLUENCING YOUR PERCEPTION OF SAFETY IN DOWNTOWN HOUSTON?



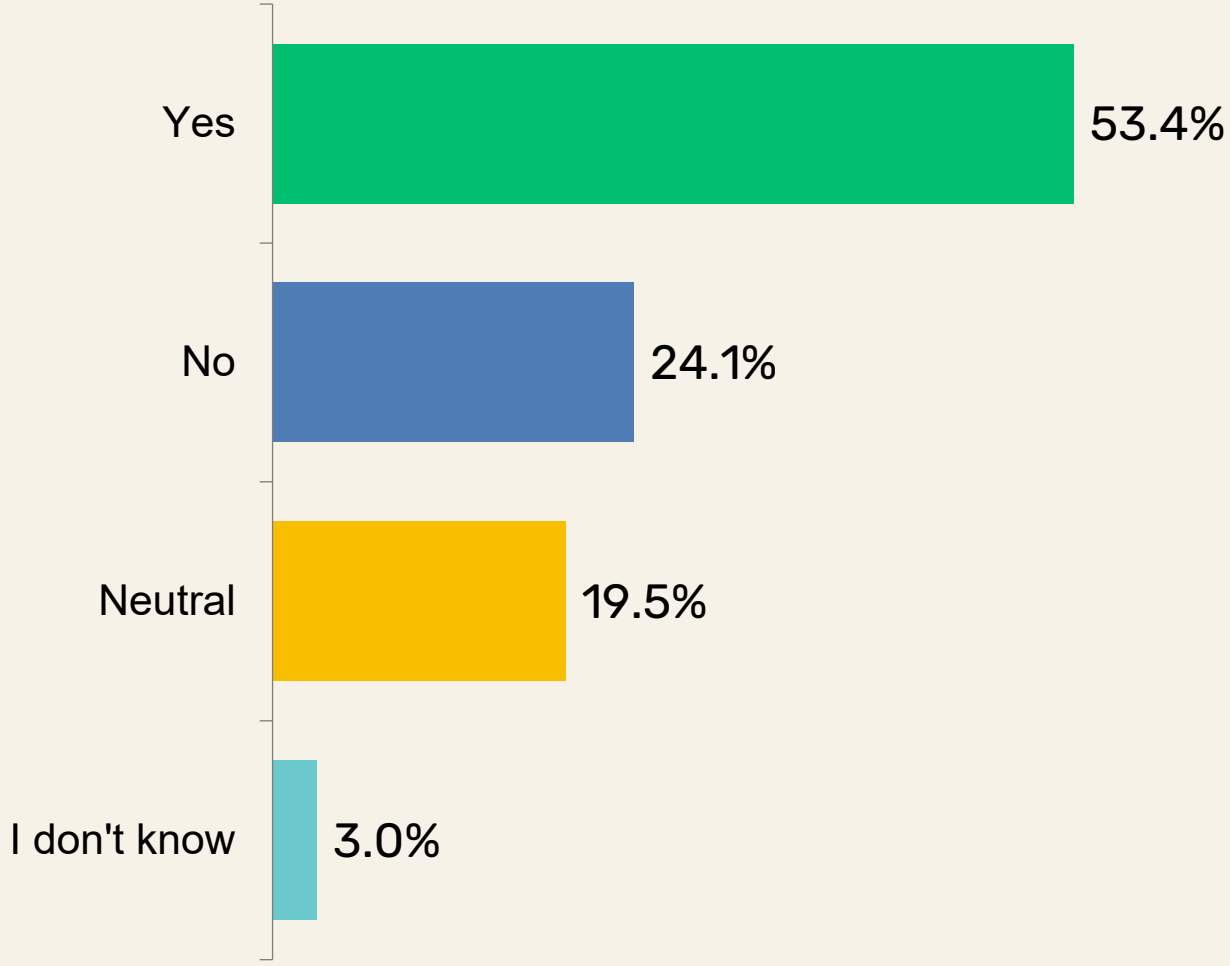
ARE YOU AWARE THAT DOWNTOWN HOUSTON+ PROVIDES A COMPREHENSIVE SECURITY AND OUTREACH PROGRAM THAT INCLUDES A COMBINATION OF OFF-DUTY HPD OFFICERS, ARMED SEAL SECURITY, PUBLIC SAFETY GUIDES, AND HOMELESS OUTREACH SPECIALISTS?



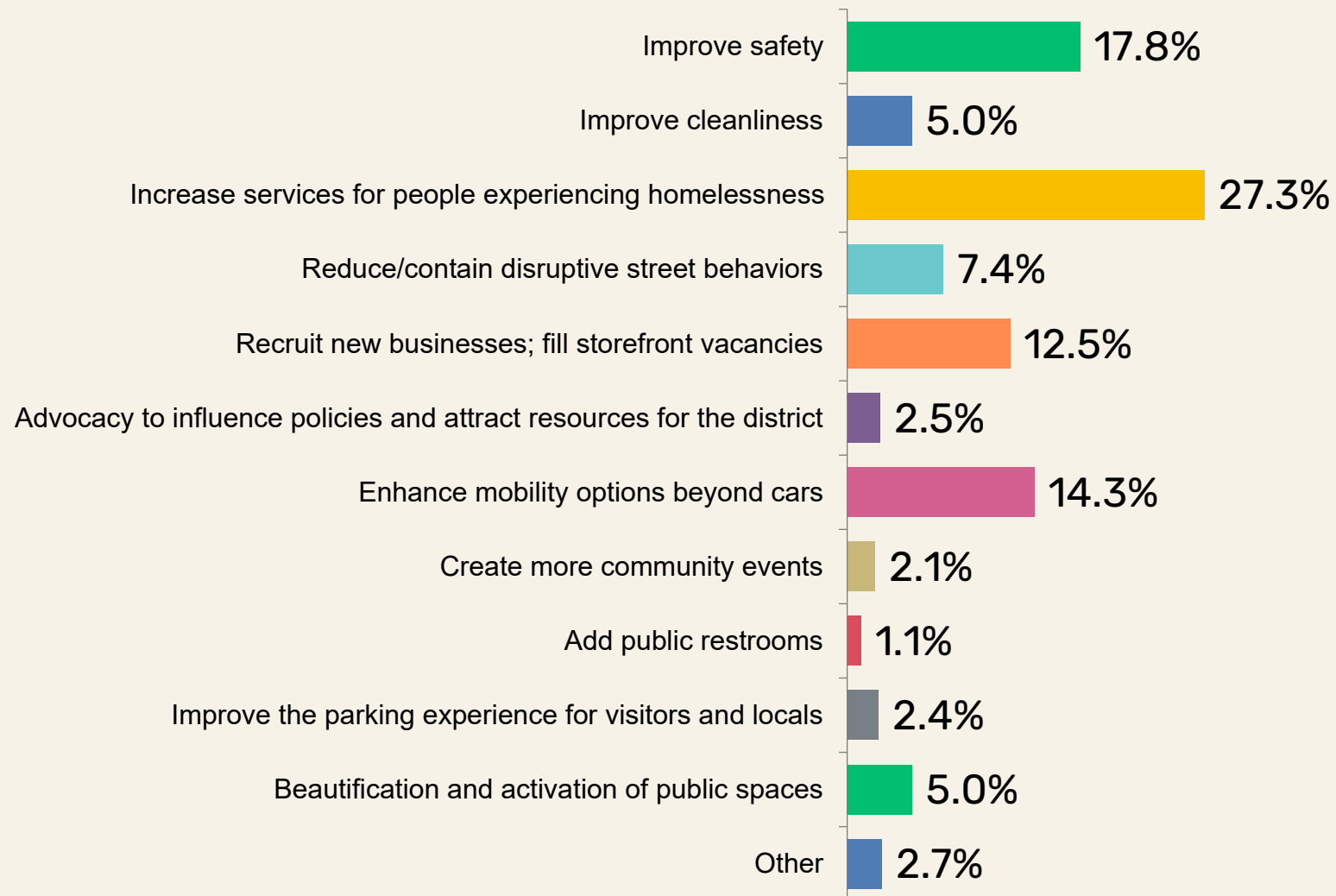
WHAT ARE THE TOP 3 FACTORS NEGATIVELY INFLUENCING YOUR PERCEPTION OF SAFETY IN DOWNTOWN HOUSTON?



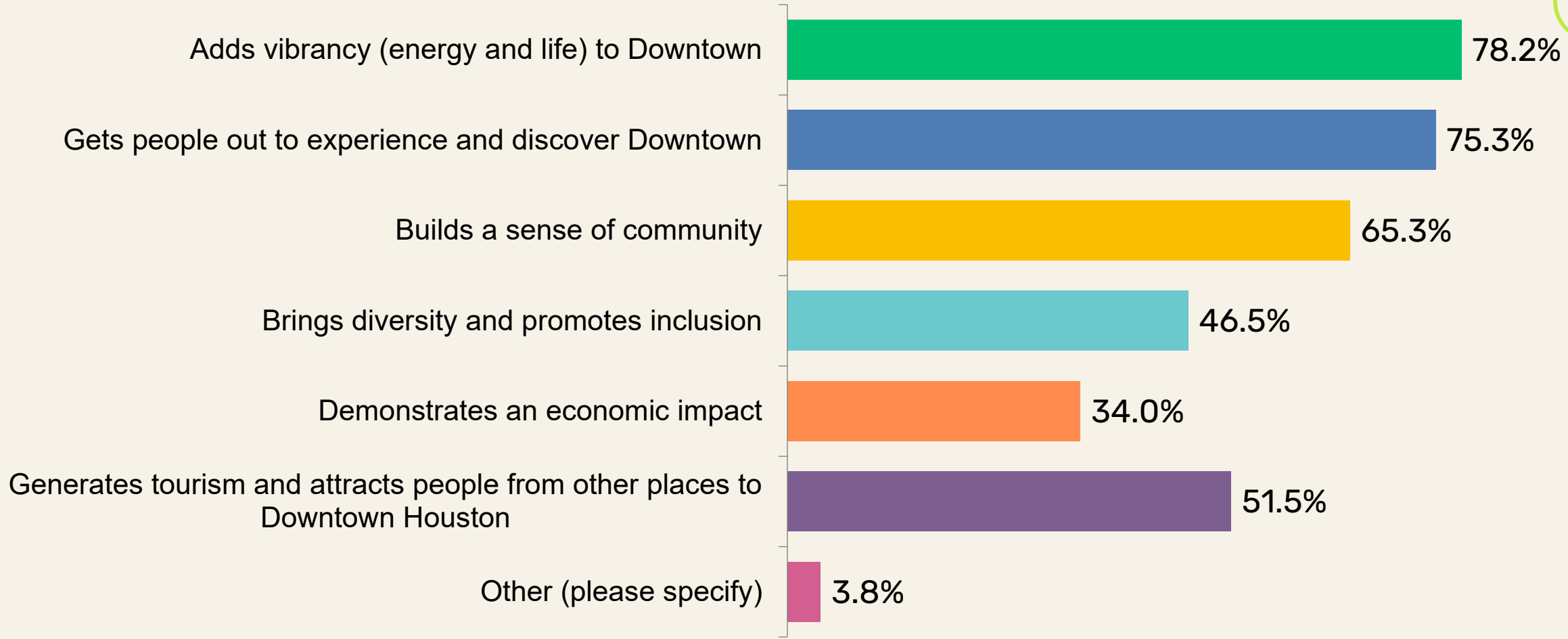
DOES THE PRESENCE OF ARMED SECURITY PERSONNEL INCREASE YOUR FEELING OF SAFETY?



WHICH ONE ACTION IS THE MOST IMPORTANT?



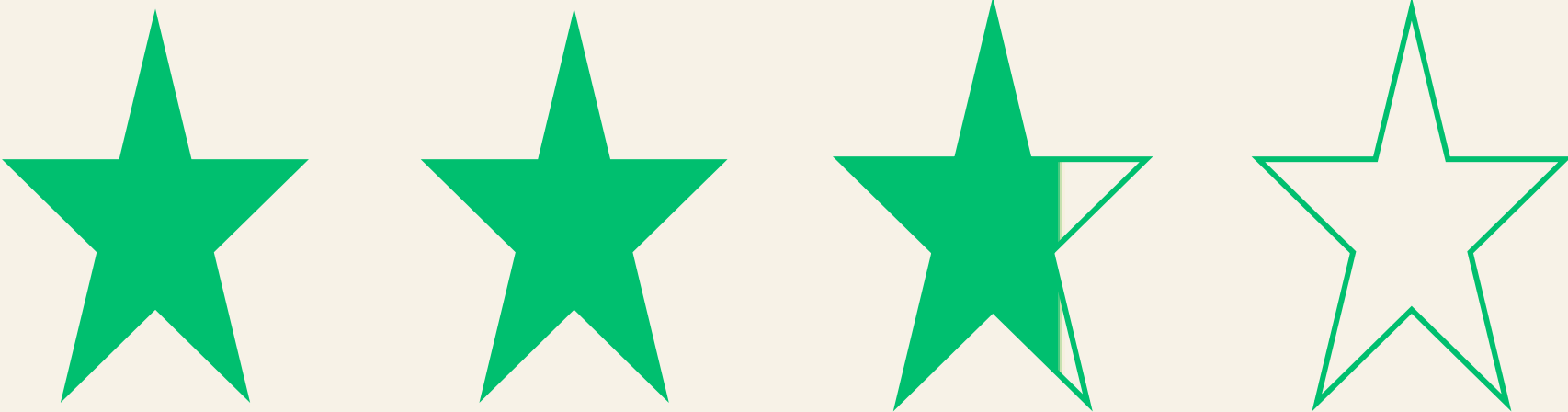
IN YOUR OPINION, WHAT ARE THE MOST IMPORTANT BENEFITS THAT SPECIAL EVENTS IN DOWNTOWN CAN PROVIDE? (SELECT ALL THAT APPLY)



WHAT TYPES OF SPECIAL EVENTS WOULD YOU LIKE DOWNTOWN HOUSTON TO BE KNOWN FOR? (SELECT TOP 3)

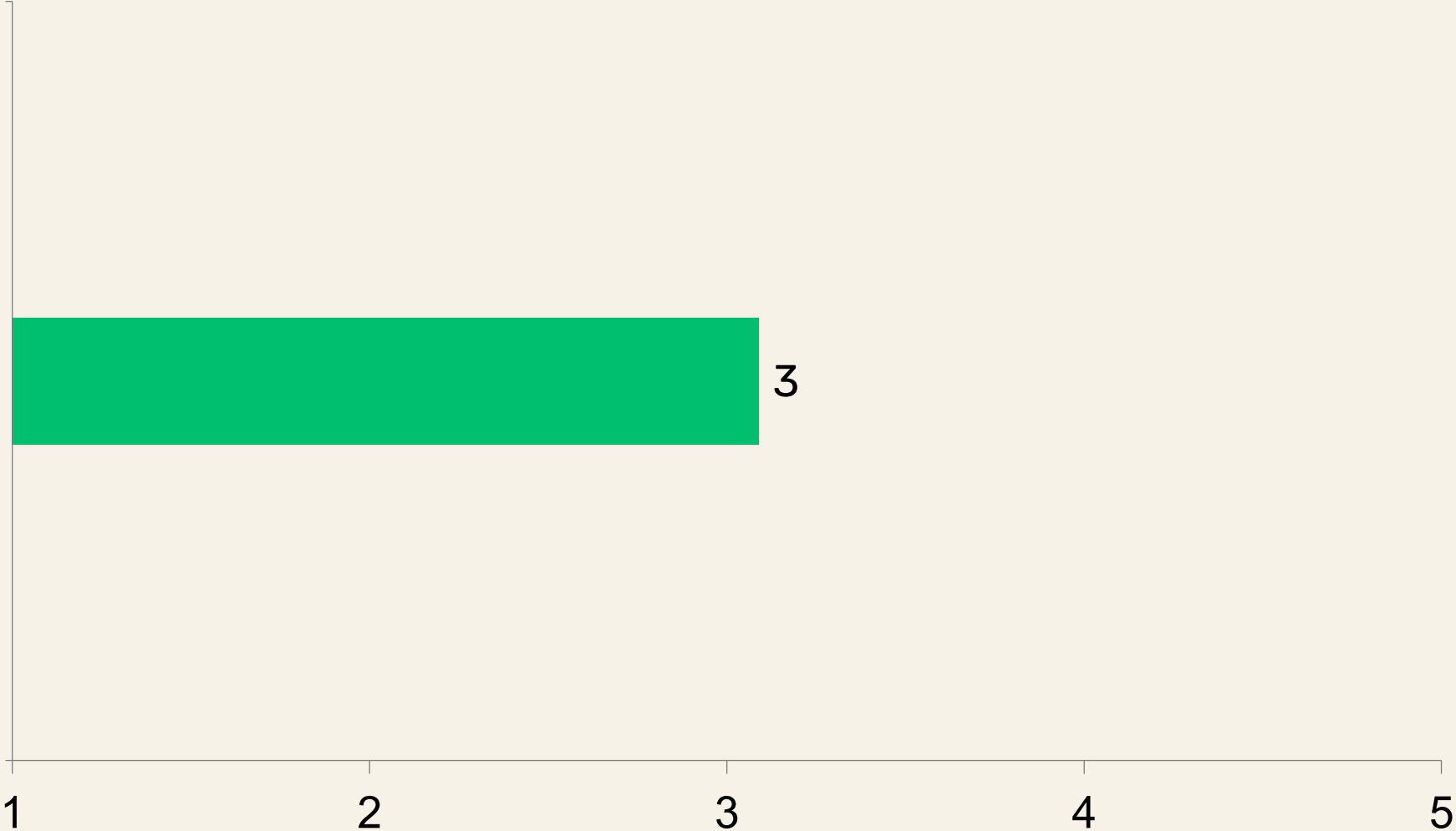


WHAT IS YOUR PERCEPTION OF DOWNTOWN AS A PLACE THAT OFFERS FUN THINGS TO DO?



	1	2	3	4	TOTAL	WEIGHTED AVERAGE
★	4.55%	35.85%	43.39%	16.22%	703	2.71

IN YOUR OPINION, HOW DIFFICULT OR EASY IS IT TO FIND OUT ABOUT THINGS TO DO IN DOWNTOWN?



THANK YOU!

**DOWNTOWN
HOUSTON+**

ACTION ITEM	Authorize President / CEO to execute amended agreement and expenditures with Central Houston Civic Improvement (CHCI) for planning and design services associated with the North Houston Highway Improvement Project (NHHIP).
SERVICE PLAN	2021-2025
Account Code	781.400
Budget Year	2024
Budget Amount	\$250,000
REQUEST	For an amount not to exceed \$250,000, this authorization continues the District's previous planning work for the NHHIP.
DESCRIPTION	This requested fund transfer to CHCI provides ongoing support through the pooling of public resources to further advance the consultant efforts related to the NHHIP and civic opportunities in proximity to the future highway.
DISCUSSION	CHCI is assisting the City of Houston in the identification and prioritization of multiple civic opportunities associated with the NHHIP including street and trail connections, park and detention sites, public realm enhancements, infrastructure upgrades, and highway-adjacent development opportunities. CHCI is also assisting TxDOT in establishing enhanced baseline standards for the highway construction as part of the design-bid-build (Segments 3A & 3B) and design-build (Segments 3C & 3D) contractor procurement documents. The parallel efforts for the City and TxDOT are coordinated by District staff.
DBE PARTICIPATION	Not Applicable. Central Houston Civic Improvement is a 501c-3 non-profit corporation.

ACTION ITEM	Authorize agreement and 2024 expenditure for tree replacements.
SERVICE PLAN	2021-2025
Account Code	927.002
Budget & Year	\$800,000 2024
REQUEST	Not to exceed \$300,000
DESCRIPTION	This expenditure will allow the District to replace 174 trees that were lost due to the recent storms.
DISCUSSION	The District recently completed a RFP for the replacement of trees lost during the derecho storm and Hurricane Beryl. Six prospective contractors attended the pre-bid conference and district staff received 3 competitive bids. Upon review of the bids, staff recommends to award the contract to Landscape Art. This expenditure will cover the funds needed to replant the new trees throughout the district.
M/WBE Participation	Landscape Art is a certified WBE.

ACTION ITEM	Authorize execution of the interlocal agreement with METRO for the District to provide cleaning services on the METRO Rail platforms in downtown.
SERVICE PLAN	2021-2025
Account Code	4254.01
Budget & Year	N/A 2024
REQUEST	None (revenue)
DESCRIPTION	This action allows the District to become METRO's contractor for rail platform cleaning at the 15 platforms within downtown.
DISCUSSION	This action is contingent on METRO receiving authorization from their board to approve the interlocal agreement. This agreement sets the scope and pricing for cleaning the downtown rail platforms for the next three years. The District will utilize BBB personnel to perform the task of removing trash and graffiti at the stops daily and a pressure washing DBE sub-contractor to pressure wash all 15 of the platforms once a week. The District will continue to invoice METRO quarterly and the amount is recorded under revenues to the District. The District will receive approximately \$865,000 over the three years of the agreement.
M/WBE Participation	The District plans to utilize a DBE for the pressure washing portion of the scope.

ACTION ITEM	Authorize additional 2024 expenditures to Block By Block to add rail platform cleaning to their scope of services.
SERVICE PLAN	2021-2025
Account Code	821.800, 822.800, 823.800, 824.800, 828.800, 859.800, 836.800 837.800, 818.800, 817.800, 839.800, 851.200, 818.900
Budget & Year	Total of \$6,036,550 2024
REVISED REQUEST	Not to exceed \$6,123,800 (\$25,000 increase from prior authorization)
DESCRIPTION	This additional amount is to cover the costs of the additional cleaners time for 2024 to provide cleaning services on the rail platforms.
DISCUSSION	Pending the approval of the agreement between the District and METRO, BBB will hire additional cleaners to provide the services potentially starting in November 2024. The team will clean the platforms 7 days a week.
DBE Participation	Block By Block is not a DBE, however they are the District's labor contractor and have committed to achieve a 20% DBE goal through sub-contractors and vendors.

ACTION ITEM	Authorize amendment to the agreement and 2024 expenditure with Hardy & Hardy to add METRO Rail platform pressure washing.
SERVICE PLAN	2021-2025
Account Code	821.203
Budget & Year	\$ 150,000 2024
REQUEST	Not to exceed \$103,000 (increase of \$20,000 from previous authorization)
DESCRIPTION	Hardy & Hardy will provide weekly pressure washing of the 15 platforms in the downtown area.
DISCUSSION	Hardy & Hardy is currently our hot water pressure washing contractor. We plan to add the platform pressure washing to Hardy's scope of services for the District. Hardy will perform the washing during the times the rail is not running in the early morning. It will take him multiple days during each week to get all the platforms done. This action is contingent on METRO's board approving the interlocal agreement.
M/WBE Participation	Hardy & Hardy is a certified DBE.



DOWNTOWN HOUSTON+

STRATEGIC ALIGNMENT PLAN UPDATES

October 2024

GOAL 1



Champion major projects, initiatives and investments that improve Downtown.

1.1 Build and maintain cross-sector relationships with area leaders so that CHI can support, facilitate or lead on catalytic opportunities.

Highlight: The DRA and The University of Houston-Downtown (UHD) are finalizing a partnership to relocate three UHD departments from the main campus to the Downtown Launchpad space at 1801 Main Street. Phase one of UHD's tenancy will include: the Office of Continuing Education and Professional Development, the Office of Alumni Relations, a career Center, plus a new Criminal Justice Data Analysis Center (CJDAC). The new CJDAC will create a single platform for aggregating and analyzing crime data. The center will develop predictive analytics with the help of artificial intelligence (AI) to forecast trends and propose more effective prevention strategies. UHD plans to migrate the first programs in October 2024 and plans to expand its footprint further in 2025 with a new idea hub, an entrepreneurship center, plus new graduate programs such as data analytics and AI.

Participating Agencies:



1.3 Plan collaboratively for Downtown's evolving edges, connections, and major attractions.

Highlight: The EaDo Cap steering committee, convened by Mayor Whitmire's designee, Joe B Allen, had a busy month in September. The group includes leadership from DTH+, EaDo, Houston First, GHP, the Houston Parks Board, METRO, and TxDOT. The committee is focused on facilitating community engagement, design, and engineering – all in time to be completed to satisfy TxDOT's Mach 2025 dictated timeline. In addition to in-person work sessions, the group also conducted a daytrip to Dallas on September 3 to learn from the designers and managers of Klyde Warren Park. Outcomes from month have yielded significant steps forward. The committee has been provided a report from TxDOT that will result in elevated levels of base condition structural support – this is a project upgrade that will save the local community millions of dollars in covering at least part of what's needed to support the amenities on the cap.

Participating Agency:



GOAL 2

Enhance and maintain a comfortable, welcoming, and well-managed public realm.

2.2 Cultivate nature across Downtown, including its urban forest, planters, and other greenspace elements.

Highlight: Downtown’s urban tree canopy suffered significant loss as a result of the May 16 Derecho storm event and Hurricane Beryl. A request for proposals was issued in September for the replacement of approximately 200 trees within Downtown and along Allen Parkway. On October 1, three valid bids were received and evaluated by an evaluation panel. The highest ranked contractor was selected by the panel and will be brought forth for District Board consideration at the October 10th HDMD Board meeting.

Participating Agency:



2.6 Deploy welcoming ambassador teams within the public realm to improve visitor experiences and augment public safety.

Highlight: The Clean and Safe Ambassador teams were recently outfitted with new uniforms and accessories that showcase the Downtown Houston+ brand. The new uniforms provide a distinctive, professional appearance that makes ambassadors easily identifiable and encourages interactions. The uniforms provide a comfortable fit that allow ambassadors to work through the seasonal elements while clearly identifying the various types of teams that are deployed in support of our efforts to keep Downtown both clean and safe.

Participating Agency:





GOAL 3

Drive vibrancy through improved street-level connectivity, a commitment to walkability, and inclusive programming strategies.

3.8 Prioritize investments in pedestrian lighting on key walking corridors and near residential buildings.

Highlight: The DRA Board has approved funding for two pedestrian-scale lighting installations beneath the I-59/69 overpasses at Texas Avenue and Polk Street. These installations will be designed by professional lighting artists to enhance safety and attract pedestrians. As recommended in the 2024 Pedestrian Lighting Master Plan, these improvements will serve daily users of these passages as well as seasonal patrons of Minute Maid Park and Shell Stadium. The lighting installation stands to alleviate wayfinding disruptions caused by the NHHIP St. Emanuel drainage project and create inviting "gateways" for visitors attending the 2026 FIFA World Cup Fan Fest.

Participating Agency:



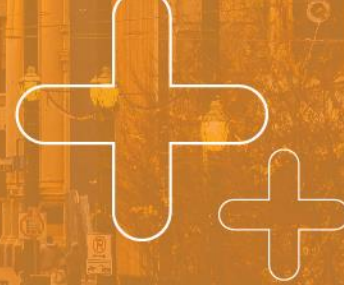
3.11 Plan and implement an events and programming strategy that appeals to diverse audiences and dives vibrancy in strategic areas.

Highlight: Hundreds of Downtown stakeholders rated the benefits they want our events and programming to deliver. Stakeholders also told us the kind of events they want Downtown to be known for. Now, these distilled insights are directing the Downtown Houston+ 2025 events and programming strategy. Noteworthy findings: Downtown's signature events should "Get people out to discover and experience Downtown" and "Add vibrancy (energy and life) to Downtown." Our stakeholders strongly favor "Celebrations of cultural and ethnic diversity," as well as "Food and drink-focused events." In a place jamming with a fusion of global flavors and a kaleidoscope of cultures, Downtown has ample opportunity to expand our event menu and collaborate with diverse programming partners.

Participating Agency:



GOAL 4



Foster a vital and thriving economy through business growth, residential expansion, and enhanced reasons to be in Downtown.

4.4 Collaborate with key partners to develop an economic development vision and strategy for Downtown.

Highlight: The HDMD Board authorized funding to advance a study with the Greater Houston Partnership (GHP) to position Downtown Houston and other office districts as a leading destination for energy transition companies. This study will refine GHP's existing database of energy transition companies and develop a regional positioning strategy focused on attracting headquarters and significant office presence to Houston's office districts. The strategy will leverage our relationships with energy companies and highlight the advantages of Downtown's office sector. Importantly, the goal is to position all of Houston's office districts as distinct options, removing competition and emphasizing the overall advantages of choosing Houston. DTH+ will lead this process in partnership with GHP, the Energy Corridor, Metro National, and other partners beginning in 2024 and ending in early 2025, at which point a media rollout will be determined.

Participating Agencies:



4.11 Foster a thriving storefront economy, prioritizing recruitment efforts, where possible, to fill vacant properties that have favorable co-tenancy on key corridors.

Highlight: The Thrive Committee awarded two storefront grants to Downtown businesses. The program, launched this year, focuses on proposals that enhance street-level vibrancy through improvements like seating, window enhancements, shade structures, and plantings. Grants are awarded based on concept, leveraged funding, and proximity to DTH+ investments. These first grants total \$70,000 in reimbursable costs (i.e., awarded after work is completed and inspected) and include an existing business on Main Street seeking to add daytime service and a new restaurant opening in late 2024 at the long-vacant corner of Franklin and Travis.

This storefront grant program is part of the broader Thrive Grants Initiative, which will continue to add other grant programs throughout 2024 and 2025, including a historic façade grant, private property lighting grant program, and others yet to be determined by the 2024 Downtown Houston Retail Strategy.

Participating Agency:



GOAL 5

Develop a hivemind of intelligence and goodwill by genuinely engaging and convening stakeholders.

5.1 Develop a representative engagement structure that provides stakeholders the opportunity to inform decision making and advise on the direction of Downtown.

Highlight: September included some significant milestones for the work of DTH+'s collaborative committees. Two of the committees, Thrive and Enhance, were provided official designation by the HDMD and DRA Boards to oversee financial decisions related to program administration. These decisions will permit the Boards to focus on policy and strategy and defer program level decisions to the organization's stakeholder committees. In the case of the Enhance Committee, both the DRA and HDMD Boards authorized funds to support a new mural illumination program whereby the organization would provide funds, leveraged by partner and private property owners, to install lighting on murals from the Big Art. Bigger Change. mural series. Additionally, the Thrive Committee has been charged with reviewing and approving applications into the organization's reactivated storefront grant program. In late September, the Thrive Committee approved its first two grant recipients.

Participating Agency:



5.8 Advance efforts to spotlight the initiatives, moments, and entities advancing Downtown as an inclusive community.

Highlight: The Central Houston, Inc. Annual Meeting and State of Downtown event attracts the year's largest attendance of civic, business, and nonprofit leaders. Capitalizing on this once-a-year opportunity to get the pulse of the city pumping, HDMD is rolling out a new video spotlighting people who are investing, starting businesses, choosing a Fortune 500 headquarters, living, learning, creating art, leading the transition to sustainable and ever cleaner energy, and more—all within the heart of Houston. After the house lights come back up and the audience files out of the Hilton Americas ballroom, the videos will live on in web content, social media, PR b-roll, and in presentations to woo other enterprising, creative, and future-focused people to join us Downtown.

Participating Agency:



Engagements

100,549

Total

Homeless Count

224

Average

Sidewalk Cleaning

4.16

Average

Garbage Disposed (Tons)

1327

Total

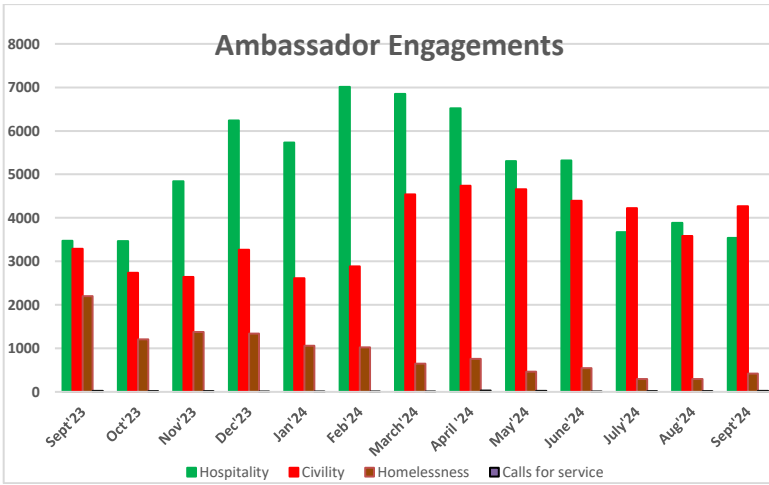
Reliability

87%

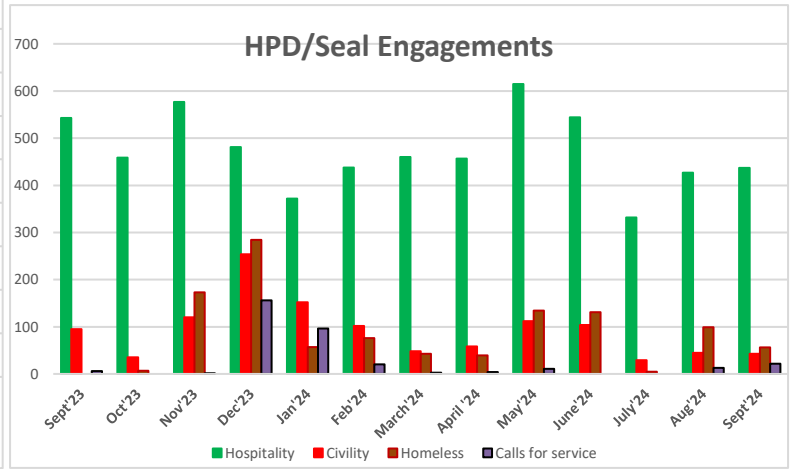
Average

Safety & Quality Control

Ambassador Engagements



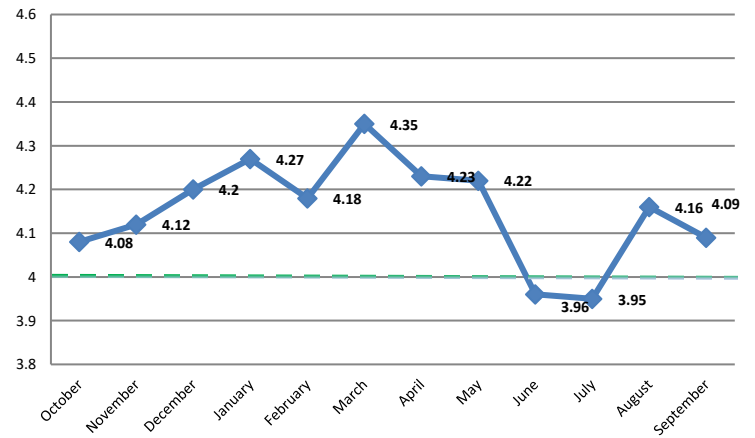
HPD/Seal Engagements



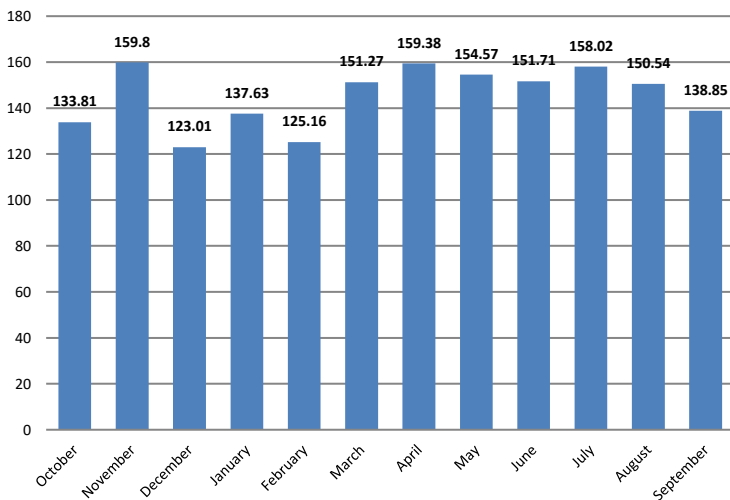
Homeless Count



Sidewalk Cleaning



Garbage Disposed (Tons)



Reliability

